

# State Of Maryland

## 2022 Bond Initiative Fact Sheet

<b>1. Name Of Project</b>		
Port Street Commons		
<b>2. Senate Sponsor</b>	<b>3. House Sponsor</b>	
Eckardt		
<b>4. Jurisdiction</b> (County or Baltimore City)	<b>5. Requested Amount</b>	
Talbot County	\$500,000	
<b>6. Purpose of Bond Initiative</b>		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of The Arcs Eastern Shore Headquarters in Easton		
<b>7. Matching Fund</b>		
Requirements:	Type:	
Grant		
<b>8. Special Provisions</b>		
<input type="checkbox"/> Historical Easement	<input checked="" type="checkbox"/> Non-Sectarian	
<b>9. Contact Name and Title</b>	<b>Contact Ph#</b>	<b>Email Address</b>
Senator Adelaide Eckardt		Adelaide.Eckardt@senate.state.md.us
Angie DeMoreland		410.384.4022
<b>10. Description and Purpose of Organization</b> (Limit length to visible area)		
<p>Since 1961, The Arc has been focused on creating equity for people with intellectual and developmental disabilities across Anne Arundel County and the Eastern Shore through services that support people to live, work, learn, and connect with their communities. Over the next five years, The Arc aims to grow its Eastern Shore programs by at least 60%, serving 150 people with intellectual and developmental disabilities in the Mid-Shore region. Services will focus on access to housing and wraparound living-related services, workforce development and ongoing job support, community-based day services and other supports necessary for people with intellectual and developmental disabilities to live meaningful, self-determined lives. The Arc is committed to the Mid-Shore and the Town of Easton, emblemized by its investment in a property on Port Street.</p>		

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

The Arc will develop and build its Eastern Shore headquarters on Port Street. This mixed-use, nearly 23,000-square-foot eco-forward building will be bordered by the Rail Trail and will play a major role in linking Eastons waterfront to its historic downtown. It will be an invaluable resource for the community of Easton, adding to the revitalization of the town in a meaningful, profound way as a first-of-its-kind community space that will bring more opportunities to people with intellectual and developmental disabilities and their families. As the Town of Easton ushers in a new era of progress and development, The Arcs commitment to innovative support services, universal design, and self-determination for people with disabilities must be essential to that progress.

*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>	\$190,000
<b>Design</b>	\$497,133
<b>Construction</b>	\$6,312,867
<b>Equipment</b>	
<b>Total</b>	<b>\$7,000,000</b>

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

State Funds	\$2,250,000
Foundations/Grants	\$750,000
Individual Donors	\$4,000,000
<b>Total</b>	<b>\$7,000,000</b>

<b>14. Project Schedule (Enter a date or one of the following in each box. N/A, TBD or Complete)</b>			
<b>Begin Design</b>	<b>Complete Design</b>	<b>Begin Construction</b>	<b>Complete Construction</b>
February 2022	December 2022	March 2023	December 2023
<b>15. Total Private Funds and Pledges Raised</b>	<b>16. Current Number of People Served Annually at Project Site</b>	<b>17. Number of People to be Served Annually After the Project is Complete</b>	
230000.00	65	150	
<b>18. Other State Capital Grants to Recipients in the Past 15 Years</b>			
<b>Legislative Session</b>	<b>Amount</b>	<b>Purpose</b>	
2016	\$300,000	Design, renovation, construction and capital equipme	
2017	\$200,000	Design, renovation, construction and capital equipme	
2018	\$500,000	Design, renovation, construction and capital equipme	
<b>19. Legal Name and Address of Grantee</b>		<b>Project Address (If Different)</b>	
The Arc of the Central Chesapeake Region, Inc. 1332 Donald Avenue Severn, MD 21144		Port Street Easton, MD 21601	
<b>20. Legislative District in Which Project is Located</b>	37B - Caroline, Dorchester, Talbot, and Wicomico Counties		
<b>21. Legal Status of Grantee (Please Check One)</b>			
<b>Local Govt.</b>	<b>For Profit</b>	<b>Non Profit</b>	<b>Federal</b>
[ ]	[ ]	[ X ]	[ ]
<b>22. Grantee Legal Representative</b>		<b>23. If Match Includes Real Property:</b>	
<b>Name:</b>	Laura Rubenstein	<b>Has An Appraisal Been Done?</b>	Yes/No
<b>Phone:</b>	443.379.4013		No
<b>Address:</b>		<b>If Yes, List Appraisal Dates and Value</b>	
10075 Red Run Blvd, 4th Floor Owings Mills, MD 21117			

<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>
34	59	1500000.00	2800000.00
<b>25. Ownership of Property (Info Requested by Treasurer's Office for bond 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 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>	0		
<b>Space to be Renovated GSF</b>	0		
<b>New GSF</b>	23,000		

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

n/a

**28. Comments**

Question 24: These numbers are specific to the Mid-Shore Region and not The Arc as a whole.