

State Of Maryland

2022 Bond Initiative Fact Sheet

1. Name Of Project		
Dam Repair Breton Bay Golf & Country Club		
2. Senate Sponsor	3. House Sponsor	
Bailey		
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
St. Mary's County	\$500,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Dam at Breton Bay Golf Course		
7. Matching Fund		
Requirements:	Type:	
Grant		
8. Special Provisions		
<input type="checkbox"/> Historical Easement	<input checked="" type="checkbox"/> Non-Sectarian	
9. Contact Name and Title	Contact Ph#	Email Address
Senator Jack Bailey		jack.bailey@senate.state.md.us
Kevin McCleaf, President Board of Directors		
10. Description and Purpose of Organization (Limit length to visible area)		
Established in 1971, Breton Bay Golf and Country Club is a member owned, Golf and Country Club featuring a premier 18-hole golf course overlooking Breton Bay, a full service Pro Shop, an Aquatic Facility offering a Competition Pool and Toddler Pool, four tennis courts, and a Club House which is home to the Ironwood Grille. Annual Memberships are offered for the golf course and green fee play is available to the public.		

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

Repair and Restoration of the reservoir dam that is central to the irrigation of the golf course. This dam serves as channel protection for Cherry Cove and Breton Bay. The reservoir provides for storm water run off and management for the surrounding community.

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	\$0
Design	\$0
Construction	\$1,300,000
Equipment	\$0
Total	\$1,300,000

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

Currently in Discussion St Mary's County Gov.	\$0
Currently in funding discussions with MDE	\$0
Total	\$0

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
Completed	Completed	3/1/2023 Goal	3/1/2024 Goal
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	
0.00	45,000	45,000	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Breton Bay Recreation, Inc 21935 Society Hill Rd Leonardtown, MD 20650			
20. Legislative District in Which Project is Located	29A - St. Mary's County		
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:	Kevin P McCleaf	Has An Appraisal Been Done?	Yes/No
Phone:	3014819242		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
70	70	1600000.00	1600000.00
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?			No
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	N/A		
Space to be Renovated GSF	N/A		
New GSF	N/A		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	1970
28. Comments	
<p>We are providing you with this information in support of our request for state funding to repair a dam/reservoir on our golf course property. \$750,000 has been requested and is pending before the County Commissioners as they review and approve their upcoming budget. These supplemental funds from the county in addition to the funding from this LBI would cover the cost of the repair almost in its entirety.</p> <p>There are three primary reasons we feel this funding should be approved.</p> <p>Environmental</p> <p>The reservoir and ponds on the golf course currently provide storm water management and channel protection for Cherry Cove and the Chesapeake Bay Watershed. The reservoir accepts substantial storm water run-off from the surrounding community which has contributed to the dams failure. When the golf course was developed over 50 years ago there were no homes adjacent to it. There were also less than 100 homes in the development south of RT 243 at that time. Currently there are over 850 homes, many adjacent to the golf course, with more development planned. Over half these homes drain into the reservoir and additional golf course ponds. These ponds and reservoirs provide for storm water management to almost all the surrounding communities. Last year the county needed to double the size of the pipe capacity that drains directly into the reservoir to accommodate for additional runoff from the surrounding homes. Without this golf course every storm event would directly impact Cherry Cove and Breton Bay with additional sediment.</p> <p>Financial</p> <p>At the height of the golf season BBG&CC employs over 70 people. Last year we generated 1.5 million dollars in revenue. As a result, last year we paid real estate taxes of \$33,873.00, Property taxes of \$9335.68, sales tax of \$32,795.02, admission and amusement taxes of \$9,335.68 and payroll taxes of \$135,125.33.</p> <p>The loss of the golf course would also affect property values to the community and additional property tax revenue to St Marys County. There are approximately 850 homes south of RT 243 with a medium home value of \$400,000.00 whose property values would be directly impacted. Even a 1% reduction of home values would result in a loss significant in property to St Marys County.</p> <p>Quality of life</p> <p>The closing of this golf course would directly affect the quality of life for the community and county residents. With a population of 120,000 residents with a medium household income of \$90,000, this would essentially leave St Marys County with only one public golf course. Because of its central location it is more accessible for most county residents than Wicomico Golf and Country Club which is located in the extreme northwest portion of St Marys County.</p> <p>We host numerous high school golf teams, the Districts High School golf tournaments as well as numerous charitable events. We are also only one of two golf courses in all of Southern Maryland qualified to host the High School District golf tournament. Furthermore, please note that as one of the three golf courses located in St. Marys County, it is also the only golf course that does not currently receive any State, County or Federal funds.</p>	