

State Of Maryland

2026 Bond Initiative Fact Sheet

1. Name Of Project		
New Market Town Hall		
2. Senate Sponsor	3. House Sponsor	
Folden	Pippy	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Frederick County	\$434,519	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of the New Market Town Hall Acquisition & Renovation 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
Michelle Mitchell		301-865-5544 Ext. 1
10. Description and Purpose of Organization (Limit length to visible area)		
<p>The Town of New Market is a historic Maryland municipality incorporated in 1793, located in Frederick County. The town is governed by a Mayor and Town Council and provides essential municipal services to its residents. New Market is experiencing unprecedented residential growth, with 1,534 new homes currently under development added to an existing base of 537 homes, which will nearly triple the town's population over the next 10-15 years.</p>		

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

Grant assistance for acquisition and essential renovations to convert an existing commercial building into a new, larger Town Hall for the Town of New Market at 90 West Main Street. Renovations include construction of an ADA-accessible building entrance and restrooms, reconstruction of a second-floor fire escape, creation of a suitably sized public meeting room with audio-visual system, dedicated working space for the Mayor and Town Council, site improvements, and related costs. This facility is urgently needed as the current Town Hall cannot accommodate the town's rapidly growing population, which will nearly triple in size over the next 10-15 years, supporting the State's goal to significantly increase housing.

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	\$2,188,024
Design	\$0
Construction	\$374,519
Equipment	\$60,000
Total	\$2,622,543

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

State of Maryland Legislative Bond Initiative	\$434,519
Town of New Market (Municipal Funds)	\$2,188,024
Total	\$2,622,543

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	July 2026	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	
0.00	1600	4900	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
24-501	\$50,000	Event Barn Pavilion	
24-619	\$50,000	Event Barn Pavilion	
20-188	\$171,000	North Alley Phase 1- Storm Water Mgmt & Flood	
21-454	\$285,000	North Alley Phase 2	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Town of New Market 40 South Alley P.O. Box 27 New Market, MD 21774		90 W Main Street New Market, MD 21774	
20. Legislative District in Which Project is Located	4 - Frederick County		
21. Legal Status of Grantee (Please Check One)			
Local Govt.	For Profit	Non Profit	Federal
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
22. Grantee Legal Representative		23. If Match Includes Real Property:	
Name:	Winslow F. Burhans III, Mayor	Has An Appraisal Been Done?	Yes/No
Phone:	301-865-5544 Ext.1		Yes
Address:		If Yes, List Appraisal Dates and Value	
40 South Alley, P.O. Box 27, New Market, MD 21774		July 20, 2022	2150000.00

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
5	9	0.00	
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
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	7,182		
Space to be Renovated GSF	2,400		
New GSF	0		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	1984
28. Comments	
<p>The Town of New Market executed a purchase agreement for 90 W. Main Street with ownership transfer anticipated by mid-April 2026, prior to award authorization. The town is forward-funding the full \$2,188,024 acquisition from municipal reserves. Construction budget of \$374,518.82 includes \$364,518.82 in renovation costs per Commercial Building Contractors, LLC (February 2026) plus \$10,000 in permits and inspections. Equipment budget of \$60,000 includes \$50,000 in capital equipment and audio-visual system plus \$10,000 in relocation costs to make equipment operational at the new facility. Architectural and structural drawings are complete (February 2026) and permit application is underway, with construction start anticipated July 1, 2026. This project provides the first dedicated working space for the Mayor and Town Council in the town's history, and will serve approximately 1,600 residents in 2026 growing to an estimated 4,900 within ten years.</p>	