

State Of Maryland

2026 Bond Initiative Fact Sheet

1. Name Of Project		
Garrett-Jacobs Mansion		
2. Senate Sponsor	3. House Sponsor	
Ferguson	Clippinger	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore City	\$250,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of the Garrett-Jacobs Mansion Roof & Skylights Replacement and Floors Repairs Project		
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
J Austin Bitner		410-539-6914
10. Description and Purpose of Organization (Limit length to visible area)		
<p>The Garrett-Jacobs Mansion Endowment Fund (GJMEF) is a nonprofit organization dedicated to the preservation, restoration, and long-term stewardship of the historic Garrett-Jacobs Mansion, a National Historic Landmark located in Baltimores Mount Vernon Historic District. The Mansion serves as the home of the Engineering Society of Baltimore, Opera Baltimore, and the ESB Education Foundation, and operates as a civic, cultural, and educational gathering place hosting community programs, performances, lectures, and professional events. GJMEF works to ensure the continued preservation of this architecturally significant landmark through capital improvements, historic conservation, and long-term planning so that the Mansion remains an accessible and vibrant resource for residents, organizations, and visitors to Baltimore.</p>		

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

The Garrett-Jacobs Mansion, Baltimore's National Historic Landmark in the Mount Vernon Historic District, requires critical capital repairs to preserve the building's structural integrity and historic fabric. This project will replace aging roof systems and skylights, repair the historic metal porch roof, and restore damaged historic wood floors throughout the Mansion. These systems must be addressed together to prevent water intrusion and further deterioration of the historic interior. The Mansion serves 30,000+ visitors annually and hosts 600+ events each year, making these repairs essential to maintaining a safe and functional civic and cultural resource. The State's prior \$90,000 investment demonstrated support for preserving this landmark; however, that amount was not sufficient to complete the integrated repairs required. With the additional funding requested, construction can proceed promptly and be completed during the 2026 construction season.

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	
Design	
Construction	\$373,494
Equipment	
Total	\$373,494

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

FY2025 Maryland Legislative Bond Initiative	\$90,000
GJMEF/Private Contributions	\$33,494
FY2026 Maryland Legislative Bond Initiative	\$250,000
Total	\$373,494

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
Complete	Complete	TBD	TBD
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	
33494.00	30,000	30,000+	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2025	\$90,000	Roof, skylights, and floor preservation project at the	
2018	\$200,000	Historic preservation and restoration of the Garrett-Ja	
2014-2016	\$125,000	Historic preservation improvements and building acce	
2009-2012	\$425,000	Structural preservation and restoration of the Garrett-J	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Garrett Jacobs Mansion Endowment Fund 11 West Mount Vernon Place Baltimore, MD 21201			
20. Legislative District in Which Project is Located	46 - 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:	J Austin Bitner	Has An Appraisal Been Done?	Yes/No
Phone:	410-539-6914 ext 107		Yes
Address:		If Yes, List Appraisal Dates and Value	
11 West Mount Vernon Place Baltimore, MD 21201		8/11/2018	57969066.00
		1/1/2015	36533498.00
		1/1/2013	30276832.00
		1/1/2013	29611411.00
		12/5/2003	23114411.00

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
27 (11FT, 16 PT)	27 (11FT, 16 PT)	2682845.00	2725000.00
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?			Yes
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
Opera Baltimore	Multi-year	Utilities,	455
Maryland Hispanic Chamber of Commerce	Multi-year lease	Utilities,	148
Mount Vernon Place Conservancy	Multi-year	Utilities,	137
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	54,296		
Space to be Renovated GSF	54,296		
New GSF	0		

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

1856 (Hist. Ren
18801884;19031908)

28. Comments

The Garrett-Jacobs Mansion is a National Historic Landmark and a defining historic structure within Baltimore's Mount Vernon Historic District. Originally constructed in 1856, with significant architectural expansions in 1880, 1884, and 1903, the Mansion today serves as an important civic, cultural, and educational resource for Baltimore City.

Key facts about the Garrett-Jacobs Mansion:

54,296 square foot historic structure serving the community

30,000+ visitors annually and 600+ events each year

Home to the Engineering Society of Baltimore, Opera Baltimore, and the ESB Education Foundation

Educational programs such as Engineers Week, serving 1,500+ middle and high school students annually

Supports Baltimore's arts and creative economy, including artist residencies and exhibitions

Filming location for 19+ film and television productions over the past two decades

More than \$8.5 million invested in restoration and preservation, largely through private funding

Project readiness and purpose:

Project will replace aging roof systems and skylights, repair the historic metal roof, and restore damaged historic wood floors

Repairs are necessary to prevent water intrusion and protect the historic structure

The State's \$90,000 FY2025 investment has been reserved while the full project scope was finalized

Construction can begin promptly once funding is secured and can be completed within the 2026 construction season

This project will ensure that the Garrett-Jacobs Mansion remains a vibrant center for education, culture, and community engagement in Baltimore for decades to come.