

# State Of Maryland

## 2024 Bond Initiative Fact Sheet

<b>1. Name Of Project</b>		
Earl Conservation Center		
<b>2. Senate Sponsor</b>	<b>3. House Sponsor</b>	
Elfreth	D. Jones	
<b>4. Jurisdiction</b> (County or Baltimore City)	<b>5. Requested Amount</b>	
Anne Arundel County	\$250,000	
<b>6. Purpose of Bond Initiative</b>		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Earl Conservation Center		
<b>7. Matching Fund</b>		
Requirements:	Type:	
Grant		
<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>
Senator Sarah Elfreth		sarah.elfreth@senate.state.md.us
EJ Amyot		(240) 899-7719
<b>10. Description and Purpose of Organization</b> (Limit length to visible area)		
<p>Chesapeake Conservancy is a non-profit organization based in Annapolis, Maryland. We are a team of conservation entrepreneurs that believes that the Chesapeake is a national treasure that should be accessible for everyone and a place where wildlife can thrive. We use technology to enhance the pace and quality of conservation, and we help build parks, trails and public access sites. As principal partner for the National Park Service on the Chesapeake Bay Gateways Network and the Captain John Smith Chesapeake National Historic Trail, we have helped create 250+ new public access sites and permanently protect places like such as Blackwater National and Wildlife Refuge. We serves as a catalyst for change, advancing strong public and private partnerships, developing and using new technology, and driving innovation throughout our work.</p>		

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

The Earl Conservation Center is a 7,500-square-foot office and meeting space for the Chesapeake Conservancy staff and other small nonprofits. It's intended to be a catalyst for greater cooperation and partnerships. It will provide space for collaboration and empower nonprofits to do important work such as protecting our environment and creating new parks and opportunities for outdoor recreation. The project will renovate the building at 1212 West St., Annapolis with energy efficient features. The offices and meeting rooms will be updated the technologies needed to support our precision conservation efforts (<https://www.chesapeakeconservancy.org/conservation-innovation-center/>). The building will be updated to attract and retain the best available talent needed to conserve and restore the natural and cultural resources of the Chesapeake Bay watershed for the enjoyment, education and inspiration of this and future generations.

*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>	
<b>Design</b>	
<b>Construction</b>	\$390,000
<b>Equipment</b>	\$250,000
<b>Total</b>	\$640,000

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

Earl Family Charitable Funds	\$390,000
2024 Maryland Bond Bill	\$250,000
<b>Total</b>	\$640,000

<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>
10/1/2023	3/15/2024	4/15/2024	12/31/2024
<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>
390000.00	0		TBD
<b>18. Other State Capital Grants to Recipients in the Past 15 Years</b>			
<b>Legislative Session</b>	<b>Amount</b>	<b>Purpose</b>	
2021	\$10,000	Anne Arundel County Community Garden	
<b>19. Legal Name and Address of Grantee</b>		<b>Project Address (If Different)</b>	
Chesapeake Conservancy, Inc. 1212 West Street Annapolis, MD 21401		same	
<b>20. Legislative District in Which Project is Located</b>	30A - Anne Arundel 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>
[ ]	[ ]	[ X ]	[ ]
<b>22. Grantee Legal Representative</b>		<b>23. If Match Includes Real Property:</b>	
<b>Name:</b>	Joel Dunn	<b>Has An Appraisal Been Done?</b>	Yes/No
<b>Phone:</b>	443-321-3610		No
<b>Address:</b>		<b>If Yes, List Appraisal Dates and Value</b>	
1212 West Street Annapolis, MD 21401			

<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>
42	45	12691508.00	13000000.00
<b>25. Ownership of Property (Info Requested by Treasurer's Office for bond purposes)</b>			
<b>A. Will the grantee own or lease (pick one) the property to be improved?</b>			Own
<b>B. If owned, does the grantee plan to sell within 15 years?</b>			No
<b>C. Does the grantee intend to lease any portion of the property to others?</b>			Yes
<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>
In conversation with multiple nonprofits on	variable	TBD	TBD
<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>	
Not Applicable			
<b>26. Building Square Footage:</b>			
<b>Current Space GSF</b>	7514		
<b>Space to be Renovated GSF</b>	7514		
<b>New GSF</b>	0		

<b>27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion</b>	last renovated in 1980
<b>28. Comments</b>	
<p>The Chesapeake Conservancy has been searching for a new home for several years and has been in discussing with conservation minded nonprofits for more than two years. Thanks to the generous gift from the Earl Family Charitable Fund, Chesapeake Conservancy was able to purchase the office located at 1212 West Street in Annapolis in August of 2023. As the former offices of the Maryland Municipal League, the space had been last renovated in 1980 with sections of the building dating back to 1920.</p> <p>With a grand vision of collaboration and increased efficient use of resources, Chesapeake Conservancy staff began serious conversations with many nonprofits to understand their needs for office space. We have heard some groups that want regular office space for staff that will be coming into the office weekly, while others are only interested in occasional office space and hosting quarterly Board meetings in the conference room. Currently, there are six nonprofits interested in varying square footage on a monthly lease basis and three nonprofits interested in regular, but occasional use of the conference room and other meeting space.</p> <p>Once all the renovations are completed and move in dates are established, leases will be finalized with those nonprofit organizations. Additionally, we plan to make our large conference room and meeting spaces available for rent to other organizations on an as-needed basis.</p>	