

# Redevelopment Authority

## AGENCY OVERVIEW

THE CAPITAL BUDGET OF THE REDEVELOPMENT AUTHORITY IS SEPARATE AND DISTINCT FROM THE COUNTY'S CAPITAL IMPROVEMENT PROGRAM. THE BUDGET IS PRESENTED FOR INFORMATIONAL PURPOSES ONLY.

### Agency Description

The Redevelopment Authority was established pursuant to CB-85-1997. Its Charter was approved pursuant to CR-60-1998. The purpose of the Authority is to provide for residential, commercial or industrial development in the County.

### FY 2025 Funding Sources

- Other – 40.4% (land sales, County contributions and moral obligation bonds)
- State Funding – 59.6%

### FY 2025-2030 Program Highlights

- Glenarden Apartments Redevelopment will continue construction of Phases 4 and 5. Total funding includes \$5,026,000 in land sales.
- The Suitland Manor project will continue construction of infrastructure (streets, utilities,

stormwater management). Total funding includes \$2,000,000 in land sales.

- The Addison Road/ Capitol Heights Metro Corridor includes land acquisition on Old Central Avenue and continued construction for the Lyndon Hill school.
- The Cheverly Development project supports the property management and site maintenance of the existing Prince George's Hospital Center, and funding consists of \$9.3 million in State funding.
- The County Revitalization project funds the community and commercial grants, the redevelopment of the Hyattsville Justice Center and the management of surplus properties.
- The Town of Upper Marlboro receives \$250,000 in PAYGO and the project is accelerated to FY 2025.

### New Projects

#### CIP ID # / PROJECT NAME

8.90.0007 / Old Fairmont Heights HS Redevelopment

8.90.0008 / Gateway Development Authority

### Deleted Projects

None

### Revised Projects

Project Name	Alternate Funding Source Required	Revisions			
		Total Project Cost Increase	Total Project Cost Decrease	Project Schedule Delayed	Project Schedule Accelerated
Addison Road/ Capitol Heights Metro				X	
Cheverly Development		X		X	
Glenarden Apartments Redevelopment				X	
Suitland Manor		X		X	
Town of Upper Marlboro					X

Program Summary

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$10,581	\$8,081	\$2,500	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	7,678	5,072	1,572	1,034	—	1,034	—	—	—	—	—
CONSTR	115,377	56,907	38,820	19,650	7,454	7,846	1,000	1,500	1,100	750	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	63,535	59,872	2,913	750	750	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$197,171</b>	<b>\$129,932</b>	<b>\$45,805</b>	<b>\$21,434</b>	<b>\$8,204</b>	<b>\$8,880</b>	<b>\$1,000</b>	<b>\$1,500</b>	<b>\$1,100</b>	<b>\$750</b>	<b>\$—</b>
<b>FUNDING</b>											
FEDERAL	\$2,769	\$269	\$2,500	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
STATE	32,396	975	16,621	14,800	14,800	—	—	—	—	—	—
OTHER	162,006	112,159	5,190	44,657	10,026	4,700	4,560	1,569	23,052	750	—
<b>TOTAL</b>	<b>\$197,171</b>	<b>\$113,403</b>	<b>\$24,311</b>	<b>\$59,457</b>	<b>\$24,826</b>	<b>\$4,700</b>	<b>\$4,560</b>	<b>\$1,569</b>	<b>\$23,052</b>	<b>\$750</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	
OPERATING				—	—	—	—	—	—	—	
DEBT				—	—	—	—	—	—	—	
OTHER				—	—	—	—	—	—	—	
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	

**Project Listing**

CIP ID#	Project Name	Address	Planning Area	Council District	Project Class	Total Project Cost (000)	Completion Date
8.90.0002	Addison Road/Capitol Heights Metro Corridor	Various Locations	Town of Capitol Heights	Seven	Land Acquisition	\$10,001	FY 2027
9.90.0001	Cheverly Development	5801-5809 Annapolis Road, Cheverly	Cheverly	Five	Rehabilitation	25,521	FY 2026
8.90.0004	County Revitalization	Countywide	Not Assigned	Countywide	Rehabilitation	15,674	Ongoing
8.90.0008	Gateway Development Authority	Various Locations	Bladensburg, Defense Hgts & Vicinity	Two	Rehabilitation	500	TBD
4.90.0001	Glenarden Apartments Redevelopment	8405 Hamlin Street, Glenarden	Town of Glenarden	Five	Rehabilitation	24,843	FY 2028
8.90.0007	Old Fairmont Heights HS Redevelopment	1401 Nye Street, Capitol Heights	Town of Capitol Heights	Seven	Rehabilitation	5,000	TBD
8.90.0003	Suitland Manor	Homer Avenue, Suitland	Suitland, District Heights and Vicinity	Seven	Rehabilitation	113,132	FY 2026
8.90.0006	Town of Upper Marlboro	Upper Marlboro Area, Upper Marlboro	Upper Marlboro and Vicinity	Nine	Rehabilitation	2,500	FY 2030
<b>Program Total</b>						<b>\$197,171</b>	

**NUMBER OF PROJECTS = 8**



**Description:** This project consists of land assembly, relocation and demolition to facilitate Transit Oriented Development (TOD) near two metro stations. The Redevelopment Authority owns property in the development phase near the Capitol Heights Metro Station and is developing projects on Old Central Avenue one block from the Addison Road Metro Station.

**Justification:** The Capitol Heights and Addison Road metro stations require land assembly to stimulate TOD projects, and funds are needed for pre-development work. Improvements will continue for small community-led projects.

**Highlights:** The cumulative appropriation will fund land acquisitions on Old Central Avenue and construction at the Lyndon Hill school. FY 2024 state funding includes \$100,000 for a pass-through grant for a local church.

**Enabling Legislation:** Not Applicable

Location		Status	
Address	Various Locations	Project Status	Under Construction
Council District	Seven	Class	Land Acquisition
Planning Area	Town of Capitol Heights	Land Status	Land Bank Acquisition

**PROJECT MILESTONES**

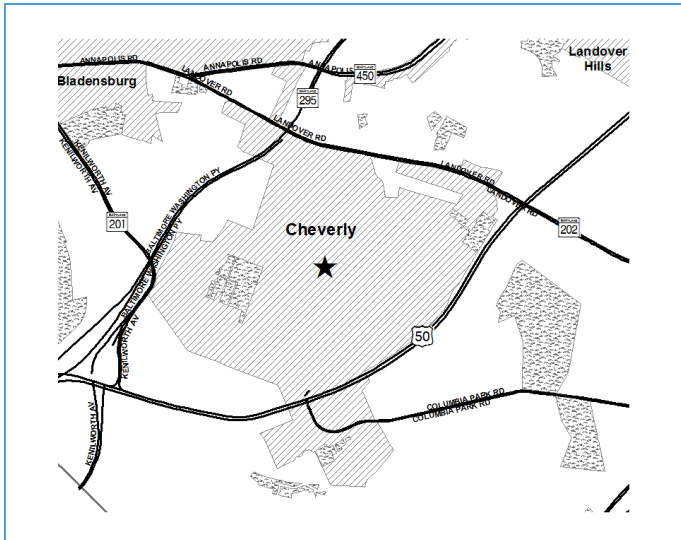
	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2004
1 <sup>st</sup> Year in Capital Budget		FY 2005
Completed Design		FY 2019
Began Construction		FY 2020
Project Completion	FY 2027	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$4,921	\$5,080	\$0	\$10,001

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$357	\$107	\$250	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	2,334	1,881	453	—	—	—	—	—	—	—	—
CONSTR	4,935	658	4,277	—	—	—	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	2,375	2,275	100	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$10,001</b>	<b>\$4,921</b>	<b>\$5,080</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
STATE	\$440	\$250	\$190	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OTHER	9,561	4,601	1,155	3,805	—	1,000	2,805	—	—	—	—
<b>TOTAL</b>	<b>\$10,001</b>	<b>\$4,851</b>	<b>\$1,345</b>	<b>\$3,805</b>	<b>\$—</b>	<b>\$1,000</b>	<b>\$2,805</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	
OPERATING				—	—	—	—	—	—	—	
DEBT				—	—	—	—	—	—	—	
OTHER				—	—	—	—	—	—	—	
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	



**Description:** The Cheverly Development project consists of land assembly, demolition and redevelopment of a hotel and restaurant with 50,000 buildable square feet. The hotel will house 120 rooms, and the restaurant will accommodate 100 to 125 guests. This will be the first Leadership in Energy and Environmental Design (LEED) Certified Extended Stay Hotel in the County. The project also consists of the redevelopment of the former hospital site into an urban style, mixed-use neighborhood.

**Justification:** This project is designed to spur commercial and residential growth along the Maryland Route 450 and 202 corridors in and near the Town of Cheverly. The Redevelopment Authority owns property in the area that is planned for redevelopment, and the acquisition of other blighted properties nearby will enhance the development potential of this site.

**Highlights:** FY 2025 funding will support the property management and site maintenance of the former Prince George's Hospital Center. FY 2025 funding consists of \$9.3 million in State funding.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	5801-5809 Annapolis Road, Cheverly	<b>Project Status</b>	Design Stage
<b>Council District</b>	Five	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Cheverly	<b>Land Status</b>	Site Selected Only

**PROJECT MILESTONES**

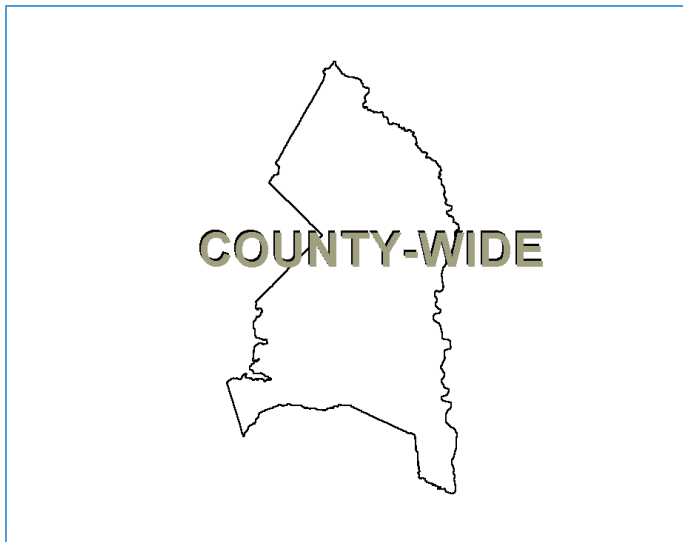
	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2014
1 <sup>st</sup> Year in Capital Budget		FY 2014
Completed Design		FY 2021
Began Construction		FY 2021
Project Completion	FY 2026	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$490	\$15,731	\$2,454	\$18,675

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$94	\$94	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	35	35	—	—	—	—	—	—	—	—	—
CONSTR	25,299	268	15,731	9,300	2,454	6,846	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	93	93	—	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$25,521</b>	<b>\$490</b>	<b>\$15,731</b>	<b>\$9,300</b>	<b>\$2,454</b>	<b>\$6,846</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
STATE	\$24,500	\$—	\$15,200	\$9,300	\$9,300	\$—	\$—	\$—	\$—	\$—	\$—
OTHER	1,021	336	685	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$25,521</b>	<b>\$336</b>	<b>\$15,885</b>	<b>\$9,300</b>	<b>\$9,300</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OPERATING				—	—	—	—	—	—	—	—
DEBT				—	—	—	—	—	—	—	—
OTHER				—	—	—	—	—	—	—	—
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>



**Description:** The County Revitalization project consists of land assembly, relocation, demolition and various programs. Countywide efforts include the (1) Community Impact Grants (CIG) Program to provide the matching funds to County based non-profits to implement small community-led projects, (2) Transit Oriented Development (TOD) Place Marketing Program, (3) Commercial Revitalization Programs to provide the grant matching fund to shopping center owners dedicated to rehabilitating unattractive shopping centers and the (4) Northern Gateway Revitalization Program.

**Justification:** The use of public funds can stimulate economic development for underutilized and underserved areas of the County.

**Highlights:** The cumulative appropriation will fund the CIG and the Commercial Property Improvement Programs (CPIP). Funding also supports the redevelopment of the Hyattsville Justice Center and the management of the County's surplus parcels. The FY 2025 'Other' funding is \$2.25 million in Beacon Heights land sales and \$500,000 in other land sales.

Location		Status	
Address	Countywide	Project Status	Design Stage
Council District	Countywide	Class	Rehabilitation
Planning Area	Not Assigned	Land Status	Location Not Determined

**PROJECT MILESTONES**

	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2000
1 <sup>st</sup> Year in Capital Budget		FY 2004
Completed Design		Ongoing
Began Construction		Ongoing
Project Completion		Ongoing

**Enabling Legislation:** Not Applicable

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$6,219	\$7,355	\$0	\$13,574

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$562	\$312	\$250	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	48	48	—	—	—	—	—	—	—	—	—
CONSTR	9,938	733	7,105	2,100	—	—	1,000	1,000	100	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	5,126	5,126	—	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$15,674</b>	<b>\$6,219</b>	<b>\$7,355</b>	<b>\$2,100</b>	<b>\$—</b>	<b>\$—</b>	<b>\$1,000</b>	<b>\$1,000</b>	<b>\$100</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
STATE	\$768	\$518	\$250	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OTHER	14,906	10,156	—	4,750	2,750	500	500	500	500	—	—
<b>TOTAL</b>	<b>\$15,674</b>	<b>\$10,674</b>	<b>\$250</b>	<b>\$4,750</b>	<b>\$2,750</b>	<b>\$500</b>	<b>\$500</b>	<b>\$500</b>	<b>\$500</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	
OPERATING				—	—	—	—	—	—	—	
DEBT				—	—	—	—	—	—	—	
OTHER				—	—	—	—	—	—	—	
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	



**Description:** Maryland Senate bill 696 establishes the Gateway Development Authority to support and develop a neighborhood revitalization plan in coordination with residents. The target neighborhoods are Mount Rainier, Brentwood, Cottage City, Bladensburg, Colmar Manor and North Brentwood. The Redevelopment Authority will provide support, in consultation with the Maryland Department of Housing and Community Development, for the Gateway Development Authority.

**Justification:** This project is designed to create a comprehensive neighborhood revitalization plan and spur development in the target area to benefit residents, housing, neighborhoods, economic development, and transportation, including motor vehicles and pedestrians.

**Highlights:** FY 2025 funding will support the creation of the Gateway Development Authority. FY 2025 funding consists of \$500,000 in State funding.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	Various Locations	<b>Project Status</b>	New
<b>Council District</b>	Two	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Bladensburg, Defense Hgts & Vicinity	<b>Land Status</b>	No Land Involved

**PROJECT MILESTONES**

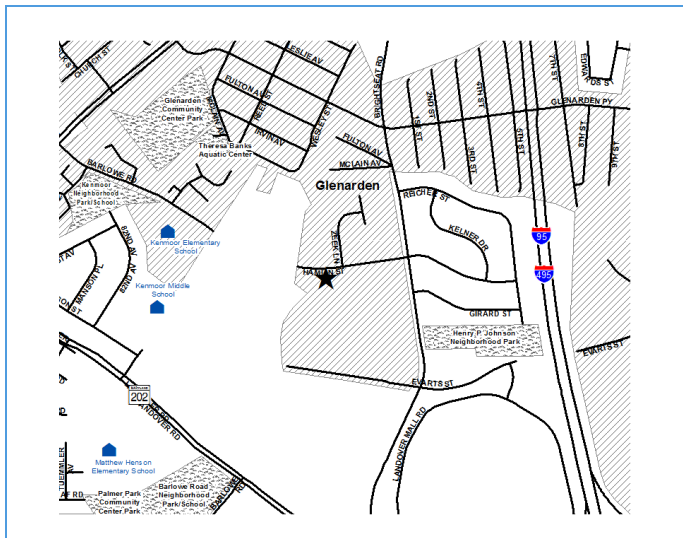
	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2025
1 <sup>st</sup> Year in Capital Budget		FY 2025
Completed Design	TBD	
Began Construction	TBD	
Project Completion	TBD	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$0	\$0	\$500	\$500

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	—	—	—	—	—	—	—	—	—	—	—
CONSTR	—	—	—	—	—	—	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	500	—	—	500	500	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$500</b>	<b>\$500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
STATE	\$500	\$—	\$—	\$500	\$500	\$—	\$—	\$—	\$—	\$—	\$—
<b>TOTAL</b>	<b>\$500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$500</b>	<b>\$500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	
OPERATING				—	—	—	—	—	—	—	
DEBT				—	—	—	—	—	—	—	
OTHER				—	—	—	—	—	—	—	
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	



**Description:** The Glenarden Apartments Redevelopment is a four phased project including demolition and replacement of a 578 blighted apartment complex on 27 acres in Glenarden. The redevelopment and new housing will consist of 429 new multifamily apartments, owner occupied townhomes for seniors and families, infrastructure improvements, a community center, pool and over three acres of green space in a pedestrian friendly environment.

**Justification:** This project will stimulate economic development in the areas eligible for rehabilitation and blight removal. The neighborhood will be revitalized through the provision of new affordable housing stock, public infrastructure improvements and public safety enhancements.

**Highlights:** The cumulative appropriation supports the construction of phases 4 and 5. FY 2025 'Other' funding consists of \$5,026,000 in land sales.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	8405 Hamlin Street, Glenarden	<b>Project Status</b>	Under Construction
<b>Council District</b>	Five	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Town of Glenarden	<b>Land Status</b>	No Land Involved

**PROJECT MILESTONES**

	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2013
1 <sup>st</sup> Year in Capital Budget		FY 2013
Completed Design		FY 2018
Began Construction		FY 2018
Project Completion	FY 2028	

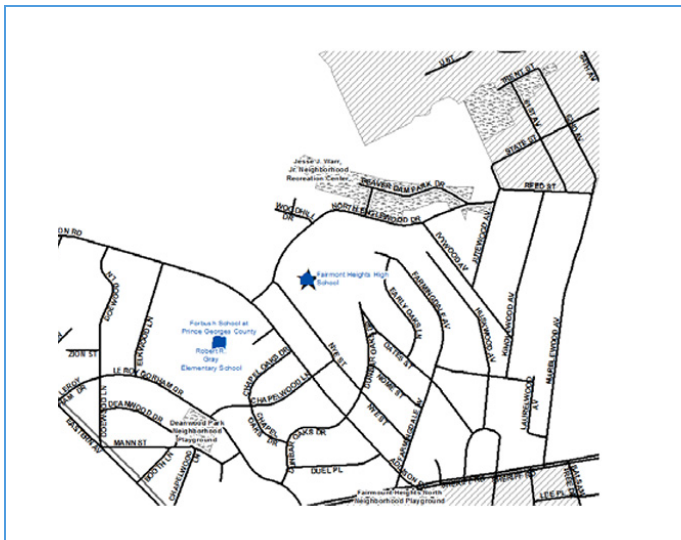
**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$17,457	\$7,386	\$0	\$24,843

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$53	\$53	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	820	3	817	—	—	—	—	—	—	—	—
CONSTR	21,161	16,405	4,756	—	—	—	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	2,809	996	1,813	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$24,843</b>	<b>\$17,457</b>	<b>\$7,386</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
FEDERAL	\$269	\$269	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OTHER	24,574	16,915	1,664	5,995	5,026	200	200	569	—	—	—
<b>TOTAL</b>	<b>\$24,843</b>	<b>\$17,184</b>	<b>\$1,664</b>	<b>\$5,995</b>	<b>\$5,026</b>	<b>\$200</b>	<b>\$200</b>	<b>\$569</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OPERATING				—	—	—	—	—	—	—	—
DEBT				—	—	—	—	—	—	—	—
OTHER				—	—	—	—	—	—	—	—
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>





**Description:** The redevelopment of the old Fairmont Heights High School, a 168,841 square foot structure, to align with signature projects along the Blue Line Corridor including a civic plaza, fieldhouse, market hall and cultural arts and library facility.

**Justification:** The structure is a prior school building on 14.9 acres built in 1951. The primary structure and land were dispositioned from the Board of Education to the County for potential adaptive re-use.

**Highlights:** FY 2025 funding will support the development of a film studio and soundstage renovation project along the Blue Line Corridor. FY 2025 funding consists of \$5 million in State funding.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	1401 Nye Street, Capitol Heights	<b>Project Status</b>	Design Not Begun
<b>Council District</b>	Seven	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Town of Capitol Heights	<b>Land Status</b>	Publicly Owned Land

**PROJECT MILESTONES**

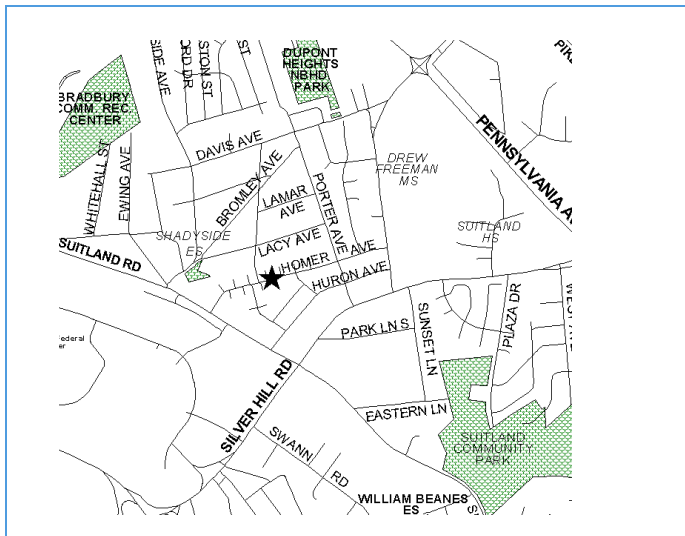
	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2025
1 <sup>st</sup> Year in Capital Budget		FY 2025
Completed Design	TBD	
Began Construction	TBD	
Project Completion	TBD	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$0	\$0	\$5,000	\$5,000

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	—	—	—	—	—	—	—	—	—	—	—
CONSTR	5,000	—	—	5,000	5,000	—	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	—	—	—	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$5,000</b>	<b>\$—</b>	<b>\$—</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
STATE	5,000	\$—	\$—	5,000	5,000	\$—	\$—	\$—	\$—	\$—	\$—
<b>TOTAL</b>	<b>\$5,000</b>	<b>\$—</b>	<b>\$—</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OPERATING				—	—	—	—	—	—	—	—
DEBT				—	—	—	—	—	—	—	—
OTHER				—	—	—	—	—	—	—	—
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>



**Description:** The Suitland Manor project consists of acquisition, relocation, demolition and clearance of approximately 33 acres of commercial and residential properties. Total public infrastructure costs are estimated to be \$40,000,000. The infrastructure construction is underway, and the townhome phase is complete. The 137 unit senior building is under construction.

**Justification:** The neighborhood will be revitalized through the provision of new housing stock, infrastructure improvements and public safety enhancements. The project will provide retail investment to complement the neighborhood and the Suitland Federal Center.

**Highlights:** The cumulative appropriation will support the construction of infrastructure (streets, utilities, stormwater management) for the residential, retail, and open space project. FY 2025 'Other' funding consists of \$2.0 million in land sales.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	Homer Avenue, Suitland	<b>Project Status</b>	Under Construction
<b>Council District</b>	Seven	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Suitland, District Heights and Vicinity	<b>Land Status</b>	Land Bank Acquisition

**PROJECT MILESTONES**

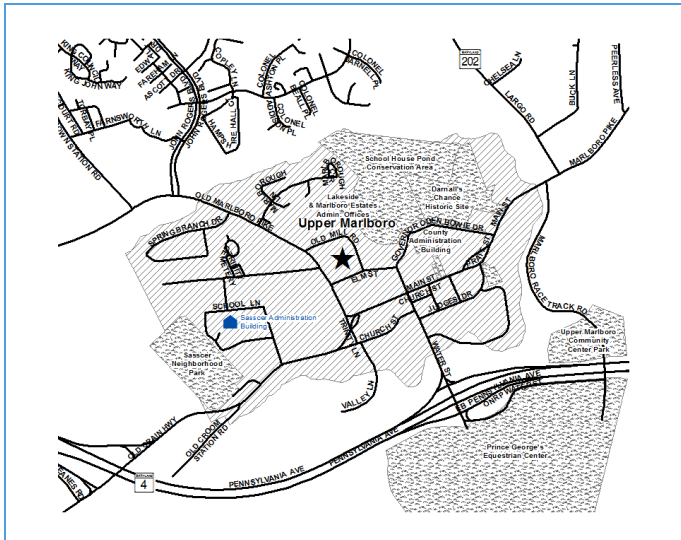
	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2001
1 <sup>st</sup> Year in Capital Budget		FY 2001
Completed Design		FY 2022
Began Construction		FY 2018
Project Completion	FY 2026	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$100,845	\$10,253	\$0	\$111,098

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$9,515	\$7,515	\$2,000	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	4,441	3,105	302	1,034	—	1,034	—	—	—	—	—
CONSTR	46,794	38,843	6,951	1,000	—	1,000	—	—	—	—	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	52,382	51,382	1,000	—	—	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$113,132</b>	<b>\$100,845</b>	<b>\$10,253</b>	<b>\$2,034</b>	<b>\$—</b>	<b>\$2,034</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>
<b>FUNDING</b>											
FEDERAL	\$2,500	\$—	\$2,500	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
STATE	1,188	207	981	—	—	—	—	—	—	—	—
OTHER	109,444	80,151	1,686	27,607	2,000	3,000	1,055	—	21,552	—	—
<b>TOTAL</b>	<b>\$113,132</b>	<b>\$80,358</b>	<b>\$5,167</b>	<b>\$27,607</b>	<b>\$2,000</b>	<b>\$3,000</b>	<b>\$1,055</b>	<b>\$—</b>	<b>\$21,552</b>	<b>\$—</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	
OPERATING				—	—	—	—	—	—	—	
DEBT				—	—	—	—	—	—	—	
OTHER				—	—	—	—	—	—	—	
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	



**Description:** The Town of Upper Marlboro project includes infrastructure improvements and redevelopment efforts to address potential needs in the Town of Upper Marlboro.

**Justification:** The Town of Upper Marlboro anticipates various infrastructure needs and redevelopment initiatives in the future.

**Highlights:** This project has been accelerated as the Redevelopment Authority continues to work with the Town of Upper Marlboro. 'Other' funding consists of \$250,000 of PAYGO in FY 2025.

**Enabling Legislation:** Not Applicable

Location		Status	
<b>Address</b>	Upper Marlboro Area, Upper Marlboro	<b>Project Status</b>	Design Stage
<b>Council District</b>	Nine	<b>Class</b>	Rehabilitation
<b>Planning Area</b>	Upper Marlboro and Vicinity	<b>Land Status</b>	Design Not Begun

**PROJECT MILESTONES**

	Estimate	Actual
1 <sup>st</sup> Year in Capital Program		FY 2017
1 <sup>st</sup> Year in Capital Budget		FY XXXX
Completed Design	FY 2028	
Began Construction	FY 2028	
Project Completion	FY 2030	

**CUMULATIVE APPROPRIATION (000'S)**

Life to Date	FY 2024 Estimate	FY 2025	Total
\$0	\$0	\$250	\$250

**Project Summary**

Category/Description	Total Project Cost	Life to Date Actual	FY 2024 Estimate	Total 6 Years	Budget Year FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	Beyond 6 Years
<b>EXPENDITURE</b>											
PLANS	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
LAND	—	—	—	—	—	—	—	—	—	—	—
CONSTR	2,250	—	—	2,250	—	—	—	500	1,000	750	—
EQUIP	—	—	—	—	—	—	—	—	—	—	—
OTHER	250	—	—	250	250	—	—	—	—	—	—
<b>TOTAL</b>	<b>\$2,500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$2,500</b>	<b>\$250</b>	<b>\$—</b>	<b>\$—</b>	<b>\$500</b>	<b>\$1,000</b>	<b>\$750</b>	<b>\$—</b>
<b>FUNDING</b>											
OTHER	\$2,500	\$—	\$—	\$2,500	\$250	\$—	\$—	\$500	\$1,000	\$750	\$—
<b>TOTAL</b>	<b>\$2,500</b>	<b>\$—</b>	<b>\$—</b>	<b>\$2,500</b>	<b>\$250</b>	<b>\$—</b>	<b>\$—</b>	<b>\$500</b>	<b>\$1,000</b>	<b>\$750</b>	<b>\$—</b>
<b>OPERATING IMPACT</b>											
PERSONNEL				\$—	\$—	\$—	\$—	\$—	\$—	\$—	\$—
OPERATING				—	—	—	—	—	—	—	—
DEBT				—	—	—	—	—	—	—	—
OTHER				—	—	—	—	—	—	—	—
<b>TOTAL</b>				<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>	<b>\$—</b>

