

State Of Maryland

2023 Bond Initiative Fact Sheet

1. Name Of Project		
Jewish Federation of Greater Washington Capital Improvement		
2. Senate Sponsor	3. House Sponsor	
Kelly	Korman	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Montgomery County	\$900,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Jewish Federation of Greater Washington property		
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 Marc Korman		marc.korman@house.state.md.us
Molly Gravholt		301-230-7250
10. Description and Purpose of Organization (Limit length to visible area)		
<p>JFGW is working to strengthen the Jewish community in Maryland. Over the past 5 years, JFGW and its partner agencies have collectively invested more than \$1B in programmatic spending within the community. Its work, often in partnership with or through JCRC, includes supporting nonsectarian social service agencies; anti-bias, Holocaust awareness training, and other public education initiatives; coalition-building with nonprofits including the Black and Brown Coalition, Identity, and Montgomery Housing Alliance; and the distribution of millions in DAF grants to local non-sectarian agencies. JFGW also has a close partnership with Sunflower Bakery, a unique and leading MD nonprofit which provides job training and employment opportunities in the baking and hospitality industry for adults with learning differences. Our headquarters house Caf Sunflower.</p>		

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

JFGW has owned and been headquartered at 6101 Executive Blvd. in North Bethesda, MD since 2013. Built in 1980, the space today is truly a center of community impact in Montgomery County and majority occupied by nonprofit agencies serving all Maryland residents. In addition, its on-site Conference Center is a low-to-no-cost, highly sought-after space for nonprofit meetings and events. With many Jewish tenants and a nationwide uptick in antisemitism, JFGW has prioritized building investments in physical security, and is in the process of building a bandit trap and installing blast film on all first-floor windows. Now, JFGW must invest in capital improvements in order to continue providing a safe business and community-facing space from which to achieve our mission and meet communal needs. The roof is original to the building and is now deteriorating. A new roof, essential facade and pavement work has been estimated at \$1.6 million dollars.

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	\$0
Construction	\$1,600,000
Equipment	\$0
Total	\$1,600,000

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

State budget funding (requested 2/17/2023)	\$260,000
Montgomery county	\$130,000
Bond initiative	\$900,000
Philanthropic support	\$310,000
Total	\$1,600,000

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
Complete	Complete	07/01/2023	09/01/2023
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	
470000.00	300,000		
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)	
The Jewish Federation of Greater Washington, Inc. 6101 Executive Blvd. Suite 100 North Bethesda, MD 20852			
20. Legislative District in Which Project is Located	16 - Montgomery 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:	Molly Gravholt, CFAO	Has An Appraisal Been Done?	Yes/No
Phone:	(301) 230-7250		
Address:		If Yes, List Appraisal Dates and Value	

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
65	70	8907825.00	9000000.00
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
Various non-profit and governmental agencies	2-12 years	n/a	71,327
Various commercial tenants	2 years	n/a	7,562
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	78,889		
Space to be Renovated GSF	0		
New GSF	78,889		

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

1980

28. Comments