

State Of Maryland

2026 Bond Initiative Fact Sheet

1. Name Of Project		
Historic Charles W. Baldwin Hall		
2. Senate Sponsor	3. House Sponsor	
Simonaire		
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Anne Arundel County	\$150,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of the Historic Charles W. Baldwin Hall, including cedar shake roof replacement		
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
Gail Campbell		410-409-0187
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Severn Cross Roads Foundation is a 501 (c)(3) nonprofit based in Millersville, MD, located on Historic General's Highway. Our mission is two-fold. We work to preserve and manage Historic Baldwin Hall (1861) which is listed on the National Register of Historic Places. An additional part of our mission is to provide a community center for scouts, music, arts, and fitness groups. These valuable human services enrich the lives of the citizens in our community. SCRF sponsors Scout Troop 804, which has completed 24 Eagle Scout projects at Baldwin Hall. These Scout projects have been vital to the restoration of our historic building. In addition, SCRF frequently provides meeting space, free of charge, for representatives and groups who wish to share district information for citizen input in a location that is convenient for local residents.</p>		

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

The purpose of this project is to replace the cedar shake roof on our Civil War Era building, constructed in 1861. During the past several years, we have been experiencing leaks in several different areas of the roof. This has caused damage to parts to the interior of our historic building. On several occasions, we have hired a roofing contractor to repair some of the damage, but as the contractor informed us, this is only a temporary measure. The only solution is a full roof replacement. Because there is an easement on this building, we have been notified that all work on our building must be historically correct. This means we must use cedar shake shingles. The difference in cost between wood vs. man-made materials means that the expenses will be considerably higher than if we were able to use traditional roofing materials. This project needs to be completed in a timely matter, to avoid additional damage to our treasured historic building.

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	\$150,000
Equipment	
Total	\$150,000

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

Severen Cross Roads Foundation	\$5,000
LBI	\$145,000
Total	\$150,000

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
4/1/ 2026	4/30/2026	7/1/2026	9/30/2026
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
5000.00	10,000		12
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2024	\$25,000	Historic arched window repair and restoration	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Severn Cross Road Foundation P.O Box 223 Crownsville, MD 21032		Historic Charles W. Baldwin Hall 1358 Millersville Road Millersville, Maryland 21108	
20. Legislative District in Which Project is Located	31 - Anne Arundel 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:	Julie Anderson Reinhart	Has An Appraisal Been Done?	Yes/No
Phone:	410-268-5035		No
Address:		If Yes, List Appraisal Dates and Value	
Anderson Reinhart Law 92 Franklin Street P.O. Box 64 Annapolis, Maryland 21404-0063			

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
1	1		
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
N/A			
E. If property is leased by grantee - Provide the following:			
Name of Leaser	Length of Lease	Options to Renew	
N/A			
26. Building Square Footage:			
Current Space GSF	Approximately 11,200 sq. ft;		
Space to be Renovated GSF	roof only		
New GSF	No change to sq. ft.		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	
28. Comments	
<p>The history of Charles W. Baldwin Hall is unique. It now sits on its third location at the intersection of Historic Generals Highway and Millersville Road. Once used as a church, it was decided in the late 1970's that it was no longer useful to Baldwin Memorial Church. A small group of community members made arrangements to save the beautiful Gothic Style building that was slated to be taken down by a wrecking ball. On June 2, 1981, our historic building was moved to its new location across the street, to the other side of Generals Highway. Since that time, a small group of trustees and local citizens has worked tirelessly to maintain the property so that it can be used as a community center and local history library with a focus on genealogical research.</p> <p>From March 2020, and the years that followed, Severn Cross Roads Foundation was unable to raise the necessary funds to operate Historic Charles W. Baldwin Hall. Prior to that time, one of the main sources of income had been funds provided through weddings and other social events. Since most of the events during the pandemic were canceled, our finances have been severely impacted. We are also currently addressing drainage issues, which must be corrected to mitigate damage which has already occurred to our foundation and basement interior. The drainage costs have severely impacted the finances of our small non-profit.</p> <p>We have received several donations from our members but have been unable to raise the amount necessary for the roof replacement which is in need of immediate attention before serious structural damage occurs.</p> <p>Any assistance from this Legislative Bond Initiative would allow us to preserve this beautiful 19th century gem in our community. The trustees of Severn Cross Roads Foundation appreciate your consideration of this request.</p>	