

# State Of Maryland

## 2026 Bond Initiative Fact Sheet

<b>1. Name Of Project</b>		
EACH Federation Blight Stabilization and Tax Sale Redevelopment Initiative		
<b>2. Senate Sponsor</b>	<b>3. House Sponsor</b>	
	J. Long	
<b>4. Jurisdiction</b> (County or Baltimore City)	<b>5. Requested Amount</b>	
Prince George's County	\$80,820	
<b>6. Purpose of Bond Initiative</b>		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of distressed properties identified through community planning and GIS analysis, enabling assembly for redevelopment and environmental		
<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>
LaQuan McCarley		202-276-1527
<b>10. Description and Purpose of Organization</b> (Limit length to visible area)		
EACH Federation Inc. is a Maryland nonprofit organization advancing community-driven revitalization initiatives in historically African American waterfront communities in Prince Georges County. The organization coordinates housing development, infrastructure modernization, land stewardship, and heritage preservation strategies aligned with state environmental and economic development priorities.		

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

This project provides catalytic site-control funding for the EACH Federation Community Resilience Initiative in Eagle Harbor and Cedar Haven. Funds will be used to acquire tax-sale certificates and distressed parcels identified through community planning and GIS analysis. Strategic parcel assembly will enable redevelopment aligned with wastewater infrastructure modernization, shoreline resilience, and cottage-scale workforce and senior housing. The initiative supports revitalization of historically African American waterfront communities while expanding the local tax base and supporting heritage tourism and agritourism-based economic development.

*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>	\$80,820
<b>Design</b>	
<b>Construction</b>	
<b>Equipment</b>	
<b>Total</b>	\$80,820

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

Legislative Bond Initiative (Pending)	\$80,820
<b>Total</b>	\$80,820

<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>
Ongoing	n/a	TBD	TBD
<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>
0.00	0		300
<b>18. Other State Capital Grants to Recipients in the Past 15 Years</b>			
<b>Legislative Session</b>	<b>Amount</b>	<b>Purpose</b>	
n/a	\$0	n/a	
<b>19. Legal Name and Address of Grantee</b>		<b>Project Address (If Different)</b>	
EACH Federation Inc. 8211 Cedarville Road Brandywine, MD 20613		Multiple parcels in Eagle Harbor and Cedar Haven, Aquasco, MD 20608 (Prince George's County)	
<b>20. Legislative District in Which Project is Located</b>	27B - Calvert and Prince George's 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>	LaQuan McCarley, Member	<b>Has An Appraisal Been Done?</b>	Yes/No
<b>Phone:</b>	202-276-1527		No
<b>Address:</b>		<b>If Yes, List Appraisal Dates and Value</b>	
1863 Foxwood Cir Bowie MD 20721		n/a	0.00

<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>
<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>
n/a	n/a	n/a	n/a
<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>	
n/a	n/a	n/a	
<b>26. Building Square Footage:</b>			
<b>Current Space GSF</b>	TBD		
<b>Space to be Renovated GSF</b>	TBD		
<b>New GSF</b>	TBD		

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

TBD

**28. Comments**

Multiple Parcel Lots in Eagle Harbor and Cedar Haven, Aquasco, MD 20608. Some responses are assigned a response of TBD. Additional details can be provided upon request.