

State Of Maryland

2022 Bond Initiative Fact Sheet

1. Name Of Project		
Conkling Street Garden		
2. Senate Sponsor	3. House Sponsor	
Ferguson	Clippinger	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Baltimore City	\$300,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Conkling Street Garden		
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
Del Luke Clippinger		luke.clippinger@house.state.md.us
Kari Snyder		410-342-3234
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Southeast CDC is dedicated to growing and supporting a thriving, socioeconomically and racially diverse Southeast Baltimore where residents share in the success and improvement of their communities. We stimulate private and public investment in housing, infrastructure, parks, employment and city services; mobilize and support existing residents to participate in the planning and implementation of community projects that improve their quality of life; and attract residents to homeownership while preserving good quality affordable housing. This work is accomplished with partners in the community residents, first and foremost, but also with community organizations, schools, anchor institutions, government, and business and employers that share in this vision.</p>		

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

Southeast CDC proposes to purchase 25 S. Conkling St., which is currently owned by Milton Electric and leased to the Highlandtown Community Association (HCA) to use as Conkling Street Garden, a community-designed and -led green space. HCA and Southeast CDC have collaboratively invested nearly a decade of sweat equity to reclaim and improve the site, which is at risk of private redevelopment. Prior to the garden's development, the site was vacant for at least 40 years. Over this time, this parcel had been used for illegal dumping, drug dealing, drug use, and prostitution. Today, Conkling Street Garden is a bastion of hope and peace for a diverse population in desperate need of access to green space. Conkling Street Garden is the only green space available in the Baltimore Highlands neighborhood, where it is located.

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	\$300,000
Design	
Construction	
Equipment	
Total	\$300,000

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

LBI	\$300,000
Total	\$300,000

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
n/a	n/a	n/a	n/a
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	
59390.00	100	100	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
FY20	\$22,500	Removal of concrete foundation on portion of Conklin	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Southeast Community Development Corporation		25 S. Conkling Street, Baltimore, MD 21224	
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:	Joseph N. Schaller, Esquire	Has An Appraisal Been Done?	Yes/No
Phone:	(410) 347-8749		No
Address:		If Yes, List Appraisal Dates and Value	
Whiteford, Taylor & Preston L.L.P. 7 St. Paul Street Baltimore, Maryland 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
21	21	1715164.00	1715164.00
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	33976		
Space to be Renovated GSF	0		
New GSF	33976		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	
28. Comments	
<p>At over three quarter acres, Conkling Street Garden holds garden plots for 30 individuals and families, gathering space used for community events, and a community fruit tree orchard. Milton Electric has agreed to sell the site to Southeast CDC, which will retain Conkling Street Garden for permanent community use.</p> <p>The \$59,390 of private funds (referenced above) covered expenses for a perimeter fence, signage, murals and lighting and the removal of a large concrete foundation from a building once on the site. Conkling Street Garden's resident-led committee applied for and won free design services from Flora Teeter landscape architects, which created a professional landscape plan for the entire garden space. Southeast CDC will raise money to implement the plan once we have full site control of the land at the completion of this acquisition process.</p>	