Progress Place Relocation and Personal Living Quarters

(P601401)

Category	Health and Human Services	Date Last Modified	02/06/18
SubCategory	Health and Human Services	Administering Agency	General Services
Planning Area	Silver Spring and Vicinity	Status	Ongoing

EXPENDITURE SCHEDULE ($000s)

Cost Elements	Total	Thru FY17	Est FY18	Total 6 Years	FY 19	FY 20	FY 21	FY 22	FY 23	FY 24	Beyond 6 Years
Planning, Design and Supervision	403	402	1	-	-	-	-	-	-	-	-
Site Improvements and Utilities	1	1	-	-	-	-	-	-	-	-	-
Construction	14	14	-	-	-	-	-	-	-	-	-
Other	54	50	4	-	-	-	-	-	-	-	-
TOTAL EXPENDITURES	472	467	5	-	-	-	-	-	-	-	-

FUNDING SCHEDULE ($000s)

Funding Source	Total	Thru FY17	Est FY18	Total 6 Years	FY 19	FY 20	FY 21	FY 22	FY 23	FY 24	Beyond 6 Years
PAYGO	467	467	-	-	-	-	-	-	-	-	-
G.O. Bonds	5	-	5	-	-	-	-	-	-	-	-
TOTAL FUNDING SOURCES	472	467	5	-	-	-	-	-	-	-	-

OPERATING BUDGET IMPACT ($000s)

Impact Type				Total 6 Years	FY 19	FY 20	FY 21	FY 22	FY 23	FY 24
Maintenance				434	44	78	78	78	78	78
Energy				401	41	72	72	72	72	72
NET IMPACT				835	85	150	150	150	150	150

APPROPRIATION AND EXPENDITURE DATA ($000s)

Appropriation FY 19 Request	-	Year First Appropriation	FY14
Appropriation FY 20 Request	-	Last FY's Cost Estimate	427
Cumulative Appropriation	472		
Expenditure / Encumbrances	472		
Unencumbered Balance	-		

PROJECT DESCRIPTION

Progress Place is an existing building, located in the Ripley District of Silver Spring, MD, which houses services the Department of

Health and Human Services provides to low-income, homeless residents of Montgomery County. These services, currently provided in conjunction with Interfaith Works and Shepherd's Table, include medical, vision, and vocational services; case management; winter overflow overnight shelter; and meals. Due to development that is proposed for the Ripley District, these services will need to be relocated within the Central Business District (CBD), which has convenient transportation, available services and resources, and social networking opportunities in downtown Silver Spring for the homeless population. In conjunction with a public-private partnership, a private developer will construct a new building within the downtown Silver Spring CBD, on County owned property located at the Silver Spring Fire Station No. 1 site. This new building will provide space for the Progress Place services in exchange for the Ripley District land where Progress Place is currently located. This will release the existing site for construction of the Dixon Avenue roadway, the Metropolitan Branch Trail, and a private high-rise residential builiding. In addition, personal living quarter (PLQ) units will be co-located with the Progress Place service center.

LOCATION

Next to the Silver Spring Fire Station No. 1 site, 8131 Georgia Avenue, Silver Spring, Maryland.

ESTIMATED SCHEDULE

The project was completed December 2016 and turned over to the County.

PROJECT JUSTIFICATION

Progress Place is a facility built nearly 20 years ago that is in need of major renovation. In addition, the east end of the building is in the path of Dixon Avenue extended (a Master Planned roadway), and the west end of the building is in the path of the Metropolitan Branch Trail. Based on the 2012 Housing and Urban Development Unmet Need Calculation Methodology, the need for housing for Montgomery County homeless singles was 372 PLQs. This project includes the relocation of the services rendered at Progress Place and provides for placement of PLQs to increase the County's permanent supportive housing stock within the downtown Silver Spring CBD.

FISCAL NOTE

This is a public-private partnership. The County will exchange land within the Ripley District for a building that will satisfy the Program of Requirements to house Progress Place services. Funding from the Affordable Housing Acquisition and Preservation project (#P760100) will be used to support the creation of the PLQs. Rental assistance from the Montgomery Housing Initiative Fund will be used to support operating costs not funded by outside contributions. Costs reflect only the County's costs to plan and supervise construction of the service center by the private partner. In FY17, transfer of $45,000 in GO Bonds from Dennis Ave (#641106).

DISCLOSURES

A pedestrian impact analysis has been completed for this project.

COORDINATION

U.S. Department of Housing and Urban Development Department of Housing and Community Affairs Department of Health and Human Services Department of General Services Department of Transportation Department of Police Department of Fire and Rescue Services Department of Technology Services Utilities Private developers Private homeless service providers