

Dundalk Renaissance welcomes you to



- Launch your next idea or retail shop in an appealing, affordable, and supportive environment
- Develop your business with trainings, counseling, and mentoring on-site from our program partners
- Strengthen your personal financial outlook with workshops on budgeting and home buying from our program partners
- Build Dundalk's future here with your neighbors in our shared meeting space for community organizations

a business start-up and community resource space

Growing New Businesses in the Historic Dundalk Town Center

In 2013, Dundalk Renaissance embarked upon an experiment: could we grow new businesses for our Main Street by organizing pop-up retail shops? We successfully engaged Blue Ocean Realty to make some vacant ground floor retail space available, Baltimore County Small Business Resource Center to provide business plan coaching, and raised some funds to support initial fit-out and marketing of the vacant space from Baltimore County Department of Planning. We identified a vendor from our Fall Festival event to take the next step and be the primary shoprunner for a multi-vendor holiday pop-up space. Since then, we have hosted 5 pop-up shops that have lead to 3 permanent Main Street businesses, including one, Little Crystal Bijoux, that expanded and purchased their own building at 7 Center Place. This month, they celebrate their fifth anniversary as a business!



Purchasing 11 Center Place

Dundalk Renaissance purchased 11 Center Place in 2014 for \$200,000 using seller financing with the aim of making a deeper and more fundamental impact on our Main Street commercial district and our community. Renters for 10 years, we wanted to control a piece of the Main Street to support our vision.



11 Center Place, Dundalk, MD 21222 | www.dundalkusa.org
Contact: Amy Menzer, Executive Director, amy@dundalkusa.org
or 410 282-0261 x 5, or Chris Pineda, Community Engagement
Coordinator, chris@dundalkusa.org or 410 282-0261 x 4





Dundalk Renaissance welcomes you to 11 Center Place a business start-up and community resource space

Renovating 11 Center Place for Dundalk Renaissance Offices and The Forge



11 Center Place was built in 1945 by civic leader Ernie Whitlock, who sold State Farm Insurance here. It was also Al's Man and Boy shop and a jewelry store. Renovations began in 2017 with the replacement of our storefront windows and adding a wheelchair accessible front door — keeping the original angled front. The door had literally fallen off its hinges from years of wear! Remaining work completed in 2018 included: replacing a leaking roof to meet State green standards, removing asbestos, adding new heating and air conditioning systems, and energy-efficient LED lighting with motion sensors. 2nd floor bathrooms were updated and 2 new 1st floor bathrooms were installed. A skylight was uncovered, wallpaper removed, and new flooring added. Features of The Forge space include a start-up retail storefront, a kitchen with a boomerang-shaped coffee bar inspired by our angled storefront, dedicated sit/stand desks, flexible co-working/workshop space, a mini conference room, private convo booth, larger 2nd floor conference room, a 264 s.f. private office space, and shared printing, copy, fax, and internet. An uplifting mural makes the 19 steps worth the climb.

Thank You to Our Funders and Partners Who Made This Renovation Possible!

Architects:

KGRW & Associates, LLC

General Contractors:

2017 storefront, Community Solutions; 2018 renovations, A.R. Marani, Inc.

Muralist:

Michael Owen

Design and Project Management for Dundalk Renaissance:

Amy Menzer

Funding Sources:

State of Maryland, including a \$175,000 Bond Bill and \$135,000 in gap funding from the Department of Housing and Community Development, Baltimore Regional Neighborhood Initiative Dundalk Renaissance, including \$200,000 for acquisition and \$40,000 toward renovations

Project Costs:

Acquisition—\$200,000

Renovations— \$350,000



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