

State Of Maryland

2024 Bond Initiative Fact Sheet

1. Name Of Project		
Harmer's Town Art Center		
2. Senate Sponsor	3. House Sponsor	
James	S. Johnson	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Harford County	\$500,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Harmer's Town Art Center building		
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 Steve Johnson		steve.johnson@house.state.md.us
Pam Spelker		917-885-8914
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Harmers Town Art Center, Inc. (HTAC, Inc.) is a nonprofit organization established to create, build, and manage a first-of-its-kind regional art facility, creativity incubator, and economic driver in Havre de Grace, Maryland (Harford County) rehabilitating and revitalizing a vacant commercial 34,000-square-foot building and a blighted alleyway into a regional destination that will celebrate art, history, and community while drawing tourists into the heart of the city's designated Arts and Entertainment District. (www.harmerstown.org).</p>		

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

Harmers Town Art Center (HTAC), Inc. will allow for the rehabilitation of a vacant 34,000 square-foot commercial building providing a safe, welcoming, and diverse environment for people of all ages from the local community(ies) and visitors alike. The American Disabilities Act (ADA) compliant building will become a regional destination for artists and art lovers - providing employment and opportunity - all in a highly visible location. HTAC is located in a state designated Enterprise Zone, and federally designated Opportunity Zone and HubZone- that creates a long-missing keystone connection between the city's downtown business corridor and its waterfront amenities. Partnerships with local schools and universities will allow students to advance their studies by learning from on-site artists. The facility will offer affordable/low-cost studio spaces visible, multi-purpose areas for teaching or special events, makerspaces, galleries, a museum and souvenir shop.

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	
Construction	\$13,000,000
Equipment	
Total	\$13,000,000

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

FY23 Harford County Budget	\$700,000
FY22/23/24 City of Havre de Grace (FY25pending)	\$65,000
FY23 State Supplemental Budget	\$700,000
FY23 State Bond Bill	\$200,000
FY2024 State Funding	\$300,000
FY25 Maryland State Arts Council Capital (Pending)	\$300,000
Foundations, & Private (pending/planned)	\$2,484,000
FY25 State Bond Bill (pending)	\$500,000
FY24 Congressionally Directed Spending (pending)	\$3,351,000
FY25 Harford County Budget (pending)	\$400,000
FY 25 State Capital Grant (pending)	\$4,000,000
Total	\$13,000,000

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
1/2/2024	8/2/2024	11/4/2024	3/4/2026
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
220000.00		None	100,000
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
FY23	\$700,000	For Art Center Construction	
FY23	\$200,000	For Art Center Construction	
FY24	\$300,000	For Art Center Construction	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Harmer's Town Art Center, Inc.		119 & 123 Market Street Havre de Grace, MD 21078	
20. Legislative District in Which Project is Located	34A - Harford 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:	Gregory A. Szoka	Has An Appraisal Been Done?	Yes/No
Phone:	410-879-2222		
Address:		If Yes, List Appraisal Dates and Value	
Stark and Keenan 30 Office Street Bel Air, MD 21014			

24. Impact of Project on Staffing and Operating Cost at Project Site				
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget	
0	6	186600.00	250000.00	
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
E. If property is leased by grantee - Provide the following:				
Name of Leaser		Length of Lease	Options to Renew	
Allen J. Fair (Intent to deed property within 4		20 years		
26. Building Square Footage:				
Current Space GSF		34,000		
Space to be Renovated GSF		34,000		
New GSF		0		

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

1955

28. Comments

A driving force behind the Harmers Town Art Center vision has been to allow all people opportunities to explore and experience various forms of art in a centralized location. This includes prioritizing constituencies that traditionally have been overlooked and recognizing that art and cultural history may be practiced and observed in different ways within the same community.

These critical improvements to existing facilities and infrastructure will turn a defunct commercial space and basement storage area into a regional attraction that furthers the mission of the organization, benefits the community and general public, and will draw thousands of tourists into the state-designated Arts & Entertainment District, where their time and money will be spent in local shops, restaurants, and bed and breakfasts. If not for this investment, the decaying retail space would be uncertain.

Havre de Grace is a diverse community and Harmers Town Art Center will use those distinctions to set it apart and make it a better and stronger community resource for everyone. By partnering with schools, retirement centers, institutes of higher learning, local businesses, and like-minded and similarly focused groups and organizations, programming at Harmers Town Art Center will reflect the community it serves, even as those reflections change with time and demographics.