

State Of Maryland

2020 Bond Initiative Fact Sheet

1. Name Of Project		
Habitat for Humanity of the Chesapeake		
2. Senate Sponsor	3. House Sponsor	
McCray		
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore City	\$250,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Habitat for Humanity of the Chesapeake homes		
7. Matching Fund		
Requirements: Equal	Type: The grantee shall provide and expend a matching fund	
8. Special Provisions		
<input type="checkbox"/> Historical Easement		<input checked="" type="checkbox"/> Non-Sectarian
9. Contact Name and Title	Contact Ph#	Email Address
Diana DeBoy-Kean	443-844-6809	dkean@habitatchesapeake.org
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Since 1982, Habitat for Humanity of the Chesapeake has been a catalyst for moving low-income families out of poverty toward more stable futures through affordable homeownership. By bringing people together to build homes, communities, and hope, we have built more than 765 homes, and settled deserving low-income families into energy-efficient, affordable homes with zero-interest mortgages. This work positively impacts the lives of more than 3,000 partner family members (more than half of whom are children), involves more than 2,000 volunteers annually and impacts hundreds of other community residents who benefit from safer, more vital communities as homeownership rates increase.</p>		

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

Habitat for Humanity of the Chesapeake seeks \$250,000 for Phase I of a project to acquire and redevelop 10 properties in the Belair-Edison neighborhood of Baltimore City, which will be sold to low-income families between 30% and 80% of the area median income. The area of interest for redevelopment includes the triangular area of east-west avenues bounded by Edison Highway, Erdman Avenue and Sinclair Lane. Specific target streets include: Elmley Avenue, Juneway Avenue, and Erdman Avenue. Habitat also has an interest in properties in the area west known as the Four Square. This area has a higher concentration of vacant properties, likely with lower acquisition costs as well as lower sale prices.

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	\$250,000
Design	
Construction	\$250,000
Equipment	
Total	\$500,000

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

Meyerhoff Foundation	\$250,000
State of Maryland Bond	\$250,000
Total	\$500,000

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
5/1/2020	12/30/2022	9/1/2021	9/30/2023
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
250000.00		90	105
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2018	\$50,000	755 McCabe Avenue rehab	
2015	\$100,000	Construction of 9 new rowhomes in Mt. Winans	
2014	\$250,000	Construction of 30 units in Orchard Ridge	
2011	\$250,000	Construction of 30 units in Orchard Ridge	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Habitat for Humanity of the Chesapeake 3741 Commerce Drive, Suite 309 Baltimore, MD 21227		Specific addresses in Belair-Edison neighborhood to be identified during acquisition phase	
20. Legislative District in Which Project is Located		45 - 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:	Pro Bono Legal Work	Has An Appraisal Been Done?	Yes/No
Phone:			No
Address:		If Yes, List Appraisal Dates and Value	

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
80	80	11636730.00	11800000.00
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?			Yes
C. Does the grantee intend to lease any portion of the property to others?			No
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
E. If property is leased by grantee - Provide the following:			
Name of Leaser	Length of Lease	Options to Renew	
26. Building Square Footage:			
Current Space GSF	12,500		
Space to be Renovated GSF	12,500		
New GSF	N/A		

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

2021-2023

28. Comments

In addition to our work in Belair-Edison, we are finalizing discussions with Housing Authority of Baltimore City to develop 25 additional low-income units for homeownership in the adjacent neighborhood of Orchard Ridge. Considering our continued work in Orchard Ridge as well as new presence in Belair-Edison, Habitat Chesapeake will have a substantial scale of work for greater community development impact and increased construction efficiencies.

Habitat for Humanity of the Chesapeake is the singular provider of low-income homeownership focused primely on those at 50% AMI or below in Central Maryland. We ensure homebuyers pay no more than 30% of their monthly income for housing by adjusting the sale price of homes to ensure affordability. This, in turn, ensures that families have resources for healthcare, after school programs and other quality of life investments. We are deeply invested in Baltimore City and have built our capacity to work in other service areas including Anne Arundel, Baltimore, and Howard counties.

From East Baltimore to Clay Street in Annapolis, we seek to build in neighborhoods where homeownership is the anchor to revitalization, along with strength in partnership and additional investment. In these neighborhoods, we transform corridors of vacant properties into blocks of owner-occupied homes. Habitat Chesapeake works on 20 to 25 homes annually while our counterparts in cities like Philadelphia build 7 homes annually. Of the 12 Habitat for Humanity affiliates in Maryland, we are the largest with an operating budget of more than \$11 million.

A diverse set of hands touch each and every house sold to deserving families, who also contribute their own hours. By investing at least 200 volunteer sweat equity hours, future homeowners play an integral role in the building of Habitat homes. Further, our required financial literacy program instills an improved knowledge of money management for our families.

Our workforce development program, HabiCorps, offers substantial training in carpentry and landscaping for 15 adults annually, while revitalizing homes and neighborhoods across Central Maryland. HabiCorps is the first such program operated by a Habitat for Humanity affiliate nationwide. We train underemployed adults, primarily formerly incarcerated African-American males, on our homebuilding sites, instilling in them the hard and soft skills needed to prosper in the construction workforce, which is presently in great need of qualified workers.