

State Of Maryland 2019 Bond Initiative Fact Sheet

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|---|--|----------------------|
| 1. Name Of Project | | |
| Maryland State LGBT Center | | |
| 2. Senate Sponsor | 3. House Sponsor | |
| Washington | McIntosh | |
| 4. Jurisdiction (County or Baltimore City) | 5. Requested Amount | |
| Baltimore City | \$1,000,000 | |
| 6. Purpose of Bond Initiative | | |
| the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Maryland State LGBT Center | | |
| 7. Matching Fund | | |
| Requirements: Unequal \$200,000 | Type: The matching fund may consist of real property. | |
| 8. Special Provisions | | |
| <input type="checkbox"/> Historical Easement | <input checked="" type="checkbox"/> Non-Sectarian | |
| 9. Contact Name and Title | Contact Ph# | Email Address |
| Mimi Demissew | 410-777-8145 | mdemissew@glccb.org |
| | | |
| 10. Description and Purpose of Organization (Limit length to visible area) | | |
| <p>The Pride Center of Maryland, formerly known as the GLCCB or the Gay, Lesbian, Bisexual, Transgender Community Center of Baltimore and Central Maryland, is the third oldest LGBT center in the United States, founded in 1977. Currently the center serves 800 people monthly. Our mission is to be a catalyst for uniting and empowering sexual and gender minorities in Baltimore and Central Maryland, and to advocate for a better quality of life for the entire community. Our service areas include youth, elder, women, men, family, transgender and non-binary people, and homeless population services. We provide around 30 to 40 programs each month in addition to hosting Baltimore Pride, Marylands largest Pride event and the single day that provides the most HIV tests given each year in the area. In short we provide thousands of hours of community services for Marylanders.</p> | | |

11. Description and Purpose of Project (Limit length to visible area)

Creating an LGBT center for the state of Maryland ensures that there can be a permanent, safe space for the LGBT population of Maryland. The Center will be a one-stop center for all LGBT services which in turn helps improve Maryland communities. The planned project will create a 5-story mixed use commercial building with 2 floors dedicated to LGBT and community services. The other floors will provide low cost, new office space for rent. There will be retail space on the first floor and shared common areas that can be used by community members. Some of the services provided will include case management, wrap around services from housing, linkage to medical care, employment, insurance, education, legal aid and other items that can ensure folks live healthy and productive lives. Some of the programs include support for families, recovery services for people who deal with addictions, after-school programs for youth, and a variety of evening programs for adults.

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

| | |
|---------------------|--------------------|
| Acquisition | \$50,000 |
| Design | \$320,000 |
| Construction | \$7,000,000 |
| Equipment | \$20,000 |
| Total | \$7,390,000 |

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

| | |
|------------------------|--------------------|
| Private Investor | \$6,210,000 |
| Pledged and Fundraised | \$180,000 |
| Bond Bill | \$1,000,000 |
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| | |
| Total | \$7,390,000 |

| 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 |
| 02/01/2020 | 04/01/2020 | 09/01/2020 | 08/01/2021 |
| 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 | |
| 6180000.00 | 39600 | 60000 | |
| 18. Other State Capital Grants to Recipients in the Past 15 Years | | | |
| Legislative Session | Amount | Purpose | |
| | | | |
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| | | | |
| | | | |
| 19. Legal Name and Address of Grantee | | Project Address (If Different) | |
| Gay Lesbian Bisexual Transgender Community Center of Baltimore and Central Maryland 2530 N Charles St. Third Floor Baltimore MD 21218 | | 2004-2012 N. Charles St Baltimore, MD 21218 | |
| 20. Legislative District in Which Project is Located | 43 - Baltimore City | | |
| 21. Legal Status of Grantee (Please Check One) | | | |
| Local Govt. | For Profit | Non Profit | Federal |
| [] | [] | [X] | [] |
| 22. Grantee Legal Representative | | 23. If Match Includes Real Property: | |
| Name: | Mimi Demissew | Has An Appraisal Been Done? | Yes/No |
| Phone: | 4107778145 | | No |
| Address: | | If Yes, List Appraisal Dates and Value | |
| 2530 N Charles St. Third Floor Baltimore MD 21218 | | | |
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| | | | |
| | | | |
| | | | |

| 24. Impact of Project on Staffing and Operating Cost at Project Site | | | |
|---|---------------------------------|---------------------------------|-----------------------------------|
| Current # of Employees | Projected # of Employees | Current Operating Budget | Projected Operating Budget |
| 11 | 20 | 600000.00 | 800000.00 |
| 25. Ownership of Property (Info Requested by Treasurer's Office for bond purposes) | | | |
| A. Will the grantee own or lease (pick one) the property to be improved? | | | Own |
| B. If owned, does the grantee plan to sell within 15 years? | | | |
| C. Does the grantee intend to lease any portion of the property to others? | | | |
| D. If property is owned by grantee any space is to be leased, provide the following: | | | |
| Lessee | Terms of Lease | Cost Covered by Lease | Square Footage Leased |
| Future Tenants | NNN | | 25000 |
| | | | |
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| E. If property is leased by grantee - Provide the following: | | | |
| Name of Leaser | Length of Lease | Options to Renew | |
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| 26. Building Square Footage: | | | |
| Current Space GSF | 0 | | |
| Space to be Renovated GSF | 0 | | |
| New GSF | 35000 | | |

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion

2020

28. Comments

Creating an LGBT center that serves the state of Maryland is long overdue and a worthy endeavor that will truly benefit the state of Maryland. The services we provide at the Center intersects the lives of all Marylanders from the parents of LGBT children to those youth who need additional nurturing and guidance to turn into productive members of their communities. In addition one of the core programs that we offer is to combat the HIV Aids epidemic that has plagued Baltimore and Central Maryland since the 1980s. This is just one example in how this Center will serve to fill the social services gaps needed to help promote a healthier, better and stronger Maryland.