

PROJECT HIGHLIGHTS

Hagerstown Field House – 290 E. Memorial Blvd.

- Investment: \$24.7 million
- Former Municipal Stadium Site
- 114,000 sf Sports Facility
- 2 Turf Fields
- Hardcourt Space
- Restaurant/Concessions
- Construction: Summer 2023- Fall 2024



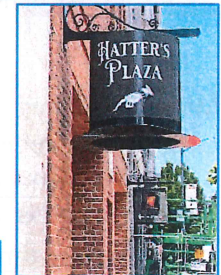
Hub City Garage – 50 W. Antietam Street

- Downtown's 3rd Parking Deck
- 397 Spaces, 5 Levels
- Investment: \$12.6 mil
- Public Funding
- Callas Construction: Summer 2023 to Summer 2024



Cultural Trail Phase II – W. Washington Street

- Investment: \$1.8 mil
- Phase of Trail between Antietam St. and West Washington St.
- Creation of Hatter's Plaza



Skatepark – Fairgrounds Park

- Investment: \$700,000
- Completed in 2022
- City, County, State & Federal Funding



Hub City Brewing, Market House Building – 25 W. Church

- Investment: \$1 mil
- Brewery, Distillery & Cidery with Outdoor Dining & Performance Venue
- Construction: Fall 2022 - Spring 2024
- 22,000 sf - Start 8 BBL , Growth to 30 BBL



Downtown Hagerstown Multi-Use and Sports Facility

- Atlantic League “Flying Boxcars” Team
- Investment: \$90 mil
- Project of Maryland Stadium Authority and Downtown Baseball LLC
- Approx 3,900 seat Facility owned and operated by Hagerstown-Washington County Industrial Foundation (CHIEF)
- Opening Day: Friday, May 3



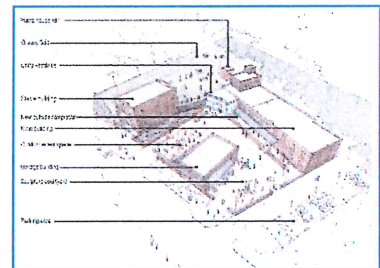
Meritus School of Osteopathic Medicine

- Investment: \$150 mil
- 3rd Medical School in Maryland
- 200,000 sf state-of-art medical school
- 360,000 sf/364 units on campus student housing
- Economic Impact: \$268 mil (2023-2026)
- First Class: Fall of 2025, 90 Students
- Full Class: 180 Full Enrollment: 720 Students
- Expected 900 Applicants per year (5x)



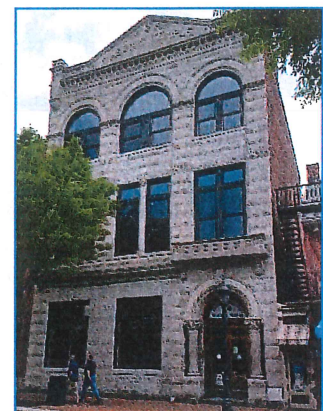
Washington County Museum of Fine Arts Expansion

- Investment: \$18 mil
- Current 23,000 sf and 46,000 annual visitors
- Total Expansion of 17,200+ sf. Main Building 6,200 sf and Adjacent Site 11,000+ sf.
- Construction Start: expected late 2024/Spring 2025



Masonic Building – 54 S. Potomac

- Investment: \$2.1 mil
- Construction: Competed
- 18,000 sf - Commercial
- Access through Potomac Walk



Residential Development

Downtown	Projects	Units	Investment
Completed	10	79	\$12.7 mil
Underway/Planned	8	164	\$51.8 mil
Total	18	243	\$64.5 mil +
City-Wide			
Underway/Planned	11	1707	\$250 mil +
Total	29	1950	\$314.5 mil+

Nicodemus Building – 170 W. Washington St.

- Investment: \$1.1 mil
- 9 Student Housing Units
- Construction Completed
- 9,000 sf - 1 Commercial Space
- Sold through City's "Competitive Negotiated Sale" Program



Updegraff Building – 51-53 W. Washington St.

- Investment: \$4.5 mil
- 21 Market Rate Units
- 1 & 2 Bedroom Units
- Construction: Fall 2022 - Spring 2024
- 24,000 sf with 6,000 sf First Floor Commercial



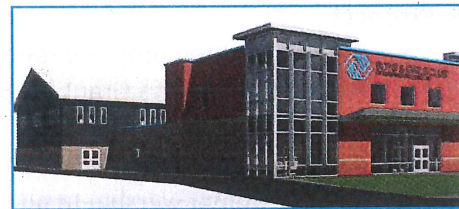
Holly Building – 72 W. Washington St.

- Investment: \$11 mil
- 43 Market Rate Units
- 2 Bedroom Units
- Concept Phase
- Modern/Luxury Amenities, Rooftop Deck, Underground Parking, First Floor Commercial



Boys & Girls Club of Washington County – 805 Pennsylvania Avenue

- \$8 million investment
- New construction of 32,000 sf state-of-the-art clubhouse doubling the number of youth served
- Features to include Gymnasium, Cafeteria/Auditorium Flex Space, STEM Lab, Teen Center and Arts & Crafts Room



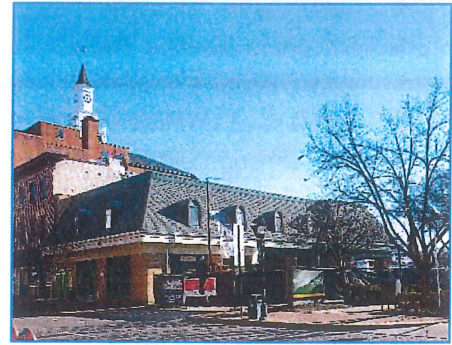
D.M. Bowman Family Workforce Training Center -- 562 Northern Avenue

- \$10+ million investment
- 41,000 sf
- Center Hagerstown Community College off-campus training programs including commercial truck driver training, the diesel tech program, forklift instruction, the GED program, and English as a Second Language classes
- Home to the Barr Construction Institute of the Cumberland Valley Chapter of Associated Builders and Contractors
- Expected opening: Spring/Summer of 2024



City of Hagerstown – Customer Service Center – 32 N. Potomac

- \$3 million investment
- 7,500 sf building renovation
- 1st Floor – City Customer Service Office with Drive Through and Kiosk Service
- 2nd Floor – City Department of Community & Economic Development
- Expected opening: Spring/Summer of 2024



DOWNTOWN RESTAURANTS – COMING SOON!

Sofrito Puerto Rican Cuisine – 10-12 E. Washington Street

Baile Cask & Kettle and Baile Bagels (Craft Beer & Bagels) – 53 W. Washington Street

COMMUNITY DEVELOPMENT

Hagerstown Homeownership Program – 261-263

S. Prospect

- Vacant, blighted property renovated with Community Development Block Grant (CDBG) funding
- 2 Level Duplex
- Each Unit: Approx 1400 sf - 2 Bedroom/1.5 Bath
- Sold for Homeownership to qualified applicants



WAREHOUSE AND DISTRIBUTION

Hagerstown Logistics Center/NorthPoint Development – Wesel Blvd

- 2.2 million square feet, \$200+ million new investment and an estimated 800+ new jobs
- Broke ground in March 2020
- Buildings 1&3 completed in 2021 for Amazon
- Building 2 completed in 2021 for Herbalife Nutrition
- Building 4 completed in 2022 and leased partially to Pac Pride



Currwood Logistics Park/MCB Real Estate LLC – 217 S. Edgewood Drive

- Nearly 2 million square feet, \$200+ million new investment and an estimated 500+ new jobs
- Broke ground in October 2022
- Building 1 – nearly 1.7 million square feet
- Building 1 – shell completed in 2023 for Webrestaurant
- Building 2 – nearly 300,000 square feet
- Building 2 – shell completed in 2023, leasing underway



Western Maryland Logistic Center – 2 Western Maryland Parkway

- 260,000 square feet, \$25+ million new investment and an estimated 100 new jobs
- Broke ground in August 2022
- Shell completed in 2023 and partially leased to Your Logistics



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