

State Of Maryland

2025 Bond Initiative Fact Sheet

1. Name Of Project		
Children's Inn at the National Institutes of Health - Expanding Capacity to Serve Young Patients Participating in Clinical Trials		
2. Senate Sponsor	3. House Sponsor	
Love	Wolek	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Montgomery County	\$260,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of two Water Fountains/Bottle Dispensers and three Public Restrooms in a new 15,000-square-foot wing to support NIH pediatric research.		
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
Joan Wisner-Carlson		301.827.6069
10. Description and Purpose of Organization (Limit length to visible area)		
<p>The Children's Inn at NIH, Inc. is a non-profit partner to the National Institutes of Health that provides free lodging, meals, and comprehensive services and programs to 1,500 young patients and their families each year who are participating in potentially lifesaving clinical research for the treatment of rare and severe diseases. The residential facility is located across the street from the NIH Clinical Center -- the premiere biomedical research hospital in the world -- on the main NIH campus, a federal enclave located in Bethesda. The Inn supports the NIH research mission, reduces the burden of illness on families, and makes childhood possible. Since opening in 1990, The Inn has provided equitable access to clinical research studies for more than 15,000 children, teens, and young adults from across the U.S. and around the world including many Marylanders.</p>		

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

As the centerpiece of the \$55-million Inn of Tomorrow, a 15,000-square-foot wing will be constructed to provide isolation precautions for vulnerable young patients and to expand The Children's Inn's capacity to serve more families. The focus of this request is two (2) Water Fountains/Bottle Refill Stations and three (3) single-stall Public Restrooms with changing tables to be located in the public area of the new building. These ADA-accessible amenities are critical to provide hydration and appropriate facilities for hygiene to young patients ages 0-30 who are participating in NIH clinical research studies. Many of them are immunocompromised due to severe diseases and/or treatments such as transplants. This project supports the NIH research mission, and will benefit the State of Maryland, the nation, and the world by contributing to advancements in medical science. When completed in 2027, The Inn will have the capacity to serve up to 3,000 families per year.

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	\$71,440
Construction	\$182,160
Equipment	\$6,400
Total	\$260,000

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

State of MD (District 16 legislative bond initiative)	\$260,000
Total	\$260,000

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
9/1/2021	1/31/2025	2/19/2025	8/2/2027
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
34275100.00	1,500		3,000
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
FY2023	\$1,400,000	To redesign and renovate the existing residential facili	
FY2023	\$271,000	To fund the design, construction, and equipping of on	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Children's Inn at NIH, Inc. 7 West Drive Bethesda, MD 20814			
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:	Daniel S. Krakower	Has An Appraisal Been Done?	Yes/No
Phone:	301-230-5222		No
Address:		If Yes, List Appraisal Dates and Value	
Shulman Rogers 12505 Park Potomac Avenue, 6th Floor Potomac, MD 20854			

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
41	48	12668513.00	13871587.00
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?			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
Not applicable. See comments in Section 28.			
E. If property is leased by grantee - Provide the following:			
Name of Leaser	Length of Lease	Options to Renew	
National Institutes of Health	In perpetuity	Not applicable	
26. Building Square Footage:			
Current Space GSF	70,750		
Space to be Renovated GSF	14,900 GSF to be added		
New GSF	85,650		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	New construction
28. Comments	
<p>RE: Question 25: Ownership of Property</p> <p>The Children's Inn at NIH, Inc. is located across the street from the NIH Clinical Center on the main NIH campus, which is a federal enclave located in Bethesda, MD. While NIH owns and maintains Buildings 62 & 62A, and will own the new 62B wing, as well as the property on which The Inn is located, The Children's Inn, its non-profit partner, operates the residential facility under a Memorandum of Understanding, and would be named the grantee by the State of Maryland.</p> <p>The focus of this legislative bond initiative request is two Water Fountains/Bottle Refill Stations and three Public Restrooms, which are among the expansion components of a two-part project known as The Inn of Tomorrow and projected to cost \$55 million. A Groundbreaking Ceremony was held in November 2024 to mark the official beginning of construction on the renovation and expansion project. Renovations to the existing residential facility are expected to begin in mid-February. The second part will expand The Children's Inn's capacity to serve pediatric patients and families who participate in clinical research studies at the NIH Clinical Center with new guest rooms, an elevated pedestrian bridge increasing safety and accessibility to the NIH Clinical Center, and a new entryway through a Tower of Hope.</p> <p>The Children's Inn is financially responsible for the capital improvements to the buildings and property, as described in this fact sheet. The Children's Inn has launched a capital campaign with a fundraising goal recently increased to \$55 million to fund the renovation and expansion of the residential facility. To date, The Inn has raised \$35,946,100 in gifts, grants, and pledges from individuals, foundations, corporations, and the State of Maryland. The total raised includes \$1,671,000 approved in FY23 in state bond support for The Inn of Tomorrow project.</p>	