

MINUTES
OF THE
MEETING OF THE
BOARD OF PUBLIC WORKS
OCTOBER 17, 2012

BOARD OF PUBLIC WORKS

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**MINUTES OF THE MEETING OF
THE BOARD OF PUBLIC WORKS, OCTOBER 17, 2012**

The Board of Public Works met in the Governor's Reception Room, State House, Annapolis, Maryland, on Wednesday, October 17, 2012.

Board Members present:

The Honorable Anthony G. Brown, Lt. Governor
The Honorable Nancy K. Kopp, Treasurer
The Honorable Peter Franchot, Comptroller

Also present:

Al Collins, Secretary, Department of General Services
Eloise Foster, Secretary, Department of Budget & Management

CONSTRUCTION:

General Construction Project Contingency Fund 1988
Maryland Consolidated Capital Bond Loan of 2005
Maryland Consolidated Capital Bond Loan of 2006
Maryland Consolidated Capital Bond Loan of 2007
Maryland Consolidated Capital Bond Loan of 2008
Maryland Consolidated Capital Bond Loan of 2009
Maryland Consolidated Capital Bond Loan of 2010
Maryland Consolidated Capital Bond Loan of 2011
Maryland Consolidated Capital Bond Loan of 2012

On items where payments are to be made from proceeds of the above listed bond issues, full regard is given to the provisions of each Act and its prospective amendments.

Except as otherwise provided in these Acts, before the State agency or institution responsible for an individual item may begin work with funds secured under the Act, the agency or institution shall provide satisfactory assurances to the Board of Public Works that the work described in the individual items can be completed with the funds specified for that item.

If federal funds are available to help accomplish any project identified in these Acts, the State agency or institution responsible for the project shall make efforts through proper administrative procedures to obtain these federal funds. Before spending any funds secured under these Acts, the agency or institution shall certify its efforts to the Board of Public Works and state the reason for any failure to obtain federal funds. If federal funds are obtained, they shall be used to defray the costs of the project described in these Acts, not to expand its scope.



MARTIN O'MALLEY
GOVERNOR

STATE HOUSE
100 STATE CIRCLE
ANNAPOLIS, MARYLAND 21401-1925
(410) 974-3901
(TOLL FREE) 1-800-811-8336

TTY USERS CALL VIA MD RELAY

October 12, 2012

The Honorable Anthony G. Brown
Lieutenant Governor of Maryland
State House
Annapolis, Maryland 21401

Dear Lt. Governor Brown:

I will not be in attendance for the October 17, 2012 meeting of the Board of Public Works (BPW), and hereby delegate to you, pursuant to Article II, Section 1A, of the Constitution of Maryland, the duty of attending that meeting in my stead. I specifically authorize you to preside over the October 17, 2012 meeting in my absence and to vote on all matters then presented to the BPW for its consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Martin O'Malley", written over a horizontal line.

Governor



BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Norman Astle (410) 841-5864
norman.astle@maryland.gov

1. **DEPARTMENT OF AGRICULTURE**
Maryland Agricultural Cost-Share Program Grant Requests

Recommendation: That the Board of Public Works approve funding a total of 37 individual grants under the Maryland Agricultural Cost-Share Program.

Total submission amount: \$446,800

Agreement #	Recipient	County	Amount
AT-2012-2576	ALEXANDER G. DOLGOS	Kent	900
AT-2013-1920	C. GOTTFRIED BAUMANN	Kent	2500
AT-2013-1936	COVE RUN FARMS, LLC	Garrett	1300
AT-2013-1968	BARRY WATERMAN	Queen Anne's	32600
AT-2013-1969	SAXON COMPANY	Queen Anne's	6800
AT-2013-1992	LOVELL GRASS FED CATTLE COMPANY	Carroll	35000
AT-2013-1997	WILLIAM C. ROWLAND, JR	Worcester	35000
AT-2013-2017	LEANING PINE FARM, INC	Allegany	900
CH-2012-2577	RIVER FARM	Kent	7500
CH-2013-1989	PATTERSON FARMS, INC.	Queen Anne's	1900
CR-2013-1967	GARY A. GEISEL	Caroline	7000
CR-2013-1975	NORMAN A. MILLS, JR	Dorchester	2800
CR-2013-1976	SCOTT E. FRASE	Caroline	5400
MP-2013-1769	HENRY D. LAKIN, JR	Frederick	9400
MP-2013-1971	JONATHON GROSSNICKLE	Frederick	10100
MP-2013-1977	MICHAEL R. ALBAUGH	Carroll	6200
MP-2013-1991	PHILLIP L. COLE	Carroll	6500
MP-2013-1994	JEREMY J. WAGERMAN	Carroll	18400
MP-2013-2005	EVELYN B GORDON	Carroll	200
MP-2013-2006	JEREMY J. WAGERMAN	Carroll	9900
MP-2013-2015	PHILLIP L. COLE	Carroll	25100
PB-2013-1917	WILLIAM J. BOETTNER	Howard	10900
PR-2013-1942	BRENDA L. YOUNG	Somerset	35000
PR-2013-1999	DARLENE E. ALLEN	Worcester	35000
PR-2013-2001	MICHAEL L. DONOWAY	Worcester	35000
PR-2013-2003	GERALD LEWIS	Wicomico	7500
PR-2013-2014	SARA EL-BAFF	Wicomico	5800
RS-2013-1970	JEFFREY S. WHITE	Carroll	700
RS-2013-1978	THE FARM, LTD	Baltimore	9300
RS-2013-1986	MARVIN L. KALTRIDER	Carroll	8300
RS-2013-1993	JOHN R. WENNELL III	Carroll	2900
RS-2013-2002	T. EDWARD LIPPY	Carroll	20200
SA-2013-1964	DORIS C. YOWELL	Kent	600
SA-2013-1965	DORIS C. YOWELL	Kent	1000
UP-2013-1990	ROBERT E. MARTZ	Washington	7000
UP-2013-1995	ERNST GRAIN & LIVESTOCK	Washington	27000
UP-2013-2007	ROBERT E. MARTZ	Washington	15200

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

1. DEPARTMENT OF AGRICULTURE (cont'd)
Maryland Agricultural Cost-Share Program Grant Requests

Fund Source: MCCBL of 2010/Item 10077: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.*

Authority: "Cost-Sharing - Water Pollution Control" Sections 8-701 to 8-705, Agricultural Article, Maryland Code; COMAR 15.01.05

Remarks: The Maryland Department of Agriculture has determined that each of these projects is eligible for cost-share funds. Each project has received technical certification from the appropriate Soil Conservation District Office. The farmer has signed the requisite cost-share agreement and accepts the grant conditions.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Norman Astle (410) 841-5864

Astlenc@mda.state.md.us

2. DEPARTMENT OF AGRICULTURE

Maryland Agricultural Cost-Share Program Additional Funding Requests

Recommendation: That the Board of Public Works approve **ADDITIONAL FUNDING** of 3 individual grants under the Maryland Agricultural Cost-Share Program.

Total submission amount: \$3,445.32

Agreement #	Recipient	County	Amount \$
MP-2012-2020	NEAL E. WILHIDE	Carroll	475.94
MP-2012-2525	CHRISTOPHER T. LANGKAM	Carroll	1,432.95
MP-2012-2526	CHRISTOPHER T. LANGKAM	Carroll	1,536.43

Fund Source: MCCBL of 2010/Item 10077: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.*

Authority: "Cost-Sharing - Water Pollution Control" Sections 8-701 to 8-705, Agricultural Article, Maryland Code; COMAR 15.01.05

Remarks: The Maryland Department of Agriculture has determined that each of these projects is eligible for cost-share funds. Each project has received technical certification from the appropriate Soil Conservation District Office. The farmer has signed the requisite cost-share agreement and accepts the grant conditions.

Additional funds are requested for these projects to offset additional costs realized at the completion of the project. These additional costs are a result of design changes required based on site conditions encountered during construction, design changes to improve project effectiveness, or because the level of co-cost share funding originally anticipated was not available when the project was completed.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Doldon Moore 410-260-7791
dmoore@comp.state.md.us

**3. BOARD OF PUBLIC WORKS
*Wetlands Licenses***

Approval is requested of the following applications for wetlands licenses for projects involving dredging or filling or both in the navigable waters of Maryland. The Board of Public Works' Wetlands Administrator recommends that a license be granted as indicated. The Department of the Environment fully concurs with this recommendation.

Authority: Title 16, Environment Article, Maryland Code; COMAR 23.02.04.

ANNE ARUNDEL COUNTY

12-0968 DREAMCRAFT HOMES – To emplace stone revetments, and to construct piers, groins, and boatlifts – Rock Creek, Severna Park

CALVERT COUNTY

12-0889 GEOFFREY & SUSAN WANAMAKER – To emplace stone armor; to construct and backfill a replacement bulkhead; to construct a timber pier, platforms, jet-ski lifts and boat lifts – Patuxent River, Lusby

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED **DISAPPROVED** **DEFERRED** **WITHDRAWN**
WITH DISCUSSION **WITHOUT DISCUSSION**

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Doldon Moore 410-260-7791
dmoore@comp.state.md.us

**4. BOARD OF PUBLIC WORKS
*Wetlands License 12-1002***

Approval is requested of the following application for a wetlands license for a project involving dredging or filling or both in the navigable waters of Maryland. This case is classified as an extraordinary case because of the recommendation that compensation be assessed. The Board of Public Works' Wetlands Administrator recommends that a license be granted as indicated. The Department of the Environment fully concurs with this recommendation.

Authority: Title 16, Environment Article, Maryland Code; COMAR 23.02.04.

QUEEN ANNE'S COUNTY

12-1002 DELMARVA POWER AND LIGHT CO. – To replace, by directional bore method, one 850-foot electric cable with 600 feet crossing wetlands.
Thompson Creek, Stevensville

- Application received – June 11, 2012
- Public comment period ended – August 15, 2012
- MDE Report and Recommendation to approve received – September 26, 2012

Compensation: \$1000.00 non-recurring fee and an annual fee of \$2.50 per linear foot of cable, totaling \$1500.00/year. The annual fee will be adjusted every five years based on the Consumer Price Index.

Indemnification: As a condition of this wetlands license, the licensee agrees to indemnify, defend and save harmless the State of Maryland, its officers and employees from and against any and all liability, suits, claims and actions of whatever kind, caused by or arising from the placement of the cables under the bottom of the above-mentioned waterways.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED **DISAPPROVED** **DEFERRED** **WITHDRAWN**
 WITH DISCUSSION **WITHOUT DISCUSSION**

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Doldon Moore 410-260-7791
dmoore@comp.state.md.us

**5. BOARD OF PUBLIC WORKS
Wetlands License 12-1005**

Approval is requested of the following application for a wetlands license for a project involving dredging or filling or both in the navigable waters of Maryland. This case is classified as an extraordinary case because of the recommendation that compensation be assessed. The Board of Public Works' Wetlands Administrator recommends that a license be granted as indicated. The Department of the Environment fully concurs with this recommendation.

Authority: Title 16, Environment Article, Maryland Code; COMAR 23.02.04.

KENT COUNTY

12-1005 DELMARVA POWER AND LIGHT CO. – To place, by directional bore method, one 1600-foot electric cable beneath Maryland wetlands to upgrade service.
Turners Creek, near Kennedyville

- Application received – June 12, 2012
- Public comment period ended – September 1, 2012
- MDE Report and Recommendation to approve received – September 28, 2012

Compensation: \$1000.00 non-recurring fee and an annual fee of \$2.50 per linear foot of cable, totaling \$4000.00/year. The annual fee will be adjusted every five years based on the Consumer Price Index.

Indemnification: As a condition of this wetlands license, the licensee agrees to indemnify, defend and save harmless the State of Maryland, its officers and employees from and against any and all liability, suits, claims and actions of whatever kind, caused by or arising from the placement of the cables under the bottom of the above-mentioned waterways.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contacts: Jean Peterson (410) 514-7358 peterson@mdhousing.org
George Eaton (410) 514-7348 eaton@mdhousing.org

6. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

RECOMMENDATION: That the Board of Public Works approve releasing the deeds of trust on three properties that received loans from DHCD's Down Payment and Settlement Expense Loan Program. The deeds of trust are second mortgages; the borrowers are selling their property in lieu of foreclosure to pay off the first mortgage owed to DHCD, and the borrowers have requested a release of the deed of trust securing the second mortgage on the basis of a hardship (e.g., loss of income due to unemployment or illness). Borrowers will sign a promissory note in the amount of the outstanding principal of the second mortgage.

LOAN AUTHORITY: Down Payment and Settlement Expense Loan Program
Housing and Community Development
Article §§ 4-301-4-309, Maryland Code

AUTHORITY TO RELEASE SECURITY INTEREST: State Finance and Procurement
Article §§ 10-305, Maryland Code

- A. Loan Recipients:** **Isaac Blevins and Addie Pinkus**
721 Orley Place, Bel Air, MD 21014
Harford County
Original Loan: \$5,000
Current Balance: \$5,000
Type: Second Mortgage
- B. Loan Recipient:** **Michelle Clise**
20518 Golf Course Drive #1602, Germantown, MD 20874
Montgomery County
Original Loan: \$5,000
Current Balance: \$5,000
Type: Second Mortgage
- C. Loan Recipient:** **Terri Patterson**
6710 Mountain Lake Place, Capitol Heights, MD 20743
Prince George's County
Original Loan: \$5,000
Current Balance: \$5,000
Type: Second Mortgage

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contacts: Patricia Sylvester 410-514-7481 sylvester@dhcd.state.md.us
 John Maneval 410-514-7451 maneval@dhcd.state.md.us
 Jean Peterson 410-514-7358 peterson@dhcd.state.md.us

7. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

BORROWER: Bladensburg LLLP

AUTHORITY: Annotated Code of Maryland, Housing & Community Dev't Article
 Sections 4-1501 *et. seq*
 COMAR 05.05.01

PROGRAM: Rental Housing Works finances rental housing to be occupied by individuals with incomes of 60% or below of the area median income.

PROJECT TITLE: Park View at Bladensburg

PROJECT ADDRESS: 4202 58th Avenue
 Bladensburg, Prince George's County 20710

AMOUNT: \$250,000

COLLATERAL: Deed of Trust

DESCRIPTION: Acquire and rehabilitate 101-unit senior rental housing complex located in Bladensburg, Prince George's County. The project will offer affordable rental units with a mix of 100 one-bedroom units and one two-bedroom unit. All 101 units will serve households with incomes at or below 60% of the area median income. Shelter Development, LLC, is the project sponsor. The Rental Housing Works loan will partially finance the project. Additional DHCD financing includes 4% Low Income Housing Tax Credits, tax-exempt bonds, a Maryland Housing Rehabilitation Program-Multifamily loan and the assumption of a Rental Housing Fund loan. Funding sources also include the assumption of a Prince George's County HOME loan.

Source

	<u>Amount</u>
Rental Housing Works (this Item)	\$ 250,000
Tax Credit Equity	\$2,246,208
CDA Tax-Exempt Bonds	\$3,500,000
CDA Maryland Housing Rehabilitation Program/MF Loan	\$ 297,000
CDA Rental Housing Fund (Assumption)	\$1,533,263
HOME (Prince George's County) (Assumption)	\$ 822,143
Deferred Developer's Fee	\$ 238,202
Shelter Foundation Loan (Assumption)	\$ 63,424
Interim Income	\$ 210,000
Taxes/Insurance Escrow	\$ 166,355
Total	\$9,326,595

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

7. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (cont'd)

REMARKS: The Maryland Department of Planning reviewed and approved the project for consistency with the Economic Growth, Resource Protection, and Planning Policy (Project # SP 20120312-5327) on March 27, 2012.

FUND SOURCE: MCCBL 2012 - Rental Housing Program – *“Provide funds for rental housing developments that serve low and moderate-income households.”*

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Carol Gilbert (410) 514-7229 gilbert@mdhousing.org
 Mike Haloskey (410) 514-7237 haloskey@mdhousing.org
 Jean Peterson (410) 514-7358 Peterson@mdhousing.org

8. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

RECOMMENDATION: That the Board of Public Works approve DHCD's Neighborhood Business Works Program lending or granting general obligation bond proceeds to fund three neighborhood revitalization projects as described.

A. Loan Recipient: Shura, Inc., 116 Slade Avenue, Pikesville
 Baltimore County

Loan Amount: \$400,000

Proposal: Shura, Inc. intends to relocate its corporate office and seeks financing to buy and renovate property in a revitalization area. Shura's annual rent at its current leased location, 3104 Lord Baltimore Drive, Baltimore, exceeds the annual debt service for the proposed purchase. Shura proposes to purchase a two-story 10,000 sf commercial building in Pikesville for \$950,000. M&T Bank is financing \$590,000 of the purchase and also providing a \$400,000 time note that this DHCD loan will be used to pay back. M&T agreed to the time note to facilitate an October 12, 2012 closing. The property at 116 Slade Ave. is in the heart of Pikesville. The neighborhood is a combination of office space and residential homes. Shura plans to use a portion of the first floor for an adult day use area and the remaining first-floor space for the corporate offices and operations. The building, erected in 1970 and vacant for a year, was formerly occupied by a successful orthopedic and sports medicine practice. The property is only about 2 blocks off of Reisterstown Road at the corner of Slade Ave. and Milford Mill Road and has a large parking lot with over 50 parking spaces. Directly behind the building is the Pikesville Armory.

B. Grant Recipient: Denton Development Corp. for the
 Chesapeake Culinary Center, 512 Franklin Street, Denton
 Caroline County

Grant Amount: \$250,000

Proposal: The Chesapeake Culinary Center, designated a Maryland Smart Site in 2010, is located on the site of the former Caroline High School (circa 1901). After renovation, the Chesapeake Culinary Center will be a unique adaptive reuse of a historically significant building. The Center will accommodate a regional culinary school and an incubator kitchen facility, and will offer facilities to private or non-profit entities specializing in community service or educational programs. The grant will be used to complete the first phase of the property's rehabilitation and make the kitchen and building itself operational so that programming can begin. Other project supporters include Town of Denton, State Bond Bill, Maryland Heritage

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

8. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (cont'd)

Area Authority, Sustainable Communities Tax Credits, Community Development Block Grant (CDBG), and the United States Department of Agriculture (USDA). The total project cost is estimated at \$1.6 million.

C. Grant Recipient: Baltimore Public Markets Corporation for the
Northeast Market Renovations, 2100 E. Monument St.
Baltimore City

Grant Amount: \$200,000

Proposal: The Baltimore Public Markets Corporation will collaborate with the Historic East Baltimore Community Action Coalition (HEBCAC) to renovate the interior and exterior of the Northeast Public Market. The market renovation will make the façade more inviting and reconfigure the market to highlight healthy and fresh foods. Project supporters include Johns Hopkins, East Baltimore Development Inc., Maryland Institute College of Art, Baltimore City Department of General Services, Baltimore Development Corporation and the Abell and France Merrick Foundations. The total project cost is estimated at \$1.5 million. Project elements include:

- New Monument Street façade and improved rear entrances
- North and south walls murals
- New landscaping around the market
- New or improved seating areas in the Market
- Interior and exterior new signage and graphics
- Energy efficient interior lighting
- Bike racks

LOAN/GRANT AUTHORITY: Housing and Community Development Article
Sections 6-301 through 6-311;
COMAR 05.13.01

BOND PROCEEDS AUTHORITY: State Finance and Procurement Article
Section 8 -301
Annotated Code of Maryland

FUND SOURCE: MCCBL of 2012: *Provide funds for grants and loans to fund community-based economic development activities in revitalization areas designed by local governments.* Item SA24(B).

BOARD OF PUBLIC WORKS**OCTOBER 17, 2012****SECRETARY'S AGENDA****8. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (cont'd)**

PROGRAM: The Neighborhood Business Development Program, operating as Neighborhood BusinessWorks, provides flexible gap financing for small businesses in locally-designated neighborhood-revitalization areas throughout the State. Loans and grants are made to Maryland-based local development corporations, microenterprises, nonprofit organizations, or small businesses whose activities contribute to broader neighborhood revitalization (*e.g.*, reuse of vacant/underutilized buildings or providing needed goods or services to residents). Financing ranges from \$1,000 up to the lesser of: (i) \$500,000 or (ii) 50 % of total project costs. Borrowers must contribute cash of at least 5% of the project cost.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED**DISAPPROVED****DEFERRED****WITHDRAWN****WITH DISCUSSION****WITHOUT DISCUSSION**

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Churchill B. Wortherly 443-885-3074
churchill.wortherly@morgan.edu

9. **MORGAN STATE UNIVERSITY**
Pouring Rights and Fountain Vending

CONTRACT ID: Pouring Rights and Fountain Vending
 Project No. 12/PRO-2030-S

AWARD: Pepsi Beverages Co. Bottling Group LLC
 Baltimore, Maryland

CONTRACT DESCRIPTION: Total beverage contract which includes exclusive product line representation in vending dining services, cash operations, and commissions.

TERM: 7/1/12-6/30/17 with 5 one year renewal options.

AMOUNT: Revenue Generating

PROCUREMENT METHOD: Competitive Sealed Proposal
 Single Proposal Received

PROPOSALS:	Technical Score	Bid/Revenue
Pepsi Beverages Co. Bottling Group LLC Baltimore, Maryland	31	\$1,162,500.00

MBE GOAL: 30%

MBE WAIVER: All

PERFORMANCE BOND: None

REMARKS: This project was advertised on *eMarylandMarketPlace*. Two proposals were received, and one met the minimum qualifications. Pepsi Bottling Company met minimum qualifications and was determined a responsible proposer who met the needs of the University. Pepsi requested a waiver of the entire 30% MBE subcontract goal. The University granted the waiver because as far as can be determined there are no subcontracting opportunities.

The Morgan State University Department of Business and Auxiliary Services will manage the Pouring Rights and Fountain Vending contract with support provided by the University's Department of Procurement and Property Control Departments.

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

9. **MORGAN STATE UNIVERSITY (cont'd)**
Pouring Rights and Fountain Vending

FUND SOURCE: Current Unrestricted: *Business and Auxiliary Services*

MD TAX CLEARANCE: 12-2018-1111

RESIDENT BUSINESS: Yes

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN ✓

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS**OCTOBER 17, 2012****SECRETARY'S AGENDA**

Contact: S.K. Kulkarni, P.E. (410) 585-3027
skulkarni@dpscs.state.md.us

10. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES
Baltimore City Detention Center (BCDC), Baltimore

CONTRACT NO. AND TITLE Renovations for Dining Facility at Annex Building
 Baltimore City Detention Center (BCDC)
 Baltimore, Maryland
 KT-001-120-C01
 Adpics No.: 603B3400001

DESCRIPTION:

BASE BID Renovate first floor of Annex building for detainee dining area (food trays will be assembled in main kitchen). Centralized dining place must comply with Health Department requirements. It also includes sprinkler system for fire protection, fire alarm system, plumbing, HVAC, lighting and security surveillance cameras.

ADD ALTERNATE NO. 1 Provide epoxy flooring system in North and South Dining Rooms.

PROCUREMENT METHOD Competitive Sealed Bidding
 Small Business Preference Solicitation

BIDS OR PROPOSALS

<u>Bidders Name</u>	<u>Base Bid (\$)</u>	<u>Alt #1 (\$)</u>	<u>Base Bid + Alt #1 (\$)</u>
I.M.I., Inc. Gaithersburg	1,429,000.00	34,000.00	1,463,000.00
Towson Mechanical Inc. Parkville	1,464,000.00	38,000.00	1,502,000.00
Desbuild Incorporated Hyattsville	1,479,000.00	44,000.00	1,523,000.00
J.A. Argetakis Co., Inc. Baltimore	1,679,000.00	52,000.00	1,731,000.00
Commercial Interiors Hanover	1,795,000.00	44,500.00	1,839,500.00

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

10. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES (cont'd)
Baltimore City Detention Center (BCDC), Baltimore

AWARD	I.M.I. Inc.
AMOUNT	\$ 1,463,000.00
GOVERNMENT ESTIMATE	\$ 1,150,000.00
PERFORMANCE BOND	100% of Full Contract Amount
PERFORMANCE PERIOD	240 Calendar Days
TERM	10/17/2012 – 6/14/2013
FUND SOURCE	
\$ 1,143,000	MCCBL of 2011: <i>DPSCS/BCDC, Design and Renovate first floor Annex building at BCDC to create a new Dining Facility for the detainees.</i> Item 033
\$ 320,000	MCCBL of 2007: <i>DGS Construction Contingency Fund.</i> Item 036
MBE PARTICIPATION	30%

REMARKS The solicitation was advertised on *eMarylandMarketplace* as a small business preference procurement, and distributed to the Governor's Office of Minority Affairs. Sealed bids were received from five bidders, of which three were certified small businesses. I.M.I., Inc. is a certified small business.

The MBE subcontract goal of 30% included subgoals of 10% African-American owned and 4% Asian-American owned.

The Department of Budget and Management and the Department of General Services have recommended an allocation of \$320,000 from the Construction Contingency Fund for the Renovations for Dining Facility at Annex Building-BCDC. In accordance with State Finance and Procurement Article, Section §3-609(g), the Budget Committees have been notified of this recommendation and concur with the recommendation.

TAX COMPLIANCE NO. 12-2221-0111

RESIDENT BUSINESS Yes

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Charles C. Jackson 240-895-4412
ccjackson@smcm.edu

11. ST. MARY'S COLLEGE OF MARYLAND

REFERENCE: Capital Projects Unencumbered Balances

RECOMMENDATION: St. Mary's College of Maryland recommends that the Board of Public Works approve transferring the unencumbered balance of \$7,906.71 from capital funds for the College's completed Academic Building capital equipment project to the Construction Contingency Fund. The Department of Budget and Management and the Department of General Services concur.

AUTHORITY: State Finance and Procurement Article 8-129, Annotated Code of Maryland

FUND SOURCE: \$7,906.71 MCCBL 2007 "Provide funds to equip new Academic Building", Item 100

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: Michael J. Frenz 410.333.1560
mfrenz@mdstad.com

12. MARYLAND STADIUM AUTHORITY
Montgomery County Conference Center
Series 2012 Lease Revenue Refunding Bonds

Recommendation: That the Board of Public Works approve the Maryland Stadium Authority issuing new bonds, the proceeds of which will be used to repay older bonds that financed the Montgomery County Conference Center in 2003.

Background: Reference is made to Secretary's Agenda Item 12 (Dec. 18, 2002) in which the Board of Public Works approved the Stadium Authority issuing \$20.3 million in bonds to finance construction of the Montgomery County Conference Center, capitalized interest, and closing costs. In January 2003, the Stadium Authority issued the *Montgomery County Conference Center Facilities Tax-Exempt Lease Revenue Bonds, Series 2003*. Interest rates ranged from 2.00% to 5.0%.

Market conditions currently make it advisable for the Stadium Authority to call these outstanding bonds and to reissue new debt. The new debt amount will be \$15.93 million. The Stadium Authority will use \$15.62 million to redeem a portion of the existing debt and use the balance for transaction costs. The estimated net present value savings to the State is approximately \$1.77 million; the estimated present value savings is over 10%.

General Assembly Fiscal Committees Review: State law requires that 90 days before seeking Board of Public Works approval "for each bond issue or other financing," the Stadium Authority must provide the General Assembly fiscal committees with a comprehensive financing plan for review. Section 10-641(c) of the Economic Development Article of the Annotated Code of Maryland. The Authority received approval from the fiscal committees on August 14, 2012.

Action: The Stadium Authority recommends, with respect to its *Series 2012 Tax-Exempt Lease Revenue Refunding Bonds*, that the Board of Public Works:

1. Authorize the Stadium Authority to:
 - (a) Issue, sell and deliver up to \$15,930,000 in tax supported Lease Revenue Bonds with approximately \$15,620,304 of the proceeds to be used to refund a portion of the outstanding balance of the Montgomery County Conference Center Tax-Exempt Lease Revenue Bonds, Series 2003 and the balance of the proceeds to be used for closing costs; and
 - (b) Repay this obligation with interest to the bondholders over a period of eleven years.

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

**12. MARYLAND STADIUM AUTHORITY (cont'd)
*Montgomery County Conference Center
Series 2012 Lease Revenue Refunding Bonds***

2. Approve documents related to issuing the Stadium Authority's Series 2012 Taxable Lease Revenue Bonds:
 - (a) First Supplement to Master Lease Agreement (approved Secretary's Agenda Item 12 [12/18/2002]);
 - (b) First Supplement to Sublease Agreement (approved Secretary's Agenda Item 12 [12/18/2002]);
 - (c) First Supplement to Leasehold Deed of Trust and Security Agreement (approved Secretary's Agenda Item 12 [12/18/2002]);
 - (d) First Supplement to the Montgomery County Conference Center Construction, Operation, and Contribution Agreement and (approved Secretary's Agenda Item 12 [12/18/2002]); and
 - (e) Amended Comprehensive Plan of Financing, which was approved by the Stadium Authority on July 10, 2012 and submitted on July 16, 2012 to the General Assembly fiscal committees and approved by the fiscal committees on August 14, 2012.
3. Issue a Board of Public Works Resolution on these matters.

Legal Authority: Subject to the approval of the Board of Public Works, the Stadium Authority may borrow money from any source for any corporate purpose and, more specifically, for construction of the Montgomery County Conference Center facility. Sections 10-628(c)(1)(iii); 10-642(d), (e) of the Economic Development Article of the Annotated Code of Maryland.

This item was previously presented as Item 12 on October 3, 2012.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION ✓

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: David Lever 410-767-0610
dlever@msde.state.md.us

13. STATE PUBLIC SCHOOL CONSTRUCTION PROGRAM

Recommendation: The Interagency Committee on School Construction recommends that the Board of Public Works approve the transfer by the Anne Arundel County Board of Education to the Anne Arundel County Government of:

Central Office (portion of Parham Building site)

2644 Riva Road, Annapolis 21401

Fee Simple Conveyance: 1.683 acres

#02.030 Annapolis High School

2700 Riva Road, Annapolis 21401

Easement Conveyance: 7.174 acres (forest conservation easement)

As a condition of approval, the Anne Arundel County Government shall obtain approval from the Board of Public Works before transferring any right, title or interest to any portion of the property.

Background: Truman Office Property Business Trust, a commercial developer, plans to construct Annapolis Commons near Annapolis High School and the Board of Education Central Office Parham Building. To facilitate the development, the Anne Arundel County Government seeks to acquire 1.683 acres in fee simple from the Board of Education (to provide the developer road access) and 7.174 acres in a forest conservation easement (to allow the developer credit for forest conservation). In consideration, the developer will convey 2.712 acres to the Board of Education which will use that acreage to supplement the softball field at Annapolis High School.

There is no outstanding State debt on any of the properties in this action.

The Interagency Committee approved the recommendation to transfer the properties on September 20, 2012.

Authority: COMAR 23.03.02.23.B. The Interagency Committee on School Construction must review a request to transfer school property to the local government and make a recommendation to the Board of Public Works. The Board may approve, disapprove, or conditionally approve the request to transfer school property.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Contact: David Lever 410-767-0610
dlever@msde.state.md.us

14. STATE PUBLIC SCHOOL CONSTRUCTION PROGRAM

Recommendation: The Interagency Committee on School Construction recommends that the Board of Public Works approve the conveyance of 3.5 acres by the Charles County Board of Education to the Charles County Government of:

#0608 John Hanson Middle School
3.551 acres (portion of 39 acre site)
12350 Vivian Adams Drive
Waldorf 20601

As a condition of approval, the Charles County Government shall obtain approval from the Board of Public Works before transferring any right, title or interest to any portion of the facility.

Background: A residential development is being constructed adjacent to John Hanson Middle School and J.P. Ryon Elementary School in Charles County. The Charles County Board of Education seeks to convey Vivian Adams Drive and the associated right of way on the school property to the Charles County government, to allow the developer to make road enhancements, provide sidewalks, renovate tennis and basketball courts, and construct new walking trails. There is no outstanding State debt on the property. The Interagency Committee reviewed and approved the recommendation to transfer the property on September 20, 2012.

Authority: COMAR 23.03.02.23.B. The Interagency Committee on School Construction must review a request to transfer school property to the local government and make a recommendation to the Board of Public Works. The Board may approve, disapprove, or conditionally approve the request to transfer school property.

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
	WITH DISCUSSION	WITHOUT DISCUSSION	

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

Norman Astle (410) 841-5864
Astlene@mda.state.md.us

15. DEPARTMENT OF AGRICULTURE

Maryland Agricultural Cost-Share Program Reversion Requests

Recommendation: That the Board of Public Works approve the **REVERSION** of the remaining balances of 171 projects cancelled or completed in accordance with the guidelines of the Maryland Agricultural Cost-Share Program.

A. Total submission amount: \$ 478,174.14

Agreement #	Recipient	County	Amount \$	Status
AT-2011-2143	TWIN PINE FARMS, INC.	Harford	4575.70	Completed
AT-2011-2147	LARRY SCHAUDIES	Montgomery	3574.36	Completed
AT-2011-2257	JOHN RICHARD KNOTT, JR.	St. Mary's	682.35	Completed
AT-2011-2278	DARREN Y. ALVEY	St. Mary's	227.37	Completed
AT-2011-2279	DARREN Y. ALVEY	St. Mary's	1264.87	Completed
AT-2011-2283	GEORGE W. CAIRNES	Harford	543.00	Completed
AT-2011-2287	HUNTINGFIELD FARM, LLC	Kent	7700.00	Cancelled
AT-2011-2288	EDBK KELLEY REAL ESTATE, LLC	Cecil	520.00	Completed
AT-2011-2330	RUSSELL T. HOWARD, JR	Charles	1620.51	Completed
AT-2011-2365	MARTIN BROTHERS PARTNERSHIP	Harford	18300.00	Completed
AT-2011-2390	BETTY M. JOHNSTON	Dorchester	1560.28	Completed
AT-2011-2391	CATHERINE D. MACGLASHAN	Queen Anne's	3374.59	Completed
AT-2011-2408	JOSEPH R. RAHLL,SR	Harford	2000.00	Completed
AT-2011-2409	P. DAVID MEYER	Dorchester	500.00	Completed
AT-2011-2410	DONALD BURROUGHS	St. Mary's	452.12	Completed
AT-2011-2411	DONALD BURROUGHS	St. Mary's	361.75	Completed
AT-2011-2413	P. DAVID MEYER	Dorchester	2825.63	Completed
AT-2011-2426	JOHN O. SCHUHART, JR	St. Mary's	351.31	Completed
AT-2011-2432	ERIN E. KNIPPENBERG	Allegany	250.00	Completed
AT-2011-2458	STATE OF MARYLAND-DNR	Cecil	601.60	Completed
AT-2011-2469	JUSTIN S. CLOUGH	Queen Anne's	7286.37	Completed
AT-2012-1504	GRB FAMILY PARTNERSHIP, LLP	Worcester	2112.09	Completed
AT-2012-1524	CLAYTON E. CULLISON, JR	St. Mary's	744.37	Completed
AT-2012-1539	JOHN T. KIRBY	Queen Anne's	527.87	Completed
AT-2012-1546	CABIN CREEK FARM, LLC	Queen Anne's	525.00	Completed
AT-2012-1547	CABIN CREEK FARM, LLC	Queen Anne's	393.75	Completed
AT-2012-1858	ALAN BURDETTE JR.	Harford	2219.34	Completed
AT-2012-1859	ALAN BURDETTE JR.	Harford	476.77	Completed
AT-2012-1860	ALAN BURDETTE JR.	Harford	3034.23	Completed
AT-2012-1867	RONALD E. ATHEY	Allegany	1117.37	Completed
AT-2012-1868	JOHN R. ALEXANDER, JR	Baltimore	6892.78	Completed
AT-2012-1869	JOHN R. ALEXANDER, JR	Baltimore	3917.59	Completed
AT-2012-1870	JOHN R. ALEXANDER, JR	Baltimore	6700.00	Cancelled
AT-2012-1871	JOHN R. ALEXANDER, JR	Baltimore	2745.62	Completed
AT-2012-1872	JOHN R. ALEXANDER, JR	Baltimore	18697.73	Completed

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

15. DEPARTMENT OF AGRICULTURE (cont'd)
Maryland Agricultural Cost-Share Program Reversion Requests

Agreement #	Recipient	County	Amount \$	Status
AT-2012-1877	CABIN CREEK FARM, LLC	Queen Anne's	7010.62	Completed
AT-2012-1879	CABIN CREEK FARM, LLC	Queen Anne's	465.00	Completed
AT-2012-1884	CABIN CREEK FARM, LLC	Queen Anne's	1078.12	Completed
AT-2012-1887	WILLIAM R. MATTINGLY	St. Mary's	352.75	Completed
AT-2012-1890	DAVID WAYSON	Anne Arundel	1397.37	Completed
AT-2012-1909	TROYER FARMS JV	Baltimore	1360.81	Completed
AT-2012-1952-R	NANCY P. LANE	Queen Anne's	126.87	Completed
AT-2012-1979	CABIN CREEK FARM, LLC	Queen Anne's	1197.20	Completed
AT-2012-1981	ZHIAN T. TAVAKOLI	Queen Anne's	248.12	Completed
AT-2012-1982	ZHIAN T. TAVAKOLI	Queen Anne's	364.69	Completed
AT-2012-1983	BLAKEFORD FARM, LLC	Queen Anne's	865.51	Completed
AT-2012-2004	AMERIPACA, INC	Anne Arundel	19970.47	Completed
AT-2012-2007	LEE A. BERGEN	Kent	71.19	Completed
AT-2012-2008	DAVID B. EASON SR.	Kent	47.31	Completed
AT-2012-2071	NORBERT P. ABELL	St. Mary's	349.75	Completed
AT-2012-2072	NORBERT P. ABELL	St. Mary's	423.62	Completed
AT-2012-2085	JOHN B. PADGETT, III	St. Mary's	77.65	Completed
AT-2012-2090	PHILIP M. DRAPER	Washington	663.76	Completed
AT-2012-2097	NANCY C. CLUGSTON	Cecil	620.36	Completed
AT-2012-2101	KILBY'S, INC.	Cecil	38436.55	Completed
AT-2012-2102	KILBY'S, INC.	Cecil	15206.17	Completed
AT-2012-2109	TIMOTHY A. REDMAN	Kent	691.31	Completed
AT-2012-2128	HARTLEY W. JUSTICE, JR	Baltimore	15981.39	Completed
AT-2012-2143	MT. ARARAT FARM, INC.	Cecil	42655.22	Completed
AT-2012-2148	GARVICK'S FARMS, INC	Carroll	1540.00	Completed
AT-2012-2158	GERALD R. SIZEMORE	Cecil	1041.66	Completed
AT-2012-2170	LAURIE E. BURCH	Washington	1448.62	Completed
AT-2012-2191	FW PROPERTIES, LLC	Allegany	92.03	Completed
AT-2012-2198	NORBERT P. ABELL	St. Mary's	133.37	Completed
AT-2012-2219	BERKELEY B. AKE	Queen Anne's	1250.47	Completed
AT-2012-2220	JOAN Q. DAWKINS	Queen Anne's	1194.98	Completed
AT-2012-2223	PARKER POINT, LLC	Kent	20.00	Completed
AT-2012-2225	TOTTINGHAM FARMS, LLC	Queen Anne's	1192.86	Completed
AT-2012-2226	TOTTINGHAM FARMS, LLC	Queen Anne's	1104.42	Completed
AT-2012-2227	TOTTINGHAM FARMS, LLC	Queen Anne's	1190.53	Completed
AT-2012-2228	TOTTINGHAM FARMS, LLC	Queen Anne's	549.50	Completed
AT-2012-2241	HOWARD A. ANDERSON	Calvert	7377.48	Completed
AT-2012-2242	W. RUSSELL CULLINS, JR	St. Mary's	1737.70	Completed
AT-2012-2258	MARGROFF ENTERPRISES	Garrett	800.63	Completed
AT-2012-2296	ROBERT L. SCHMIDT	St. Mary's	28100.00	Completed
AT-2012-2297	ROBERT L. SCHMIDT	St. Mary's	54.75	Completed

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

15. DEPARTMENT OF AGRICULTURE (cont'd)
Maryland Agricultural Cost-Share Program Reversion Requests

Agreement #	Recipient	County	Amount \$	Status
AT-2012-2304	ERIN E. KNIPPENBERG	Allegany	246.26	Completed
AT-2012-2338	DONALD C. KNOTT	St. Mary's	33.57	Completed
AT-2012-2339	DONALD C. KNOTT	St. Mary's	185.98	Completed
AT-2012-2357	ZHIAN T. TAVAKOLI	Queen Anne's	933.12	Completed
AT-2012-2358	ZHIAN T. TAVAKOLI	Queen Anne's	568.75	Completed
AT-2012-2359	ZHIAN T. TAVAKOLI	Queen Anne's	974.50	Completed
AT-2012-2373	MARGROFF ENTERPRISES	Garrett	1688.01	Completed
AT-2012-2375	MICHAEL D. FOSTER	Kent	213.68	Completed
AT-2012-2380	VIRGINIA L. DAVIS	Cecil	621.18	Completed
AT-2012-2381	VIRGINIA L. DAVIS	Cecil	866.19	Completed
AT-2012-2426	WHITELYN FARMS, INC	Baltimore	64.80	Completed
AT-2012-2431	ESTATE OF ROBERT L. DAVIS, SR	Kent	244.50	Completed
AT-2012-2432	ESTATE OF ROBERT L. DAVIS, SR	Kent	324.12	Completed
AT-2012-2473	TILDEN D. CORNELIUS	Queen Anne's	1021.62	Completed
AT-2012-2488	SANDI ROUNDS	Garrett	282.00	Completed
AT-2012-2541	W. RUSSELL CULLINS, JR	St. Mary's	799.65	Completed
CH-2011-2244	W. DAVID LEAGER	Kent	490.50	Completed
CH-2011-2335	BRYAN S. MC DONALD	Kent	346.89	Completed
CH-2011-2336	BRYAN S. MC DONALD	Kent	106.73	Completed
CH-2011-2366	FAIR HILL FARMS, INC.	Kent	1287.08	Completed
CH-2011-2384	RIVER FARM	Kent	599.64	Completed
CH-2011-2435	DIANE E. HAGUE	Kent	723.15	Completed
CH-2012-1959	ALBERT A. BENNETTA	Kent	173.89	Completed
CH-2012-1960	ALBERT A. BENNETTA	Kent	355.02	Completed
CH-2012-1961	ALBERT A. BENNETTA	Kent	163.51	Completed
CH-2012-1962	ALBERT A. BENNETTA	Kent	150.55	Completed
CH-2012-1985	WILLIAM R. DARLING, JR.	Queen Anne's	1074.88	Completed
CH-2012-1986	WILLIAM R. DARLING, JR.	Queen Anne's	1018.00	Completed
CH-2012-1987	WILLIAM R. DARLING, JR.	Queen Anne's	198.87	Completed
CH-2012-2005	JONATHAN C. QUINN	Kent	166.94	Completed
CH-2012-2099	JOHN W. CAHALL, JR	Kent	2355.74	Completed
CH-2012-2100	JOHN W. CAHALL, JR	Kent	420.25	Completed
CH-2012-2190	MARY S. WALLS	Queen Anne's	113.12	Completed
CR-2011-2133	BERNARD EUGENE EWING	Talbot	888.25	Completed
CR-2011-2252	RALPH L. WILLIS	Talbot	80.00	Completed
CR-2011-2317-B	DENNIS T. PLUTSCHAK	Caroline	2800.00	Completed
CR-2011-2325-B	M. DAVID WOOD, JR	Caroline	1613.12	Completed
CR-2011-2328-B	M. DAVID WOOD, JR	Caroline	2126.56	Completed
CR-2011-2331	GAREY B. BROWN	Caroline	500.00	Completed
CR-2011-2347	MABEL POTTER STEVENS	Dorchester	275.12	Completed
CR-2011-2356	BRUCE R. BARTZ	Caroline	955.89	Completed
CR-2011-2357	BRUCE R. BARTZ	Caroline	1871.75	Completed
CR-2011-2362-B	CHARLES E. BALL, JR	Caroline	161.87	Completed
CR-2011-2382-B	CHRISTOPHER D. HARRIS	Caroline	1596.00	Completed

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

15. DEPARTMENT OF AGRICULTURE (cont'd)
Maryland Agricultural Cost-Share Program Reversion Requests

Agreement #	Recipient	County	Amount \$	Status
CR-2011-2383-B	CHRISTOPHER D. HARRIS	Caroline	700.00	Completed
CR-2011-2388	WILLIAM R. TOULSON	Queen Anne's	197.50	Completed
CR-2011-2397	MABEL POTTER STEVENS	Dorchester	354.36	Completed
CR-2011-2440-B	TIMOTHY L. DANIELS	Caroline	2848.12	Completed
CR-2011-2450-B	DAVID W. ROGERS	Caroline	2310.62	Completed
CR-2011-2457	KATE'S POINT, LLC.	Talbot	1371.20	Completed
CR-2012-1502-B	BRUCE R. BARTZ	Caroline	1856.03	Completed
CR-2012-1503-B	MARK S. CALLAHAN	Caroline	1532.75	Completed
CR-2012-1510-B	STEPHEN E. FOSTER	Caroline	7326.37	Completed
CR-2012-1511	STEPHEN E. FOSTER	Caroline	900.00	Completed
CR-2012-1512-B	MARK R. FRASE	Caroline	631.89	Completed
CR-2012-1513-B	BETTER DAYS FARM OPERATIONS	Caroline	1699.35	Completed
CR-2012-1520	BOSTON FARM LLC	Dorchester	387.50	Completed
CR-2012-1907-B	MARY LOU BROWN	Dorchester	2435.50	Completed
CR-2012-2044-R	PAUL T. SWANN	Talbot	148.22	Completed
CR-2012-2254	WAYNE T. QUIDAS	Caroline	1300.00	Completed
CR-2012-2256	WALTER E. KNOX	Talbot	1068.62	Completed
CR-2012-2267	KATHRYN CALLAHAN TRUST	Talbot	323.12	Completed
CR-2012-2288	WILLIAM B. COLLIER, JR	Caroline	17200.00	Cancelled
CR-2012-2289	WILLIAM B. COLLIER, JR	Caroline	17700.00	Cancelled
CR-2012-2290	WILLIAM B. COLLIER, JR	Caroline	1900.44	Completed
CR-2012-2291	DAVID SCHMIDT	Caroline	500.00	Completed
CR-2012-2406-B	DENNIS T. PLUTSCHAK	Caroline	739.38	Completed
LS-2010-2308	SUSAN R. CUMMINGS	Harford	5282.24	Completed
LS-2011-1510	SERENITY HILL FARM, LLC	Harford	1812.50	Completed
LS-2011-2377	MEADOW DALE FARM LLC	Harford	1529.37	Completed
LS-2012-1713	ELIZABETH B. BENDER	Harford	2149.96	Completed
LS-2012-2070	DELL CREEK FARM LLC.	Baltimore	250.00	Completed
LS-2012-2240	GLENVIEW FAMILY FARMS, LLC.	Harford	9480.14	Completed
LS-2012-2343	SUSAN R. CUMMINGS	Harford	2217.57	Completed
LS-2012-2504	MARY A. PERDUE	Harford	132.84	Completed
LS-2012-2505	TWIN PINE FARMS, INC.	Harford	2002.25	Completed
MP-2009-3380	HEFLIN BROTHERS, INC.	Frederick	739.35	Completed
MP-2009-3382	HEFLIN BROTHERS, INC.	Frederick	2477.01	Completed
MP-2011-2194	JEFFREY D. FRITZ	Carroll	832.04	Completed
MP-2011-2236	SAMUEL J. POWELL	Carroll	663.62	Completed
MP-2011-2280	SCOTT E. TREXLER	Frederick	685.83	Completed
MP-2011-2282	EDWARD E. HALLEIN, JR	Frederick	95.50	Completed
MP-2011-2289	GARVIN E. TANKERSLEY, III	Frederick	11736.98	Completed
MP-2011-2290	MARK A. GIERON	Carroll	1906.92	Completed
MP-2011-2293	MICHAEL R. HAINES	Carroll	9.35	Completed
MP-2011-2294	MICHAEL R. HAINES	Carroll	335.70	Completed
MP-2011-2296	MICHAEL R. HAINES	Carroll	335.15	Completed

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

15. DEPARTMENT OF AGRICULTURE (cont'd)
Maryland Agricultural Cost-Share Program Reversion Requests

Agreement #	Recipient	County	Amount \$	Status
MP-2011-2297	MICHAEL R. HAINES	Carroll	566.81	Completed
MP-2011-2299	CRYSTAL B. KIMBALL	Frederick	700.00	Completed
MP-2011-2307	BYRON D. STAMBAUGH	Carroll	1194.92	Completed
MP-2011-2308	BYRON D. STAMBAUGH	Carroll	3601.50	Completed
MP-2011-2309	BYRON D. STAMBAUGH	Carroll	5332.52	Completed
MP-2011-2311	BYRON D. STAMBAUGH	Frederick	3202.03	Completed
MP-2011-2312	BYRON D. STAMBAUGH	Frederick	13600.00	Completed
MP-2011-2316	BYRON D. STAMBAUGH	Carroll	1022.69	Completed

***Fund Source:** MCCBL of 2010/Item 10077: Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.*

***Authority:** "Cost-Sharing - Water Pollution Control" Sections 8-701 to 8-705, Agricultural Article, Maryland Code; COMAR 15.01.05*

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

 DISAPPROVED

 DEFERRED

 WITHDRAWN

WITH DISCUSSION

 WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

SECRETARY'S AGENDA

APPENDIX

Report of emergency contracts awarded by various agencies in accordance with **COMAR 21.05.06** (Title 21 - State Procurement Regulations) and reported in accordance with **COMAR 21.02.01.05(A)(3)**.

Individual reports enclosed.

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

APPENDIX

SECRETARY'S AGENDA

Contact: Jane Bailey 410-767-4307
Jane.Bailey@dgs.state.md.us

REPORT OF EMERGENCY PROCUREMENT

ITEM: Appendix 1

DEPARTMENT OF GENERAL SERVICES

CONTRACT: Rooftop Air Handling Units
Jessup Records Center
ADPICS No.: 001B3400127
Project: BW-681-131-101

CONTRACT TYPE: Maintenance

DESCRIPTION: Replace second and third of three rooftop air-handling units (air-conditioning) at Jessup Records Center. These two 30-ton units serve the warehouse area of the records retention center.

PROCUREMENT METHOD: Emergency

DATE EMERGENCY DECLARED: June 11, 2012

BIDS:

JM Mechanical, Abingdon	\$79,202
South Mountain Mechanical Contractors, Inc., Myersville	\$111,984
Temp Air Company, Baltimore	\$189,716

AWARD: JM Mechanical

AMOUNT: \$79,202.00

CONTRACT AWARD DATE: July 18, 2012

TERM 90 Calendar Days

MBE PARTICIPATION 0%

BOARD OF PUBLIC WORKS

OCTOBER 17, 2012

APPENDIX

SECRETARY'S AGENDA

REPORT OF EMERGENCY PROCUREMENT

ITEM: Appendix 1 (cont'd)

FUND SOURCE: MCCBL 2012 Item 007
Facilities Renewal Funding-Statewide

REMARKS:
Reference is made to Appendix 3 to the Secretary's Agenda (9/19/12) in which DGS reported an emergency procurement for one of three rooftop air-handling units at Jessup Records Center. In that report, DGS stated that all three rooftop units had failed and that the emergency procurement report for the other two units would be submitted separately.

Nature of Emergency: During extended hot weather, the three rooftop units at the Jessup Records Center failed and could not be repaired to full efficiency. The two 30-ton units replaced under this contract served the warehouse area. The 40-ton unit that was reported earlier cools the office area.

Firms asked to bid on the 30-ton units indicated a five-to-seven week lead time for replacement units. DGS located a firm that had a 40-ton unit available for immediate installation. Additionally, DGS determined not to install the three units at the same time because the installations required cranes on the roof, and DGS did not want multiple contractors at the site simultaneously. The 30-ton units were successfully installed in August and are operating efficiently.

Basis for Selection: JM Mechanical was the lowest responsive, responsible bidder.

Late Report: Internal agency delays that have been addressed.

TAX COMPLIANCE NO.: 12-1954-0000

RESIDENT BUSINESS: Yes

BOARD OF PUBLIC WORKS ACTION:

REPORT ACCEPTED

WITH DISCUSSION

WITHOUT DISCUSSION

REPORT REMANDED TO DEPT/AGENCY

REMARKS:

SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA

October 17, 2012

ITEM 1A
PROGRAM OPEN SPACE LOCAL SHARE

Contact: James W. Price
cprice@dnr.state.md.us
(410) 260-8426

Recommendation: Approval to commit \$7,500.00 for the following **development** project.

Brunswick Municipal Pool Safety Upgrades - \$7,500.00
City of Brunswick, Frederick County
POS #6015-10-329
MD20120907-0654

Background: Install an ADA compliant automatic chair lift for access to the swimming pool and install ADA compliant ramps for bathhouse access.

Fund Source: MCCBL of 2012: Program Open Space, Local Capital Development and Land Acquisition Grants, Frederick County:
FY 2013 Funds
Program 89.22.54 Item 057 \$7,500.00

Board of Public Works Action: The above referenced item was:

Approved

Disapproved

Deferred

Withdrawn

With Discussion

Without Discussion

SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA

October 17, 2012

ITEM 2A
COMMUNITY PARKS AND PLAYGROUNDS PROGRAM

Contact: James W. Price
cprice@dnr.state.md.us
(410) 260-8426

Recommendation: Approval to commit \$122,000.00 for the following **development** project.

Loch Lynn Community Park Observatory Boardwalk Loop Trail Phase 2 - \$122,000.00
Town of Loch Lynn Heights, Garrett County
CPP #5985-11-193
MD20120828-0625

Background: Complete and extend the existing Loch Lynn Observatory Trail. The trail will include an observation deck that will allow for nature and heritage interpretation of an adjacent wetland area. The project will also link this trail to a trail network being planned throughout Garrett County known as the Eastern Continental Divide Loop Trail.

Fund Source: MCCBL of 2012: Program Open Space, Local Capital Development and Land Acquisition Grants, Garrett County:
FY 2013 Funds
Program 89.22.54 Item 055 \$122,000.00

Board of Public Works Action: The above referenced item was:

Approved

Disapproved

Deferred

Withdrawn

With Discussion

Without Discussion

SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA

October 17, 2012

ITEM 3A
PROGRAM OPEN SPACE LOCAL SHARE

Contact: James W. Price
cprice@dnr.state.md.us
(410) 260-8426

Recommendation: Approval to commit \$397,100.00 for the following **development** projects.

- 1. **Construction of Hollywood Gateway Park - \$147,723.00**
City of College Park, Prince George's County
 POS #5923-16-752
 MD20120820-0611

Background: Construct an eco-themed park that will provide much needed public open space, an educational resource for the community, and an improved gateway onto Route 1. The park will incorporate native plants, edible plants, rain garden, pervious pavement, and other green features.

Fund Source:

MCCBL of 2010: *Program Open Space, Local Capital Development and Land Acquisition Grants, Prince George's County: Prior Funds Replacement*
Program 89.22.49 Item 056 \$26,235.75

MCCBL of 2012: *Program Open Space, Local Capital Development and Land Acquisition Grants, Prince George's County: FY 2013 Funds*
Program 89.22.54 Item 057 \$121,487.25

- 2. **Whitemarsh Park Synthetic Turf Field Installation - \$249,377.00**
City of Bowie, Prince George's County
 POS #6016-17-756
 MD20120907-0655

Background: Install an 83,600 square foot synthetic turf football/lacrosse field at the park. The addition of the synthetic turf will allow for play in inclement weather and eliminate the need for regular field repair after each season. The synthetic turf field will address the need for greater field availability indicated by the significant increase in boys and girls youth lacrosse participation in recent years.

Fund Source:

MCCBL of 2012: *Program Open Space, Local Capital Development and Land Acquisition Grants, Prince George's County: FY 2013 Funds*
Program 89.22.54 Item 057 \$249,377.00

Board of Public Works Action: The above referenced item was:

Approved

Disapproved

Deferred

Withdrawn

With Discussion

Without Discussion

**SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA**

October 17, 2012

Contact: Lisa Ward
lward@dnr.state.md.us
(410) 260-8450

**ITEM 4A
PROGRAM OPEN SPACE
CONSERVATION RESERVE ENHANCEMENT PROGRAM FUNDS**

Recommendation: Grant Washington County Commissioners \$252,568.17 from Program Open Space Stateside funds to acquire David conservation easement.

Project Name: David Conservation Reserve Enhancement Program Easement
Washington County

Background: Reference is made to Program Open Space Agenda Item 9A (Sept. 16, 2009) in which the Board of Public Works approved the Conservation Reserve Enhancement Program easement acquisition program and authorized the use of bond proceeds from the Program Open Space Land Acquisition Opportunity Loan Act of 2009 to be used for acquiring permanent conservation easements on stream side forests, natural areas and wetlands as set forth in the *Revision to the Agreement Between the U.S. Department of Agriculture, the Commodity Credit Corporation, and the State of Maryland Concerning the Implementation of the Maryland Conservation Reserve Enhancement Program* (April 24, 2009).

Description: Acquire 65.28-acre easement to permanently protect water quality by mandating forested and vegetative stream buffers along 7,000 linear feet of tributaries to Dog and Little Dog Creeks.

This project is a unique acquisition opportunity as a result of property's extraordinary location and environmental value, this meeting the requirements of Chapter 419, Laws of Maryland 2009.

Easement Holders: Co-held by Washington County and Department of Natural Resources

Easement Value: \$235,419.26 (\$3,606.30 per acre)

Other Costs: \$ 17,148.91

Administrative:	\$	7,062.58
Incidental:	\$	6,555.04
Compliance:	\$	3,531.29

Total Amount: \$ 252,568.17

SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA

October 17, 2012

ITEM 4A (con't)

PROGRAM OPEN SPACE

CONSERVATION RESERVE ENHANCEMENT PROGRAM FUNDS

CREP Targeting: The CREP easement program focuses its efforts on Target Level 1 and Target Level 2 counties where easement practices will have the greatest impact on water quality. Targeting for CREP was a multiagency and conservation partnership organization effort that uses nine high-priority, science-based, data sets and areas of special consideration developed from ten years of studying water quality and natural resource conditions in the State's 134 watersheds. Washington County is a Target Level 2 county.

Easement Valuation System: DNR uses an easement evaluation system based on:

- (1) whether property is located within a Target Level 1 or Target Level 2 county;
- (2) width of buffers; and
- (3) amount of land in the CREP contract that will be covered by the easement.

The program seeks to retain conservation practices beyond the 10- to 15-year contract period available under the federal CREP rental program. The easement acquires development rights and a portion of the agricultural production value beginning at the end of the federal contract term and continuing into perpetuity.

Fund Source: Program 81.20.03 Item 447 \$ 17,148.91 (FY 2010)

Program Open Space Acquisition Opportunity Loan 2009

Program 89.22.45 Item 500 \$ 235,419.26 (FY 2010)

Board of Public Works Action: the above referenced item was

Approved

Disapproved

Deferred

Withdrawn

With Discussion ✓

Without Discussion

**SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA**

October 17, 2012

Contact: Lisa Ward
lward@dnr.state.md.us
(410) 260-8450

**ITEM 5A
PROGRAM OPEN SPACE
CONSERVATION RESERVE ENHANCEMENT PROGRAM FUNDS**

Recommendation: Grant the Lower Shore Land Trust \$416,610.24 from Program Open Space Stateside funds to acquire Smith conservation easement.

Project Name: Smith Conservation Reserve Enhancement Program Easement
Wicomico County

Background: Reference is made to Program Open Space Agenda Item 9A (Sept. 16, 2009) in which the Board of Public Works approved the Conservation Reserve Enhancement Program easement acquisition program and authorized the use of bond proceeds from the Program Open Space Land Acquisition Opportunity Loan Act of 2009 to be used for acquiring permanent conservation easements on stream side forests, natural areas and wetlands as set forth in the *Revision to the Agreement Between the U.S. Department of Agriculture, the Commodity Credit Corporation, and the State of Maryland Concerning the Implementation of the Maryland Conservation Reserve Enhancement Program* (April 24, 2009).

Description: Acquire 101.3-acre CREP easement to permanently protect water quality through forested and vegetative stream buffers along 6,715 feet of White's Creek and Sirman's Branch, which feed into the Wicomico River, a Chesapeake Bay tributary. Reference is made to DNR Item 6A on today's Agenda in which the Maryland Environmental Trust requests that the Board of Public Works ratify MET's receipt of a donated conservation easement on 226 acres, the balance of the property (except three reserved acres).

This project is a unique acquisition opportunity as a result of property's extraordinary location and environmental value, this meeting the requirements of Chapter 419, Laws of Maryland 2009.

Approval of this project satisfies the 2009 MOU between the State of Maryland and the USDA to protect 3,285 acres in permanent CREP easements using \$12,600,388 in POS Stateside funds.

Easement Holders: Co-held by the Lower Shore Land Trust and Department of Natural Resources

**SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA**

October 17, 2012

**ITEM 5A (con't)
PROGRAM OPEN SPACE
CONSERVATION RESERVE ENHANCEMENT PROGRAM FUNDS**

Easement Value: \$382,063.08 (\$3,771.60 per acre)

Other Costs: \$ 34,547.16

Administrative: \$ 11,461.89

Incidental: \$ 17,354.32

Compliance: \$ 5,730.95

Total Amount Requested: \$ 416,610.24

CREP Targeting: The CREP easement program focuses its efforts on Target Level 1 and Target Level 2 counties where easement practices will have the greatest impact on water quality. Targeting for CREP was a multiagency and conservation partnership organization effort that uses nine high-priority, science-based, data sets and areas of special consideration developed from ten years of studying water quality and natural resource conditions in the State's 134 watersheds. Wicomico County is a Target Level 1 county.

Easement Valuation System: DNR uses an easement evaluation system based on:

- (1) whether property is located within a Target Level 1 or Target Level 2 county;
- (2) width of buffers; and
- (3) amount of land in the CREP contract that will be covered by the easement.

The program seeks to retain conservation practices beyond the 10- to 15-year contract period available under the federal CREP rental program. The easement acquires development rights and a portion of the agricultural production value beginning at the end of the federal contract term and continuing into perpetuity.

Fund Source: Program 81.20.03 Item 447 \$ 34,547.16 (FY 2010)

Program Open Space Acquisition Opportunity Loan 2009

Program 89.22.45 Item 500 \$ 382,063.08 (FY 2010)

Board of Public Works Action: the above referenced item was

Approved

Disapproved

Deferred

Withdrawn

With Discussion ✓

Without Discussion

SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA

October 17, 2012

ITEM 6A
MARYLAND ENVIRONMENTAL TRUST

Contact: Elizabeth Buxton
ebuxton@dnr.state.md.us
(410) 514-7903

Recommendation: That the Board of Public Works ratify the donation of perpetual conservation easement.

Property: 225.69 acres, Riverside Drive, Salisbury
Wicomico County Tax Map 47, a portion of parcel 61, Legislative District 38A

Grantor: Charles Smith, Jr.

Grantees: Maryland Environmental Trust and Lower Shore Land Trust Inc.

Estimated Value: \$918,900

Estimated easement value is an MET estimate only. To make the estimate, MET multiplies the number of acres by the average per-acre value of easements MET accepted in that county or region in previous years. (The previous year's average per-acre value is derived by totaling the appraised values for MET easements in a region and dividing by the number of acres).

Reference: In DNR Item 5A on today's Agenda, DNR – together with Wicomico County – is purchasing an easement on the balance of the Smith property.

Board of Public Works Action: the above referenced item was:

Approved

Disapproved

Deferred

Withdrawn

With Discussion

Without Discussion

**SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA**

October 17, 2012

**ITEM 7A
PROGRAM OPEN SPACE STATE SHARE**

Contact: Lisa Ward
lward@dnr.state.md.us
(410) 260-8450

***Gail Campbell - \$1,350,000.00
Anne Arundel County
POS # 4419***

Reference: That the Board of Public Works approve the acquisition of a conservation easement on a 200 +/- acre parcel in Anne Arundel County that includes bottomland forest, pasture, and cultivated fields in the Anne Arundel Rural Legacy Area which is within the West River Watershed. This conservation easement will prevent future residential development.

Several aspects of the easement and property plan are notable:

- Mandate that farming activities be ecologically sustainable using sustainable operational imperatives
- Upgrade farm to use as an agricultural demonstration area for public and school systems;
- Make available vegetable plots for underserved community groups and the Annapolis Lighthouse Shelter
- Manage portions of farm for Community Supported Agriculture
- Restore 32 acres of field be to forest to enhance existing forest interior-dwelling habitat and climate change resilience

Although not located in a Target Ecological Area, the property scores a 62 using the new *Community Connections* protocol, which is a metric for scoring properties in relation to human ecology objectives. This protocol assesses properties that provide exceptional public benefits and connect people to the land. Scores are derived for public health, a green economy, cultural resources, underserved communities, land management, climate change resilience, and ecosystem restoration. The Campbell property offers enormous value to the community, and receives the highest score to date under the new protocol.

Grantor: Gail S. Campbell

Grantee: The State of Maryland to the use of the Department of Natural Resources

Property: 200 +/- acres, improved

Price: \$1,350,000.00

**SUPPLEMENT A
DEPARTMENT OF NATURAL RESOURCES REAL PROPERTY
ACTION AGENDA**

October 17, 2012

**ITEM 7A (con't)
PROGRAM OPEN SPACE STATE SHARE**

Appraisals: \$900,000 (4/12/12) - James B. Hooper - Reviewed by David Wallenberg
\$1,802,000 (4/20/12) - Frank X. Korber - Reviewed by David Wallenberg
\$1,400,000.00 (6/25/12) – David Wallenberg - Composite Appraisal

Fund Source: POS Acquisition Opportunity Loan 2009
Program 89.22.45 Item 500 \$1,350,000.00 (FY2010)

Board of Public Works Action: the above referenced item was:

Approved

Disapproved

Deferred

Withdrawn

With Discussion ✓

Without Discussion

**SUPPLEMENT B
DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

SERVICES CONTRACT

ITEM: 1-S **Agency Contact:** Anna Lansaw
410-768-7354
Alansaw2@mdot.state.md.us

DEPARTMENT/PROGRAM: Transportation (MDOT)
Motor Vehicle Administration (MVA)

CONTRACT ID: V-HQ-12126-S;
Microfilming and Digital Imaging Services
ADPICS # J00B3400002

CONTRACT DESCRIPTION: Contract for a Community Service Provider to perform microfilming, digital imaging and related services.

AWARD: iScan (a Division of Humanim, Inc.)
Columbia, MD

TERM: 11/1/2012 - 10/31/2017

AMOUNT: \$6,000,000 Est. (5 Years)

PROCUREMENT METHOD: Community Service Provider

BIDS OR PROPOSALS: N/A

MBE PARTICIPATION: 100%

PERFORMANCE SECURITY: None

INCUMBENT: Same

REQUESTING AGENCY REMARKS: The MVA has the responsibility to convert its paper documents to microfilm or related imaging formats for storage and retrieval. According to a yearly survey, the MVA projects that approximately 26 million images will be converted to microfilm or other image formats during the first year of this contract.

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 1-S (Cont.)

Through this contract, MVA will be using iScan, a Preference Provider per §14-103, SF&P, and a certified MBE.

The Pricing and Selection Committee ("Committee") has approved and certified the cost of microfilming and digital imaging as being a Fair Market Price (FMP) for the services to be provided. A letter written from the Committee to the MVA estimates a cost of \$1,200,000 for a period of one year; the total cost for a period of five years is \$6,000,000. However, if the Committee approves a percentage increase in the FMP in accordance with the annual rate of change of the Consumer Price Index, a revision to the contract will be processed.

The Award Amount is estimated and based upon the budget for these services. Payments will be made only for the actual amount of work performed. All work is based upon firm fixed unit prices.

FUND SOURCE: 100% Special (MVA Transportation Trust Fund)
APPROPRIATION CODE: J00E0001
RESIDENT BUSINESS: Yes
MD TAX CLEARANCE: 12-2078-0110

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

SERVICES CONTRACT

ITEM: 2-S **Agency Contact:** Sandy Johnson
410-767-7408
SJohnso5@dhr.state.md.us

DEPARTMENT/PROGRAM: Human Resources (DHR)
Child Support Enforcement Administration (CSEA)

CONTRACT ID: CSEA/GUIDE/13-001;
Maryland Child Support Guidelines
ADPICS # N00B3400149

CONTRACT DESCRIPTION: Conduct the quadrennial review of Maryland's
Child Support Guidelines and provide testimony and respond to questions at Bill Hearings
during the 2013 Legislative Session before the House Judiciary Committee and Senate Judicial
Proceedings Committee.

AWARD: Econometrica, Inc.
Bethesda, MD

TERM: 10/18/2012 – 6/30/2013

AMOUNT: \$63,787 (8 ½ Months)

PROCUREMENT METHOD: Multi-Step Competitive Sealed Bidding

BIDS OR PROPOSALS: Only One Bid Received

MBE PARTICIPATION: None (see Requesting Agency Remarks below)

PERFORMANCE SECURITY: None

INCUMBENT: Center for Policy Research (CPR)
Denver, CO
(Contract ended 4/30/2009)

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 2-S (Cont.)

REQUESTING AGENCY REMARKS: A Notice of the Availability of the Invitation for Bids (IFB) was advertised on *eMaryland Marketplace* and the DHR website. Copies of the solicitation notice were directly mailed to 12 potential bidders, nine of which are Maryland firms and 11 are MBEs.

Only one bid was received in response to this solicitation. The recommended contractor is responsible, and its bid meets the technical requirements set forth in the IFB. Moreover, the price has been deemed fair and reasonable, and it was determined that other prospective bidders had a reasonable opportunity to respond to the solicitation.

Five vendors informed the Procurement Officer why "no bid" would be submitted: two stated they "lacked experience in the work required"; one stated "the subject of the Contract is not in their business line"; one (the incumbent) stated "other commitments preclude their participation at this time"; and one stated it does "not do this type of work".

Econometrica's work history includes over 10 years of statistical analysis, economic impact analysis, cost/benefit analysis and more. The company possesses experience examining the variables of the Consumer Expenditure Survey, the primary data source used to calculate the costs of raising children in the United States. Econometrica's key personnel have performed reviews of the child support guidelines for 13 different states, and several participated in professional papers focusing on topics including labor markets, child support obligations, and the costs associated with raising children. Therefore, award is recommended to Econometrica, Inc.

In Maryland, child support obligations are set using the child support guidelines provided in statute (Maryland Annotated Code, Family Law, Sections 12-201 through 12-204). The core of the guidelines calculation is a schedule that specifies the basic support obligation depending on combined family income and the number of children.

Federal regulations and Maryland law requires the State review its child support guidelines at least once every four years to ensure that the application of the guidelines results in the determination of appropriate child support award amounts as required by the Public Welfare Act, Title 45 CFR §302.56 and Family Law §12-202(c). Each State's Guidelines must be based on specific descriptive and numeric criteria; take all earnings and income of the noncustodial parent into consideration; and provide for the child's health care needs. The review of the Guidelines will focus on revisions to the schedule of basic child support obligations, located at Family Law §12-204(e), based on current estimates of child-rearing expenditures and economic conditions (45 CFR §302.56). The most recent update of this schedule was performed in 2008.

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 2-S (Cont.)

No MBE participation goal was established for this procurement based upon the determination set forth in the Guidelines specifications to maintain data integrity, sensitivity and confidentiality no subcontracting opportunities were available.

FUND SOURCE: 100% Special (Child Support Reinvestment Fund)

APPROP. CODE: N00H0008

RESIDENT BUSINESS: Yes

MD TAX CLEARANCE: 12-2086-0111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

SERVICE CONTRACT

ITEM: 3-S **Agency Contact:** Marcus Filson
410-230-3325
filsonm@djs.state.md.us

DEPARTMENT/PROGRAM: Juvenile Services (DJS)
Somatic Health Services

CONTRACT ID: 12-JS-004;
Dental Services at the Charles H. Hickey, Jr. School
ADPICS # V00B3400018

CONTRACT DESCRIPTION: Provide Dental services for an average daily
population of 64 male youth, aged 12 to 20, at the Charles H. Hickey, Jr. School located in
Baltimore County.

AWARD: Dentrust Dental Maryland, P.A.
Pasadena, MD

TERM: 11/1/2012 - 10/31/2015 (w/2 one-year renewal
options)

AMOUNT: \$287,040 (3 Years; Base Contract)
\$ 99,507 (1 Year; 1st Renewal Option)
\$103,487 (1 Year; 2nd Renewal Option)
\$490,034 Total (5 Years)

PROCUREMENT METHOD: Competitive Sealed Bidding
(Small Business Reserve)

BIDS OR PROPOSALS: See Attachment

MBE PARTICIPATION: None (See Requesting Agency Remarks below)

PERFORMANCE SECURITY: None

INCUMBENT: Same

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 3-S (Cont.)

REQUESTING AGENCY REMARKS: A notice of the availability of the Invitation for Bids (IFB) was advertised on *eMarylandMarketplace.com*. Copies of the solicitation notice were sent directly to seven prospective vendors, four of which are Maryland firms, and included four MBEs. A copy was also sent to the Governor's Office of Minority Affairs.

Two bids were received in response to the IFB. Award is recommended to the lower priced responsible bidder. Dentrust Dental Maryland, P.A., the incumbent, is responsible, and it had the lower priced bid. It was also determined that other prospective bidders had a reasonable opportunity to respond to the solicitation. Therefore, award is recommended to Dentrust Dental Maryland, P.A.

If the renewal options are exercised, the contract provides for up to a 4% increase, if any, based upon the Consumer Price Index (CPI) for the District of Columbia/ Maryland/ Virginia/ West Virginia Region.

No MBE participation goal was established for this contract based upon the insufficient number of MDOT certified MBE dental providers available to provide services.

FUND SOURCE: 100% General

APPROP. CODE: V00H0103

RESIDENT BUSINESS: Yes

MARYLAND TAX CLEARANCE: 12-2116-0111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 3-S (Cont.) **ATTACHMENT**

BIDS OR PROPOSALS (Cont.):

<u>Bidders</u>	<u>Bids</u>
Dentrust Dental Maryland, P.A. Pasadena, MD	\$287,040
John K. Taylor, III, DDS Baltimore, MD	\$315,744

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

SERVICES CONTRACT

ITEM: 4-S **Agency Contact:** Dirk Griffin
410-799-2900 x338
dgriffin@mdsp.org

DEPARTMENT/PROGRAM: Maryland Department of State Police (MDSP)
Quartermaster Division

CONTRACT ID: Towing Management Services
ADPICS # W00B3400002

CONTRACT DESCRIPTION: Provide towing management services for the Golden Ring Barrack, to manage towing services within the confines of Baltimore County through an Intergovernmental Cooperative Purchasing Agreement through the Baltimore County Government Executive Branch for the Baltimore County Police Department.

AWARD: TEGSCO dba AutoReturn of Baltimore
San Francisco, CA

TERM: 12/1/2012 – 6/30/2014 (w/5 one-year renewal options)

AMOUNT: \$ 55,128 Est. (1 Year, 7 Months; Base Term)
\$ 32,085 Est. (1 Year; Renewal Option #1)
\$ 32,085 Est. (1 Year; Renewal Option #2)
\$ 32,085 Est. (1 Year; Renewal Option #3)
\$ 32,085 Est. (1 Year; Renewal Option #4)
\$ 32,085 Est. (1 Year; Renewal Option #5)
\$215,553 Est. Total (6 Years, 7 Months)

PROCUREMENT METHOD: Intergovernmental Cooperative Purchasing Agreement

BIDS OR PROPOSALS: N/A

MBE PARTICIPATION: None (See Requesting Agency Remarks below)

PERFORMANCE SECURITY: None

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 4-S (Cont.)

INCUMBENT: None

REQUESTING AGENCY REMARKS: Request for approval to enter into an Intergovernmental Cooperative Purchasing Agreement with TEGSCO dba Auto Return of Baltimore through the contract with the Baltimore County Government for the management of towing services within the boundaries of Baltimore County.

In 2009, Baltimore County Government awarded a blanket management services contract for such services via a competitive procurement. The County's Towing Management Services Contract specifically allows use by other public bodies or public agencies or institutions of the State of Maryland. The awardee, TEGSCO, LLC dba AutoReturn of Baltimore, has demonstrated a high expertise in towing management.

The Maryland Department of State Police (MDSP) wishes to utilize this contract to manage towing services now dispatched from the Golden Ring Barrack in Baltimore County, Maryland for all of Baltimore County.

The Award Amount is based upon an estimated 115 tows per month times the management fee of \$23.25, which is paid directly to the Contractor, AutoReturn of Baltimore for each tow. The State does not pay for these towing services. The individual tow operators/tow companies collect the fixed rate fee from the customers whose vehicles are being towed. The fee is then sent to the Contractor by the tow operator. The number of tows MDSP dispatched for CY2011 for Baltimore County was 1,302, which is an average of 109 tows per month.

The tow operators/tow companies are selected by AutoReturn of Baltimore as follows: The area covered by the Golden Ring Barrack is broken down into patrol sectors with the separate patrol sectors divided among the tow companies according to their geographic location. The tow companies must be able to respond to any incident within a 20 minute radius. Accordingly, the tow companies are added to the patrol sector lists by how close they are in the sector for the 20 minute response time. The call out goes in order of the sector list. If they respond, they get the tow. If they don't respond, a call goes out to the next tow company on the list. Their turn is done until the calls out go through the entire list and back to the top again.

These management services were procured by the Baltimore County Government with no MBE participation goal. Therefore, no MBE participation goal was established for this contract.

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 4-S (Cont.)

FUND SOURCE: 100% Special
(Management Fee Paid by the Towing Operators)

APPROP. CODE: W00A01

RESIDENT BUSINESS: No

MD TAX CLEARANCE: 12-2010-0111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN ✓

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

SERVICES CONTRACT

ITEM: 5-S **Agency Contact:** Robert Bruce
410-767-1449
Robert.Bruce@maryland.gov

DEPARTMENT/PROGRAM: Prevention and Health Promotion Administration
Maryland Women, Infants and Children (WIC)
Program

CONTRACT ID: DHMH-OPASS 13-13221;
Maryland WIC MTA Outreach Campaign to
increase WIC participation in Baltimore City,
Baltimore County, Anne Arundel County & Prince
George's County
ADPICS # M00B3400293

CONTRACT DESCRIPTION: Provide for the printing and placement of
advertisements in the interior of Maryland Transit Administration (MTA) buses, light rail, and
metro cars and stations in Baltimore City, Baltimore County, Anne Arundel County and Prince
George's County to inform the public that they may be eligible to participate in the WIC
Program.

AWARD: Direct Media, Inc.
Hingham, MA

TERM: 11/1/2012 - 9/30/2013

AMOUNT: \$298,680 (11 Months)

PROCUREMENT METHOD: Sole Source

BIDS OR PROPOSALS: N/A

MBE PARTICIPATION: 10% (See Requesting Agency Remarks below)

PERFORMANCE SECURITY: None

INCUMBENT: None

**DEPARTMENT OF BUDGET AND MANAGEMENT
ACTION AGENDA**

ITEM: 5-S (Cont.)

REQUESTING AGENCY REMARKS: The Special Supplemental Nutrition Program for Women, Infants and Children provides required health and nutrition services, including supplemental foods such as infant formula, to eligible individuals. Under this federally funded program, the Contractor will be printing and placing outreach advertisements in the interior of Maryland Transit Administration (MTA) buses, light rail, and metro cars and stations in Baltimore City, Baltimore County, Anne Arundel County and Prince George's County to inform the public that they may be eligible to participate in the WIC Program.

Direct Media, Inc. is the current Contractor for the Maryland Transit Administration (MTA) and is the only vendor authorized to provide these types of advertisements and services for the MTA.

A 10% MBE participation goal was established for this contract based upon the goal established by MTA on its contract and the limited subcontracting opportunities available.

FUND SOURCE: 100% Federal
APPROP. CODE: M00F0304
RESIDENT BUSINESS: No
MD TAX CLEARANCE: 12-1533-0111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

CONSTRUCTION CONTRACT MODIFICATION

ITEM: 1-C MOD

Agency Contact: James Salt
301-445-1987
jsalt@usmd.edu
USM rep: Joe Evans

INSTITUTION: University of Maryland, Baltimore

CONTRACT ID: On-Call Construction Management at Risk Services for
UM BioMet General Research Building 1st & 3rd Floor Renovation
Task Order Request #12-305BS against
On Call CM Contract RFP 85592RA

CONTRACT APPROVED: USM Item 1-C OPT (12/7/11)

CONTRACT DESCRIPTION: Construction Management at Risk Services during
preconstruction and construction phase on an On-Call basis for the University of Maryland
Baltimore Service Center.

TASK ORDER DESCRIPTION: Professional management and construction services during
pre-construction and construction for interior renovations of 1st and 3rd floors of the General
Research Building (formerly the Medical Examiners Building) including building envelope and
infrastructure upgrades for the BioMet program.

PROCUREMENT METHOD: On-Call Task Order Proposals

AWARD: Lewis Contractors
55 Gwynns Mill Court
Owings Mills, Maryland 21117

CONTRACT TERM: Twenty weeks from issuance of pre-construction notice to proceed;
Fifty-two weeks from issuance of construction notice to proceed.

AMOUNT: \$73,440.00 (pre-construction fees only)

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 1-C MOD (continued)

TASK ORDER PROPOSALS:

	<u>Price</u>
Lewis Contractors, Owings Mills	\$693,318.00
Whiting Turner, Baltimore	\$728,330.00
J. Vinton Schafer & Sons, Inc., Abingdon	\$792,932.00
Plano-Coudon, Baltimore	\$868,800.00

MBE PARTICIPATION: 25% (construction only)

PERFORMANCE BOND: 100% performance bond is required

REQUESTING INSTITUTION REMARKS: The solicitation was bid amongst the four On Call Construction Managers. Four responsive proposals were received. Award is recommended to Lewis Contractors based on low price.

The estimated construction cost for this project is \$4,500,000. This Item recommends award for pre-construction services only. If the University and the Contractor agree to a Guaranteed Maximum Price for construction the University will return to the Board with a recommendation to include the actual construction costs and associated construction services fee. The MBE participation number is for estimated construction and not for pre-construction for which MBE subcontracting is not available.

FUND SOURCE: Plant Funds

RESIDENT BUSINESS: Yes

APPROP. CODE: R30B21

MD TAX CLEARANCE: 12-2176-1011

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

CONSTRUCTION CONTRACT MODIFICATION

ITEM: 2-C MOD

Agency Contact: James Salt
301-445-1987
jsalt@usmd.edu
USM Rep: Joe Evans

INSTITUTION: University of Maryland for Towson University

CONTRACT ID: Construction Management at Risk Services for
Ward and West Halls at Towson University,
RFP #2011-03 AF

CONTRACT APPROVED: USM Item 2-C (6/15/11)
USM Item 1-C Mod (6/6/12)

CONTRACTOR: Plano-Coudon, LLC
Baltimore, MD

CONTRACT DESCRIPTION: Professional management and construction services during pre-construction and construction for renovations of Ward and West Halls at Towson University. The renovations will convert the two buildings (27,318 gross square feet) from residential use to student services use, with a 9,000 square foot addition to connect the two buildings. Renovations will include building envelope upgrades, interior space reconfiguration, ADA compliance upgrades, equipment replacement as well as updates to building systems, including mechanical, electrical and plumbing systems. The renovated building will function as a counseling and health services center.

MODIFICATION DESCRIPTION: Award GMP#2 for construction which includes building demolition, earthwork, landscaping, cast in place concrete, precast concrete, masonry, structural steel, miscellaneous metals, caulking\waterproofing\damp proofing, siding, doors\frames\hardware, glass &aluminum, wood windows-aluminum clad, tile, painting, elevator, fire protection, electrical, CM allowances, payment and performance bonds, and non-personnel general conditions.

ORIGINAL TERM: Thirteen months from issuance of pre-construction notice to proceed;
twelve months from construction notice to proceed.

ORIGINAL AMOUNT: \$90,000 (pre-construction fees only)

MODIFICATION AMOUNT: \$4,655,945

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 2-C MOD (continued)

AMOUNT OF PRIOR MODIFICATIONS: \$1,241,702
REVISED TOTAL CONTRACT AMOUNT: \$5,987,647
MBE PARTICIPATION: 25%
MBE COMPLIANCE: 22.1%
PERFORMANCE BOND: 100% performance bond is required
ORIGINAL PROCUREMENT METHOD: Competitive sealed proposals

REQUESTING INSTITUTION REMARKS: There will be one additional GMP for the remainder of the trades. The estimated construction cost for this project is \$8,200,000. This GMP represents MBE participation of 23.2%.

FUND SOURCE: Plant Funds
APPROP. CODE R30B21
RESIDENT BUSINESS: Yes
MD TAX CLEARANCE: 12-0944-1111

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

CONSTRUCTION CONTRACT MODIFICATION

ITEM: 3-C MOD

Agency Contact: James Salt
301-445-1987
jsalt@usmd.edu
USM Rep: Joe Evans

INSTITUTION:

University of Maryland, Baltimore for
University of Maryland Baltimore County

CONTRACT ID:

Construction Management at Risk Services for UMBC's
New Performing Arts & Humanities Facility
RFP 06-960 BS

CONTRACT APPROVED:

USM BPW Item 8-C (02/28/2007)
USM BPW Item 5-C MOD (05/05/2010)
USM BPW Item 5-C MOD (06/23/2010)
USM BPW Item 5-C MOD (09/22/2010)
USM BPW Item 3-C MOD (10/06/2010)
USM Item 1-C MOD (04/18/2012)
USM Item 1-C MOD (06/20/2012)

CONTRACTOR:

Whiting-Turner Contracting Company, Baltimore

CONTRACT DESCRIPTION: Professional management and construction services during pre-construction and construction of the New Performing Arts & Humanities Facility at UMBC. Project includes design and construction of a new 167,641 GSF multi-use performing arts and humanities facility and the expansion of the existing UMBC Central Utility Plant. This project will be constructed in two phases.

DESCRIPTION OF MODIFICATION: Award GMP #3 for Phase II of construction for ornamental metals, millwork/casework/acoustic room components, spray insulation/fireproofing, stainless steel metal shingles, roofing/coping, caulking, furnish doors/frames/hardware, install doors/frames/hardware, aluminum entrances/storefronts, curtainwall/metal panels, ceramic tile, terrazzo, carpet/VCT/rubber/access flooring, wood flooring, painting/wall covering, special coating, visual display/signage, misc specialties, projection screens, theater specialties, window treatments, seating, teledata, security, sitework, landscaping, CM allowances and UMB allowances.

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 3-C MOD (continued)

ORIGINAL TERM: Twenty-four months from phase I construction notice to proceed.

MODIFICATION TERM: Twenty-four months from phase II construction notice to proceed.

ORIGINAL CONTRACT AMOUNT: \$596,341

MODIFICATION AMOUNT: \$18,910,584

PRIOR MODIFICATIONS AMOUNT: \$106,573,071

REVISED TOTAL CONTRACT AMOUNT: \$ 126,079,996

MBE PARTICIPATION: 25%

MBE COMPLIANCE: 29%

PERFORMANCE BOND A 100% performance bond is required.

ORIGINAL PROCUREMENT METHOD: Competitive Sealed Proposals

REQUESTING INSTITUTION REMARKS: This is a modification to Whiting-Turner's contract to award GMP #3 for Phase II of construction. This trade contract award is based on low bid and MBE participation. Whiting-Turner has achieved 40.9% MBE participation for GMP#3 for Phase II.

FUND SOURCE: *MCCBL 2012: Provide funds to design and construct Phase II of the New Performing Arts and Humanities Facility, provided that not withstanding Section 6 of this Act, work may commence on this project prior to appropriation of all the funds necessary to complete this project. Item 048*

RESIDENT BUSINESS: Yes

MD TAX CLEARANCE: 12-0496-1111

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

CONSTRUCTION CONTRACT MODIFICATION

ITEM: 4-C MOD

Agency Contact: James Salt
301-445-1987
jsalt@usmd.edu
USM Rep: Joe Evans

INSTITUTION: University of Maryland, Baltimore for
University of Baltimore

CONTRACT ID: On-Call Construction Management at Risk Services for
UB Charles Royal Renovation
Task Order Request #13-302BS against
On Call CM Contract RFP 85592RA

CONTRACT APPROVED: USM Item 1-C OPT (12/7/11)

CONTRACT DESCRIPTION: Construction Management at Risk Services during
preconstruction and construction phase on an On-Call basis for the University of Maryland
Baltimore Service Center.

TASK ORDER DESCRIPTION: Professional management and construction services during
pre-construction and construction for renovation of Charles Royal Building for life safety, ADA
compliance, electrical systems, and architectural revisions.

AWARD: Lewis Contractors
55 Gwynns Mill Court
Owings Mills, MD 21117

TASK ORDER TERM: Five weeks from issuance of pre-construction notice to proceed;
fourteen weeks from the issuance of construction notice to proceed.

AMOUNT: \$7,500 (pre-construction fees only)

PROCUREMENT METHOD: On-Call Task Order Proposals

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 4-C MOD (continued)

TASK ORDER PROPOSALS:	<u>Price</u>
Lewis Contractors, Owings Mills	\$169,392.00
Whiting Turner, Baltimore	\$172,417.00
J. Vinton Schafer & Sons, Inc., Abingdon	\$192,529.00
Plano-Coudon, Baltimore	\$195,750.00
MBE PARTICIPATION:	25% (See Remarks)
PERFORMANCE BOND:	A 100% performance bond is required.

REQUESTING INSTITUTION REMARKS: The solicitation was bid amongst the four On Call Construction Managers. Four responsive proposals were received. Award is recommended to Lewis Contractors based on low price.

The estimated construction cost for this project is \$1,000,000. This Item recommends award for pre-construction services only. If the University and the Contractor agree to a Guaranteed Maximum Price for construction, the University will return to the Board with a recommendation to modify the contract to include the actual construction costs, which includes the CM's construction services fee. The stated MBE participation is for the estimated construction cost and not for pre-construction for which MBE subcontracting is not available.

FUND SOURCE:	Plant Funds
APPROP. CODE:	R30B28
RESIDENT BUSINESS:	Yes
MD TAX CLEARANCE:	12-2177-1011

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

CONSTRUCTION CONTRACT

ITEM: 5-C

Agency Contact: James Salt
301-445-1987
jsalt@usmd.edu
USM Rep: Joe Evans

INSTITUTION: University of Maryland, College Park

CONTRACT ID: Design/Build w/ Guaranteed Maximum Price
Building Landscape Services Office Building
University of Maryland, College Park
Contract No. B-400241-K
Project No. 12-550-006-00

CONTRACT DESCRIPTION: The new two-story office facility will be approximately 12,000 GSF. The building will accommodate four units of Building Landscape Services and will mostly comprise offices and related support spaces, as well as a locker room, large meeting room, and small laundry facility. The project is to obtain at least LEED Silver Certification. The total estimated cost for the design and construction is \$4,000,000.

AWARD: The Whiting-Turner Contracting Company

CONTRACT TERM: Design: 5 months from award
Construction: 7 months from Notice to Proceed

AMOUNT:

Design (All Phases)	\$399,802
<u>Pre-Construction Services</u>	<u>\$ 58,118</u>
Total	\$457,920

PROCUREMENT METHOD: Competitive Sealed Proposals

PROPOSALS:	Technical	Price	Total	Evaluated Price
The Whiting-Turner Contracting Co. Greenbelt	59.9	37	96.8	\$949,200
Scheibel Construction Huntingtown	54.8	40	94.8	\$876,886

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 5-C (continued)

PROPOSALS (cont'd):	Technical	Price	Total	Evaluated Price
Plano-Coudon Construction Baltimore	55.9	25.9	91.9	\$976,014
Coakley & Williams Construction, Inc. Bethesda	60	31.7	91.7	\$1,105,960
J. Vinton Schafer & Sons, Inc. Abingdon	57.4	32	89.4	\$1,095,625
Lewis Contractors Owings Mills	55.6	27.3	82.9	\$1,285,977

MBE PARTICIPATION:

Design 20% / Construction 30%

PERFORMANCE SECURITY: Payment and Performance Bonds at 100% of contract amount

REQUESTING INSTITUTION REMARKS: This project was advertised in *eMarylandMarketPlace*. Six firms submitted proposals. All six were deemed technically acceptable and susceptible of award.

The prospective awardee, The Whiting-Turner Contracting Company, brings an experienced, integrated design-build team to the project with significant experience in facilities. The proposal demonstrated a comprehensive understanding of cost and schedule requirements. The Whiting-Turner Contracting Company a Maryland based company, also brings significant economic benefit to the State, and projects that approximately \$3,500,000 of the contract value will be recycled into Maryland's economy through, for example, direct labor/employment; subcontracting with Maryland firms; use of Maryland based suppliers.

The Whiting-Turner Contracting Company has committed to 87% MBE participation for the design work included in the contract. MBE participation for construction trades will be established in the GMP.

**SUPPLEMENT C
UNIVERSITY SYSTEM OF MARYLAND
ACTION AGENDA**

ITEM: 5-C (continued)

REQUESTING INSTITUTION REMARKS: (continued)

The evaluated price of \$949,200 reflects design and pre-construction services (\$380,880), construction services (\$164,040), and general conditions (\$404,280). The University's estimate for these services was \$1,240,000.

The initial award amount is for design and pre-construction services only. The contract amount will be modified after submittal of the Guaranteed Maximum Price (GMP) for construction. A contract modification for acceptance of the GMP will be presented to the Board for approval at that time.

The Facilities Management / Department of Capital Projects at the University of Maryland, College Park will manage the Contractor's work with procurement support from the University's Department of Procurement and Supply.

FUND SOURCES:

\$2,030,000 MCCBL of 2010: *East Campus Redevelopment. Provide funds to design and construct infrastructure and building improvements for the redevelopment of East Campus. Item 045*

\$1,970,000 Plant Funds

APPROP CODE: R30B22

RESIDENT BUSINESS: Yes

MD TAX CLEARANCE: 12-2007-1111

BOARD OF PUBLIC WORKS ACTION: THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA**

ITEM: 1-IT

Agency Contact:
Ronald Brothers (410) 585-3100
rcbrothers@dpscs.state.md.us
Donna Ziegenhein (410) 260-7627
Donna.Ziegenhein@maryland.gov

DEPARTMENT/PROGRAM: Public Safety & Correctional Services
Information Technology & Communications Division

CONTRACT ID: IBM On-Site Support
DPSCS IT&CD 2013-02
ADPICS NO.: Q00B3400020

DESCRIPTION: IBM Software Maintenance for 2086-A04 Mainframe

AWARD: IBM

TERM: February 1, 2013 – January 31, 2014

AMOUNT: \$531,462

PROCUREMENT METHOD: Sole Source

MBE PARTICIPATION: 0%

INCUMBENT: Same

REMARKS: This contract provides for the continuation of essential maintenance and usage of proprietary IBM mainframe operating system and related software products installed on the IBM z/series mainframe processor located at the DPSCS data center.

IBM owns the operating system software and its subsystems installed on the existing mainframe processor making it the only available source for software maintenance. Without the operating system software, DPSCS would not be able to operate mission-critical systems such as the Criminal Justice Information System, Arrest Booking System, Maryland Automated Fingerprint Identification System and Warrant System. No MBE subcontract goals were established because of the proprietary nature of the system and lack of sub-contractable elements.

IBM has been performing this service for DPSCS for nine years, has providing excellent customer service and fulfilling its contractual obligations.

**SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA**

ITEM: 1-IT (Cont'd)

FUND SOURCE: 100% General Funds

APPROP. CODE: Q00A0102

RESIDENT BUSINESS: Yes

MD TAX CLEARANCE: 12-1407-1111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA**

ITEM: 2-IT **Agency Contact:**
Elliot Schlanger (410) 260-2994
Elliot.Schlanger@maryland.gov
Donna Ziegenhein (410) 260-7627
Donna.Ziegenhein@maryland.gov

DEPARTMENT/PROGRAM: Department of Information Technology
Telecommunications Access Maryland

CONTRACT ID: MD Relay Quality Assurance Testing
ADPICS No.: F50B3400015

DESCRIPTION: Third-party quality assurance testing of Maryland Relay service

AWARD: TRS Quality Assurance
Atkinson, New Hampshire

TERM: 11/01/2012 to 05/31/2018 (5 ½ years)

AMOUNT: \$210,500

PROCUREMENT METHOD: Sole Source

MBE PARTICIPATION: 0%

INCUMBENT: TRS Quality Assurance

REMARKS: The Department of Information Technology/ Telecommunications Access of Maryland (TAM) requires an independent third-party quality-assurance test of telecommunication relay service calls with Maryland Relay operators. This third-party quality assurance testing is conducted to ensure that all TAM calls meet or exceed standards set forth in the State’s contract with the Telecommunications Relay Services provider, Hamilton Telephone Company. The testing is done by TTY (Text Telephone Device) users who type both English and American Sign Language Gloss (transcribing sign language into writing) and whose usual method of telephone communication is via a TTY or TTY emulation.

**SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA**

ITEM 2-IT (cont'd)

Only one company is available to provide these quality-assurance services to DoIT. One of the two nationally-recognized vendors capable of accurately evaluating Maryland Relay calls has a conflict of interest because it provides in-house quality assurance for Hamilton, the current Maryland Relay provider. Therefore, TRS Quality Assurance is the only vendor capable of performing this third party testing.

Due to the fact that there are no sub-contracting opportunities for this contract, the MBE goal is set at zero.

FUND SOURCE: 100% Spec. (Universal Services Trust Fund)
APPROP. CODE: B0409
RESIDENT BUSINESS: No
MD TAX CLEARANCE: 12-2083-0000

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA

ITEM: 3-IT

Agency Contact:
Elliot Schlanger (410) 260-2994
Elliot.Schlanger@maryland.gov
Donna Ziegenhein (410) 260-7627
Donna.Ziegenhein@maryland.gov

DEPARTMENT/PROGRAM: Department of Information Technology

CONTRACT ID: Mobile Devices & Services
ADPICS No.: 060B3490004

DESCRIPTION: Obtain mobile wireless services and equipment by participating in Western States Contracting Alliance (WSCA) agreement

AWARD:

- Sprint Solutions, Inc.
Columbia, MD
- AT&T Mobility
Hanover, MD
- Verizon Wireless
Laurel, MD
- T-Mobile USA
Owings Mills, MD

TERM: 11/01/2012 to 10/31/2016

AMOUNT: \$12,000,000

PROCUREMENT METHOD: Intergovernmental Cooperative Purchasing

MBE PARTICIPATION: 0%

INCUMBENTS:

- Sprint Solutions, Inc.
- AT&T Mobility
- Verizon Wireless
- T-Mobile USA

DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA

ITEM: 3-IT (cont'd)

REMARKS: DoIT has determined that participation in the WSCA will provide more cost benefits to the State than if Maryland procured these products and services independently. WSCA has fifteen member states and their cumulative purchasing power gives multi-state volume buying that results in more favorable rates. Additionally, four providers on the contract allow Maryland agencies to continually check providers for better pricing and terms.

Participation in previous WSCA contracts has allowed DoIT to realize better pricing, cost reductions, and greater choice and flexibility compared to the predecessor Maryland-only single source contracts.

Due to the fact that there are no sub-contracting opportunities for this contract, the MBE goal is set at zero.

FUND SOURCE:	Various Agencies.
APPROP. CODE:	Various Agencies
RESIDENT BUSINESS:	Yes, for all
MD TAX CLEARANCE:	Sprint Solutions, Inc. 12-2096-0000
	AT&T Mobility 12-2094-0001
	Verizon Wireless 12-2097-1111
	T-Mobile USA 12-2095-0111

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN ✓

WITH DISCUSSION

WITHOUT DISCUSSION

SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA

ITEM: 4-IT
Agency Contact:
Elliot Schlanger (410) 260-2994
Elliot.Schlanger@maryland.gov
Donna Ziegenhein (410) 260-7627
Donna.Ziegenhein@maryland.gov

DEPARTMENT/PROGRAM: Department of Information Technology

CONTRACT ID: Microsoft Software & Services Large
Account Reseller
ADPICS No.: 060B2490024

DESCRIPTION: Provide Microsoft Select Plus and Enterprise software products and related services from authorized North American Large Account Reseller

AWARD : SHI International, Corp
Somerset, NJ

TERM: 11/01/2012 – 10/31/2015

AMOUNT: \$15,000,000 Est. – Base Period (3 Years)
\$ 5,000,000 (Option Yr. 1)
\$ 5,000,000 (Option Yr. 2)

PROCUREMENT METHOD: Competitive Sealed Bids
Single Bid Received

BID: *Vendor* *Discount off Microsoft Retail Price*
SHI 18.85%

MBE PARTICIPATION: 0%

INCUMBENT: Same

REQUESTING AGENCY REMARKS: A notice of the availability of the Invitation for Bids was advertised on *eMarylandMarketplace* and the DoIT website. A copy of the IFB was sent to the Governor's Office of Minority Affairs. In addition, 14 firms that are known to have offered the requested services were emailed the IFB directly. Two bids were received but one was withdrawn. Bids were based upon a discount percentage off of Microsoft retail price to be applied to all purchases.

**SUPPLEMENT D
DEPARTMENT OF INFORMATION TECHNOLOGY
ACTION AGENDA**

ITEM 4-IT (cont'd)

Award is recommended to SHI International Corporation because it offered an advantageous discount to the State. This is a master contract procured by DoIT for use by all State agencies. The award amount is an estimate of how much the State agencies might collectively spend over the contract term. Should the agencies need to spend more than the currently projected ceiling, DoIT would return to the BPW to modify the award amount.

Because this contract provides only Microsoft Inc. software for State agencies, there is no opportunity for subcontracting; therefore, the MBE goal is zero.

FUND SOURCE:	Various Agencies.
APPROP. CODE:	Various Agencies
RESIDENT BUSINESS:	No
MD TAX CLEARANCE:	12-1624-1110

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Douglas E. Matzke (410) 385-4806
dmatzke@marylandports.com

BPW – 10/17/2012

**DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA**

CONSTRUCTION CONTRACT

ITEM: 1-C

MARYLAND PORT ADMINISTRATION

CONTRACT ID: 512003
 Electrical Feeder Rehab (Phase I)
 Dundalk Marine Terminal
 Baltimore County and Baltimore City
 ADPICS NO.: P512003

CONTRACT DESCRIPTION: This contract is for the removal of existing 15kV conductors and installation of new 15kV conductors with terminations.

AWARD: Dvorak, LLC
 Baltimore, MD

AMOUNT: \$3,865,157

TERM: 350 Work Days

PROCUREMENT METHOD: Competitive Sealed Bidding

BIDS:

Dvorak, LLC Baltimore, MD	\$3,865,157
Cianbro Corp. Pittsfield, MD	\$4,917,020
Cynergy Electrical Co., Inc. Crofton, MD	\$5,243,770
The Chappy Corp. Chelsea, MA	\$8,588,885

MBE PARTICIPATION: 14.57%

PERFORMANCE SECURITY: Performance and Payment Bond at 100% of Contract Amount

ITEM: 1-C (Continued)

BPW – 10/17/2012

REMARKS: The engineer’s estimate for this contract was \$3,520,265.

This solicitation was advertised in eMaryland Marketplace. Four (4) responsive and responsible bids were received.

Contract work includes the removal of existing 15kV conductors and installation of new 15kV conductors with terminations, dewatering of electrical manholes, cleaning and inspection of conduits and manholes, providing temporary generators, preparation of manhole blowdown diagram revisions, 360 degree manhole interior photography, arc proofing, installation of metal-enclosed switches, transformer removal and replacement, and all related work.

The MBE goal established for this contract was 7%, the Contractor is exceeding this goal by 7.57%.

100% of the work will be performed by a Certified Veteran Business.

FUND SOURCE:	100% Special Funds Budgeted to MPA
APPROPRIATION CODE:	J03D0002
RESIDENT BUSINESS:	Yes
MD TAX CLEARANCE:	12-1999-0111

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

Douglas E. Matzke (410) 385-4806
dmatzke@marylandports.com

BPW – 10/17/2012

**DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA**

CONSTRUCTION CONTRACT

ITEM: 2-C

MARYLAND PORT ADMINISTRATION

CONTRACT ID: 511225
 Install Cruise Terminal Bollard at
 South Locust Point Marine Terminal
 Baltimore City
 ADPICS NO.: P511225

CONTRACT DESCRIPTION: This contract provides for the installation of a new bollard at the Cruise Terminal at the South Locust Point Marine Terminal.

AWARD: Rubino Enterprises, Inc.
 Linthicum, MD

AMOUNT: \$484,129

TERM: 150 Work Days

PROCUREMENT METHOD: Competitive Sealed Bidding
 (Small Business Reserve)

BIDS:
 Rubino Enterprises, Inc. \$484,129
 Linthicum, MD

MTI Management Services, Inc. \$544,675
 Baltimore, MD

MBE PARTICIPATION: 18.95%

PERFORMANCE SECURITY: Performance and Payment Bond at 100% of
 Contract Amount

REMARKS: The engineer's estimate for this contract was \$419,500.

This solicitation was advertised in eMaryland Marketplace. Two (2) responsive and responsible bids were received.

ITEM: 2-C (Continued)

BPW – 10/17/2012

Contract work includes furnishing all labor, equipment and materials necessary for demolition and removal of existing paving; excavation, coating, and driving steel piles; dynamic pile testing; cast-in-place concrete; and furnishing and installing new cast steel mooring hardware. Also included are maintenance of traffic, temporary sanitary facilities and electric power, repair of asphalt paving, and all related work.

The MBE goal established for this contract was 15%, the Contractor is exceeding this goal by 3.95%.

100% of the work will be performed by a Certified Small Business Enterprise.

FUND SOURCE:	100% Special Funds Budgeted to MPA
APPROPRIATION CODE:	J03D0002
RESIDENT BUSINESS:	Yes
MD TAX CLEARANCE:	12-1956-0111

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED ~~**WITHDRAWN**~~

WITH DISCUSSION

WITHOUT DISCUSSION

James L. Knighton (410) 767-0820
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BPW – 10/17/12
 (revised)

DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA

CONTRACT MODIFICATION (Construction)

ITEM: 3-C-MOD

MARYLAND TRANSIT ADMINISTRATION

CONTRACT ID: T-0239-0240
 Rehabilitation & Repairs to Aerial Passenger
 Stations, Bridges & Aerial Structures
 Various Locations
 ADPICS NO.: CO289316

ORIGINAL CONTRACT APPROVED: Item 1-C, DOT Agenda 11/4/09

ORIGINAL PROCUREMENT METHOD: Competitive Sealed Bidding

MODIFICATION: Change Order No. 001 is for the final settlement of claims, changes and adjustment of bid quantities. The estimated quantities are adjusted to reflect actual quantities used in this contract. The contract duration was increased by an additional twenty-two (22) calendar days.

CONTRACTOR: Pioneer Contracting Co.
 Odenton, Maryland

AMOUNT: (\$285,959) Credit

ORIGINAL CONTRACT AMOUNT: \$2,000,900

REVISED CONTRACT AMOUNT: \$1,714,941

PERCENTAGE DECREASE: 14%

TERM: 730 Calendar Days from NTP (Original)
 752 Calendar Days from NTP (Modification No. 1)

DBE PARTICIPATION: 100% (DBE Compliance 5%)(see remarks)

REMARKS: This Contract is for the repair and rehabilitation of various structural members in six Metro Stations, seven steel bridges and the Metro Aerial Structures on the Baltimore Metro Rail Line, extending from the tunnel portal east of West Cold Spring Station to Owings Mills Station.

The work involved repairs made to the structures over active roadways at Painters Mill Road, Patterson Avenue, Northern Parkway, Wabash Avenue, Rogers Avenue, and West Cold Spring Lane. Painters Mill Road is in Baltimore County; all other roadways are in Baltimore City. The work also involved

ITEM: 3-C-MOD

BPW - 10/17/12
(revised)

repairs to be made to the structures over active CSX tracks in the area between Piers 2426 and 2452, Bridge 569 and Bridge 656.

The DBE goal established for this contract was 16%. The prime contractor is an MDOT-certified DBE and self performed 95% of the work. However, the prime did subcontract 5% of the work to another DBE firm.

FUND SOURCE: 100% Federal Funds Budgeted to MTA

APPROPRIATION CODE: J05H0105

RESIDENT BUSINESS: Yes

BOARD OF PUBLIC WORKS ACTION - THE ABOVE-REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

(revised)

ATTACHMENT I

	Amount	Term	BPW/DCAR Date	Reason
Original Contract	\$2,000,900	730 CD	11/4/2009	
Modification #1	(\$285,959)	752 CD	10/17/2012	
Revised Amount	\$1,714,941			

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA

CONTRACT MODIFICATION

ITEM: 4-C-MOD

MARYLAND TRANSIT ADMINISTRATION

CONTRACT ID: T-1295-0140
Metro PA/LED Signs Replacement
Various Locations
ADPICS NO.: C0290891

ORIGINAL CONTRACT APPROVED: Item #14-C, DOT Agenda 04/15/09

ORIGINAL PROCUREMENT METHOD: Competitive Sealed Bidding

MODIFICATION: Change Order No. 001 is for the final settlement of claims, changes, quantities and time extension. The estimated quantities are adjusted to reflect actual quantities used in this contract. This change increases the quantity of LED signs to be installed, adds the requirement for new sign enclosures called "NEMA 4" which is an enclosure rated for use in outdoor environments to provide a degree of protection against falling dirt, rain, sleet, snow, windblown dust, humidity, splashing water, hose-directed water, and corrosion. This change order also provides for the removal and disposal of the old sign enclosures throughout the Metro Stations and increases the contract duration by an additional five hundred five (505) calendar days, bringing the total contract term to 1,225 days from Notice to Proceed.

The need for the additional days is not solely due to the change in the enclosure requirements discussed above. Unforeseen field conditions; such as but not limited to quantity overruns in wiring and conduits, design changes, integration changes in the Metro system, testing activity, and staff training; caused added work and time during the contract execution, and additional changes to the scope of work were necessary to complete the scope integration in the Metro system, therefore the contract completion date was extended to August 31, 2012. MTA is seeking retroactive approval of the extension of the contract term and addition of contract authority to compensate the contractor for delays caused by the Agency. MTA seeks retroactive approval under State Finance & Procurement Article Section 11-204(c) because both parties acted in good faith, ratification of the extension of the contract term will not undermine the purposes of Division II of the State Finance & Procurement Article, and extending the contract term did not prevent substantial compliance with Division II of the State Finance & Procurement Article. For all these reasons, ratification of this contract modification is in the best interest of the State.

CONTRACTOR: International Display Systems
Dayton, OH

AMOUNT: \$640,254

ITEM: 4-C-MOD

BPW - 10/17/12
(revised)

ORIGINAL CONTRACT AMOUNT: \$4,136,871

REVISED CONTRACT AMOUNT: \$4,777,125

PERCENTAGE INCREASE: 15.48%

TERM: 720 Calendar Days from NTP (original)
505 [Additional] Calendar Days from NTP
(Modification No.1)

DBE PARTICIPATION: 20% (DBE Compliance 25.07%)

REMARKS: This Contract is for the removal, replacement and installation of a new Customer Information System consisting of new Public Address Systems (PA) and Light Emitting Diode (LED) Variable Message System (VMS) to include new Controllers, amplifiers, mixers, speakers and signage devices for the MTA Metro line consisting of eight (8) underground, six (6) above ground subway stations and five (5) additional locations comprising the Operation Control Center (OCC), Equipment Room, Operations Room, Police Dispatch Center, System Technology Group and Wabash Yard for an overall total of fourteen (14) stations and five (5) Locations.

The new PA/LED system shall be ADA compliant and interface to the MTA SONET System for communications between sites and the Fire Management Panels (FMP) of the new SCADA system.

The existing enclosures that housed the current LED signs were to be reused; however, during inspections it became apparent that the existing enclosures were not adequately environmentally sealed. There were instances of panels coming apart from the housing with some missing completely, thus exposing the wiring and components within. This would potentially reduce the life span of the new electronics due to water damage. Studies were performed by MTA to determine the integrity of the structural mounts which currently hang the signs from the ceiling, but were inconclusive. MTA found it to be more cost effective to remount all signs/enclosures. This replacement will save significant cost in the future signage project. This would also assure the safety of the public.

FUND SOURCE: 80% Federal Funds Budgeted to MTA
20% Special Funds Budgeted to MTA

APPROPRIATION CODE: J05H0105

RESIDENT BUSINESS: No

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

ATTACHMENT I

	Amount	Term	BPW/DCAR Date	Reason
Original Contract	\$4,136,871	702 CD	04/15/09	
Modification #1	\$640,254	505 CD	10/17/12	
Revised Amount	\$4,777,125	1225 CD		

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BPW – 10/17/12

**DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA**

MAINTENANCE CONTRACT

ITEM: 5-M

STATE HIGHWAY ADMINISTRATION

CONTRACT ID: 4292G51415
 Brush and Tree Cutting & Stump Removal
 at Various Locations in the Glen Burnie
 Shop Area of Anne Arundel County
 ADPICS NO.: 4292G51415

CONTRACT DESCRIPTION: This Contract consists of brush and tree cutting & stump removal in the Glen Burnie Shop Area of Anne Arundel County.

AWARD: Asplundh Tree Expert Co.
 Odenton, MD

AMOUNT: \$354,440 NTE

TERM OF CONTRACT: 10/29/12-06/30/15

PROCUREMENT METHOD: Competitive Sealed Bidding

BIDS:

Asplundh Tree Expert Co. Odenton, MD	\$354,440
Excel Tree Expert Co., Inc. Jessup, MD	\$362,250
Pittman's Tree & Landscaping, Inc Front Royal, VA	\$367,830
Mercier's, Inc. Harmans, MD	\$620,050

MBE PARTICIPATION: 0% (Single Element of Work)

PERFORMANCE SECURITY: Payment & Performance Bonds for 100% of Contract Amount

ITEM: 5-M (Continued)

BPW – 10/17/12

REMARKS: The Solicitation was advertised on eMaryland Marketplace and SHA's Internet Web Page. Twenty Five (25) contractors were notified for this project on eMaryland Marketplace; Eight (8) of which were MDOT Certified MBE's.

FUND SOURCE: 100% Special Funds Budgeted to SHA

APPROPRIATION CODE: J02B0102

RESIDENT BUSINESS: Yes

MD TAX CLEARANCE: 12-1817-1111

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

John Thornton (410) 385-4850
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BPW – 10/17/12
REVISED

DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA

CONTRACT MODIFICATION: (Services)

ITEM: 6-S-MOD

MARYLAND PORT ADMINISTRATION

CONTRACT ID: 270025-S-1
 Innovative Reuse of Dredged Material
 Various Locations
 ADPICS NO.: CO290662

ORIGINAL CONTRACT APPROVED: Item 6-S, DOT Agenda 12/17/2008

ORIGINAL PROCUREMENT METHOD: Competitive Sealed Proposals

CONTRACTOR: Schnabel Engineering, LLC
 Baltimore, MD

MODIFICATION: Modification No. 5 authorizes the contractor to revise its final report to incorporate, discuss, and analyze data resulting from water monitoring required by the Maryland Department of the Environment; to develop a draft construction specification and technical justification (white paper) for fill material made of dredged material and steel slag fine blends; and to develop a technical paper on the sustainability and environmental advantages of using dredged material and steel slag fine blends in building and site construction; for additional compensation and time (16 weeks).

AMOUNT: \$154,077

ORIGINAL CONTRACT AMOUNT: \$948,418

REVISED CONTRACT AMOUNT: \$1,102,495

PERCENTAGE INCREASE: 16.25% (Modification No. 5)
 16.25% (Overall)

TERM: 12/28/08 – 06/30/10 (Original)
 12/28/08 – 06/30/10 (Modification No. 1)
 12/28/08 – 06/30/10 (Modification No. 2)
 07/01/10 – 12/31/11 (Modification No. 3)
 01/01/12 – 01/31/12 (Modification No. 4)
 10/17/12 – 02/06/13 (Modification No. 5)

MBE PARTICIPATION: 25.69% (MBE Compliance 22.68% overall)

ITEM: 6-S-MOD (Continued)

BPW - 10/17/12
(revised)

REMARKS: Under the original contract, the contractor investigated the feasibility of using various mixtures of dredged material from MPA's Cox Creek Dredged Material Containment Facility and steel slag fines from Sparrows Point to make structural fill meeting State Highway Administration specifications. The contract was issued as the result of a publicly advertised Request for Proposals for reuse of dredged material for the purpose of preserving capacity in MPA's Dredged Material Containment Facilities. During the course of performance the Maryland Department of the Environment required that MPA monitor water that might leach from the experimental embankments constructed by the contractor. Maryland Environmental Service performed this monitoring for MPA and reported the data to MPA. However, incorporation of the water monitoring data into the contractor's final report and resolution of that data with other results of the project were not included in the original scope of the contract. This Modification No. 5 requires the contractor, working with MPA, MES, and MDE, to perform that additional work, in order to provide a more comprehensive final report that includes addressing MDE's concerns about the possible effects of water leaching from the experimental mixtures of fill material. The contractor will also develop a draft construction specification and technical justification for fill composed of dredged material and steel slag fine blends, for use by MPA and the State Highway Administration in future discussions of the possibility of using this blended material in SHA projects. Lastly, the contractor will develop a technical paper on the sustainability and environmental advantages of using dredged material and steel slag fine blends in building and site construction. The additional work is to be completed within 16 weeks from notice to proceed.

FUND SOURCE: 100% Special Funds Budgeted to MPA

APPROPRIATION CODE: J03-D0002

RESIDENT BUSINESS: Yes

BOARD OF PUBLIC WORKS ACTION - THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

ATTACHMENT I

	<u>Amount</u>	<u>Term</u>	<u>BPW/DCAR Date</u>	<u>Reason</u>
Original Contract	\$948,418	18 months	12/07/08	
Modification No. 1	\$0	0 months	N/A	Added arsenic testing at no additional cost
Modification No. 2	\$0	0 months	N/A	Revised the scope of work to address speciation of various elements including arsenic, chromium, and iron
Modification No. 3	\$0	18 months	N/A	Extended the completion date due to unforeseeable delays in performance imposed on the contractor by factors beyond contractor's control, including MDE review and input
Modification No. 4	\$0	1 month	N/A	Extended the completion date 30 days to allow for completion of the final report
Modification No. 5	\$154,077	16 weeks		To integrate and resolve water monitoring data required by MDE with other results of the study
Revised Amount	\$1,102,495			

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BPW – 10/17/12

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA**

REAL PROPERTY DISPOSITION

ITEM: 7-RP

MMC# 11-5048

MARYLAND TRANSIT ADMINISTRATION: 66 Wide Freight Railroad Right of Way running through the Town of Federalsburg, Caroline County

EXPLANATION: Conveyance of a Perpetual Easement containing 3,300 square feet (0.076 acre).

GRANTOR:

Maryland Transit Administration

GRANTEE:

Mayor and Council of Federalsburg

TYPE:

Grant of Easement

CONSIDERATION:

\$650

APPRAISAL:

\$650, Nancy Brice, fee appraiser
Reviewed and approved by Dennis R. D'Argenio,
SHA Review Appraiser (Review Appraisal per
Form #19).

SPECIAL CONDITIONS:

None

REMARKS: The Town of Federalsburg has constructed a connector road between Frank M. Adams Highway and the Federalsburg Industrial Park. A portion of this road crosses a 3,300 square feet of MTA Freight Right of Way. The Town currently has a License Agreement to use that parcel and has requested to purchase an easement and terminate the License Agreement.

Board of Public Works approval is requested for the real property disposition.

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION ✓

WITHOUT DISCUSSION

George E. Fabula, Jr. (410) 767-3908
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BPW – 10/17/12

DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA

REAL PROPERTY EASEMENT

ITEM: 8-RP

MMC# 11-5049

MARYLAND TRANSIT ADMINISTRATION: Light Rail Maintenance Facility
 Anne Arundel County, MD

REFERENCE: Approval is requested for the sale of a perpetual easement for an upgrade of the bio-retention facility, drainage system improvements and outfall stabilization for the State Highway Administration Glen Burnie Shop.

SPECIAL CONDITIONS:

None

GRANTOR:

Maryland Transit Administration

GRANTEE:

State Highway Administration

OWNERSHIP:

Since May 10, 2004

PROPERTY:

0.033 acres +/- of land located at 910 Stewart Avenue, Anne Arundel County, Maryland.

CONSIDERATION:

\$0.00

APPRAISED VALUE:

\$550, Jenkins Bemah, SHA fee appraiser

REMARKS: There is no exchange of funds nor need for an appraisal as in accordance with Section 10-304 of the MD State Finance and Procurement, Annotated Code of Maryland.

The subject property was originally conveyed to MTA on May 10, 2004 from the SHA. MTA granted the SHA a right of entry agreement for the purpose of construction and improving the bio-retention facility, drainage system improvements and outfall stabilization located behind the Glen Burnie Maintenance Shop off of Stewart Avenue.

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

George E. Fabula, Jr. (410) 767-3908
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BPW - 10/17/12

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA**

REAL PROPERTY EASEMENT

ITEM: 9-RP MMC# 12-5050

MARYLAND TRANSIT ADMINISTRATION: Hebron Freight Railroad Corridor
Wicomico County, MD

REFERENCE: Approval is requested for the sale of a perpetual easement for a road extension for Westside Collector Road across an inactive freight railroad line.

SPECIAL CONDITIONS: None

GRANTOR: Maryland Transit Administration

GRANTEE: Wicomico County, MD

OWNERSHIP: Since January 8, 1982

PROPERTY: 11,080 +/- square feet of land located off Brick Kiln Road, Westside Collector Road & Naylor Mill Road in Wicomico County, MD.

CONSIDERATION: \$2,250

APPRAISED VALUE: \$2,250, Nancy Brice, SHA fee appraiser
Reviewed and selected by Dennis R. D'Argenio,
SHA Review Appraiser.

REMARKS: The subject property is part of an inactive railroad line consisting of a small piece of a 4.19 mile railroad corridor. MTA has granted Wicomico County an Entry Agreement for immediate access to the property for a one-year period for construction. The proposed road alignment will be paved and cross over a portion of the 66' inactive railroad. The perpetual easement will be for a 36' paved road and the County will also install underneath the area a pipe line for drainage. MTA will have the right to improve the subject easement with rail should rail operations commence in the future.

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

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BPW – 10/17/12

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA**

REAL PROPERTY EASEMENT

ITEM: 10-RP MMC# 12-5052

MARYLAND TRANSIT ADMINISTRATION: Cambridge Freight Railroad Line
Dorchester County, MD

REFERENCE: Approval is requested for the sale of a perpetual easement for an installation of an eight-inch (8") sanitary sewer and sixteen (16") water main line crossing under the railroad tracks.

SPECIAL CONDITIONS: None

GRANTOR: Maryland Transit Administration

GRANTEE: Dorchester County, Maryland

OWNERSHIP: Since January 8, 1982

PROPERTY: 0.076 acres +/- of land located northeast of Bucktown Road, Dorchester County

CONSIDERATION: \$800

APPRAISED VALUE: \$800, Larry L. Mills, ASA fee appraiser

REMARKS: The subject property is an active railroad line located between Mile Post 28.7 and Mile Post 29.7 along the Seaford, Delaware to Cambridge rail line. The Maryland Transit Administration has granted Dorchester County a Licensing Agreement for a one-year period for the construction and maintenance. Dorchester County has installed an eight-inch (8") sanitary sewer, eight-inch (8") sewer force main and a sixteen-inch (16") water main line crossing under the railroad line to Dorchester County Technology Park.

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

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BPW – 10/17/12

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA**

REAL PROPERTY CONVEYANCE

ITEM: 11-RP MMC# 11-2324

STATE HIGHWAY ADMINISTRATION: Parcel Located northwest quadrant of the MD 144 interchange with I-695 in Baltimore County.

EXPLANATION: In accordance with COMAR 14.24.05, approval is requested to dispose of a parcel of land, as described, which is excess to the needs of SHA.

The property to be conveyed consists of ± 0.0869 acres and is being conveyed to the only adjoining owner with interest.

SPECIAL CONDITIONS: None

GRANTOR: State of Maryland, State Highway Administration

GRANTEE: Stephen W. Whalen, Jr.

CONSIDERATION: \$19,000

APPRAISED VALUE: \$22,700, Stephen H. Muller, fee appraiser
Reviewed and approved by William Caffrey,
Chief of Appraisal Review Division.

REMARKS: Approval of conveyance is requested in accordance with the Section 8-309 (F)1(ii) of the Transportation Article, Annotated Code of Maryland. This parcel is not capable of an independent use because of its size and configuration. The sale price was negotiated with the only adjoining owner who has expressed interest in acquiring the parcel.

SHA is concurrently requesting permission to dispose and execution of the Deed.

The property was acquired in 1954 for I-695 outer loop widening MD 144 to the north of Ingleside Avenue.

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

Frank Hamons (410) 385-4419
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BPW – 10/17/12
REVISED

DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA

GENERAL/MISCELLANEOUS

ITEM: 12-GM

MARYLAND PORT ADMINISTRATION:

CONTRACT ID: 513921
 Design Agreement for the Expansion of the Poplar
 Island Ecosystem Restoration Project
 Talbot County
 ADPICS NO.: P513921

REFERENCE: Design Agreement between the Department of the Army and the State of Maryland for design of the expansion of the Paul S. Sarbanes Ecosystem Restoration project at Poplar Island.

AWARD: U.S. Army Corps of Engineers
 Baltimore District

TERM: 10/18/12-12/31/16

AMOUNT: \$ 533,750 – 25% MPA Share, Budgeted Amount
\$1,601,250 – 75% U.S. Army Corp of Engineers
 \$2,135,000 – Total Project

PROCUREMENT METHOD: Intergovernmental Agreement

MBE PARTICIPATION: See Remarks

PERFORMANCE SECURITY: Performance Bond at 100% of Contract Amount

REMARKS: This Design Agreement deals with the preparation of final plans and specifications for 575 acre lateral expansion of the existing Paul S. Sarbanes Ecosystem Restoration Project to the north and northeast, comprised of 165 acres of wetland habitat, 270 acres of upland habitat, and 130 acres of open water embayment habitat; plus a vertical expansion component consisting of a 5-foot raising of the upland cells of the existing project, as generally described in the General Reevaluation Report and Supplemental Environmental Impact Statement, dated September, 2005 and approved by the Chief of Engineers on March 31, 2006.

The original Paul S. Sarbanes Poplar Island Ecosystem Restoration project involves restoration of the island to the 1847 footprint of 1,140 acres for placement of dredged material and development of upland habitat and inter-tidal wetlands.

ITEM: 12-GM (Continued)

BPW - 10/17/12

The project was authorized by the 1996 Water Resources Development Act (WRDA). It is carried out under Section 204 of the WRDA of 1992 (Beneficial Uses of Dredged Material). Dredged material placement operation began in April 2001. The Poplar Island project (without the expansion) is projected to reach full capacity in FY 2024. It is anticipated that the Expansion portion of the Poplar Island will be ready to accept the dredged material in FY 2019.

The authorizing language of the Poplar Expansion is included in the Section 3087 of WRDA 2007 (Public Law 110-114). The Poplar expansion is part of the long-term strategy of providing viable placement alternatives that meet the dredging needs of the Port of Baltimore while maximizing the beneficial use of the dredged material. There are approximately 135 miles of channels leading to the Port of Baltimore; each year approximately 4-5 million cubic yards of material must be removed from the channels to keep them at existing depth and width. Additionally, channel improvements (widening and deepening) are also required to assure competitive position of the Port.

Currently, the State of Maryland has only three major dredged material placement sites in operation – Poplar Island, Cox Creek DMCF and Masonville DMCF. The additional capacity for the placement of dredged material, gained from the expanded Poplar Island, will allow timely dredging of the bay channels.

While the Project Cooperation Agreement does not have a formal goal for MBE participation because the Agreement is between State and Federal agencies, MBE participation will be a priority for MPA on the State’s share of the Poplar Island Design Project. It’s anticipated that MPA will utilize Maryland Environmental Service (MES) to contract the necessary work that will be applicable as in-kind-services. The MES attempts to annually award a minimum of 25% of the total dollar amount of all contracts to MBEs. The MES will follow the guidelines of the State of Maryland MBE program and utilize MBE goal setting worksheets and MDOT’s MBE directory to actively solicit MBEs on subcontracts.

FUND SOURCE:	100% Special Funds Budgeted to MPA
APPROPRIATION CODE:	J03-D0002
RESIDENT BUSINESS:	Yes
MD TAX CLEARANCE:	N/A – tax exempt

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

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BPW - 10/17/2012

**DEPARTMENT OF TRANSPORTATION
 ACTION AGENDA**

GENERAL MISCELLANEOUS

ITEM: 13-GM

MARYLAND TRANSIT ADMINISTRATION

CONTRACT ID: T8000-0381
 Commuter Bus Service between Charlotte Hall, St.
 Mary's County, Maryland and Washington D.C.
 Line No. 903
 ADPICS NO.: T80000381

CONTRACT DESCRIPTION: The purpose of this contract is to provide commuter bus services for the MTA between Charlotte Hall/Waldorf, Maryland and Washington, D. C., known as Line No. 903. Line 903 provides for a total of eighteen (18) daily trips. There are currently nine (9) morning commuter rush hour and nine (9) evening commuter rush hour express bus trips each weekday.

AWARDS: Keller Transportation, Inc.
 Waldorf, MD

TERM: 11/01/2012 -10/31/2017 (Five (5) Years)

AMOUNT: \$8,366,879

PROCUREMENT METHOD: Competitive Sealed Bidding
 (Multi-Step)

BIDS:

Keller Transportation, Inc. \$8,366,879
 Waldorf, MD

Gold Lines, Inc. \$9,473,436
 Tuxedo, MD

MBE PARTICIPATION: 10.4%

PERFORMANCE SECURITY: Performance Bond at 10% of Contract Amount

REMARKS: Commuter Bus Route 903 will make stops in St. Mary's County at Charlotte Hall, Charles County at Mattawoman-Beantown Park & Ride, Prince George's County at Suitland Federal Center and Suitland Metro Station. Route 903 will travel to Washington D.C. to make stops at

ITEM: 13-GM (Continued)

BPW - 10/17/2012

Washington Navy Yard, 6th St., S.E., Southeast Federal Center, Navy Yard, Waterside Mall, Waterfront M, NASA, HHS, Dept of Labor, Union Station Plaza, N. Capitol St. & E St. near Union Station and Union Center Plaza.

The procurement method used was a Multi Step Invitation for Bid as provided under the Code of Maryland Regulations (COMAR) 21.05.02.17. The contract was advertised on June 12, 2012 in eMaryland Marketplace, on the MTA's website and distributed to the Governor's Office of Minority Affairs. In response, two technical proposals were received in response to the Invitation for Bid. All firms were found responsive and responsible.

The overall contract value is estimated at \$10,000,000, which includes \$1,020,600 for fuel surcharges. Also an estimated \$612,522 is added for anticipated increase in ridership as specified in the IFB, Section 7 item E: Additional Services Allowance.

The MTA will lease two (2) buses to Keller Transportation, Inc. the first three years only.

The MBE goal established for this contract was 9%; however, the Contractor is exceeding the goal by 1.4%

FUND SOURCE:	100% Special Funds Budgeted to MTA
APPROPRIATION CODE:	J05H0102
RESIDENT BUSINESS:	Yes
MD TAX CLEARANCE:	12-1983-0111

BOARD OF PUBLIC WORKS ACTION – THE ABOVE-REFERENCED ITEM WAS:

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

James L. Knighton - (410) 767-0820
jknighton@mta.maryland.gov

BPW – 10/17/12
SUPPLEMENTAL

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA**

GENERAL MISCELLANEOUS

ITEM: 14-GM

MARYLAND TRANSIT ADMINISTRATION:

CONTRACT ID: MTA-1360
MARC Third Party Operations and Maintenance
Services for the Camden & Brunswick Lines
Various Locations
ADPICS NO.: TMTA1360

CONTRACT DESCRIPTION: This contract is for the provision of passenger railroad service on the Camden and Brunswick Lines of the Maryland Transit Administration's (MTA) MARC Commuter Rail system. The contract provides both for operating the service and maintenance of equipment, facilities, and rights of way used in providing the service.

AWARD: Bombardier Transportation Services USA Corp.
Horsham, PA

TERM: 10/18/2012-06/17/2017 (5 years 8 months, with one, five-year renewal option)

AMOUNT: \$204,686,939 (5 Years 8 months Base Term)
\$205,000,000 (5 Year Renewal Option)
\$409,686,939

PROCUREMENT METHOD: Competitive Sealed Proposals

BIDS:

Bombardier Transportation Services USA Corp.
Horsham, PA \$204,686,939

Keolis Rail Services America, LLC
Rockville, MD \$218,436,182

Veolia/Connex Railroad, LLC.
Silver Spring, MD \$265,484,994

MBE PARTICIPATION: 7.97%

ITEM: 14-GM (Continued)**PERFORMANCE SECURITY:**

Performance and Payment Bonds \$6,000,000 each contract year.

REMARKS: Maryland Transit Administration's (MTA) MARC Commuter Rail Service provides more than 33,000 daily rides using 84 trains serving 42 stations (including Union Station in Washington, D.C.), and covering 201 route miles. The MARC service area extends from Martinsburg, West Virginia to Washington, DC to Perryville, Maryland. CSX Transportation, Inc. owns the track and operates service on the Brunswick and Camden Lines. Amtrak owns and operates the Penn Line MARC service. No State employees are involved in direct operation of the train service.

This contract provides for a comprehensive range of transportation operations and maintenance services on the Camden Line which serves Camden Station in downtown Baltimore to Union Station in Washington, DC, and the Brunswick Line which originates in Martinsburg, WV and serves Union Station in Washington via Brunswick, MD. The Request For Proposals (RFP) for this contract consisted of two distinct scopes of work. Under the Operations (OPS) Scope of Work, the contractor will provide all regularly scheduled train service over the entire length of the MARC routes on the Brunswick and Camden Lines, stopping at stations in accordance with MTA's timetable. The contractor will provide train crews (conductors and engineers) and management and support personnel to engage in all aspects of transportation operations including: operating diesel locomotives and passenger cars, cab cars, and coaches; emergency and special operations; fare collection; and customer service and passenger relations onboard the trains. The contractor will maintain a Communications Center to monitor service and communicate any service-related issues to MTA and CSX in real time. The contractor will also be engaged in attempting to resolve service problems (where possible), and recommend solutions on any operational aspect that affects MARC train service. Also included in the OPS Scope of Work are maintenance-of-way services, consisting of inspection and maintenance of tracks, signal and communications equipment, culverts, drainage channels, and other structures and maintenance of stations and other facilities on the Camden and Brunswick lines.

Under the Maintenance of Equipment (MOE) Scope of Work, the contractor will be responsible for all aspects of maintaining the rolling stock used in MARC service, including: inspections and testing; preventative and routine maintenance; cleaning; structural repairs and overhauls; and inspections and maintenance required under Original Equipment Manufacturers (OEM) warranties, Federal Railroad Administration (FRA) regulations or MTA maintenance and safety standards. The MOE Scope of Work also includes maintenance of shop facilities and facilities used for layover of locomotives and passenger cars.

The RFP for this contract was advertised on July 11, 2011 and proposals were due on November 21, 2011. Five proposals were submitted in response to the RFP; one proposer eventually withdrew its proposal and a second proposer was found to be not reasonably susceptible for award after it refused to accept the mandatory terms and conditions. The evaluation process occupied approximately eight months; oral presentations were held in February 2012 and the financial and technical review groups then engaged in multiple rounds of written questions with the proposers. A request for BAFOs was issued on June 19, 2012 and BAFOs were submitted by three of the five proposers on July 9, 2012. MTA made its recommendation for award to the Secretary of the Maryland Department of Transportation (MDOT) in August, 2012. A listing of the technical, financial, and overall rankings are set forth in Attachment 1.

ITEM: 14-GM (Continued)

The minority business enterprise (MBE) participation goal for this contract was set at 7% of the contract value; however the contractor has committed to an MBE participation rate of 7.97%.*

This contract contains a miscellaneous work allowance of \$9,500,000 or approximately 4.6% of the contract value. The miscellaneous work allowance can be used only for unanticipated conditions encountered in the course of the contractor's duties relating to maintenance of culverts, drainage channels, and other structures located in the railroad right-of-way and used in MARC service.

This item was previously submitted and withdrawn as Item 8-GM at the October 3, 2012 Board of Public Works meeting.

*Bombardier's MBE commitment is based on a contract value of \$204,000,000 over the five-year base contract term. Of that amount, the following elements of the contract are not eligible for subcontracting opportunities: labor and management wages and benefits (49% of the contract value); general operations direct expenses (5.4%); costs for insurance and bonding (1%); a fund for insurance claims (1.5%); overhead (3%); profit (7.4%); sole-source or original equipment manufacturer repair parts (15.5%); miscellaneous work allowance (4.4%); certain station improvements (1.25%). The non-subcontractable elements of the contract therefore equal approximately 92.45% of the contract value. Sub-contractable elements of work include the following: maintenance of stations (2.2%); certain station improvements (1.25%); maintenance of facilities such as repair shops and rail yards (1.2%); maintenance of way (2.9%); non-sole-source repair parts (0.25%, which equals 0.15% when applying the "60 per cent rule"); office supplies (0.1%); and trash removal (0.1%), for a total of 7.9%.

FUND SOURCE:	100% Special Funds Budgeted to MTA
APPROPRIATION CODE:	J05H0105
RESIDENT BUSINESS:	No
MD TAX CLEARANCE:	12-2091-0000

BOARD OF PUBLIC WORKS ACTION - THE ABOVE REFERENCED ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION ✓

WITHOUT DISCUSSION

ATTACHMENT

Offerors	Technical Ranking	Financial Ranking	Evaluated Financial Price	Overall Ranking**
Bombardier Transportation Services USA Corporation	1	1	\$204,686,939	1
Keolis Rail Services America, LLC.	2	2	\$218,436,182	2
Veolia/Connex Railroad, LLC.	3	3	\$265,484,994	3

*The financial price was based on three components. The first was hourly rates for different labor classifications of work for an estimated number of hours for transportation services and train operations, maintenance of equipment services, maintenance of facilities services, maintenance of stations, and maintenance of way services. The second consisted of line items for costs of insurance and bonding; an allowance for purchase of reimbursable parts; a miscellaneous work allowance for facilities maintenance; an allowance for station improvement items; reimbursement of insurance claims; and an incentive allowance for meeting on-time performance targets. The third component was unit prices for supplemental work items such as additional train service and maintenance service that could be required if MTA were to add additional trips to the MARC schedule.

**Technical factors were given greater weight than financial factors in the overall award determination.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

A/E SERVICE CONTRACT MODIFICATION

ITEM 1-AE-MOD

MARYLAND STATE POLICE

Waterloo Service Complex
(Howard County)

CONTRACT NO. & TITLE

Project No. PA-745-080-001;
Maryland State Police, Tactical Services
Garage
ADPICS NO. COE60883

ORIGINAL CONTRACT APPROVED

DPRB 05/13/2008; Item 20-E-007

CONTRACTOR

Morris Ritchie Associates, Inc.
Towson, MD

DESCRIPTION

This project provides for A/E services for schematic design only for a tactical services garage at the Waterloo Service Complex of the Maryland State Police. The schematics are to be used to fold into an RFP for Design/Build.

MODIFICATION DESCRIPTION

This modification will cover the additional consultant expenses to perform consulting services during the re-design and re-bidding of this project. This project will be re-bid for the fourth time. This modification increased the total of the contract which now exceeds DGS delegated authority.

TERM OF ORIGINAL CONTRACT

5/13/2008-5/12/2010

TERM OF MODIFICATION

10/18/2012-2/18/2014

AMOUNT OF ORIGINAL CONTRACT

\$73,101.00

AMOUNT OF MODIFICATION

\$183,925.00

PRIOR MODIFICATIONS/OPTIONS

\$35,560.00

REVISED TOTAL CONTRACT AMOUNT

\$292,586.00

PERCENT +/- (THIS MODIFICATION)

252 %

OVERALL PERCENT +/-

352 %

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

A/E SERVICE CONTRACT MODIFICATION

ITEM 1-AE-MOD (Cont.)

ORIGINAL PROCUREMENT METHOD Maryland Architectural and Engineering Services Act

ORIGINAL MBE PARTICIPATION 25%

MBE COMPLIANCE 51%

REMARKS

This project has gone through a series of submittals and reviews beginning in 2006. The combined efforts of the MSP, DBM and DGS have brought forth the decision to rework the bid documents so that they may be a re-bid for the fourth time. This time the project will be bid as a Design, Bid, and Build project and not as a Design/Build project.

The documents which were used for the first bid are being heavily modified to reflect a wooden pole structure and program requirements such as security system surveillance, storm water management, reforestation, and the IBC 2012 Codes which were adopted on January 1, 2012.

This project has previous change orders that were approved in-house, extending term and making design changes. DGS is now providing all change orders required to the BPW. By processing this as a change order, rather than re-bid, the State is saving approximately \$40,000.00 a year after design time.

FUND SOURCES

\$161,859.00 MCCBL 2007/ Item 049
 (Provide funds to design and construct a garage and storage building at the Maryland State Police Waterloo Barrack complex in Jessup-Howard County.)

\$22,066.00 MCCBL 2008/Item 026,
 (Provide funds to design and construct a garage and storage building at the Maryland State Police Waterloo Barrack complex in Jessup-Howard County.)

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

A/E SERVICE CONTRACT MODIFICATION

ITEM 1-AE-MOD (Cont.)

RESIDENT BUSINESS Yes

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 2-M

DEPARTMENT OF NATURAL RESOURCES Point Lookout State Park
 (St. Mary's County)

CONTRACT NO. AND TITLE Project No: P-065-092-110;
 Renovate Campground shower buildings.
 ADPICS NO. 001B3400167

DESCRIPTION Approval for a contract to provide all labor,
 equipment, materials, supplies, supervision, and insurance necessary to renovate the remaining
 shower buildings at Point Lookout State Park.

PROCUREMENT METHOD Competitive Sealed Bids

<u>BIDS OR PROPOSALS</u>	<u>AMOUNT</u>
S.E. Davis Construction, LLC, LaPlata, MD	\$457,437.00
Jade Group, LLC, Chesapeake Beach, MD	\$496,670.00
Biscayne Contractors, Inc., Alexandria, VA	\$523,250.00
Dennis Anderson Construction Corp., Waldorf, MD	\$538,050.00
Rand Construction Corp., Alexandria, VA	\$551,240.00
W.M. Davis, Inc., Leonardtown, MD	\$579,648.00
Nastos Construction, Inc., Washington, DC	\$632,500.00
Rainbow Construction Corp. of Waldorf, Waldorf, MD	\$658,860.00
Tito Contractors, Inc., Washington, DC	\$701,790.00
Z-Maxim, Inc., Kensington, MD	\$773,637.00
Zane Development Co., LLC, College Park, MD	\$835,478.00

AWARD S.E. Davis Construction, LLC,
 LaPlata, MD

AMOUNT \$457,437.00

TERM 180 Calendar Days

MBE PARTICIPATION 25% (No Sub-goal)

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 2-M (Cont.)

REMARKS

A notice of availability of an Invitation for Bids (IFB) was posted on the DGS Web Site, Bid Board and *eMaryland Marketplace.com*.

This project was included on the FY-13 POS maintenance program, and was in the priority schedule within the budgeted funding. GDS + Inc., prepared the specifications and five (5) vendors attended the prebid.

Eleven (11) vendors bid on the project with five (5) vendors under the project estimate. The awarded vendor was evaluated and confirmed its bid.

The project estimate was \$570,450.00.

FUND SOURCE

MCCBL 2012/Item 013 (Provide funds to construct capital improvements such as planned maintenance and repair projects at public use facilities on State owned property.)

RESIDENT BUSINESS

Yes

MD TAX CLEARANCE

12-1913-0110

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT MODIFICATION

ITEM 3-M-MOD

DEPARTMENT OF GENERAL SERVICES

Inner Harbor State Office Complex; Hilton Heights Community Center, Public Defenders Building, Jessup State Office Complex and the William Donald Schaefer Tower and Saratoga State Office Complex

CONTRACT NO. AND TITLE

Project No. 001B2400516;
Fire Alarm/Fire Sprinkler System
Maintenance
ADPICS NO. COE54380

ORIGINAL CONTRACT APPROVED

4/26/2011 DGS/DPRB Item 17-S-004

CONTRACTOR

Advanced Fire Protection Systems, LLC
Glen Burnie, MD

CONTRACT DESCRIPTION

Provide Fire Alarm/Fire Sprinkler System Maintenance to the Inner Harbor State Office Complex; including, Hilton Heights Community Center, Public Defenders Building, Jessup State Office Complex and the William Donald Schaefer Tower.

MODIFICATION DESCRIPTION

Approval for a modification to provide for 1) a Fire Alarm/ Fire Sprinkler System Maintenance to the Saratoga State Office Complex, Baltimore, MD., beginning 11/1/2012, and 2.) remove services to the William Donald Schaefer Tower from the contract beginning 11/1/2012. This modification increased the total of the contract which now exceeds DGS delegated authority.

TERM OF ORIGINAL CONTRACT

5/1/2012-4/30/2017

TERM OF MODIFICATION

11/1/2012-4/30/2017

ORIGINAL CONTRACT AMOUNT

\$183,450.00 (5 years)

AMOUNT OF MODIFICATION

\$22,600.00 (4 years, 6 months)

PRIOR MODIFICATIONS

\$0.00

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT MODIFICATION

ITEM 3-M-MOD (Cont.)

REVISED TOTAL CONTRACT AMOUNT \$206,050.00

PERCENT +/- THIS MODIFICATION 12%

OVERALL PERCENT 12%

PROCUREMENT METHOD Competitive Sealed Bids
(Small Business Reserve)

ORIGINAL MBE PARTICIPATION None

REMARKS

This modification provides for a Fire Alarm/Fire Sprinkler System Maintenance services to the Saratoga State Office Complex, (a part of the Inner Harbor State Office Complex) located at 310 & 311 W. Saratoga St., Baltimore, MD 21201. The Saratoga State Center consists of two (2) buildings; the Main Building, located at 311 W. Saratoga St., which is a ten-story office building housing the Department of Human Resources (DHR). The Annex Building, located at 310 W. Saratoga Street and connected to the main building by an underground tunnel, contains first floor office space housing the DGS Building Operations, DGS Police and Maintenance Offices, shops, five-level parking garage and basement warehouse utilized by DHR. The 310 building is approximately 266,100 sq. ft. and the 311 building is approximately 291,700 sq. ft.

The Contractor shall furnish all labor, supervision materials, supplies, equipment, instruments, tools, insurance, licenses and permits necessary to provide maintenance, preventive maintenance, inspection, testing and emergency service for the fire alarm system, the stairwell pressurization system, an air compressor for the stairwell pressurization system and the fire protection sprinkler system in the main facilities of the Saratoga State Office Complex. Also included are emergency services, routinely scheduled preventive maintenance, quarterly and annual inspections, tests and any associated services.

In addition, smoke detectors shall be cleaned as required by the manufacturer and the contractor shall monitor the Alarm System.

This modification will also remove the William Donald Schaefer Tower from the contract. This building is a 305,400 sq. ft., 28 story building housing approximately 850 employees and private tenants, located at 6 Saint Paul St., Baltimore MD, 21202.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT MODIFICATION

ITEM 3-M-MOD (Cont.)

This building will have its complete existing fire alarm system removed and a new fully-functioning, digital, addressable fire alarm system with voice evacuation installed per DGS-BPW 9/19/2012, Item 9-M.

The cost of \$119,800.00 will cover the cost of adding the Saratoga State Office Complex to this contract which is based on quarterly inspections, preventive maintenance and monitoring of the fire protection system. Also, the annual cost of inspection and cleaning of the smoke detector system and labor is included. The removal of the William Donald Schaefer Tower from the contract will in turn reduce the contract by \$97,200.00, leaving a net increase to the contract of \$22,600.00.

FUND SOURCE

H00 13-17' 33409 0812

RESIDENT BUSINESS

Yes

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT MODIFICATION

ITEM 4-M-MOD

DEPARTMENT OF GENERAL SERVICES Statewide

CONTRACT NO. AND TITLE Comprehensive, Solutions Based
Contract Covering the Supply and
Distribution of Various Fuel Products,
including Motor Fuels, Heating Oil and
Related Products Including a State-Wide
Fuel Dispensing System and Related
Services.
ADPICS NO. COE58058

ORIGINAL CONTRACT APPROVED 5/02/2012 DGS/BPW Item 3-M

CONTRACTOR Mansfield Oil Company
Gainsville, GA

CONTRACT DESCRIPTION Approval requested for a contract to provide
a comprehensive, solution based contract for the supply and distribution of various fuel products
and related products including a Statewide fuel dispensing system and related services.

MODIFICATION DESCRIPTION Approval for a modification to provide
Ultra-Low Sulfur Diesel Dyed MARC Train Fuel as an additional aggregate/bulk fuel type to the
current contract.

TERM OF ORIGINAL CONTRACT 8/1/2012-7/31/2017 (W/2, two-year renewal
options)

TERM OF MODIFICATION 11/1/2012-7/31/2017

AMOUNT OF ORIGINAL CONTRACT \$305,254,234.00

AMOUNT OF MODIFICATION \$25,700,104.00 (ULSD Dyed)
\$26,831,765.00 (ULSD Dyed Winterized)

PRIOR MODIFICATIONS/OPTIONS None

REVISED TOTAL CONTRACT AMOUNT \$357,786,103.00

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT MODIFICATION

ITEM 4-M-MOD (Cont.)

PERCENT +/- (THIS MODIFICATION) 17%

OVERALL PERCENT +/- 17%

ORIGINAL PROCUREMENT METHOD Competitive Sealed Proposal

ORIGINAL MBE PARTICIPATION 15%

MBE COMPLIANCE N/A

REMARKS

At the request of the Mass Transit Administration (MTA), Mansfield Oil Company has agreed to provide Ultra-Low Sulfur Diesel (ULSD) Dyed and Winterized MARC Train fuel as an additional aggregate/bulk fuel type under this contract. ULSD Dyed MARC Train fuel will be supplied April 1 through September 30 each year, with Winterized ULSD Dyed MARC Train fuel supplied from November 1 through March 31 each year. This fuel will be supplied to five (5) MTA locations throughout the State (Riverside, Frederick, Brunswick, Martinsburg and Martin's State Airport Maintenance Facilities) and will be delivered directly into locomotives at some locations or into storage tanks of others.

The ULSD Dyed MARC Train fuel will be supplied to the State at a price based on the Baltimore Contract OPIS Average Wholesale Daily Index with delivery, administrative and rebate fees added, as outlined in the contract. MTA usage is approximately 3,300,000 gallons per year.

Currently, fuel is supplied by CSX (the MARC third-party contractor.) The new MARC third-party contract does not include fuel.

FUND SOURCE MDOT agency funds

RESIDENT BUSINESS No

Board of Public Works Action - The above referenced Item was:

APPROVED DISAPPROVED

DEFERRED **WITHDRAWN** ✓

WITH DISCUSSION ✓

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

GENERAL MISCELLANEOUS

ITEM 5-GM

REFERENCE

In accordance with provisions of the State Finance and Procurement Article, Section 8-301, Annotated Code of Maryland, the Board of Public Works approval is requested for the use of General Obligation Bond funding for the contract(s) noted below. Any modifications listed below reflect the change in funding from POS funds to General Obligation Bond funds (MCCBL) also noted below. Total amount of funds used is \$14,995.00 (1 item).

Department of Natural Resources
New Germany State Park
Grantsville, MD (Garrett County)

DESCRIPTION

This project is to remove and replace one (1) gasoline suction style dispenser to include: pump, cabinet, hose, retractor and nozzle. Remove and replace one (1) diesel fuel suction dispenser to include: pump, cabinet, hose and nozzle. Remove and dispose of all excess materials and debris.

CONTRACT NO. & TITLE

Project No. P-005-132-010;
Replace Fuel Pumps

PROCUREMENT METHOD

Small Procurement

AWARD

R.J. Newman, Inc.
Ellicott City, MD

AMOUNT

\$14,995.00

FUND SOURCE

MCCBL 2012/Item 013 (Provide funds to construct capital improvements such as planned Maintenance and repair projects at public use facilities on State-Owned property)

Board of Public Works Action - The above referenced Item was:

APPROVED
WITH DISCUSSION

DISAPPROVED

DEFERRED

WITHDRAWN
WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

GENERAL MISCELLANEOUS

ITEM 6-GM (Revised)

DEPARTMENT OF GENERAL SERVICES

TITLE

Transfer of Funds

DESCRIPTION

This item is to request the transfer of funds from the DGS Bond funding to the Department of Natural Resources (DNR) budget. This is to cover the costs of having multiple bridges inspected throughout the State.

DNR has obtained a proposal from the Maryland State Highway Administration (SHA) to provide inspection services for DNR bridges, utilizing the current bridge inspections program. This program will allow DNR to pay for inspections from its office and monitor the reports and programs. These reports will be used to program bridge repairs for future budgets and allow DNR to maintain its bridges in accordance with established SHA standards.

REMARKS

For the safety of visitors and staff of the State's natural parks, DNR must complete inspections of bridges used for vehicle crossings. DNR has utilized the services of the SHA bridge inspection program for maintaining these required inspections of its bridges for the past several years. Previously this funding was under Program Open Space (POS) and only required the approval of the DGS Review board. With the funding now being placed under the MCCBL program, Board approval is requested as required.

CONTRACT NO. & TITLE

Project No. P-000-120-010;
DNR Bridge Repairs-Statewide

AWARD

Department of Natural Resources (DNR)

AMOUNT

\$108,000.00

FUND SOURCES

\$108,000.00 POS-2009/Item 440 (DNR Critical Maintenance Program).

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

GENERAL MISCELLANEOUS

ITEM 6-GM (Cont.) (Revised)

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Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY**ITEM** 7-RP**DEPARTMENT OF TRANSPORTATION**

MVA – VEIP Facility
Prince Frederick, MD
(Calvert County)
File # 00-8362

REFERENCE

Approval is requested to grant five (5) utility easements totaling 0.7802 acres +/- to Calvert County. Reference is made to DGS/BPW Item 10-RP approved on July 22, 2009, where the BPW declared surplus five (5) easements totaling 0.7802 acres. The easements are needed to facilitate the improvement of the road network adjacent to, and in the area of, the Prince Frederick VEIP facility. The easements will not have any affect on the operation of the facility.

This Easement Agreement has been approved by the Office of the Attorney General.

OWNERSHIP

The State of Maryland, to the use of the
Department of Transportation

GRANTEE

Commissioners of Calvert County

PROPERTY

0.7802 acres +/-

PRICE

\$57,700.00

APPRAISED VALUES

\$33,900.00 Isabella Gatewood-Fee Appraiser (10/3/11)
Reviewed by David Kelleher-Staff Appraiser

\$57,700.00 Francis X. Korber-Fee Appraiser (10/14/11)
reviewed by David Kelleher-Staff Appraiser

REMARKS

1. The Department of Transportation agrees with this transaction.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY

ITEM 7-RP (Cont.)

- 2. The Clearinghouse conducted an intergovernmental review of the project under MD20120411-0229 and has recommended to grant to Calvert County: a perpetual Drainage Easement of +/- 7,389.84 sq. ft.; a Public Utility easement of +/- 3,915.4 sq. ft.; a Stormwater Management Easement of +/- 4,889.38 sq. ft.; a Perpetual Flood Plain Easement of +/- 3,514.6 sq. ft.; and a Revertible Supporting Slope Easement of +/- 14,280 sq. ft., across the land of the Vehicle Emissions Inspection Program (VEIP) Facility, at 1045 Theater Drive in Prince Frederick. Calvert County plans to acquire the easements to facilitate the improvements of the road network adjacent to, and in the area of the VEIP Facility.

Note: This item previously appeared on the DGS/BPW Agenda on 9-19-2012 as Item 16-RP and was withdrawn.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE**ITEM** 8-LL-OPT

DEPARTMENT OF HEALTH AND MENTAL HYGIENE
(Office of Capital Planning)

Tenant ARC of Howard County, Inc.
1173 Homewood Rd.
Ellicott City, MD 21042

Property Location 10703 Rain Dream Hill
Columbia, MD 21044

<u>Space Type</u>	Group Home	<u>Type</u>	Renewal
<u>Duration</u>	5 Years	<u>Effective</u>	10/20/2012
<u>Annual Rent</u>	\$1.00		

Utilities Responsibility Tenant
Custodial Responsibility Tenant

Previous Board Action(s) 10/17/2007-14-LL, 8/1/2001-15-L, 11/27/1996-15-L

Special Conditions

1. The Tenant shall occupy and use the Demised Premises for, and only for, a group home for developmentally disabled individuals, and is licensed for four (4) clients.
2. The Tenant shall be responsible for obtaining all permits, licenses, inspections and approvals required for its occupancy of the premises.
3. The Tenant shall maintain at its expense, throughout the term, insurance against loss or liability in connection with bodily injury, death, property damage or destruction, occurring within the Demised Premises. General Comprehensive Liability (GCL) insurance will have a minimum coverage of \$1,000,000.00, combined, single limit per occurrence and shall contain broad form GCL Endorsement or its equivalent.
4. The Tenant shall indemnify and hold harmless the State of Maryland and Maryland Department of Health and Mental Hygiene against any and all liability or claim of liability (including reasonable attorney's fees) arising out of the licensee's use and occupancy, conduct operation or management of the premises during the term.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE

ITEM 8-LL-OPT (Cont.)

5. This lease contains a termination for convenience clause.

Remarks The ARC began in 1961 as a volunteer parent support-group. Services include social activities, vocational training, job placement and support, residential services, support and respite care. The ARC also provides referral, education, and advocacy programs.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE**ITEM** 9-LL-OPT**DEPARTMENT OF HEALTH AND MENTAL HYGIENE**
(Office of Capital Planning)

Tenant ARC of Howard County, Inc.
1173 Homewood Rd.
Ellicott City, MD 2104

Property Location 9306 Joey Dr.
Ellicott City, MD 21043

<u>Space Type</u>	Group Home	<u>Type</u>	Renewal
<u>Duration</u>	5 Years	<u>Effective</u>	10/20/2012
<u>Annual Rent</u>	\$1.00		

Utilities Responsibility Tenant
Custodial Responsibility Tenant

Previous Board Action(s) 11/27/1996-15-LL, 8/1/2001-16-L, 11/27/1996-16-L

Special Conditions

1. The Tenant shall occupy and use the Demised Premises for, and only for, a group home for developmentally disabled individuals and is licensed for four (4) clients.
2. The Tenant shall be responsible for obtaining all permits, licenses, inspections and approvals required for its and occupancy of the premises.
3. The Tenant shall maintain at its expense, throughout the term, insurance against loss or liability in connection with bodily injury, death, property damage or destruction, occurring within the Demised Premises. General Comprehensive Liability (GCL) insurance will have a minimum coverage of \$1,000,000.00 combined single limit per occurrence and shall contain broad form GCL Endorsement or its equivalent.
4. The Tenant shall indemnify and hold harmless the State of Maryland and Maryland Department of Health and Mental Hygiene against any and all liability or claim of liability (including reasonable attorney's fees), arising out of licensee's use and occupancy, conduct operation or management of the premises during the term.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE

ITEM 9-LL-OPT (Cont.)

5. This lease contains a termination for convenience clause.

Remarks

The ARC began in 1961 as a volunteer parent support group. Services include social activities and vocational training, job placement and support, residential services, support and respite care. The ARC also provides referral, education, and advocacy programs.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 10-LT**DEPARTMENT OF PUBLIC SAFETY & CORRECTIONAL SERVICES**

Drinking Driver Monitor Program
Westminster, MD (Carroll County)

Landlord

Dan Holding, LLC
103 Wickwood Dr.
Rockville, MD 20850

Property Location

1004 Littlestown Pike, Suite A-3
Westminster, MD 21157

<u>Space Type</u>	Office	<u>Lease Type</u>	New	<u>Square Feet</u>	3,238
<u>Duration</u>	10 Years	<u>Effective</u>	11/1/2012		
<u>Annual Rent</u>	\$48,958.56 (avg.)	<u>Avg. Square Foot Rate</u>		\$15.12 (avg.)	
		<u>Prev. Sq. Ft. Rate</u>		\$16.71	
		<u>Eff. Sq. Ft. Rate</u>		\$17.17	
		<u>Prev. Eff. Sq. Ft. Rate</u>		\$18.76	

Utilities Responsibility

Tenant

Custodial Responsibility

Landlord

Previous Board Action(s)

10/19/2011 11-LT-OPT, 10/18/2006 8-LT, 6/19/2002 12-L,
10/24/2001 26-L, 1/31/1996 27-L

Fund Source

100% General 35.03.02 PCA 32213 AOB1310

Special Condition

taxes and custodial services.

This lease contains escalations/de-escalations for real estate

Remarks

- This space has been used since 1996 as an administrative and client contact office for the Drinking Driver Monitor Program (DDMP). The Office of Criminal Supervision is responsible for monitoring and supervising the activities of those persons residing in the community mandated by the courts to participate in the program. DDMP administers Breathalyzer tests and collects urine sample at this location.
- Landlord shall install energy efficient lighting, digital thermostats for HVAC control, replace carpet, and install ceramic tile in restroom.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 10-LT (Cont.)

- 3. The previous lease was extended for one (1) year to provide DPSCS additional time to conduct its programmatic requirements for this geographic area. The agency has now determined that it should retain this location.

- 4. Through negotiations, the Department of General Services Office of Real Estate was able to achieve a lease rate of \$14.95 per nusef for years 1-2; \$15.10 per nusef for years 3-8; and \$15.35 per nusef for years 9-10. Over the lease term, the average lease rate per net usable square foot rental rate is \$15.12. The negotiations secured a rental cost avoidance of \$51,484.20 over the term of the lease by reducing the Landlord's proposed rate by \$1.59 per net usable square feet.

- 5. The lease contains a termination for convenience clause.

- 6. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 11-LT (Revised)**EXECUTIVE DEPARTMENT**Governor's National Relations Office
Washington D.C.**Sub-Landlord**State Services Organization
444 North Capitol St., NW, Suite 237
Washington D.C. 20001**Landlord/Owner**The Trustees of the M.E.B.A. Pension Trust
c/o MEBAR Realty Holding Trust
444 North Capitol St., NW, Suite 719
Washington D.C. 20001**Property Location**400 N. Capitol St. N.W., Suite 311
Washington D.C. 20001

<u>Space Type</u>	Office	<u>Lease Type</u>	New	<u>Square Feet</u>	2,293
<u>Duration</u>	8 Years/1 Month	<u>Effective</u>	1/1/2012		
<u>Annual Rent</u>	\$127,323.13 (Avg.)	<u>Square Foot Rate</u>		\$55.53 (Avg.)	
<u>Parking</u>	\$ 11,638.20 (5 Spaces)	<u>Previous Square Foot Rate</u>		\$47.89 (Avg.)	
<u>Total Annual Rent</u>	\$138,961.33	<u>Previous Eff. Square Foot Rate</u>		\$58.58 (Avg.)	

Utilities Responsibility

Sub-Landlord

Custodial Responsibility

Sub-Landlord

Previous Board Actions

8/29/2001 -29-L; 7/11/2007 – 26-LT

Fund Source

100% General Funds D10 PCA:10960 AOBJ:1301

History

Reference is made to Board of Public Works, DGS Action Agenda Item 26-LT of 7/11/2007, wherein the Board approved a lease for a 6 year term effective 2/1/2008 for 2,133 net usable square feet of office space at the above location which contained an expiration date of 1/31/2014.

This building is leased by the State Services Organization, which in turn sub-leases to each of the states for use as a liaison office with the Federal Government. The Master Landlord, Trustees of the M.E.B.A. Pension Trust, and the Sub-Landlord, State Services Organization, entered into a new lease agreement which commenced January, 2012 in advance of the scheduled termination date. This action rendered the State's sub-lease null and void.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 11-LT (Cont.)

Retro-Active Lease The Board of Public Works is requested to retroactively to approve a new sub-lease agreement effective January 1, 2012 and simultaneously approve the conversion of the standard of measurement from Net Usable (NUSF) to Building Owners and Managers Association (BOMA) increasing the square footage by 160 square feet. This action aligns the sub-lease with the terms and conditions of newly negotiated Master Lease.

Special Conditions

1. Through negotiations for the new sub-lease agreement to reflect the BOMA measurement of space, the State achieved an extended term for additional 6 years, rent abatement for three (3) months and Five Dollars (\$5.00) per square foot allowance for tenant improvements.
2. The sub-lease rental rate commences at \$51.30 per square foot and increases 2.25% per year beginning in year two (2) resulting in an ending rental rate of \$59.95 per square foot resulting in the average rental rate of \$55.53.
3. The Sub-Tenant shall receive a rent credit equal to the abatement of the monthly installments of rent for the calendar months of January 2012, February 2012, and March 2012 resulting in rent savings to the State of Maryland of \$29,407.74. The abatement value reduces the average annual square foot rate by \$1.61 per square foot.
4. The sub-lease provides for five (5) parking spaces in the parking garage located in the property at the monthly rate of \$193.97 per parking space the initial year paid to the Sub-Lessor. The Sub-Landlord does not control the parking garage; therefore, the parking rental rate may increase after year one (1) of the lease term. Any parking increase will be passed thru as additional rent.
5. The sub-lease contains escalation/de-escalation for real estate taxes, utilities and custodial service.
6. The sub-lease does not provide for a holdover period. Should Sub-Tenant holdover, it will be responsible to pay double rent.

Remarks

1. The space has been used since 1976 as the Governor's National Relations Office.
2. The lease does not contain a termination for convenience clause.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 12-LT**JUDICIARY OF MARYLAND**

Administrative Offices of the Courts
Annapolis, MD
(Anne Arundel County)

Landlord

Riva Road Buildings, LLC
2829 Broadview Terrace
Annapolis, MD 21401

Property Location

Riva 400 Office Park
Building 900
2661 Riva RD.
Annapolis, MD 21401

<u>Space Type</u>	Office	<u>Lease Type</u>	New	<u>Square Feet</u>
<u>Duration</u>	10 Years	<u>Effective</u>	11/1/2012	29,618
<u>Annual Rent</u>	\$747,854.50	<u>Sq. Ft Rate</u>	\$25.25	
		<u>Prev. Sq. Ft. Rate</u>	\$25.14	
		<u>Eff. Sq. Ft. Rate</u>	\$33.86	
		<u>Prev. Eff. Sq. Ft. Rate</u>	\$33.74	

Utilities Responsibility

Lessee

Custodial Responsibility

Lessee

Previous Board Action(s)

4/18/2007 10-LT, 10/21/2001 22-L, 10/9/1996 16-L

Fund Source

100% General Funds PCA 60001 OBJ 1301

Special Conditions

1. This lease contains escalations/de-escalations for real estate taxes.
2. 127 use in common parking spaces are provided free of charge.

Remarks

1. This space has been used by the Judicial Information Systems Center since 1991. The server room at this location operates 24/7.
2. This lease contains a termination for convenience clause.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 12-LT (Cont.)

- 3. As part of the lease renewal, the Landlord shall perform the following energy efficiency initiatives: 1) Replace all lighting with T-8 lamps and 28 watt light bulbs; 2) Install digital programmable thermostats and occupancy sensors throughout the demised premises; 3) all toilets are to be replaced with 1.6 GPF toilets; and 4) balance HVAC system to eliminate any hot/cold spots.

- 4. This space was acquired by sole source in accordance with the DGS Space management Manual, Paragraph 6-605E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 13-LT**DEPARTMENT OF LABOR, LICENSING & REGULATION**

Employment & Training
Oakland, MD
(Garrett County)

Landlord

Oakland Commercial Properties, LLC
20282 Garrett Highway
Oakland, MD 21550

Property Location

221 South Third St.
Oakland, MD 21550

Space Type Office
Duration 5 Years
Annual Rent \$47,012.00

<u>Lease Type</u>	New	<u>Square Feet</u>
<u>Effective</u>	11/1/2012	3,220
<u>Square Foot Rate</u>	\$14.60	
<u>Prev. Sq. Ft. Rate</u>	\$14.00	
<u>Eff. Sq. Ft. Rate</u>	\$16.43	
<u>Prev. Eff. Sq. Ft. Rate</u>	\$15.83	

Utilities Responsibility
Custodial Responsibility
Previous Board Action(s)

Tenant
Landlord
6/6/2007-8-LT; 6/5/2002-13-L; 11/27/1996-21-L

Fund Source

100% Federal PCA 8P801 7C415 8N821

Special Condition

taxes and custodial services.

This lease contains escalations/de-escalations for real estate

Remarks

1. DLLR has utilized this space since 1997 by the Division of Employment and Training as offices for administrative and client contact for employment activities.
2. The Landlord shall install energy efficient lighting throughout the space, paint interior and building exterior/façade, install digital programmable thermostats and technology motion sensors, and install new carpet. Additionally, the Landlord is also re-surfacing the parking lot.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 13-LT (Cont.)

3. Based on limited market supply of office space, in addition to the nature of DLLR's operations, it was determined that it is best for DLLR to remain in its current location, with specific space improvements to the space from the Landlord.
4. The lease contains a termination for convenience clause.
5. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 14-LT**DEPARTMENT OF PUBLIC SAFETY & CORRECTIONAL SERVICES**

Parole & Probation Office of Criminal Supervision)

Drinking Driving Monitor Program

Oakland, MD

(Garrett County)

LandlordOakland Commercial Properties, LLC
20282 Garrett Highway
Oakland, MD 21550**Property Location**213-215 S. Third St.
Oakland, MD 21550**Space Type** Office**Duration** 5 Years**Annual Rent** \$45,420.00**Lease Type** New**Effective** 2/15/2013**Square Foot Rate** \$14.60**Prev. Sq. Ft. Rate** \$13.65**Eff. Sq. Ft. Rate** \$15.87**Prev. Eff. Sq. Ft. Rate** \$15.15**Square Feet**

3,111

Utilities Responsibility

Tenant

Custodial Responsibility

Landlord

Previous Board Action(s)

2/13/2008 9-LT, 12/4/2002 9-L

Fund Source

35.03.02 32110 ABOJ1310 (Criminal Supervision)

35.03.02 32113 ABOJ1310 (Drinking Driver)

Special Condition

This lease contains escalations/de-escalations for real estate taxes and custodial services.

Remarks

1. DPSCS has utilized this space since 2003 as client contact offices for the Division of Parole and Probation's Office of Criminal Supervision (OCS) and the Drinking Driver Monitor Program (DDMP).
2. The Landlord shall install energy efficient lighting throughout the space, digital programmable thermostats, painting interior spaces, and installing carpet and technology motion sensors. Additionally, the Landlord is also re-surfacing the parking lot.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 14-LT (Cont.)

- 3. After thorough evaluation of alternative spaces in the market, it was determined that DPSCS should remain at the current location, with the Landlord completing improvements requested by the Department of General Services Office of Real Estate.
- 4. The lease contains a termination for convenience clause.
- 5. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 15-LT-OPT

MARYLAND STATE DEPARTMENT OF EDUCATION
MARYLAND DEPARTMENT OF VETERNS AFFAIRS
(Baltimore City)

Landlord

Melvin Greenwald
Benjamin K. Greenwald
t/a Greenwald & Company, Inc.
250 W. Pratt St., Suite 850
Baltimore, MD 21201

Property Location

213 W. Fayette St.
Baltimore, MD 21201

<u>Space Type</u>	Garage Parking	<u>Lease Type</u>	Renewal	<u>Number of Spaces</u>
<u>Duration</u>	2 Years	<u>Effective</u>	11/1/2012	MSDE 162
<u>Annual Rent</u>	1 st Yr. \$205,380.00	<u>Rate/Space/Month</u>	1 st Yr. \$105.00	MDVA 001
	2 nd Yr. \$215,115.00		2 nd Yr. \$110.00	Total 163
		<u>Prev. Rate/Space/Month</u>	\$105.00	

Utilities Responsibility

Landlord

Custodial Responsibility

Landlord

Previous Board Actions

10/20/2010 Item 10-LT; 5/21/2008 Item 17-L; 11/12/2003
Item 8-L and 9-L; 12/19/2001 Item 12-L and 13-L;
11/10/1999 Item 13-L; 9/10/1997 Item 16-L; 11/15/1995
Item 17-L, 7/28/1993 Item 19-L, 8/14/1991 Item 28-L,
5/2/1990 12-L, 12/30/1987 19-L, 6/4/1986 57-L.

Fund Sources

MSDE 100% Federal R0B 5763
MDVA 100 % General D5508 111BA 0705 FY13

Remarks

1. MSDE has been using this parking garage since January 1988, and MDVA has been using this parking garage since December 1999.
2. The number of spaces complies with the 3:1 ratio established for this area.
3. The lease contains a termination for convenience clause.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 15-LT-OPT (Cont.)

4. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 16-LT-MOD**MARYLAND DEPARTMENT OF TRANSPORTATION**
(Maryland Transportation Authority)

<u>Landlord</u>	Point Breeze, LLC 2200 Broening Highway, Suite 205 Baltimore, MD 21224		
<u>Property Location</u>	2400 Broening Highway, Suite 150 Baltimore, MD 21224		
<u>Space Type</u>	Office	<u>Lease Type</u>	Modification
<u>Duration</u>	2 years	<u>Effective</u>	1/14/2013
<u>Annual Rent</u>	\$345,901.55	<u>Square Foot Rate</u>	\$18.65
<u>Utilities Responsibility</u>	Lessor		
<u>Custodial Responsibility</u>	Lessor		
<u>Previous Board Action(s)</u>	12/06/2006 Item 6-LT		
<u>Fund Source</u>	100% General 29.10.02.01		
<u>Special Condition</u>	This lease contains escalations/de-escalations for real estate taxes.		

Remarks

1. This shared space currently occupied by Maryland Transportation Authority's Division of Information Technology, Office of Planning and Project Management, Division of Finance, Office of Human Resources and Workforce Development – Training section.
2. The agency seeks a short-term extension to coincide with the completion of a requested capital project at the State owned Point Breeze MdTA Headquarters.
3. The lease contains one (1) one (1) year renewal option in case the agency needs additional time to complete the project.
4. The lease contains a termination for convenience clause.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 16-LT-MOD (Cont.)

- 5. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 17-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

Board of Directors of Access Carroll, Inc. (Carroll County)

Access Carroll

“To assist in the relocation, construction, and renovation of space for the Access Carroll program.”

\$500,000.00

Maryland Consolidated Capital Bond Loan of 2010 (MHA-Chapter 483, Acts of 2010; amended by Chapter 444, Acts of 2012)

DGS Item G016 (SL-080-100-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2012, and the BPW to certify a matching fund. The Board of Directors of Access Carroll, Inc., has submitted documentation that it has received a Community Development Block Grant through the Commissioners of Carroll County in the amount of \$404,500.00, and has \$119,773.05 in a financial institution for a total of \$524,273.05, to meet the matching fund requirement for this project. Documents for certification of match were received by DGS prior to 5/31/2012.

BACKGROUND

Total Project	\$1,204,000.00
10-G016 (This Action)	\$ 500,000.00
Local Cost	\$ 704,000.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 18-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

Board of Directors of Community Initiatives, Inc. (Baltimore City)
Doctor Christina Phillips Community Center
“For the construction and capital equipping of the Doctor Christina Phillips Community Center, located in Baltimore City.”

\$100,000.00

Maryland Consolidated Capital Bond Loan of 2011 (LHI-Chapter 396, Acts of 2011)
DGS Item G107; (SL-036-110-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2013, and the BPW to certify a matching fund. The Board of Directors of Community Initiatives, Inc., has submitted documentation that it has \$22,045.08, in a financial institution and \$88,000.00 in prior eligible expenditures for a total of \$110,045.08, to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$319,740.00
11-G107 (This Action)	\$100,000.00
Local Cost	\$219,740.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 19-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

*Board of Directors of Shore Up!, Inc. (Talbot County)
Easton Head Start Center*

“For the construction and capital equipping of the Easton Head Start Center, located in Easton.”

\$250,000.00

*Maryland Consolidated Capital Bond Loan of 2012 (LHI-Chapter 444, Acts of 2012)
DGS Item G142; (SL-001-120-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2014, and the BPW to certify a matching fund. The Board of Directors of Shore Up! Inc., has submitted documentation that it has an \$888,680.00, bank loan to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$2,103,433.00
12-G142 (This Action)	\$ 250,000.00
Local Cost	\$1,853,433.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION ✓

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 20-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

*Board of Directors of the Hospice of the Chesapeake Foundation, Inc.
(Anne Arundel County)*

Hospice of the Chesapeake

“For acquisition, planning, design, construction, repair, renovation, and capital equipping of the Hospice of the Chesapeake headquarters office building, located in Anne Arundel County.”

\$600,000.00

*Maryland Consolidated Capital Bond Loan of 2012 (MISC-Chapter 444, Acts of 2012)
DGS Item G015; (SL-002-120-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2014, and the BPW to certify a matching fund. The Board of Directors of the Hospice of the Chesapeake Foundation, Inc., has submitted documentation that it has \$2,039,624.05 in a financial institution to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$3,563,484.80
12-G015 (This Action)	\$ 600,000.00
Local Cost	\$2,963,484.80

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 21-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

Board of Directors of the World Arts Focus, Inc. (Prince George's County)
Joe's Movement Emporium
"For the repair, renovation, and capital equipping of Joe's Movement Emporium, located in Mount Rainer."
\$50,000.00
Maryland Consolidated Capital Bond Loan of 2011 (LSI-Chapter 396, Acts of 2011)
DGS Item G082; (SL-037-110-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2013, and the BPW to certify a matching fund. The Board of Directors of the World Arts Focus, Inc., has submitted documentation that it has \$50,990.00 in a financial institution to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$120,000.00
11-G082 (This Action)	\$ 50,000.00
Local Cost	\$ 70,000.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 22-CGL

RECOMMENDATION That the Board of Public Works approve a revised grant agreement adding the University of Maryland as beneficiary for the following grant:

Board of Directors of the Anacostia Watershed Society, Inc.

(Prince George's County)

Paint Branch Creek Restoration

“For the planning, design, restoration, erosion abatement, and stabilization of the Paint Branch and Little Paint Branch Watersheds down to the confluence with the Northeast Branch.”

\$218,000.00

Maryland Consolidated Capital Bond Loan of 2005 (LSI-Chapter 445, Acts of 2005; and as amended by Chapter 219, Acts of 2008), DGS Item G111; (SL-096-050-038)

MATCHING FUND No Match is required.

<u>BACKGROUND</u>	Total Project	\$218,000.00
	05-G111 (This Action)	\$218,000.00
	Local Cost	\$ 0.00

REMARKS

This grant was presented to the Board of Public Works on the 5/9/2007 agenda for certification of the matching fund and approval of the grant agreement. The project was subsequently delayed due to eligibility and funding issues. In 2008, the bond bill was amended to expand the purpose and eliminate the matching fund requirement.

Project construction under the expanded purpose of the bond bill now takes place on property owned by the University of Maryland. The Grantee and the University of Maryland have entered into an agreement to complete the project. The University of Maryland has also agreed to join as beneficiary in this Grant Agreement to provide assurances the grant funds will be used for the intended purposes.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 22-CGL (Cont.)

Board of Public Works approval is requested to accept the revised beneficiary grant agreement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 23-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

*Board of Directors of the Southern Maryland Carousel Group, Inc.
(Charles County)*

Southern Maryland Carousel

“For the planning and design of the Southern Maryland Carousel, located in La Plata.”

\$25,000.00

*Maryland Consolidated Capital Bond Loan of 2012 (LSI-Chapter 444, Acts of 2012)
DGS Item G062; (SL-003-120-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2014, and the BPW to certify a matching fund. The Board of Directors of the Southern Maryland Carousel Group, Inc., has submitted documentation that it has \$38,096.58 in a financial institution to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$2,082,000.00
12-G062 (This Action)	\$ 25,000.00
Local Cost	\$2,057,000.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 24-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

Board of Directors of Project PLASE, Inc. (Baltimore City)

Project PLASE

"For the acquisition and renovation of the St. Joseph's Monastery School Building, located in Baltimore City."

\$100,000.00

Maryland Consolidated Capital Bond Loan of 2011 (LSI-Chapter 396, Acts of 2011, and as amended by Chapter 639, 2012), DGS Item G040 (SL-039-110-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2013, and the BPW to certify a matching fund. The Board of Directors of Project PLASE has submitted documentation that it has received an \$800,000.00 grant from the City of Baltimore, Mayor's Office of Human Services (MOHS) to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$1,420,000.00
11-G040 (This Action)	\$ 100,000.00
Local Cost	\$1,320,000.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 25-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

Board of Visitors and Governors of Washington College (Kent County)
Washington College

“To assist in the planning, design, construction, renovation, and capital equipping of the Clifton M. Miller Library on the Washington College campus.”

\$2,500,000.00

Maryland Consolidated Capital Bond Loan of 2011 (MICUA-Chapter 396, Acts of 2011)
DGS Item G010; (SL-038-110-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2013, and the BPW to certify a matching fund. The Board of Visitors and Governors of Washington College has submitted evidence in the form of invoices and canceled checks that it has \$3,250,209.00 in prior eligible expenditures to meet the matching fund requirement for this project.

BPW approval is also requested to reimburse the Board of Visitors and Governors of Washington College, \$750,209.00 for eligible expenditures.

<u>BACKGROUND</u>	Total Project	\$8,482,719.00
	11-G010 (This Action)	\$2,500,000.00
	Local Cost	\$5,982,719.00

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 26-CGL

RECOMMENDATION That the Board of Public Works certify matching funds and enter into a grant agreement for the following grant:

*Board of Directors of National Capital B'nai B'rith Assisted Housing Corporation
(Montgomery County)*

Homecrest House – Edwards Building

*“For the planning, design, construction, renovation, and capital equipping of the
Edwards Building, located in Silver Spring.”*

\$40,000.00

*Maryland Consolidated Capital Bond Loan of 2012 (LSI-Chapter 444, Acts of 2012)
DGS Item G069; (SL-024-110-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund no later than 6/1/2014, and the BPW to certify a matching fund. The Board of Directors of National Capital B'nai B'rith Assisted Housing Corporation has submitted documentation that it has \$41,993.57 in a financial institution to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$335,925.00
12-G069 (This Action)	\$ 40,000.00
11-G064 (Prior Action)	\$119,000.00
Local Cost	\$176,925.00
(Prior Action: 4/4/12 BPW, Item 10-CGL)	

REMARKS

- (1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
- (2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 27-CGL

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

NAME OF GRANTEE/BORROWER

Main Street Housing, Inc.

1521 S. Edgewood St.
Baltimore, MD 21227

PROJECT NO. AND TITLE

Project No. MHA-CB-20908-01;
Acquisition: 516 N. Washington St.
Easton, MD 21601

DESCRIPTION

Approval is requested for a State grant of \$90,000.00 to assist Main Street Housing, Inc., a nonprofit organization, in the cost of acquiring a three-bedroom home at 516 N. Washington St., Easton, MD 21601. The contract price is \$180,000.00, and the home will provide housing for three mentally ill individuals. Two appraisals were obtained for this property; both have been reviewed by the Department of General Services.

APPRAISALS

Dale C. Grimms, Cadell & Associates, LLC, Easton, MD	\$180,000.00
Gale A. McClelland, H.A.I.S Properties, Towson, MD	\$182,000.00

Based on the review of these appraisals, the Department of General Services approved the fair market value of the real estate at \$180,000.00.

Eligible project costs are \$180,650.00.00. This includes \$180,000.00 for acquisition, and \$650.00 for appraisals. These costs will be funded as follows:

AWARD AMOUNT

\$180,650.00*

FUND SOURCE

\$90,650.00 (50.2%) Applicant's Share
DHCD Deferred Payment Loan
\$90,000.00 (49.8%) State's Share MCCBL
2010, Community Health
Facilities Funds

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 27-CGL (Cont.)

REMARKS

*The State is participating in 49.8% of the total eligible acquisition cost of \$180,650.00. State participation is limited to the lesser of the value approved by the Department of General Services, based upon the appraisals or actual acquisition cost.

Main Street Housing, Inc., provides housing to individuals with psychiatric disabilities. Lack of affordable housing is a problem in helping the chronically mentally ill remains in the community. The individuals who will reside in these units will receive support services to ensure that they remain in the community and not in State institutions. Rents for these units will not exceed 35% of each individual's income. Most individuals who will reside in these units receive Supplemental Security Income (SSI) which is currently \$674.00 per month.

In accordance with Subtitle 6 of the Health-General Article of the *Annotated Code of Maryland*, the Board's approval is further contingent upon the State's right of recovery being included in the Deed(s) or otherwise recorded among the Land Records of Talbot County.

No State funds will be disbursed until the grantee has presented suitable evidence to the Comptroller that it has expended the required matching funds for this project. After the grantee has met this requirement, all future invoices will be submitted to the Comptroller, who will disburse the State portion in amounts equal to the invoices submitted.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 28-CGL

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

NAME OF GRANTEE/BORROWER

Housing Unlimited, Inc.
1398 Lamberton Dr., Suite G1
Silver Spring, MD 20902

PROJECT NO. AND TITLE

Project No: MHA-CB-20805-04;
Acquisition of: Unit 22-204 Park Terrace
Condominium, 12730 Veirs Mill Rd.
Rockville, MD 20853

DESCRIPTION

Approval is requested for a State grant of \$124,462.00 to assist Housing Unlimited, Inc. (HUI) a nonprofit organization, in the cost of acquiring a three-bedroom/two bathroom condominium at unit 22-204 Park Terrace Condominium, 12730 Veirs Mill Rd., Rockville, MD. The condominium will house three individuals with psychiatric disabilities. The contract price is \$165,000.00. This home is part of the Moderately Priced Dwelling Unit (MPDU) program in Montgomery County. Housing units that are part of this program contain a thirty-year restrictive covenant that prohibits their sale on the open market. During that period, the units can be offered only to a population pre-qualified by Montgomery County for less than market rates.

Two appraisals were obtained for the property; both have been reviewed by the Department of General Services.

APPRAISALS

\$165,000.00 Laura G. Lamb & Co., Laytonsville, MD
\$171,000.00 Associated Appraisers, Beltsville, MD

Based on these appraisals, the Department of General Services approved the fair market value of the real estate at \$165,000.00.

Eligible project costs are \$165,950.00. This includes \$165,000.00 for acquisition, and \$950.00 for appraisals. The costs will be funded as follows:

AMOUNT

\$165,950.00*

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 28-CGL (Cont.)

FUND SOURCE

\$ 41,488.00 (25%) Applicant's Share
(Montgomery County)
\$124,462.00 (75%) - State's Share
MCCBL 2010, Community
Health Facilities Funds

REMARKS

*The State is participating in 75% of the total acquisition cost of \$165,950.00. State participation is limited to the lesser of the value approved by the Department of General Services, based upon the appraisals or actual acquisition cost.

Established in 1994, Housing Unlimited, Inc., provides permanent, affordable, independent housing in Montgomery County for single adults with psychiatric disabilities. Currently, HUI has a three-year waiting list of 250-300 low-income adults with mental illness who are in need of permanent, affordable housing. The tenants who will reside in this home will pay 35 % of their net income for rent and utilities. The income for the majority of HUI tenants is Supplemental Security Income (SSI) and the maximum SSI payment for an individual is currently \$674.00 a month. In addition to these funds, Montgomery County provides \$200.00 a month for each client through the Montgomery County Rental Assistance Program.

In accordance with Subtitle 6 of the Health-General Article of the *Annotated Code of Maryland*, the Board's approval is further contingent upon the State's right of recovery being included in the Deed(s) or otherwise recorded among the Land Records of Montgomery County.

No State funds will be disbursed until the grantee has presented suitable evidence to the Comptroller that it has expended the required matching funds for this project. After the grantee has met this requirement, all future invoices will be submitted to the Comptroller, who will disburse the State portion in amounts equal to the invoices submitted.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 29-CGL

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

NAME OF GRANTEE/BORROWER

Project PLASE, Inc.
1814 Maryland Ave.
Baltimore, MD 21201

PROJECT NO. AND TITLE

Project No. MHA-CB-06605-01;
3549 Old Frederick Rd.
Baltimore, MD 21229

DESCRIPTION

Approval is requested for a State grant of \$400,000.00, to assist Project PLASE, Inc., a nonprofit corporation, in the cost of acquiring a three-story brick masonry former school building located at 3549 Old Frederick Rd., Baltimore, MD 21229. This building, with approximately 60,000 grsf of space will, after renovations, be used to provide 60 convalescent housing units for low-income homeless individuals and 30 one bedroom permanent apartments for low-income homeless individuals. Two appraisals were obtained for the property; both have been reviewed by the Department of General Services.

APPRAISALS

\$1,420,000.00	C. Gordon Gilbert, Jr.
\$1,725,000.00	Calvin V. Thomas

Based on these appraisals, the Department of General Services approved the fair market value of the real estate at \$1,420,000.00. Project PLASE, Inc. has a contract of sale to purchase this property for \$1,420,000.00.

Eligible project costs are \$1,424,703.00. This includes, \$1,420,000.00 for acquisition, and \$4,703.00 for appraisals. These costs will be funded as follows:

AMOUNT

\$1,424,703.00*

REMARKS

*The State is participating in 35% of the DGS approved fair market value of \$1,420,000.00, as well as the cost of the appraisals \$4,703.00. State participation is limited to the lesser of the value approved by the Department of General Services, based upon the appraisals or the actual acquisition cost.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 29-CGL (Cont.)

Project PLASE, Inc., was established in 1974 to address homelessness by providing transitional housing, permanent housing and supportive services for adults. Project PLASE serves the most vulnerable and underserved homeless individuals, including persons with mental illness, HIV/AIDS, addiction, and ex-offenders in the Baltimore region.

In accordance with Subtitle 6 of the Health-General Article of the *Annotated Code of Maryland*, the Board's approval is further contingent upon the State's right of recovery being included in the Deed(s) or otherwise recorded among the Land Records of Baltimore City.

No State funds will be disbursed until the grantee has presented suitable evidence to the Office of the Comptroller that it has expended the required matching funds for this project. After the grantee has met this requirement, all future invoices will be submitted to the Office of the Comptroller, who will disburse the State portion in amounts equal to the invoices submitted.

FUND SOURCES

\$924,703.00	(65%) Applicant's Share (\$124,703.00 Property Disposition, \$800,000.00 Baltimore City, Mayor's Office of Human Services- MOHS)
\$400,000.00	(35%) State's Share MCCBL 2010, Community Health Facilities Funds
\$100,000.00	MCCBL, Chapter 396, Acts of 2011, and as amended by Chapter 639, Acts of 2012, Item G040
\$1,424,703.00	Total fund sources

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 30-CGL

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

NAME OF GRANTEE/BORROWER

Family Service Foundation, Inc.
5301 76th Ave.
Landover Hills, MD 20784

PROJECT NO. AND TITLE

Project No. MHA-CB-25202-03;
Family Service Foundation – Acquisition:
7407 Tilden St., Hyattsville, MD 20784

DESCRIPTION

Approval is requested for a state grant of \$142,331.00, to assist Family Services Foundation, Inc. (FSF) a nonprofit organization, in the cost of acquiring a single-family home at 7407 Tilden St., Hyattsville, MD 20784. FSF has a contract of sale to purchase this property for \$189,000.00 in-fee-simple. This home will provide housing for three psychiatrically disabled individuals. Two appraisals were obtained for this property; both have been reviewed by the Department of General Services.

APPRAISALS

\$189,000.00 Robert F. Sessions, W. Whit Kidwell & Associates, LLC, Potomac, MD
\$193,000.00 Jason D. Lewis, Treffer Appraisals Group, Arnold, MD

Based on these appraisals, the Department of General Services approved the fair market value of the real estate at \$189,000.00 in-fee-simple.

Eligible project costs are \$189,775.00. This includes \$189,000.00 for acquisition, and \$775.00 for appraisals. These costs will be funded as follows:

AWARD AMOUNT

\$189,775.00

FUND SOURCE

\$ 47,444.00 (25%) Applicant's Share
Mortgage
\$142,331.00 (75%) State's Share MCCBL
2010, Community Health
Facilities Funds

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 30-CGL (Cont.)

REMARKS

Since its inception in 1936, FSF has been providing a wide array of human services throughout the state of Maryland. Currently, FSF provides day and residential services to clients with severe and persistent mental illness, and day and residential habilitation programs for individuals with developmental disabilities.

This house will be used to provide a home for three individuals in a residential rehabilitation program who are ready and able to transition to more independent, supported housing.

In accordance with Subtitle 6 of the Health-General Article of the *Annotated Code of Maryland*, the Board's approval is further contingent upon the State's right of recovery being included in the Deed(s) or otherwise recorded among the Land Records of Prince George's County.

No State funds will be disbursed until the grantee has presented suitable evidence to the Comptroller that it has expended the required matching funds for this project. After the grantee has met this requirement, all future invoices will be submitted to the Comptroller, who will disburse the State portion in amounts equal to the invoices submitted.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 31-CGL

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

NAME OF GRANTEE/BORROWER

Housing Unlimited, Inc.
1398 Lamberton Drive, Suite G1
Silver Spring, MD 20902

PROJECT NO. AND TITLE

Project No.: MHA-CB-20805-05;
Acquisition of: 5254 Strathmore Ave.
Lot 3 – Symphony Park,
North Bethesda, MD 20852

DESCRIPTION

Approval is requested for a State grant of \$128,822.00, to assist Housing Unlimited, Inc. (HUI) a nonprofit organization, in the cost of acquiring a townhouse with three-bedrooms, and two and one half bathrooms, at 5254 Strathmore Ave., Lot 3 - Symphony Park, North Bethesda, MD 20852. The townhouse will house three individuals with psychiatric disabilities. The contract price is \$170,813.00. This home is part of the Moderately Priced Dwelling Unit (MPDU) program in Montgomery County. Housing units that are part of this program contain a 30-year restrictive covenant that prohibits their sale on the open market. During that period, the units can be offered only to a population pre-qualified by Montgomery County for less than market rates.

Two appraisals were obtained for the property; both have been reviewed by the Department of General Services.

APPRAISALS

\$170,813.00 Associated Appraisers, Beltsville, MD
\$172,000.00 Laura G. Lamb & Co., Laytonsville, MD

Based on these appraisals, the Department of General Services approved the fair market value of the real estate at \$170,813.00.

Eligible project costs are \$171,763.00. This includes \$170,813.00 for acquisition, and \$950.00 for appraisals. The costs will be funded as follows:

AMOUNT

\$171,763.00*

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 31-CGL

FUND SOURCES

\$ 42,941.00 (25%) Applicant's Share
Montgomery County
\$128,822.00 (75%) State's Share MCCBL
2010, (Community Health
Facilities Funds)

REMARKS

*The State is participating in 75% of the total acquisition cost of \$171,763.00. State participation is limited to the lesser of the value approved by the Department of General Services, based upon the appraisals or actual acquisition cost.

Established in 1994, Housing Unlimited, Inc., provides permanent, affordable, independent housing in Montgomery County for single adults with psychiatric disabilities. Currently, HUI has a three-year waiting list of 250-300, low-income adults with mental illness who are in need of permanent, affordable housing. The tenants who will reside in this home will pay 35% of their net income for rent and utilities. The income for the majority of HUI tenants is Supplemental Security Income (SSI) and the maximum SSI payment for an individual is currently \$674.00 a month. In addition to these funds, Montgomery County provides \$200.00 a month for each client through the Montgomery County Rental Assistance Program.

In accordance with Subtitle 6 of the Health-General Article of the *Annotated Code of Maryland*, the Board's approval is further contingent upon the State's right of recovery being included in the Deed(s) or otherwise recorded among the Land Records of Montgomery County.

No State funds will be disbursed until the grantee has presented suitable evidence to the Office of the Comptroller, that it has expended the required matching funds for this project. After the grantee has met this requirement, all future invoices will be submitted to the Comptroller, who will disburse the State portion in amounts equal to the invoices submitted.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA**REAL PROPERTY****ITEM** 32-RP**DEPARTMENT OF AGRICULTURE**Maryland Agricultural Land Preservation
Foundation (MALPF)
File # 04-02-83-02B
Calvert County, MD**REFERENCE**

Reference is made to Item 22-RP of this Department's Agenda of May 23, 1984, for the meeting of the Board of Public Works wherein approval was given to the Maryland Agricultural Land Preservation Foundation (MALPF) to acquire an agricultural preservation easement over 72.02 acres of land for \$230,464.83, in which the Grantor reserved the right to request release of family lots and lots around two pre-existing dwellings. Purchase of the easement was completed on August 27, 1984.

By Release dated January 2, 2010, MALPF released a 1.875 acre lot around one of the pre-existing dwellings from the restrictions of the easement. The lot was configured in a manner to accommodate the existing dwelling and outbuildings associated with the dwelling, as well as to comply with the Critical Area law. The current owner of the released lot and the land encumbered by the Easement has decided to demolish the existing dwelling and some of the outbuildings, and thus desires a lot to be more rectangular in shape to accommodate a new dwelling and septic system. The current configuration of the lot is incompatible to achieve those goals. Board of Public Works approval is requested to reconfigure the lot released by releasing 10,907 square feet from the easement, in exchange for re-encumbering 16,908 square feet under the easement. This action will effectively reduce the size of the released lot to 1.7372 acres.

The MALPF Board of Trustees has approved the transaction by determining that the exchange will have a positive effect on the agricultural operation of the farm since (1) the soils are of identical quality, (2) the re-configuration will straighten out a boundary line between easement and non-easement properties, allowing for more efficient contour farming, and (3) the net area of the MALPF Easement will be increased by 6,000 square feet.

GRANTOR:

Wanda King

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY

ITEM 32-RP (Cont.)

GRANTEE

The State of Maryland, to the use of
the Maryland Agricultural Land
Preservation Foundation of the Department
of Agriculture

PROPERTY:

10,907 square feet of land

CONSIDERATION:

16,908 square feet of land. Landowner
previously paid \$2,879.98 for release of the lot. No monetary amount shall be refunded to
landowner for the lot's reduced acreage.

REMARKS

1. The Maryland Agricultural Land Preservation Foundation recommends approval of this
 item.

2. Costs associated with this exchange will be paid by the landowner.

Board of Public Works Action - The above referenced Item was:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

There being no further business, the meeting of October 17, 2012 was adjourned.

Respectfully submitted,

A handwritten signature in black ink that reads "Sheila McDonald". The signature is written in a cursive style with a large, looping initial "S".

Sheila C. McDonald, Esq.

Executive Secretary

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