

# State of Maryland

## 2013 Bond Bill Fact Sheet

1. Senate		House		2. Name of Project
LR #	Bill #	LR #	Bill #	
lr2369	sb0663	lr3235	hb1358	Camp Woodlands Tee Pee Project
3. Senate Bill Sponsors			House Bill Sponsors	
Conway			Love	
4. Jurisdiction (County or Baltimore City)			5. Requested Amount	
Anne Arundel County			\$200,000	
6. Purpose of Bill				
<p>Authorizing the creation of a State Debt not to exceed \$200,000, the proceeds to be used as a grant to the Board of Directors of Girl Scouts of Central Maryland, Inc. for the planning, design, construction, repair, renovation, reconstruction, and capital equipping of Lamb's Lodge at Camp Woodlands.</p>				
7. Matching Fund				
Requirements:		Type:		
Equal		The matching fund may consist of real property, in kind contributions, or funds expended prior to the effective date of this Act.		
8. Special Provisions				
<input type="checkbox"/> Historical Easement		<input checked="" type="checkbox"/> Non-Sectarian		
9. Contact Name and Title		Contact Phone	Email Address	
Patricia Dash		410-358-9711 x232	pdash@gscm.org	
10. Description and Purpose of Grantee Organization (Limit Length to Visible area)				
<p>Girl Scouts of Central Maryland (GSCM) is one of the largest Girl Scout Councils in the United States with a membership of nearly 27,000 girls supported by 10,000 volunteers all residing in the state of Maryland. The council area encompasses Baltimore City and the counties of Anne Arundel, Baltimore, Carroll, Harford and Howard. Girl Scouts of Central Maryland operates from offices in Baltimore City and is the only Girl Scout Council headquartered in the state of Maryland. The Girl Scout program is the nation's premier leadership development program dedicated to the development of the full potential of girls and young women from all racial, ethnic, religious and socio-economic groups. In Girl Scouting, girls are taught leadership and life skills that include goal-setting, service to the community, anti-violence, anti-bullying/cyber-bullying and drug education, healthy living and self-acceptance. We are proud of the fact that 12% of all girls in central Maryland, ages 5 through 17, are Girl Scouts. Nationally, only 9% of all girls are Girl Scouts. Girl Scouts of Central Maryland owns its Baltimore City headquarters and four camp properties in Anne Arundel (2 camps), Howard (1 camp) and Cecil Counties (1</p>				

**11. Description and Purpose of Project** (Limit Length to Visible area)

Girl Scouts of Central Maryland (GSCM) has capital infrastructure needs at Camp Woodlands, a 34-acre camp located in Anne Arundel County which was purchased in 1944. Camp Woodlands is a highly utilized property, serving 19,001 people last year. Lamb's Lodge, the Tee Pee, is utilized five days a week by Arlington Echo for outdoor educational programming for youth in Anne Arundel County. Camp Woodlands is utilized by three partners annually in addition to the Girl Scout membership throughout our Council, Arlington Echo, Annapolis Junior Rowing Club and The Y of Central Maryland. Girl Scout troops utilize the facility Friday - Sunday for troop camping throughout the year as well as in evenings for meetings and activities. The camp is used for various summer programming options. This facility is a unique architectural design that was ahead of its time when envisioned. Preserving the integrity of the structure will allow for many more years to come for Girl Scouts and the community at large. GSCM's vision is to return the Tee Pee to its original glory to host day and/or resident camp (overnight camping) for girls. Exposing girls to the great outdoors is critical today! Serving girls in outdoor activities in a safe and nurturing environment improves their health and self-esteem.

*Round all amounts to the nearest \$1,000. The totals in Items 12 (Estimated Capital Costs) and 13 (Proposed Funding Sources) must match. The proposed funding sources must not include the value of real property unless an equivalent value is shown under Estimated Capital Costs.*

**12. Estimated Capital Costs**

<b>Acquisition</b>	
<b>Design</b>	
<b>Construction</b>	\$400,000
<b>Equipment</b>	
<b>Total</b>	\$400,000

**13. Proposed Funding Sources – (List all funding sources and amounts.)**

Source	Amount
Girl Scouts of Central Maryland Camp Woodlands Property	\$125,000
Girl Scouts of Central Maryland (already expended funds)	\$75,000
2013 Bond Bill Funds	\$200,000
<b>Total</b>	\$400,000

14. Project Schedule (Enter a date or one of the following in each box. N/A, TBD or Complete)			
Begin Design	Complete Design	Begin Construction	Complete Construction
Complete	Complete	April 2013	December 2013
15. Total Private Funds and Pledges Raised		16. Current Number of People Served Annually at Project Site	17. Number of People to be Served Annually After the Project is Complete
\$75,000		19,000	25,000
18. Other State Capital Grants to Recipients in Past 15 Years			
Legislative Session	Amount	Purpose	
1998	\$200,000	Camp Conowingo/Bell Manor Restoration	
2005	\$227,000	Camp Conowingo/Bell Manor Restoration	
2008 & 2009	\$350,000	GSCM Urban Program & STEM Center	
2011	\$25,000	Camp Conowingo Water System	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Girl Scouts of Central Maryland 4806 Seton Drive Baltimore, MD 21215		Camp Woodlands 2744 Riva Road Annapolis, MD 21401	
20. Legislative District in Which Project is Located	30 - Eastern Anne Arundel County		
21. Legal Status of Grantee (Please Check one)			
Local Govt.	For Profit	Non Profit	Federal
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
22. Grantee Legal Representative		23. If Match Includes Real Property:	
<b>Name:</b>	Marian Hwang, Partner Miles & Stockbridge, P.C.	<b>Has An Appraisal Been Done?</b>	Yes/No
<b>Phone:</b>	410-385-3604		Yes
<b>Address:</b>		<b>If Yes, List Appraisal Dates and Value</b>	
10 Light Street Baltimore, MD 21202		June 2005	\$518,331 (building replacement only)

<b>24. Impact of Project on Staffing and Operating Cost at Project Site</b>			
<b>Current # of Employees</b>	<b>Projected # of Employees</b>	<b>Current Operating Budget</b>	<b>Projected Operating Budget</b>
56	60	\$5.1 Million	\$6 Million
<b>25. Ownership of Property (Info Requested by Treasurer's Office for bond issuance purposes)</b>			
<b>A. Will the grantee own or lease (pick one) the property to be improved?</b>			Own
<b>B. If owned, does the grantee plan to sell within 15 years?</b>			No
<b>C. Does the grantee intend to lease any portion of the property to others?</b>			No
<b>D. If property is owned by grantee and any space is to be leased, provide the following:</b>			
<b>Lessee</b>	<b>Terms of Lease</b>	<b>Cost Covered by Lease</b>	<b>Square Footage Leased</b>
<b>E. If property is leased by grantee – Provide the following:</b>			
<b>Name of Leaser</b>	<b>Length of Lease</b>	<b>Options to Renew</b>	
<b>26. Building Square Footage:</b>			
<b>Current Space GSF</b>	3,500		
<b>Space to Be Renovated GSF</b>	3,500		
<b>New GSF</b>	N/A		
<b>27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion</b>			1954

## 28. Comments: (Limit Length to Visible area)

Camp Woodlands is a 34-acre site located on Broad Creek which after joining South River, flows into the Chesapeake Bay in Annapolis, Maryland. Camp Woodlands is home to the nationally acclaimed Tee Pee (Lambs Lodge,) a 12-sided polygon with a central fireplace received an Award of Merit from the American Institute of Architects in 1954. Visit our Lambs Lodge web site page, <http://gscm.org/about/facilities/camp-woodlands/lambs-lodge/> to learn more about the facility. Facilities Include: Two year around lodge, one seasonal lodge, Program center, Four seasonal units, Waterfront access with pier/dock, Nature trails, Friendship Knot (small raised stage in the woods.) What is the nugget in the Lamb Lodge story that makes it relevant todaywhat is the going forward story? Unique design of the building was forward thinkingwell before its time just as was Juliette Gordon Lows vision for Girl Scouting 100 years ago was ahead of its time. Camp continues to be an important tradition and learning experience outdoor education and camping experiences help girls adjust to new experiences, test their boundaries, explore nature and understand the environment. May 1, 1954 the first dedication ceremony took place for the younger girls and on May 15th the older girls. (58 years is significant and a good tie for our anniversary) Of note - in 1954 Mr. Charles Lamb submitted for and was awarded the Award of Merit for Excellence in Architectural Design at the annual A.I.A. Convention. (AIA American Institute of Architects) An interesting point in design is the circle symbolizing friendship and unity, a theme that is central to Girl Scouting. What are the current issues with the structure? Replace support beams - exterior Paint - Repaint interior & exterior replace rotted wood panels throughout the facility Replace Entrance Doors Repair and/or replace flooring Repair Fire Flu for ventilation Remove modified roof structure and replace with design similar to the original roof structure Repair and/or replace windows Replace light fixtures pendant lights and cove lighting Skylights Replace existing with fire glass code compliant Refurbish and/or replace tables and benches Landscaping Establish walking pathways and add exterior lighting along pathways Kitchen / Bathroom Space - Review current codes and/or ways to expand use of these areas

Competed to Date: Beams were the top priority and they were replaced with funding from a donor The light fixtures have been replaced with funding from a donor