

State Of Maryland

2026 Bond Initiative Fact Sheet

1. Name Of Project		
Torah Institute of Baltimore		
2. Senate Sponsor	3. House Sponsor	
Hettleman	Stein	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore County	\$300,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, expansion, repair, renovation, reconstruction, site improvement, and capital equipping of Torah Institute of Baltimore Campus Expansion 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
Rabbi Raphael Schochet, CEO		401-935-6867
10. Description and Purpose of Organization (Limit length to visible area)		
<p>We are a private Orthodox Jewish Elementary School serving boys from the ages of kindergarten through 8th grade. We have a student population of over 900 primarily from the Orthodox community in Baltimore City, Pikesville and Garrison neighborhoods in Baltimore County. Our student body constitutes approximately 40% of the boys in that community. We provide a dual curriculum with both secular and religious studies. The wholesome well-run educational program is highly sought after and our school continues to grow.</p>		

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

Our current building was completed in 2021 and designed for 450 students, half of our current student body. We have plans to build a 70,000 sq ft extension which will provide us with additional classroom, tutoring, library and office space, an additional gym for indoor play and outdoor space. Environmental compliance requires an additional major stormwater management facility which accounts for close to a million dollars to our \$22,000,000 cost, and we are seeking assistance in funding this project.

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	\$600,000
Design	\$1,500,000
Construction	\$19,200,000
Equipment	\$700,000
Total	\$22,000,000

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

Philanthropy	\$21,700,000
State Grants	\$300,000
Total	\$22,000,000

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
3/23/2022	12/4/2025	March 10, 2026	August 31, 2027
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	
19000000.00	1,100	1,700	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2019	\$125,000		
2021	\$250,000		
19. Legal Name and Address of Grantee		Project Address (If Different)	
Torah Institute of Baltimore 35 Rosewood Ln, Owings Mills, MD 21117			
20. Legislative District in Which Project is Located	11B - Baltimore 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:	Hillel Tendler, Esquire	Has An Appraisal Been Done?	Yes/No
Phone:	410-332-8552		No
Address:		If Yes, List Appraisal Dates and Value	
One South Street, 27th Floor Baltimore, MD 21202			

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
190 full and part	230 full and part	13000000.00	13791000.00
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
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	98,000		
Space to be Renovated GSF	40,000		
New GSF	70,000		

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

2001

28. Comments