

OFFICE OF FINANCE PROGRAMS
MARYLAND ECONOMIC DEVELOPMENT ASSISTANCE
AUTHORITY AND FUND
(MEDAAF)

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As of June 30, 2009

MARYLAND ECONOMIC DEVELOPMENT ASSISTANCE AUTHORITY AND FUND
(MEDAAF)

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DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT
MARYLAND ECONOMIC DEVELOPMENT ASSISTANCE AUTHORITY AND FUND (MEDAAF)

History and Program Description

The Maryland Economic Development Assistance Authority and Fund (“MEDAAF”) was originally approved by the General Assembly under House Bill 188 during the 1999 legislative session as a new economic development program to be administered by the Department of Business and Economic Development (the “Department”). The program was designed to be a non-lapsing revolving loan fund to provide below market, fixed rate financing to growth industry sector businesses, locating or expanding in priority funding areas of the State.

Shortly thereafter, in an effort to eliminate duplicative, unproductive and deficient programs, as well as to make processes more efficient and timely, legislation was developed to consolidate ten existing economic development programs into MEDAAF through the Financing Programs Consolidation Act of 2000. The consolidation expanded MEDAAF’s capabilities to include those that had existed under the consolidated programs.

Effective July 1, 2004, another existing economic development program, the Smart Growth Economic Development Infrastructure Fund (One Maryland), was also consolidated into the MEDAAF program. This consolidation also expanded MEDAAF’s capabilities to include those that had existed under the One Maryland program.

The consolidated MEDAAF program is administered under five capabilities that contain the ability to address appropriate economic development opportunities for both the business community and political jurisdictions as follows:

- *Capability 1 - Significant Strategic Economic Development Opportunities* – A project that provides assistance to companies in eligible industries with a significant economic development opportunity project, which impacts on a statewide or regional level.
- *Capability 2 - Local Economic Development Opportunities* – A project that provides a valuable economic development opportunity to the jurisdiction in which the project is located and is a priority for the governing body of that jurisdiction.
- *Capability 3 - Direct Assistance to Local Jurisdictions or MEDCO* – The Department may provide assistance to a local jurisdiction or to the Maryland Economic Development Corporation (MEDCO) for local economic development needs including feasibility studies, economic development strategic plans, and infrastructure. The Smart Growth Economic Development Infrastructure Fund (One Maryland) was consolidated into this capability.
- *Capability 4 - Regional or Local Revolving Loan Funds* – This capability provides assistance to local jurisdictions to help capitalize local revolving loan funds.
- *Capability 5 - Special Purpose Grants and Loans* – This capability contains targeted programs for specialty initiatives. (Day Care, Animal Waste Technology, Brownfields, Aquaculture, and the Arts & Entertainment Districts)

Actual Program Performance from Inception through June 30, 2009

Since the inception of the consolidated MEDAAF program (including the consolidation of all One Maryland program activity), the Department has closed a total of three hundred and eighty-one (381) transactions with an aggregate original balance of \$171,582,865. Of these transactions, thirty-eight (38) with original balances of \$35,916,149 were structured as loans, three hundred and twenty-three (323) were structured as grants or conditional loans totaling \$88,179,268, and twenty (20) were structured as investments totaling \$47,487,448. This assistance provided by MEDAAF, impacted projects with retention of 16,174 jobs, creation of 14,454 jobs, and private capital

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investment of \$1.7 billion. As of June 30, 2009, the MEDAAF portfolio, including transactions approved under predecessor programs, consisted of two hundred-thirty four (234) transactions with total principal outstanding of \$145,515,172.

In fiscal year 2009, the program had no charge-off activity, and prior charge-off collections of \$1,049,699. The MEDAAF program has historical total gross charge-offs of \$20,493,287, which includes the historical charge-offs of the various programs that were consolidated into the existing MEDAAF program. The bulk (\$15,901,569) of the total gross charge-off figure is comprised of (a) two loans totaling \$7,966,569 (\$6,000,000 and \$1,966,569) that were charged off in fiscal year 2003, (b) one loan for \$1,500,000 charged off in fiscal year 2005, and (c) two loans totaling \$6,435,000 (\$3,000,000 and \$3,435,000) charged off in fiscal year 2006. The \$6,000,000 charged off loan from 2003 was fully collected (principal and interest) in fiscal year 2006, and the \$1,966,569 charged off loan from 2003 was fully collected (principal) in fiscal year 2007.

Since the consolidation of the program at July 1, 2000, thirty-six (36) conditional grants or loans aggregating \$13,881,698 have received full or partial forgiveness based on the full or partial achievement of their performance requirements. Over the same period, twenty-one (21) conditional grants or loans aggregating \$10,859,312 did not achieve their performance requirements resulting in all twenty-one (21) being fully or partially repaid.

Please refer to *Attachment A* for an entire breakdown of the MEDAAF Program Performance for fiscal year 2009.

MEDAAF Capability 1 - Significant Strategic Economic Development Opportunities

Projects under this capability are normally regarded as producing significant economic development opportunities on a statewide or regional level. Assistance is provided directly to businesses or through MEDCO in the form of a loan. The maximum assistance under this capability cannot exceed the **lesser** of \$10,000,000 or 20% of the current fund balance. Assistance is not subject to local jurisdiction participation as is the case with other capabilities. This incentive loan program is used to encourage significant strategic economic development projects that result in significant job creation, job retention and capital investments. The target rate of interest for the loans is 3% and can be structured with flexible terms. Loan proceeds may be used to fund land acquisition, infrastructure improvements, buildings, fixed assets, leasehold improvements, and working capital (limited to 25% of total assistance). This capability has had limited use due to budgetary constraints on funding for MEDAAF.

MEDAAF Capability 2 - Local Economic Development Opportunities

Projects under this capability are generally regarded as providing valuable economic development opportunities to the jurisdictions in which the projects are located, and are priorities for the governing bodies of the jurisdictions. All assistance under this capability must be endorsed through a formal resolution by the governing body of the jurisdiction in which the project is located. In addition, the local jurisdiction must participate in the form of either an acceptable guarantee, a direct loan, or a grant in an amount equal to at least 10% of the total assistance. Assistance can be provided in the form of a loan, a conditional loan, investment, or a grant directly to a business or to MEDCO for use in the project. Loans may be for up to \$5,000,000 and conditional loans or grants may be for up to \$2,000,000. The target interest rate on loans is up to $\frac{1}{8}$ of 1% over the interest rate of the State's latest General Obligation Bond offering and can be structured with flexible terms. Funds may be used for land acquisition, infrastructure improvements, buildings, fixed assets and leasehold improvements.

MEDAAF Capability 3 - Direct Assistance to Local Jurisdictions

Assistance for a project under this capability is funded directly to the local jurisdiction in which the project resides, or through MEDCO. For all projects under this capability, a formal resolution from the governing body of the jurisdiction in which the project is located, endorsing the financial assistance is required. Assistance provided may be in

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the form of a loan, a conditional loan, investment, or a grant. The total amount of assistance cannot exceed \$3,000,000 unless the jurisdiction is a “qualified distressed” (One Maryland) jurisdiction. Funds may be used for buildings, infrastructure improvements, fixed assets and leasehold improvements. Funding may not exceed 70% of the total costs of the project being financed or 100% if to MEDCO, or for a “qualified distressed” project. Additionally, under this capability, funds may be used to provide assistance to local jurisdictions for local economic development needs such as feasibility studies and economic development plans. Funding may be up to 70% (100% if to MEDCO) of the cost of feasibility studies and up to 50% of the cost of preparing a jurisdiction’s strategic plan for economic development, not to exceed a total of \$50,000 in a 3-year period.

Under this capability during fiscal year 2009, the Department did not approve any new assistance for One Maryland transactions. As of June 30, 2009, there were thirty (30) One Maryland transactions outstanding with an aggregate balance of \$41,816,084. The Department approved \$140,000 in funds for three (3) feasibility studies. Under the terms of the agreements the recipients must provide an impact statement explaining the results of the study or plan and how the results will impact the jurisdiction

Please refer to *Attachment B* for a list of feasibility studies approved in fiscal year 2009 and *Attachment C* for a list of One Maryland projects.

MEDAAF Capability 4 - Regional or Local Revolving Loan Funds

This capability provides funding to local jurisdictions to help capitalize local revolving loan funds. Eligible applicants include jurisdictions or a jurisdiction’s designated regional economic development agency, whether public or private. A jurisdiction may transfer all, or a portion, of its funding to a regional revolving loan fund. Jurisdictions may receive funding of up to \$250,000 annually. The jurisdiction must provide a 100% match of the requested assistance unless the local government is located in a qualified distressed county, then the match must be in an amount equal to at least 50% of the requested assistance. Funds under this capability have a fiscal year cap of no more than \$2,000,000 per fiscal year. To qualify for funding, local jurisdictions must provide acceptable matching funds into the designated revolving loan fund. Assistance provided by revolving loan funds may be in the form of loans, loan guarantees, or interest rate subsidies.

Two core functions of the Department are to partner with local governments in their economic development efforts and to promote small business development. With that in mind, the Department provides assistance to jurisdictions for their local economic development revolving loan funds to more effectively reach diverse geographic and industry segments of the business community. The typical revolving loan fund client is a small business that may be in an industry sector, such as retail service, that is not otherwise eligible for assistance under the statute.

Since the inception of the program in October, 1998, the Department has approved thirty-three (33) revolving loan fund grants to nineteen (19) local governments totaling \$6,914,339. Under the terms of the assistance, the recipient must provide the Department with an annual report disclosing how the proceeds were used and the total activity of the revolving loan fund. The Department, at its discretion, has the right to request repayment of the funds if the local government has not used the assistance within two (2) years from receipt of the funds. For fiscal year 2009, the Department approved three (3) requests by: Howard County in the amount of \$250,000, Montgomery County in the amount of \$250,000, and Queen Anne’s County in the amount of \$235,000.

Please refer to *Attachment D* for a chart of the activity reported by the various recipients.

MEDAAF Capability 5 - Special Purpose Grants and Loans

This capability includes specific funding initiatives that have at one time or another been deemed critical to the State’s economic health and development by the State legislature. The specific program determines the level and type of assistance provided. Specialty programs may be exempt from local participation and certain other MEDAAF

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requirements. The special purpose initiatives include Brownfields, Seafood and Aquaculture, Animal Waste, Day Care, and Arts and Entertainment. The primary activity under this capability has been for Brownfields.

The Brownfields Revitalization Incentive Program (BRIP) was approved by the Legislature in 1997 in conjunction with MDE's Voluntary Cleanup Program (VCP). The purpose of this program is to encourage participation in the VCP and provide financial incentives for the redevelopment of properties previously used for commercial or industrial purposes within designated growth areas of participating jurisdictions. In order to participate, local jurisdictions must either approve property tax credits pursuant to State statute or maintain a list of priority brownfields sites to assist with planning efforts. The program can provide the following incentives to assist with the redevelopment of brownfields:

- Potential purchasers or current site owners that intend to either apply to MDE's VCP or participate in the Oil Control Program may apply to BRIP for assistance with the cost of Phase I and Phase II assessments.
- Participants in the VCP or Oil Control Program that are an inculpable party can apply to BRIP for the site to be qualified to receive property tax credits and/or financial assistance for revitalization.
- Property tax credits, low interest loans, and partial grants under BRIP are based on the current condition of the site, as well as, the intended project's economic impact, timing and scope, creation and retention of employment, and private capital investment.

The 2000 legislative session provided several key changes to the program that allowed it to gain momentum and become an effective force in reclaiming abandoned and underutilized properties. The changes broadened the Department's ability to provide funding for assessments to a wider universe of eligible participants including those who have yet to enter into either of the MDE programs. The consolidation of the Department's financing programs during that same session has allowed for greater flexibility and overall financial resources. The Brownfields Reform Act of 2004 which became effective October 1, 2004, had a significant impact on the program as the Act simplified both the access and process of the VCP and BRIP and broadened the scope of eligible sites.

Please refer to *Attachment E* which provides a chart that summarizes BRIP activity since the inception of the program.

Projected Program Performance for Fiscal Year 2010

At the time of consolidation in 2000, the program was intended to be used primarily for revolving low interest rate loans, whereby the projected appropriations from 2000 through 2004 would have allowed the program to become self-sustaining. Not long after the consolidation, the actual appropriations for MEDAAF began to be significantly below the level originally anticipated and the program was not able to become self-sustaining, which necessitated the use of grants in much smaller amounts. Given the consolidation of One Maryland funds in 2004, the extraordinary repayments of MEDAAF and One Maryland loans and investments, and increased funding in 2005 and 2006 it was hoped that the program could slowly return to its original mission of being primarily a low interest revolving loan fund. However, the lack of funding for 2007, 2008, and 2009 has once again necessitated the use of grants in much smaller amounts. Continued funding of the program is critical, especially since the program has been used for the majority of projects that were historically done under the Sunny Day program, which has not received funding for seven (7) consecutive fiscal years.

Total existing encumbrances in the program including prior fiscal years were \$24,632,117 for forty-nine (49) projects. Further as of June 30, 2009, the Department had received executed proposal letters for one (1) project representing \$450,000, and had eight (8) additional projects for \$4,690,000 where proposal letters were pending acceptance. In addition, as of fiscal year end 2009, the Department was in discussions with seven (7) prospects for an additional \$8,650,000.

Please refer to *Attachment F* for a chart that summarizes the pending activity as of June 30, 2009.

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ATTACHMENT A

MEDAAF Program Performance for Fiscal Year 2009

	<u>Approved</u>		<u>Closed</u>	
MEDAAF 1 <i>Significant Strategic Economic Development Opportunities</i>	0	\$ -	0	\$ -
MEDAAF 2 <i>Local Economic Development Opportunity</i>	13	\$6,942,615	4	\$5,850,000
MEDAAF 3 <i>Direct Assistance to Local Jurisdictions or MEDCO</i>	3	\$140,000	5	\$2,470,000
MEDAAF 3 <i>Direct Assistance to Local Jurisdictions or MEDCO - One MD</i>	0	\$ -	1	\$329,499
MEDAAF 4 <i>Regional or Local Revolving Loan Fund</i>	3	\$735,000	2	\$485,000
MEDAAF 5 <i>Special Purposes Grant and Loans</i>	10	\$1,178,980	16	\$2,589,165
TOTAL	29	\$8,996,595	28	\$11,723,664

Of the above closed transactions, one (1) deal with an original balance of \$3,500,000 was structured as an investment, one (1) deal with an original balance of \$10,000 was structured as a loan, and twenty-six (26) deals totaling \$8,213,664 were structured as conditional loans or grants.

ATTACHMENT B

Feasibility Studies Approved in Fiscal Year 2009

<u>Jurisdiction</u>	<u>Study</u>	<u>Grant Amount</u>	<u>Total Cost</u>
Allegany	Allegany County- Water Feasibility Study	\$50,000	\$20,000
Dorchester	North Dorchester Railroad, Inc. – Tourism Feasibility Study	\$15,000	\$30,000
Harford	City of Aberdeen – Water/Wastewater Feasibility Study	<u>\$75,000</u>	<u>\$360,000</u>
	Totals	\$140,000	\$610,000

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ATTACHMENT C

One Maryland Approved Project Summary Chart

Jurisdiction	Project Name	Amount
Allegany	MEDCO/Allegany/Barton Farm	\$5,963,000
Allegany	Allegany County/American Woodmark	\$885,000
Allegany	Allegany County/North Branch	\$1,000,000
Allegany	Allegany Co/ABC@FSU	\$2,500,000
Allegany	City of Frostburg/Lyric	\$150,000
Allegany	Allegany County/Biederlack	\$2,500,000
Baltimore City	BDC/Inner Harbor East	\$3,000,000
Baltimore City	MEDCO/Fleet Street Garage	\$6,000,000
Baltimore City	MEDCO/St. Paul St. Garage	\$3,000,000
Baltimore City	Hollander Ridge Industrial Park *	\$3,600,000
Baltimore City	BDC/GGP/Mondawmin	\$1,800,000
Baltimore City	CALC – National Aquarium	\$5,000,000
Caroline	Town of Denton/Ind. Pk	\$1,086,000
Caroline	Town of Federalsburg/Ind. Pk.	\$836,800
Caroline	Caroline EDC/Button Factory	\$160,000
Caroline	Caroline County/Ridgely	\$4,000,000
Cecil	Cecil County/Bainbridge Flex	\$2,500,000
Dorchester	MEDCO/Dorchester/Flex	\$2,200,000
Dorchester	MEDCO/Dorchester Co./Tech Park	\$1,750,000
Garrett	MEDCO/I-68 Ind. Pk	\$2,500,000
Garrett	MEDCO/Garrett Shell Bldg	\$27,931
Garrett	MEDCO/So. Garrett Shell Building	\$2,300,000
Garrett	Garrett County/American Woodmark	\$2,750,000
Garrett	Garrett Co/Trade/Enterprise Center	\$300,000
Garrett	Garrett Co/Techn Software Center	\$400,000
Garrett	Garrett Co/McHenry Business Park	\$1,400,000
Garrett	Garrett Co/Career & Tech Center	\$1,000,000
Garrett	Garrett County/Adventure Sports	\$1,550,000
Somerset	MEDCO/Somerset/Flex Bldg	\$2,250,000
Somerset	Somerset County/Project Noah	\$500,000
Somerset	Somerset Co/Wenona Harbor Channel	\$125,000
Somerset	Somerset Co/Chase Plaza Business Park	\$2,500,000
Worcester	MEDCO/Pocomoke Shell Building	\$2,200,000
Worcester	MEDCO/Berlin Tech *	<u>\$2,586,720</u>
		\$70,320,451

* Rescinded

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ATTACHMENT D

Local Revolving Loan Fund Activity from Program Inception through June 30, 2009

Jurisdiction	Amount	County Match	<i>Number of Loans in RLF</i>	<i>Total Outstanding of Loans in RLF</i>	Cash Balance in RLF
City of Cumberland/ Allegany Co.	\$ 50,000	\$ 50,000	1	\$1,203	\$105,115
Anne Arundel	\$250,000 \$250,000	\$250,000 \$250,000	21	\$1,287,679	\$890,353
Baltimore City	\$250,000 \$250,000	\$250,000 \$250,000	5	\$334,704	\$593,842
Baltimore Co.	\$250,000	\$250,000	3	\$500,000	\$0
Calvert Co.	\$100,000	\$100,000	2	\$66,662	\$241,073
Caroline Co.	\$100,000	\$50,000	6	\$113,939	\$96,081
Cecil Co.	\$140,397 \$ 86,931 \$ 86,932	\$140,397 \$ 86,931 \$ 86,932	5	\$330,825	\$509,898
Charles Co.	\$250,000	\$250,000	0	\$0	\$549,337
Frederick Co.	\$250,000	\$250,000	4	\$98,915	\$389,988
Harford Co.	\$120,000 \$100,000 \$250,000	\$120,000 \$100,000 \$250,000	8	\$444,832	\$2,345,822
Howard Co. JREF	\$250,000	\$250,000	18	\$2,177,179	\$1,197,821
Howard Co. Catalyst Loan Fund	*\$250,000 **\$250,000	*\$250,000 **\$250,000	0	\$0	\$500,000
Montgomery	\$250,000 \$250,000 \$250,000 ***\$250,000	\$250,000 \$250,000 \$250,000 ***\$250,000	30	\$692,803	\$650,151
Prince George's	\$250,000	\$250,000	0	\$0	\$631,967
Queen Anne's County	****\$235,000	****\$235,000	0	\$0	\$470,000
Salisbury/Wicomico	\$203,104	\$101,552	3	\$426,574	\$171,630
Somerset Co.	\$191,975 \$250,000	\$95,987 \$250,000	4	\$158,373	\$447,061
St. Mary's Co.	\$250,000	\$250,000	4	\$127,148	\$627,852
City of Hagerstown/ Washington Co.	\$250,000	\$250,000	12	\$843,902	\$180,390
Worcester County	\$250,000	\$125,000	5	\$375,391	\$10,741
Totals	\$6,914,339	\$6,591,799			

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ATTACHMENT E

**BRIP Approval Activity (Since inception)
(\$ In thousands)**

Project	Juris	S.F. '000	Acres	Project Cost *	Employ. Capacity	Prop. Tax Qualify	Assessment Assistance		Remediation Assistance	
							Date	Amount	Date	Amount
1100 James LLC	BCI		2.9	\$100			2/1/08	\$50	1/14/09	\$350
1200 Conkling LLC	BCI		1.4			10/5/07				
AHOLD/CSX	ALL		33.0			1998				
Allison Transmission	BCO	400	65.0	\$216,000	420	3/10/00				
American Brewery LLC	BCI		0.79	\$21,200					08/29/08	\$360
American Port Services	BCI	95	18.0	\$12,170	400	6/11/01			7/16/01	\$200
American Sugar	BCI		2.0	\$674	400				4/29/05	\$275
APS East Coast	BCI		25.0	\$90			4/18/03	\$60		
BA Bolton Yards LLC	BCI		6.98	\$108			11/16/07	\$50		
Baltimore City Housing and Community Development	BCI		0.917	\$36			11/07/08	\$18		
Baltimore Museum of Industry	BCI		1.6	\$285					10/24/03	\$200
Baltimore Truck Wash	BCI		1.912 0.393	\$1,000	100	1/16/07				
BDE Development	BCI	45	.8	\$50			12/5/05	\$35	3/15/06	\$165
Big Mac Maryland III	BCI		3.8	\$1,000					9/25/06	\$250
Black Olive Dev.	BCI	26		\$6,924	38				1/12/07	\$200
BlueBall 73, LLC	CEC		73	\$1,300			3/7/07	\$250		
Bond Street Wharf	BCI	216	1.5	\$35,000	800	4/14/03				
BTR Biddle LLC	BCI		41.0	\$2,300					12/6/07	\$400
BTR Biddle LLC	BCI		7.0	\$80			3/28/08	\$40		
Cambridge Point	DOR	113	2.8			3/15/02				
Campbell Soup Bldg.	WOR		9.6	\$774					07/27/05	\$200
Canton Crossing, LLC	BCI		51.0	\$4,000					8/12/03	\$1,000
Canton Crossing, LLC	BCI	510		\$1,270					7/16/04	\$300
Canton	BCI		31	\$12,000					5/11/07	\$2,000

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Project	Juris	S.F. '000	Acres	Project Cost *	Employ. Capacity	Prop. Tax Qualify	Assessment Assistance		Remediation Assistance	
							Date	Amount	Date	Amount
Crossing, LLC									10/25/07	\$2,000
Central Garage	BCI		14.4	\$15,000			9/24/04	\$42	9/22/06	\$1,000
							5/12/05	\$10		
Chesapeake Green Fuels	BCI	50		\$43			5/11/07	\$23		
Chesapeake Paperboard Centre	BCI		10.0	\$40,000					11/21/05 06/18/07	\$250 \$400
Chesapeake Real Estate Group LLC	BCI		10.4	\$1,700		4/22/08	6/3/05	\$15		
CityCenter LLC	BCI	23	0.52	\$100			5/22/09	\$50		
Clipper Mills	BCI		18.0	\$40,000		10/21/03	11/6/02	\$45	4/19/05	\$200
Collins Electric/ Johnson Property	QUE		8.8	\$527					6/15/05	\$60
Crown Business Center	BCI	342	13.6	\$8,408	125	4/18/01				
Cypress Realty	MON	58	1.34	\$52,800					11/22/06	\$150
Duke Realty	BCI		158.92	\$1,900			6/6/06	\$500	6/13/08	\$500
			8.04			5/27/08				
			18.04			5/27/08				
Eastport Industrial Center	BCO	621	32.7	\$27,000		12/13/05				
Emanuel Tire Co.	BCI		7.0	\$55			1/7/05	\$39		
Esskay Plant	BCI	240	13.1	\$15,000	120	8/6/02	10/3/02	\$30	10/27/99	\$300
FBP, LLC	BCI		23	\$60			3/2/07	\$42		
Fleet & Eden Garage	BCI	82	1.9	\$15,000			6/15/01	\$119		
Fleet Properties	BCI		21.0	\$100	200		6/24/02	\$70		
Frederick Site I	FRE		4.5	\$86			4/3/06	\$61		
Frederick Site II	FRE		3.5	\$87			4/3/06	\$61		
Gateway at Washington Hill	BCI	243	5.573	\$56			08/16/08	\$28		
Glen Abbey III, LLC	AA		98.0	\$50			3/21/08	\$25		
Glen Abbey V, LLC	BCI		64.0	\$75			3/28/08	\$37		
Global LifeSci Development	MON		186.0	\$145			09/26/08	\$70		
Gunther Bottle, LLC	BCI	50	1.0	\$15,079	100	8/6/02			7/31/01	\$21
Gunther Bottle Lot, LLC	BCI		0.66			7/18/07				
Gunther Headquarters, LLC	BCI	40	2.0	\$9,597	180	8/6/02			7/31/01	\$22
Gunther Land, LLC	BCI					7/18/07				
Gunther Main	BCI		3.11			10/5/07				

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Project	Juris	S.F. '000	Acres	Project Cost *	Employ. Capacity	Prop. Tax Qualify	Assessment Assistance		Remediation Assistance	
							Date	Amount	Date	Amount
South, LLC										
Gunther Rail, LLC	BCI		3.5	\$100			9/8/06	\$70		
Gunther Rail SW, LLC	BCI			\$431					8/8/07	\$120
Gunther Toone, LLC	BCI		0.909			10/5/07				
Hanover Place LLC	AA	259	5.94	\$55			1/14/09	\$25		
Herron 393, LLC	CEC		393.0	\$500			9/15/06	\$250		
Highlandtown Bakery Facilities	BCI		0.3	\$31			8/12/02	\$22		
IKEA	CEC	1,700	140.0	\$100,000	300	4/13/03	10/1/01	\$20		
Inner Harbor West, LLC	BCI		18.2	\$11,138					9/7/05	\$500
Inner Harbor West II, LLC	BCI		1.0	\$40			7/14/06	\$28		
Inner Harbor West II, LLC	BCI		12.3	\$12,824					6/27/06	\$1,000
Inner Harbor West II, LLC	BCI	284	6.5	\$75			3/9/07	\$38		
Inner Harbor West II, LLC	BCI		6.69	\$44			1/18/08	\$22		
JBG/Market Square I, LLC	MON	228	1.7	\$34,500	700	4/4/05				
Jefferson at Congressional Village	MON		7.3	\$36,000		12/13/05				
Kenfield, LLC	HOW	1,300	30.0	\$62			9/18/01	\$40		
Kirk Stieff Silver	BCI	110	2.5	\$12,708	340	2/2/01				
LG Upper Rock LLC	MON		3.9	\$39,000		5/5/08				
Montgomery Park	BCI	1,300	27.0	\$103,307	4,000	4/18/01			11/13/01	\$2,000
National Aquarium	BCI	250	5.8	\$35,000			6/17/02	\$76		
							5/24/04	\$24		
National East, LLC	BCI	158	3.0	\$52		4/4/05	8/2/04	\$36	7/16/07	\$70
National Haven, LLC	BCI		4.2	\$40			4/3/06	\$20		
NB 3601, LLC	BCI	200	1.3	\$25,315	240	8/6/02	7/31/01	\$56	7/31/01	\$40
									11/7/03	\$110
									6/15/05	\$50
P&L Investments III, LLC	BCO	73	3.3	\$1,300			9/25/06	\$125	9/25/06	\$250
Port Covington	BCI	421	68.0	\$50,000	500	2/2/01				
PPG Site	ALL		66.0	\$56			6/15/01	\$39		
Pratt & Chester	BCI			\$228		7/18/07			11/17/06	\$100

DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT

Project	Juris	S.F. '000	Acres	Project Cost *	Employ. Capacity	Prop. Tax Qualify	Assessment Assistance		Remediation Assistance	
							Date	Amount	Date	Amount
Radio Park	BCO	962	22.1	\$32,379		5/23/02			5/21/02	\$200
Railway Express, LLC	BCI		1.566	\$438					7/16/07	\$110
RMR Property (Schwab, LLC)	CEC	96	3.9	\$34			6/15/01	\$24		
				\$62			2/22/02	\$43		
				\$27			8/2/02	\$19		
Rockville Metro Plaza I, LLC	MON	226	1.1	\$39,435		6/1/05				
SC Odenton III LLC	ANN		18.3	\$167			01/25/08	\$83		
Silver Spring Project, LLC	MON		1.0	\$160			12/7/07	\$80		
Silver Spring Square	MON		3.0	\$32,116		8/26/03				
South Broadway Properties LLC	BCI	64		\$135			4/17/09	\$67		
South Charles Apartments LLC	BCI		2.4	\$28			4/18/08	\$14		
Southwest Harbor, LLC	BCI		3.1	\$75			1/5/07	\$53		
Stansbury Shores, LLC	BCO		64.0	\$168			4/6/07	\$84		
Thames Street Garage	BCI	265	1.4	\$15,000		4/13/03				
Tide Point	BCI	400	15.0	\$67,000	2000	4/18/01				
Tidewater Marine	BCI		2.0	\$60			9/24/04	\$42		
United Sports Management	MON	15	.7	\$82			5/20/05	\$57		
Vicon /Windsor Pointe	CEC		59.0	\$100			6/19/02	\$70		
				\$50			12/20/02	\$35		
Western Run Business Center	BCO	90	28.0	\$9,867	235	4/18/01				
Projects: 94		11,555	2,149.40	\$1,219,418	11,198			\$3,332		\$15,003

*If the site has only received assessment assistance, then Project Cost represents the cost of the Environmental Assessment. In all other cases, Project Cost may represent either the cost of remediation or the total cost of redevelopment.

Participants:

County – Allegany, Anne Arundel, Baltimore, Baltimore City, Cecil, Dorchester, Frederick, Howard, Montgomery, Prince George’s, Queen Anne’s, Somerset, and Worcester. Municipalities – Colmar Manor, Cumberland, Frederick, Salisbury, and Taneytown

DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT

ATTACHMENT F

Summary of Pending Activity for 2010 as of June 30, 2009.

	<u>Encumbrances</u>		<u>Accepted Proposals</u>		<u>Issued Proposals</u>		<u>Discussions</u>		<u>Total</u>	
MEDAAF 1	-	-	-	-	-	-	-	-	-	-
MEDAAF 2	16	\$5,392,615	1	\$450,000	8	\$4,690,000	1	\$2,000,000	26	\$12,532,615
MEDAAF 3	9	\$1,712,066	-	-	-	-	3	\$2,600,000	12	\$4,312,066
MEDAAF 3/ One MD	8	\$12,234,051	-	-	-	-	2	\$2,050,000	10	\$14,284,051
MEDAAF 4	2	\$500,000	-	-	-	-	-	-	2	\$500,000
MEDAAF 5	14	\$4,793,386	-	-	-	-	1	\$2,000,000	15	\$6,793,386
TOTAL	49	\$24,632,117	1	\$450,000	8	\$4,690,000	7	\$8,650,000	65	\$31,628,731

ATTACHMENT G

Approved Report

7/1/2008 Through 6/30/2009

<i>Client Name</i>	<i>Loan Amount</i>	<i>Guarantor Percentage</i>	<i>Loan Guarantee</i>	<i>County</i>	<i>Total</i>	<i>New Jobs</i>	<i>Retained Jobs</i>	
<i>MEDAAF-2 Cond. Grant</i>								
12/16/2008 Pattonair USA, Inc.	8650101	\$50,000.00	0.0%	\$0.00	Allegany	\$500,000.00	N/A	15 0
1/9/2009 Lockheed Martin Corporation	8680101	\$400,000.00	0.0%	\$0.00	Montgomery	\$3,440,000.00	N/A	0 450
3/6/2009 Life Technologies Corporation	9110101	\$250,000.00	0.0%	\$0.00	Frederick	\$7,000,000.00	N/A	50 271
Totals:	3 Loans	\$700,000.00		\$0.00		\$10,940,000.00	0	65 721
<i>MEDAAF-2 Cond. Loan</i>								
8/22/2008 T. Rowe Price Group, Inc.	8440101	\$1,000,000.00	0.0%	\$0.00	Baltimore	\$185,000,000.00	N/A	1600 2200
11/7/2008 Bel-Art Products, Inc./Audey,	2820301	\$50,000.00	0.0%	\$0.00	Worcester	\$800,000.00	N/A	25 121
11/21/2008 Cytec Engineered Materials, Inc.	7120101	\$75,000.00	0.0%	\$0.00	Harford	\$3,000,000.00	N/A	0 200
12/5/2008 Active Network, Inc., The	7710101	\$400,000.00	0.0%	\$0.00	Allegany	\$500,000.00	N/A	200 200
12/12/2008 T. Rowe Price Group, Inc.	8440201	\$300,000.00	0.0%	\$0.00	Washington	\$75,000,000.00	N/A	11 0
2/20/2009 OpGen, Inc.	8610101	\$200,000.00	0.0%	\$0.00	Montgomery	\$720,000.00	N/A	100 0
3/6/2009 Power Electronics, Inc.	8930101	\$150,000.00	0.0%	\$0.00	Queen Anne's	\$3,000,000.00	N/A	60 0
5/1/2009 International Union	9210101	\$250,000.00	0.0%	\$0.00	Anne Arundel	\$19,000,000.00	N/A	100 20
Totals:	8 Loans	\$2,425,000.00		\$0.00		\$287,020,000.00	0	2096 2741
<i>MEDAAF-2 Loan</i>								
1/9/2009 Adventure Sports Center, Inc.	6230201	\$317,615.00	0.0%	\$0.00	Garrett	\$317,615.00	N/A	0 0
Totals:	1 Loan	\$317,615.00		\$0.00		\$317,615.00	0	0 0
<i>MEDAAF-2 Investment</i>								
8/28/2008 Rocky Gap/MEDCO	2190901	\$3,500,000.00	0.0%	\$0.00	Allegany	\$3,500,000.00	N/A	0 0
Totals:	1 Loan	\$3,500,000.00		\$0.00		\$3,500,000.00	0	0 0

DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT

<i>Client Name</i>	<i>Loan Amount</i>	<i>Guarantor Percentage</i>	<i>Loan Guarantee</i>	<i>County</i>	<i>Total</i>	<i>New Jobs</i>	<i>Retained Jobs</i>	
<i>MEDAAF-3 Cond. Grant</i>								
5/1/2009 Aberdeen, City of	250201	\$75,000.00	0.0%	\$0.00	Harford	\$360,000.00	N/A	0 0
5/8/2009 Water Feasibility/Allegany Co.	9460101	\$50,000.00	0.0%	\$0.00	Allegany	\$220,000.00	N/A	0 0
6/5/2009 North Dorchester Railroad, Inc.	9640101	\$15,000.00	0.0%	\$0.00	Dorchester	\$30,000.00	N/A	0 0
Totals:	3 Loans	\$140,000.00		\$0.00		\$610,000.00	0	0 0
<i>MEDAAF-4 Cond. Grant</i>								
1/9/2009 Queen Anne's County, County	180201	\$235,000.00	0.0%	\$0.00	Queen Anne's	\$470,000.00	N/A	0 0
6/19/2009 Montgomery County	160401	\$250,000.00	0.0%	\$0.00	Montgomery	\$500,000.00	N/A	0 0
6/26/2009 Howard County Economic	140301	\$250,000.00	0.0%	\$0.00	Howard	\$500,000.00	N/A	0 0
Totals:	3 Loans	\$735,000.00		\$0.00		\$1,470,000.00	0	0 0
<i>MEDAAF-5 Brownfield Cond. Grant</i>								
8/16/2008 Gateway at Washington Hill, LLC	8480101	\$28,235.00	0.0%	\$0.00	Baltimore City	\$56,470.00	N/A	0 0
8/29/2008 Humanim, Inc.	8520101	\$360,000.00	0.0%	\$0.00	Baltimore City	\$21,200,000.00	N/A	0 0
9/26/2008 Global LifeSci Development	8620101	\$70,000.00	0.0%	\$0.00	Montgomery	\$145,000.00	N/A	0 0
11/7/2008 Housing and Community	8660101	\$18,245.00	0.0%	\$0.00	Baltimore City	\$36,490.00	N/A	0 0
1/9/2009 Stansbury Shores, Llc	6670201	\$200,000.00	0.0%	\$0.00	Baltimore	\$400,000.00	N/A	0 0
1/14/2009 1100 James LLC	7540201	\$350,000.00	0.0%	\$0.00	Baltimore City	\$1,666,000.00	N/A	0 0
1/14/2009 Hanover Place, LLC	8920101	\$25,000.00	0.0%	\$0.00	Anne Arundel	\$55,500.00	N/A	0 0
4/17/2009 South Broadway Properties, LLC	9340101	\$67,500.00	0.0%	\$0.00	Baltimore City	\$135,000.00	N/A	0 0
5/22/2009 CityCenter, LLC	9500101	\$50,000.00	0.0%	\$0.00	Baltimore City	\$100,000.00	N/A	0 0
Totals:	9 Loans	\$1,168,980.00		\$0.00		\$23,794,460.00	0	0 0
<i>MEDAAF-5 Day Care Special Loan</i>								
1/23/2009 Transcontinental Educational	8990101	\$10,000.00	0.0%	\$0.00	Anne Arundel	\$100,000.00	N/A	7 1
Totals:	1 Loan	\$10,000.00		\$0.00		\$100,000.00	0	7 1
Grand Totals:	29 Loans	\$8,996,595.00		\$0.00		\$327,752,075.00	0	2168 3463

DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT

ATTACHMENT H

Settled Report
7/1/2008 Through 6/30/2009

<i>Client Name</i>	<i>Loan Amount</i>	<i>Guarantor Percentage</i>	<i>Loan Guarantee</i>	<i>County</i>	<i>Total</i>	<i>New Jobs</i>	<i>Retained Jobs</i>		
MEDAAF-2 Cond. Grant									
2/20/2009 American Woodmark/Keyser	2230101	\$1,750,000.00	0.0%	\$0.00	Garrett	\$19,041,000.00	N/A	200	0
Totals:	1 Loan	\$1,750,000.00		\$0.00		\$19,041,000.00	0	200	0
MEDAAF-2 Cond. Loan									
7/18/2008 Xceleron, Inc.	6740201	\$100,000.00	0.0%	\$0.00	Montgomery	\$7,000,000.00	N/A	100	2
4/13/2009 Comcast of Maryland, Inc.	7100201	\$500,000.00	0.0%	\$0.00	Prince George's	\$4,000,000.00	N/A	500	0
Totals:	2 Loans	\$600,000.00		\$0.00		\$11,000,000.00	0	600	2
MEDAAF-2 Investment									
11/24/2008 Rocky Gap/MEDCO	2190901	\$3,500,000.00	0.0%	\$0.00	Allegany	\$3,500,000.00	N/A	0	0
Totals:	1 Loan	\$3,500,000.00		\$0.00		\$3,500,000.00	0	0	0
MEDAAF-3 Cond. Grant									
7/7/2008 Tri-County Council Lower Eastern	2890301	\$25,000.00	0.0%	\$0.00	Wicomico	\$50,000.00	N/A	0	0
7/25/2008 Germantown Campus Tech Park	3060201	\$900,000.00	0.0%	\$0.00	Montgomery	\$0.00	N/A	0	0
8/5/2008 Matapeake Site Study/Queen	8490101	\$25,000.00	0.0%	\$0.00	Queen Anne's	\$50,000.00	N/A	0	0
1/26/2009 Montgomery College/Germantown	7320101	\$1,500,000.00	0.0%	\$0.00	Montgomery	\$6,600,000.00	N/A	0	0
Totals:	4 Loans	\$2,450,000.00		\$0.00		\$6,700,000.00	0	0	0
MEDAAF-3 Grant									
8/29/2008 Garrett County Fair Grounds	8360101	\$20,000.00	0.0%	\$0.00	Garrett	\$48,600.00	N/A	0	0
Totals:	1 Loan	\$20,000.00		\$0.00		\$48,600.00	0	0	0
MEDAAF-3 One MD Cond. Grant									
4/13/2009 Barton Business Park/Access	6650101	\$329,499.30	0.0%	\$0.00	Allegany	\$1,000,000.00	N/A	0	0
Totals:	1 Loan	\$329,499.30		\$0.00		\$1,000,000.00	0	0	0

DEPARTMENT OF BUSINESS AND ECONOMIC DEVELOPMENT

<i>Client Name</i>	<i>Loan Amount</i>	<i>Guarantor Percentage</i>	<i>Loan Guarantee</i>	<i>County</i>	<i>Total</i>	<i>New Jobs</i>	<i>Retained Jobs</i>	
<i>MEDAAF-4 Cond. Grant</i>								
3/26/2009 Queen Anne's County, County	180201	\$235,000.00	0.0%	\$0.00	Queen Anne's	\$470,000.00	N/A	0 0
5/21/2009 Howard County Economic	140201	\$250,000.00	0.0%	\$0.00	Howard	\$500,000.00	N/A	0 0
Totals:	2 Loans	\$485,000.00		\$0.00		\$970,000.00	0	0 0
<i>MEDAAF-5 Brownfield Cond. Grant</i>								
8/19/2008 Black Olive Development Corp.	4120301	\$200,000.00	0.0%	\$0.00	Baltimore City	\$6,924,000.00	N/A	38 0
8/22/2008 Inner Harbor West, II LLC	5880401	\$21,920.00	0.0%	\$0.00	Baltimore City	\$43,840.00	N/A	0 0
10/28/2008 Duke Baltimore, LLC	5840201	\$500,000.00	0.0%	\$0.00	Baltimore City	\$2,166,810.00	N/A	0 0
10/30/2008 BTR Biddle LLC	7410101	\$400,000.00	0.0%	\$0.00	Baltimore City	\$2,289,000.00	N/A	0 0
11/21/2008 Gunther Rail SW, LLC	7140101	\$120,000.00	0.0%	\$0.00	Baltimore City	\$431,400.00	N/A	0 0
11/21/2008 Gunther Rail, LLC	6050101	\$70,000.00	0.0%	\$0.00	Baltimore City	\$100,000.00	N/A	0 0
12/8/2008 South Charles Apartments, LLC	7800101	\$14,000.00	0.0%	\$0.00	Baltimore City	\$28,000.00	N/A	0 0
12/31/2008 1100 James LLC	7540101	\$50,000.00	0.0%	\$0.00	Baltimore City	\$100,000.00	N/A	0 0
1/9/2009 Housing and Community	8660101	\$18,245.00	0.0%	\$0.00	Baltimore City	\$36,490.00	N/A	0 0
2/4/2009 Stansbury Shores, Llc	6670201	\$200,000.00	0.0%	\$0.00	Baltimore	\$400,000.00	N/A	0 0
3/31/2009 Humanim, Inc.	8520101	\$360,000.00	0.0%	\$0.00	Baltimore City	\$21,200,000.00	N/A	0 0
5/8/2009 National Haven, LLC	4430101	\$20,000.00	0.0%	\$0.00	Baltimore City	\$40,000.00	N/A	0 0
5/8/2009 Silver Spring Project, LLC	7400101	\$80,000.00	0.0%	\$0.00	Montgomery	\$160,000.00	N/A	0 0
Totals:	13 Loans	\$2,054,165.00		\$0.00		\$33,919,540.00	0	38 0
<i>MEDAAF-5 Brownfield Grant</i>								
3/6/2009 American Sugar Trucking,	2450101	\$275,000.00	0.0%	\$0.00	Baltimore City	\$1,000,000.00	N/A	0 0
Totals:	1 Loan	\$275,000.00		\$0.00		\$1,000,000.00	0	0 0
<i>MEDAAF-5 Day Care Special Loan</i>								
5/1/2009 Transcontinental Educational	8990101	\$10,000.00	0.0%	\$0.00	Anne Arundel	\$100,000.00	N/A	7 1
Totals:	1 Loan	\$10,000.00		\$0.00		\$100,000.00	0	7 1
<i>MEDAAF-5 Arts & Ent. Cond. Grant</i>								
6/23/2009 Hagerstown Neighborhood	7580101	\$250,000.00	0.0%	\$0.00	Washington	\$10,291,000.00	N/A	0 0
Totals:	1 Loan	\$250,000.00		\$0.00		\$10,291,000.00	0	0 0
Grand Totals:	28 Loans	\$11,723,664.30		\$0.00		\$87,570,140.00	0	845 3