

State Of Maryland

2026 Bond Initiative Fact Sheet

1. Name Of Project		
Our Time Kitchen		
2. Senate Sponsor	3. House Sponsor	
M. Washington	Embry	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore City	\$125,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of Our Time Kitchen facilities		
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
Catina Smith		443-202-8235
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Our Time supports minority women and marginalized genders who want to build businesses by lowering systemic barriers and creating access to resources in a supportive environment. Since opening our doors in July 2022, Our Time Kitchen has seen over 200 small businesses and community organizations engage in economic development opportunities made possible through the hourly rental kitchen model, small business development classes, pop-ups in our public facing spaces such as our to-go window and food truck, and via community hosted events in our Backyard and kitchen.</p>		

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

We have proven that it is Our Time to work collectively to build a strong economic ecosystem in Baltimore, MD. In just three and a half years we have seen what a safe, efficient and affordable kitchen can do for economic opportunity. Looking ahead we are developing a plan that will create security and longevity for this concept that has proven to be in high demand in Baltimore. We are seeking \$250,000 to complete phase two of the renovation of our three-story commercial building, transforming vacant space into affordable office spaces and small business suites prioritizing social enterprises, wellness professionals, and community-focused organizations. The activation of our full building will create a more sustainable economic ecosystem strengthening Our Time Kitchen, the social enterprises within our space and our surrounding neighborhood.

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	\$0
Design	\$10,000
Construction	\$410,000
Equipment	\$80,000
Total	\$500,000

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

Central Baltimore Partnership	\$100,000
Legacy Lab	\$50,000
Bond Initiative	\$250,000
Matching Private Equity Investment	\$100,000
Total	\$500,000

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
8/1/2025	12/1/2025	4/1/2026	11/1/2026
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
100000.00	500+		2,000+
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Kiah Gibian 2111 Dobler Ave. Baltimore, MD 21218		117 W. 24th St. Baltimore, MD 21218	
20. Legislative District in Which Project is Located	43A - 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:	Catina Smith	Has An Appraisal Been Done?	Yes/No
Phone:	443-202-8235		Yes
Address:		If Yes, List Appraisal Dates and Value	
525 N. Lakewood Baltimore, MD 21205		2021, prior to	335000.00

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
2	6*	113000.00	200000.00
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
Our Time Kitchen LLC	5	\$8,000	2,500
TBD	5	\$3,000	1,000
TBD	5	\$3,000	1,000
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	2,500		
Space to be Renovated GSF	2,000		
New GSF	5,500		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	2026
28. Comments	
<p>We wanted to speak to the current number of employees and projected number of employees. Our facility is currently the home of 40 small food businesses. Each business has an average of 2 employees, making the total employed in our building 80+ at present. We anticipate that number growing after the renovation due to our ability to increase resources and incubator support allowing the businesses within the kitchen the opportunity to grow. In addition to the businesses using the first floor kitchen, we plan to rent business suites to 2-5 businesses on the upper floors who would have their own employees. We predict the fully activated building could generate upwards of 130+ jobs a year among all the small business enterprises operating from within.</p>	