

## State Of Maryland 2019 Bond Initiative Fact Sheet

<b>1. Name Of Project</b>		
Morning Star Family Life Center		
<b>2. Senate Sponsor</b>	<b>3. House Sponsor</b>	
Nathan-Pulliam	Sydnor	
<b>4. Jurisdiction</b> (County or Baltimore City)	<b>5. Requested Amount</b>	
Baltimore County	\$500,000	
<b>6. Purpose of Bond Initiative</b>		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Morning Star Family Life Center		
<b>7. Matching Fund</b>		
Requirements:  Equal	Type: The matching fund may consist of real property.	
<b>8. Special Provisions</b>		
<input type="checkbox"/> Historical Easement		<input checked="" type="checkbox"/> Non-Sectarian
<b>9. Contact Name and Title</b>	<b>Contact Ph#</b>	<b>Email Address</b>
Doris Duren	410-371-6238	dduren416@gmail.com
<b>10. Description and Purpose of Organization</b> (Limit length to visible area)		
<p>The MSBC Five Star Program, Inc., is an IRS 501 (c)(3 ) Community Development Corporation, (CDC) that partners in the West Baltimore County community with other community outreach and service organizations in the enhancement of the lives of its residents. The goal of the MSBC Five Star Program, Inc. is to meet and support the needs of the community through outreach efforts, support services and community programs and activities. The CDC has a solid track record of community outreach and services including life skills, mental and emotional health support services and a holistic multi-generational approach to enhanced living . The CDC services and programs are limited only by current resources and the need for more operating space.</p>		

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

The project will focus on Workforce Development & community engagement with a multi-use event & meeting space, Commercial Kitchen for culinary & hospitality training, indoor & outdoor recreational centers & additional community meeting spaces. Workforce Development programs will host culinary arts and hospitality courses, including, ServSafe Food Training, culinary arts certification. We partner with local caterers & events services providers to train students from high schools & colleges for job opportunities. The multi-use event space will host community cultural arts, conferences, & social action events. We also engaged local non-profits & community leaders to host Re-entry programs, provide Drivers Education classes, expand Senior Day activities & expect to open Baltimore County's first Boys & Girls Club. Upon completion, we expect to provide full & part-time employment opportunities expected to yield 50-100 multi-generational jobs.

*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**

<b>Acquisition</b>	\$500,000
<b>Design</b>	\$25,000
<b>Construction</b>	\$400,000
<b>Equipment</b>	\$325,000
<b>Total</b>	\$1,250,000

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

MSBC Five Star Program, Inc. Bond Bill	\$500,000
Property	\$500,000
Fundraising	\$125,000
Board Members and Community Contributors	\$125,000
<b>Total</b>	\$1,250,000

<b>14. Project Schedule (Enter a date or one of the following in each box. N/A, TBD or Complete)</b>			
<b>Begin Design</b>	<b>Complete Design</b>	<b>Begin Construction</b>	<b>Complete Construction</b>
1/1/2019	3/30/2019	1/6/2020	12/30/2022
<b>15. Total Private Funds and Pledges Raised</b>		<b>16. Current Number of People Served Annually at Project Site</b>	<b>17. Number of People to be Served Annually After the Project is Complete</b>
250000.00		Approximately 6,500	Approximately 15,000
<b>18. Other State Capital Grants to Recipients in the Past 15 Years</b>			
<b>Legislative Session</b>	<b>Amount</b>	<b>Purpose</b>	
2016	\$250,000	Start Phase One - Design, Environmental Remediation	
2017	\$150,000	Phase One - Construction, Plumbing and Electrical Installation	
2018	\$100,000	Complete Phase One - Construction, Renovations, Interior	
<b>19. Legal Name and Address of Grantee</b>		<b>Project Address (If Different)</b>	
MSBC Five Star Program, Inc. 6665 Security Blvd. Baltimore, Maryland 21207		Morning Star Family Life Center 1600 Whitehead Court Baltimore, Maryland 21207	
<b>20. Legislative District in Which Project is Located</b>	44B - Baltimore County		
<b>21. Legal Status of Grantee (Please Check One)</b>			
<b>Local Govt.</b>	<b>For Profit</b>	<b>Non Profit</b>	<b>Federal</b>
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<b>22. Grantee Legal Representative</b>		<b>23. If Match Includes Real Property:</b>	
<b>Name:</b>	Joseph D. Reid II, Esquire	<b>Has An Appraisal Been Done?</b>	Yes/No
<b>Phone:</b>	443-690-4740		Yes
<b>Address:</b>		<b>If Yes, List Appraisal Dates and Value</b>	
8480 Baltimore National Pike Suite 184-M Ellicott City, Maryland 21043		December 2011	1660000.00

<b>24. Impact of Project on Staffing and Operating Cost at Project Site</b>			
<b>Current # of Employees</b>	<b>Projected # of Employees</b>	<b>Current Operating Budget</b>	<b>Projected Operating Budget</b>
15	50	600000.00	2000000.00
<b>25. Ownership of Property</b> (Info Requested by Treasurer's Office for bond purposes)			
<b>A. Will the grantee own or lease (pick one) the property to be improved?</b>			Lease
<b>B. If owned, does the grantee plan to sell within 15 years?</b>			
<b>C. Does the grantee intend to lease any portion of the property to others?</b>			No
<b>D. If property is owned by grantee any space is to be leased, provide the following:</b>			
<b>Lessee</b>	<b>Terms of Lease</b>	<b>Cost Covered by Lease</b>	<b>Square Footage Leased</b>
<b>E. If property is leased by grantee - Provide the following:</b>			
<b>Name of Leaser</b>	<b>Length of Lease</b>	<b>Options to Renew</b>	
Morning Star Baptist Church	99 years	Yes	
<b>26. Building Square Footage:</b>			
<b>Current Space GSF</b>	32,629.8 sq. ft.		
<b>Space to be Renovated GSF</b>	13,522.8 sq. ft.		
<b>New GSF</b>			

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

1971

**28. Comments**

Phase II of the Family Life Center (FLC) renovations will focus on Workforce Development and further community engagement through the completion of a multi-use event and meeting space, State of the Art Commercial Kitchen for culinary and hospitality training, food distribution, indoor and outdoor recreational youth centers and additional community meeting spaces. The Workforce Development programs will host culinary arts and hospitality courses, which include, ServSafe Food Training program, culinary arts certification including use of cooking equipment, food preparation and safety, etc. We will partner with local caterers and events services providers to train students from local high schools and community colleges to prepare for workplace opportunities. In addition, the multi-use event space will continue to host community cultural arts events, conferences, and social action events. We have also engaged with local non-profits and community leaders to host Re-entry programs, provide Drivers Education classes, expand Senior Day activities and are in negotiation to open Baltimore County's first Boys & Girls Club. When Phase II of the FLC is completed, we expect to serve a minimum of 500 persons per week with full and part-time employment opportunities expected to yield 50 - 100 multi-generational jobs.

As we continue to serve the Woodlawn and West Baltimore County and surrounding areas, we envision expanded opportunities to partner with local businesses and non-profits with similar community outreach and service goals to revitalize the industrial area we occupy at 1600 Whitehead Court into a vibrant and thriving business and family-centered services area that addresses the community needs. While we are accessible to the Security Blvd corridor and the I-695 beltway, we also would like to expand the current Whitehead Court to Woodlawn Drive to provide greater access to our numerous services. We continue to reach out to the community through all mediums to promote and provide our services, we believe this would provide even greater exposure and accessibility to the many members who currently seek us out.

We are extremely grateful for the grants we have previously received and respectfully request your careful consideration to continue to support this worthwhile project.