

# Ubuntu Entertainment and Shared Kitchen



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**Dominion Real Estate**

Because You Deserve Better

**Dominion Community Development  
Corporation**

*Design to be completed upon robust community and user engagement. The plan will meet the development and community objectives of the WNADA and Coppin CDC Revitalization Plans*

# Introduction: 30 Years of Community Development Experience



- **Banks** – NationsBank, Banc of American CDC – AVP
- **Fulton Bank** - VP of Community Development Lending
- **Public** – Housing Authority of Baltimore City: Real Estate Project and Construction Management
- **Non-profit** – Rebuild Metro - COO

**Who are we: Dominion Real Estate is a black woman-owned impact investment real estate community development firm based in Baltimore, MD.**



**Provide high-quality housing, community services, and amenities through aesthetically pleasing, sustainable projects, that promote healthy living, that are smart, safe, and energy-efficient, and that creates a strong sense of place and community.**

**Affiliate: Dominion Community Development Corporation**

# Project Summary

Experience the ultimate Shared Kitchen and Food Entrepreneur Ecosystem on the West North Avenue corridor in West Baltimore, Maryland to serve new and aspiring food small and mid-sized enterprises! Our state-of-the-art 12,000-square-foot facility anchored by the manufacturer of Gump's Spicy Pies features ample space that grows with your business. The ghost kitchen caters to both established culinary entrepreneurs, and aspiring chefs, as well offering dedicated spaces for baking, juicing, and dry and cold storage as well a supermarket also open to the public, a restaurant, a farm, an event space, and a food truck parking lot. The property provides ample parking space for Food trucks. The site will also create a farm-to-table service for the community and the food entrepreneurs. This project will create hundreds of part-time and full-time jobs and long-lasting transformative economic impact. Join us in making West Baltimore's premier destination for your food business a reality. Join the awakening.

# Proposed Staffing Plan

**Team Leads – Dominion Real Estate – Nicole Earle / Coppin CDC**

**Predevelopment Consultants:** Architects, Environmental, Design, Zoning studies will be completed by 3<sup>rd</sup> party Consultants.

**Kitchen Design Consultant:** Carey and Acme products and End Users such as Guma Pies

**Development consultants:** DRE works with other RE development professionals who will be engaged for additional support as needed.

**Pre-Construction and Construction Management: Blackrock Development Management**

**Recruitment:** Host community job fairs

**Job Placement:** Partnering with Coppin State and Green Street Academy, BUILD, workforce, and construction training partners to provide service-learning hours, workforce development, and job opportunities

- ❖ **Community Ownership**
- ❖ **Provide curated offering of services that are not currently in the market on the West Baltimore corridor.**
- ❖ **Cooperative buying Power – to get economies of scale and help each entrepreneur's bottom line.**
- ❖ **Restaurant space**
- ❖ **Event space to reduce travel and logistics expenses, eliminate time and effort for SMES**
- ❖ **Grocery storage to serve entrepreneurs and community**



# Serving Chefs, Bakers, Juicing Entrepreneurs and Providing a Food Prep and Storage HUB





# Proposed Initial Development Team Members

MWBE Lead Developer



Community Partner



Architect



Baltimore City



Green and Sustainability



State of MD



Environmental

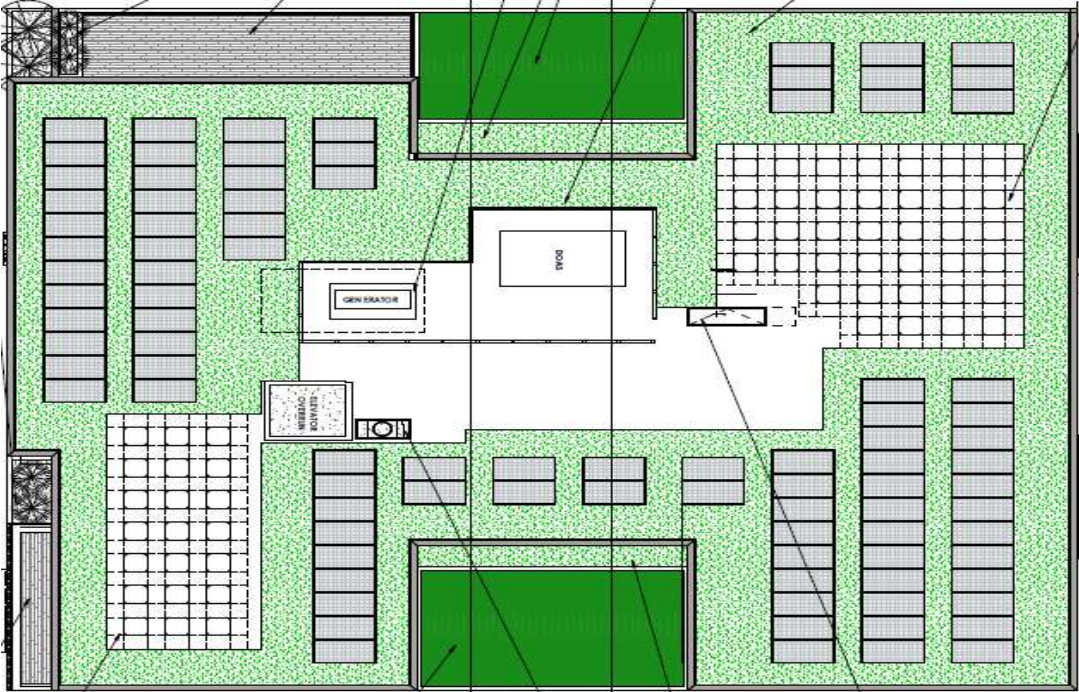
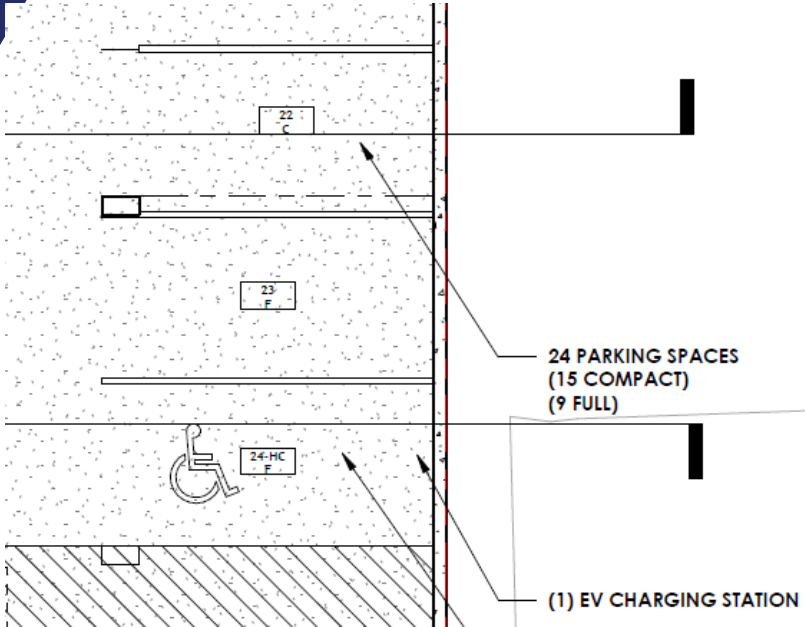


Construction Manager





# Green and Sustainable Features / Farm to Table



## CSA/ Urban FARM

