

State Of Maryland

2021 Bond Initiative Fact Sheet

1. Name Of Project		
Port Discovery		
2. Senate Sponsor	3. House Sponsor	
Ferguson	R. Lewis	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore City	\$500,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Atrium Redevelopment at the Port Discovery Children's Museum		
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
Delegate Lewis		robbyn.lewis@house.state.md.us
Senator Ferguson		
		mmaher@portdiscovery.org
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Port Discovery supports children from a wide variety of backgrounds in developing the tools they need to emerge from childhood prepared for the challenges of an ever-changing and increasingly complex world. The Museum serves children, parents and teachers throughout the State, as well as tourists. Three floors of interactive exhibits and programs within its historic Fish Market home encourage critical child development. The Museum also partners with schools, day cares, and other learning centers throughout the community as an exceptional provider of enriched educational programs. As an urban children's museum with a special responsibility to its community, almost 70% of schools that visit are Title I and over a third of all visitors receive free or reduced admission. In its 22-year history, the Museum has served over 5.3 million visitors.</p>		

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

Port Discovery's 10,000 sq. ft. glass atrium is connected to the Museum's south facade. Construction of an immersive indoor park setting will transform this currently underutilized space into an active, multipurpose environment. Atrium Redevelopment will expand Port Discovery's permanent space for educational exhibits and programs, as well as increase the Museums capacity to generate rental income and host free community events. This project includes but is not limited to: construction of exhibits, renovation of restrooms and other infrastructure, and visual improvements to public spaces. The proposed project also includes exterior renovation on Port Discovery's main museum building and atrium. Redevelopment of Port Discovery's atrium will protect this beautiful wing of the Museum for years to come, and will utilize green space and hands-on exhibits to expose children to the natural world through an innovative and unique setting.

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	\$395,000
Construction	\$2,215,000
Equipment	\$1,030,000
Total	\$3,640,000

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

State of Maryland (current request):	\$500,000
State of Maryland (prior grant):	\$1,500,000
Foundations and Corporations:	\$820,000
Individuals:	\$820,000
Total	\$3,640,000

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
Underway	08/01/2021	06/14/2021	03/15/2022
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
15000.00	250,000		250,000
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2020	\$1,000,000	Exhibits, facility improvements, other capital projects	
2019	\$1,000,000	Exhibits, facility improvements, other capital projects	
2018	\$1,000,000	Exhibits, facility improvements, other capital projects	
2007-2016	\$2,678,000	Exhibits, facility improvements, other capital projects	
19. Legal Name and Address of Grantee		Project Address (If Different)	
The Baltimore Children's Museum, Inc. 35 Market Place Baltimore, MD 21202			
20. Legislative District in Which Project is Located	46 - 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:	Mark Pollak	Has An Appraisal Been Done?	Yes/No
Phone:	(410) 528-5563		
Address:		If Yes, List Appraisal Dates and Value	
Ballard Spahr, LLP 300 East Lombard Street, 18th 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
50	90	3900000.00	4500000.00
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?			Lease
B. If owned, does the grantee plan to sell within 15 years?			
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	
Baltimore City	49 years	Two 25-year renewals	
26. Building Square Footage:			
Current Space GSF	90,000		
Space to be Renovated GSF	10,000		
New GSF			

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

1985 (atrium); 1906 (main building)

28. Comments

As a children's museum, Port Discovery has a unique opportunity to address the systemic social problems facing many children and families. Research increasingly demonstrates that play is critical to child development and learning. The style of playful learning that is nurtured by Port Discovery is essential to the healthy development of all children, regardless of socioeconomic status. By providing access to all children, parents and teachers, Port Discovery provides the foundational skills (academic and social) that children require for success in school and in life.

The projects included in this request are designed to enhance educational value and accessibility for Museum visitors, as well as improve energy-efficiency, and safety. These projects represent a portion of Port Discovery's overarching plan for capital improvements to fully update the Museum. That Master Plan has been developed over the past five years, in concert with our Five-Year Strategic Plan, and lays out the scope of a multi-year, three phase, \$20 million program for addressing the capital needs of Port Discovery.

Phase 1 improvements are complete and Phase 2 improvements will flow from the completed Phase 1 work. Phase 1 successfully installed a new Port-themed exhibit paying homage to the 300-year-old industry that created Baltimore (and made Maryland a commercial center for the region) and a new three-story Climber that provides a series of physical challenges as well as engaging children in teamwork, trust and risk-taking as they traverse the structure. Improvements to rest rooms, the lunch room, the lobby, and other public spaces also have substantially improved the visitor experience as part of Phase 1.

Phase 2 Atrium Redevelopment will ensure continued access to atrium programs for our visitors, especially in concert with construction of an Indoor Park Setting. Many studies have found a decreasing connection that our children, especially in urban neighborhoods, have with the natural world. The Indoor Park Setting will promote awareness of the joy and fun that exists in exploration outdoors. Simultaneously, renovation and replacement of exterior windows and masonry for our historic Fish Market building will improve energy-efficiency and safety.

The Museum greatly appreciates past State funding, which has helped us to leverage over \$7.3M in private funding for our capital projects over the past 3 years. Many of the same funders have subsequently supported our focused efforts over the past year to raise emergency operating support for the Museum during the pandemic. With continued support, not only will Port Discovery enhance the quality of life for families in our region, it will enhance appreciation of Maryland as a center of commerce, will increase visitation to the area, and will generate revenue to strengthen the Museum and surrounding businesses.