

reappointed. The Authority selects its own officers and staff.

The Authority has an eleven-member Advisory Council. Five Council members are appointed by the Maryland Agricultural Commission, and five are appointed by produce merchants who are tenants in the Maryland Wholesale Produce Market (Chapter 729, Acts of 1975). The Executive Director of the Authority serves as the non-voting, ex officio chairperson of the Advisory Council.

The Authority is developing a 398-acre site for establishment of the Maryland Food Center. Near Jessup, the Center is located at the intersection of U.S. Route 1 and Maryland Route 175 in Howard County. In the Food Center now is the Maryland Wholesale Produce Market. In the future, the Food Center will also house the Maryland Wholesale Seafood Market, and a factory outlet shopping center that will include a farmers market, crafts market, and flower market. With so many different types of food operations in one location, the Food Center can provide quality food products to Maryland consumers more efficiently and at less cost. As of September 1, 1982, approximately 2,040,314 square feet of food warehousing space had been completed or was under construction within the Food Center at an estimated cost of \$65 million. Furthermore, the Authority has signed commitments for construction of an additional 448,160 square feet of food warehousing space. Of 330 saleable acres, approximately 214.2 acres had been sold or leased as of September 1, 1982. It is estimated that by the completion of the project approximately \$120 million will have been invested in food distribution facilities.

While the 1979 General Assembly gave the Authority the right to construct a Fisherman's Wharf-type development in Baltimore's Inner Harbor area, it was not possible to obtain land for this development from the City of Baltimore. Consequently, the proposed Fisherman's Wharf development has been abandoned and replaced with plans to develop the 14-acre Maryland Wholesale Seafood Market within the Maryland Food Center Project at Jessup. Twenty-one companies have signed Agreements to Lease secured by good faith deposits of \$85,500. These companies are primarily those now operating at the Baltimore Wholesale Fish Market. It is estimated that the new Seafood Market will be completed by December, 1983. Financing for the project will be obtained through the sale of Authority revenue bonds secured only by the leases from the

seafood merchants. The Authority can issue up to a maximum of \$25 million in revenue bonds.

Of the \$25 million revenue bond authorization, \$3 million in revenue bonds are outstanding as of September 1, 1982. The Equitable Trust Company was the purchaser of \$2 million in bonds for the expansion of the Maryland Wholesale Produce Market.

In the Fall of 1982, the Authority began grading and land development in the last 129.25-acre phase of the Food Center development. In December 1980, the Authority completed a 40 percent expansion of the Maryland Wholesale Produce Market at the Food Center. The building area totals 333,300 square feet. The facility is leased by 30 produce merchants, and there is a lengthy waiting list of companies desiring space. The Maryland Food Center project has achieved extensive financial success, and the Maryland Wholesale Produce Market at the Food Center is reported to be the best development of its type in the United States. Hundreds of governmental officials from all over the world have visited the Food Center to examine its operations, administration, and technical achievements. It has become a model for similar developments being undertaken elsewhere in the world.

In February 1981, the Authority entered into an agreement with a private sector group for development of a 150,000 square foot factory outlet shopping center at the Food Center. On a fourteen-acre site, the shopping center would include a farmers market, crafts market, and flower market as mandatory parts of the project. These market facilities will be available daily or weekly to small farmers, craftspersons, and horticulturists on a year-round basis to enable them to directly market their products to the Maryland consumer. Since these market operations, on their own, are not likely to be self-sufficient, their location is planned within a commercial shopping center in order to attract the pedestrian traffic that will make them successful (Code 1957, Art. 41, secs. 410, 412, 413, 416).

GOVERNMENT HOUSE TRUST

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