

BOARD OF PUBLIC WORKS
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OCTOBER 2, 2024

**MEETING LOCATION: ONLINE & STATE HOUSE, GOVERNOR'S
RECEPTION ROOM
100 STATE CIRCLE, ANNAPOLIS, MD 21401***

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**This agenda may be addressed partly or wholly in closed session.*

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024**



*Contact: Jason Keppler 410-841-5864
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**1. DEPARTMENT OF AGRICULTURE
*Maryland Agricultural Cost-Share Program - Grants***

Recommendation: That the Board of Public Works approve funding for 23 individual grants under the Maryland Agricultural Cost-Share Program.

Authority: "Cost-Sharing-Water Pollution Control," §§ 8-701 to 8-705, Agriculture Article, Annotated Code of Maryland; COMAR 15.01.05

Amount: \$1,305,300

Fund Source: MCCBL of 2021: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.* Item 21552

County	Grantee	Agreement #	Amount
Allegany	Darrell T. Stonestreet	AT-2025-2082	\$10,200
Anne Arundel	Joel C. Greenwell, Sr.	PA-2024-2801	\$22,500
Carroll	C. Richard Weaver	RS-2025-2184	\$25,700
	Thomas E. Cole	RS-2025-2181-R	\$3,100
Cecil	Balderston Farm LLC	AT-2025-2161	\$33,200
		AT-2025-2162	\$11,300
	John R. Zartler	AT-2025-2157-C	\$122,800
Charles	Ernest P. Gardiner, Sr.	AT-2025-2092	\$41,800
		AT-2025-2093-P	\$26,900
Frederick	Donald K. Grossnickle	MP-2025-2160-C	\$200,000
	Moser Farms, Inc.	MP-2025-2186	\$21,400
		MP-2025-2188	\$26,400
	Shafdon Farms LLC	MP-2025-2158	\$200,000
		MP-2025-2159-C	\$146,400
	Sowers Farm Holdings LLC	MP-2025-2189	\$34,300
MP-2025-2191		\$61,100	

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1. DEPARTMENT OF AGRICULTURE (cont'd)

County	Grantee	Agreement #	Amount
Garrett	Guard Farms, Inc.	AT-2025-2060-C	\$160,400
Harford	Twin Pine Farm, Inc.	LS-2025-2005-R	\$11,500
Kent	Cluckin Crazy Farm LLC	CH-2025-2146	\$800
	Jonathan F. Reed	CH-2025-2179	\$2,700
	Thomas Barcroft Lloyd	AT-2025-2180	\$106,100
Montgomery	Charles D. Jamison	WM-2025-2214	\$20,600
Talbot	Phillip J. Councill	CR-2025-2216	\$16,100

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 cost-share agreement and accepts the grant conditions.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024**



*Contact: Jason Keppler 410-841-5864
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**2. DEPARTMENT OF AGRICULTURE
*Maryland Agricultural Cost-Share Program- Additional Funding***

Recommendation: That the Board of Public Works approve granting additional general obligation bond proceeds to two individual grants under the Maryland Agricultural Cost-Share Program.

Authority: "Cost-Sharing-Water Pollution Control," §§ 8-701 to 8-705, Agriculture Article, Annotated Code of Maryland; COMAR 15.01.05

Amount: \$14,572.40

Fund Source: MCCBL of 2018: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.* Item 18274

County	Recipient	Agreement #	Amount
Carroll	Joseph W. Cook	MP-2024-2551	\$2,289.00
Kent	D. R. McDonald & Sons, Inc.	AT-2024-2633	\$12,283.40

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

Additional funds are requested for these projects to offset additional costs realized at the completion of each project. These additional costs are a result of design changes required based on site conditions encountered during construction.

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**BOARD OF PUBLIC WORKS
SECRETARY'S
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*Contact: Jason Keppler 410-841-5864
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**3. DEPARTMENT OF AGRICULTURE
*Maryland Agricultural Cost-Share Program- Reversion***

Recommendation: That the Board of Public Works approve reverting the balances on 22 completed or canceled projects under the Maryland Agricultural Cost-Share Program.

Authority: "Cost-Sharing-Water Pollution Control," §§ 8-701 to 8-705, Agriculture Article, Annotated Code of Maryland; COMAR 15.01.05

Amount: \$243,733.99

Fund Source: MCCBL of 2020: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.* Item 20340

County	Recipient	Agreement #	Amount	Status
Allegany	Ian T. Reikie	AT-2024-2100-C	\$21,649.91	Completed
Baltimore	Harry L. Morfoot	RS-2024-2588	\$3,111.40	Completed
Caroline	Carol B. Seward	CR-2024-2500	\$1,794.00	Completed
Carroll	Broadview Farms, Inc.	MP-2023-2567-R	\$3,265.50	Completed
		MP-2023-2577	\$1,997.00	Completed
	Captain Family Farms LLC	RS-2024-2453	\$7,658.72	Completed
		RS-2024-2454	\$4,991.00	Completed
	Keymar Farms LLC	MP-2023-2605	\$10,700.00	Canceled
	Marlin W. Rhodes	PB-2023-2469	\$28,700.00	Canceled
		PB-2023-2470	\$27,200.00	Canceled
		PB-2023-2471	\$16,000.00	Canceled
	Steven K. Stambaugh, Jr.	MP-2023-2583	\$7,000.00	Canceled
Cecil	John T. Milburn, Jr.	AT-2024-2202	\$4,621.85	Completed
		AT-2024-2204	\$4,027.38	Completed
Dorchester	Russell S. Baker, III	NW-2024-2587	\$2,480.27	Completed

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3. DEPARTMENT OF AGRICULTURE (cont'd)

County	Recipient	Agreement #	Amount	Status
Frederick	George L. Stottlemyer	MP-2024-2231	\$12,400.00	Canceled
	Seiss Farms LLC	MP-2023-2677	\$26,200.00	Canceled
Kent	Duck Puddle Farming Enterprises LLC	CH-2024-2463	\$3,125.60	Completed
	William H. Langenfelder	CH-2024-2544	\$1,200.00	Completed
Queen Anne's	Talisman Therapeutic Riding, Inc.	AT-2023-2853	\$6,000.00	Canceled
Talbot	Skipton Creek Farms LLP	CH-2023-2157	\$49,500.00	Canceled
Washington	Creek View Farms LLC	AT-2023-2629	\$111.36	Completed

Remarks: The Maryland Department of Agriculture has confirmed that each of these projects has either been completed or canceled by the recipient, and any unspent balance could be made available for others eligible for cost-share projects.

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ACTION AGENDA
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Contact: Anna Lansaw 410-209-2378
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4. **BALTIMORE CITY COMMUNITY COLLEGE**
Auxiliary Services – Bookstore

Contract ID: Bookstore Services, BCCC-FY24-CW-001
ADPICS: R95B4600014

Contract Description: This is a revenue-generating contract for a contractor to manage and operate the College's campus bookstore.

Awardee: Barnes & Noble College Booksellers, LLC
Basking Ridge, NJ

Estimated Revenue: \$630,000 (1st Day Complete Program)
\$ 44,472 (General Merchandise)
\$674,472

Contract Term: 10/03/2024 – 10/31/2029

MBE Participation: 6.5%

Requesting Agency Remarks: The College seeks approval to award a contract to Barnes & Noble College (B&N College) with a projected revenue of \$674,472. B&N College will manage all services and content to fully operate the BCCC bookstore, including revamping and updating the physical store. BCCC reached out to several vendors for proposals to outsource the bookstore operations. Only Follet Corporation and B&N College submitted proposals for both online and on-premises bookstores. After reviewing both proposals, B&N College was found to be more beneficial for BCCC and its students.

The College expects to receive an estimated annual revenue of \$126,000 from an equitable program provided by B&N College. Students will be charged a fixed fee per credit based on the total number of credits taken during a semester. They will be automatically enrolled in the 1st Day Complete program but can opt out if they choose. This program aims to be more economical and affordable, ensuring students receive all course materials for a semester. The College will add a markup to the price per credit hour that B&N College charges students participating in the 1st Day Complete program. The estimated revenue is based on the number of credited students enrolled per semester, which may vary. Additionally, the College will receive a 12% commission on all general merchandise sold. The projected revenue from general merchandise is based on current bookstore sales and is expected to increase over the course of the contract.

The contract includes a Minority Business Enterprise (MBE) goal of 6.5%. This goal applies only to services that can be subcontracted and does not cover course materials and general merchandise sold in the bookstore.

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4. **BALTIMORE CITY COMMUNITY COLLEGE** (cont'd)
Auxiliary Services – Bookstore

Remarks (cont'd):

In line with the College's Procurement Policies and Procedures (approved by the BPW on July 6, 2022), revenue-generating contracts are exempt from a formal procurement process and do not require a competitive procurement process. However, according to State Finance and Procurement Article §11-203(e)(3)(ii), the BPW must review and approve all services contracts valued over \$500,000.

Fund Source: Operating (51229/8343/0805)

Resident Business: No

Tax Clearance: 24-1926-1100

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Contact: Gabriel Gnall 410-260-7335
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5. **BOARD OF PUBLIC WORKS**
Procurement Agency Activity Report

Recommendation: That the Board of Public Works approve the Procurement Agency Activity Report submitted by:

Department of Transportation August 2024

Authority: COMAR 21.02.01.05

Remarks: The content of the report may be accessed on the Board of Public Works website: www.bpw.maryland.gov/Pages/PAAR.aspx

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Contact: Rachel Hershey 410-260-7335
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6. **BOARD OF PUBLIC WORKS**
COMAR: State Procurement Regulations

Recommendation: That the Board of Public Works propose new regulations and amendments to COMAR Title 21, State Procurement Regulations

Proposal: Amend and add regulations in COMAR Title 21 to implement recently enacted legislation and revise the same for purposes of clarification and internal consistency.

(1) Implement new procurement laws from the 2024 legislative session

- Amend:**
- 21.01.02.01 – Terminology – Definitions – Small Business; Supplier
 - 21.05.03.01 – Procurement by Competitive Sealed Proposals – Preference
 - 21.05.07.06 – Small Procurement Regulations (\$100,000 or Less) – Standards
 - 21.05.08.07 – Mandatory Written Solicitation Requirements – Bid/Proposal Affidavit
 - 21.07.01.08 – Mandatory Contract Provisions – All Contracts (except as provided under COMAR 21.05.07, 21.07.02, and 21.07.03) – Nondiscrimination in Employment
 - 21.07.01.26 – Mandatory Contract Provisions – All Contracts (except as provided under COMAR 21.05.07, 21.07.02, and 21.07.03) – Commercial Nondiscrimination Clause
 - 21.07.01.31 – Mandatory Contract Provisions – All Contracts (except as provided under COMAR 21.05.07, 21.07.02, and 21.07.03) – Prompt Payment of Subcontractors
 - 21.07.02.05-2 – Mandatory Construction Contract Clauses – Prompt Payment of Subcontractors
 - 21.07.02.10 – Mandatory Construction Contract Clauses – Performance and Payment Bonds
 - 21.07.03.06 – Mandatory Terms and Conditions for Purchase Orders Over \$50,000 – Nondiscrimination in Employment
 - 21.07.03.26 – Mandatory Terms and Conditions for Purchase Orders Over \$50,000 – Commercial Nondiscrimination Clause
 - 21.07.03.27 – Mandatory Terms and Conditions for Purchase Orders Over \$50,000 – Prompt Payment of Subcontractors
 - 21.10.08.01 – Prompt Payment of Subcontractors – Definitions
 - 21.10.08.02 – Prompt Payment of Subcontractors – Policy
 - 21.10.08.03 – Prompt Payment of Subcontractors – Responsibilities
 - 21.10.08.04 – Prompt Payment of Subcontractors – Duties
 - 21.10.08.05 – Prompt Payment of Subcontractors – Actions
 - 21.10.08.06 – Prompt Payment of Subcontractors – Remedies
 - 21.10.08.07 – Prompt Payment of Subcontractors – Appeal
 - 21.10.08.08 – Prompt Payment of Subcontractors – Decision
 - 21.11.01.01 – Small Business Procurements – Definitions

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6. **BOARD OF PUBLIC WORKS** (cont'd)
COMAR: State Procurement Regulations

(1) Implement new procurement laws from the 2024 legislative session (*cont'd*)

- 21.11.01.02 – Small Business Procurements – Small Business Procurement Programs
- 21.11.01.05 – Small Business Procurements – Small Business Preference Program
- 21.11.01.06 – Small Business Procurements – Small Business Reserve Program
- 21.11.03.03 – Minority Business Enterprise Policies – Definitions
- 21.11.03.17 – Minority Business Enterprise Policies – Reporting
- 21.11.05.04 – Procurement from Maryland Correctional Enterprises, Blind Industries and Services of Maryland, and the Employment Works Program – Duties of the Pricing and Selection Committee for Preferred Providers
- 21.11.05.06 – Procurement from Maryland Correctional Enterprises, Blind Industries and Services of Maryland, and the Employment Works Program – Responsibilities of Selling Entities
- 21.13.01.03 – Reporting Requirements – Reports of the Small Business Reserve Program

- New:** 21.05.16.01 – Proof of Concept Procurement – Proof of Concept Definitions and Procedures
- 21.05.16.02 – Proof of Concept Procurement – Proof of Concept Solicitations
- 21.05.16.03 – Proof of Concept Procurement – Proof of Concept Evaluation
- 21.05.16.04 – Proof of Concept Procurement – Proof of Concept Award
- 21.06.16.05 – Proof of Concept Procurement – Eligibility for Subsequent Implementation Procurements
- 21.07.04.01 – Prohibited Provisions – Definitions
- 21.07.04.02 – Prohibited Provisions – Contract Prohibitions

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6. **BOARD OF PUBLIC WORKS** (cont'd)
COMAR: State Procurement Regulations

(2) Revise regulations for clarity and consistency

- Amend:**
- 21.02.01.04 – Board of Public Works – Delegation of Procurement and Contracting Authority
 - 21.02.01.05 – Board of Public Works – Review and Approval of the Award of Procurement Contracts
 - 21.03.05.02 – Electronic Transactions – Solicitation Requirements
 - 21.05.12.02 – Procurement of Human, Social, Cultural, and Educational Services – Notice of Certain Contracts
 - 21.10.02.02 – Protests – Filing of Protest
 - 21.11.05.08 – Procurement from Maryland Correctional Enterprises, Blind Industries and Services of Maryland, and the Employment Works Program – Minority Business Status

Action: Approval of this Item authorizes submission of the regulatory proposal to the AELR Committee and subsequent publication for public comment in the *Maryland Register*.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
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October 2, 2024



Contact: Bill Morgante 410-260-7791
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7. **BOARD OF PUBLIC WORKS**
Wetlands Licenses

Recommendation: The Board of Public Works Wetlands Administrator recommends that the Board grant a license for projects involving filling and dredging in the navigable waters of Maryland.

MDE: The Maryland Department of the Environment concurs with this recommendation.

Authority: Section 16-202, Environment Article, Annotated Code of Maryland: “*The Board shall decide if issuance of the [tidal wetlands] license is in the best interest of the State, taking into account the varying ecological, economic, developmental, recreational, and aesthetic values [the] application presents.*” See also COMAR 23.02.04.

ANNE ARUNDEL COUNTY

24-0289 *SHADY OAKS MARINA* – To improve navigable access and reduce shoreline erosion by constructing a replacement bulkhead, replacing in-kind a platform, a pier with an L-shaped finger pier, a finger pier, a boathouse, a slipcover, mooring piles, replacing a main pier with a “T” head platform and finger piers, and installing a gangway. Work will also include constructing a stone sill with a vent, placing sand, planting marsh vegetation, mechanically maintenance dredging an area and providing for periodic maintenance dredging.

West River, Johns Creek

Special conditions: Requirements for construction of bulkhead, dredge material transport and disposal, maintenance dredging, staking dredged area, post dredge bathymetric survey, constructing marsh establishment area, signing and acceptance of marsh maintenance plan, and constructing vents.

Wetlands Created: 156 square feet

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7. **BOARD OF PUBLIC WORKS** (cont'd)

BALTIMORE CITY & COUNTY

24-0607 *MARYLAND TRANSPORTATION AUTHORITY (MDTA)* – To remove remaining Francis Scott Key Bridge structures to allow for planning and construction of the new bridge by mechanically removing the remaining parapet, median, deck, and six remaining girders, placing temporary piles, placing temporary buoys, conducting soil borings/geotechnical investigations, and conducting temporary investigative in-water testing.

Baltimore, Patapsco River

Special conditions: Requirements for demolition material disposal, maintenance and management of above water and in-water BMPs, if in-water pile installation or testing activity occurs during time-of-year Restriction period, BMPs for all pile driving activities, if demonstration activities overlap within the Fort Carroll Sensitive Species Project Review Area (SSPRA), implementing a "hold point" under certain circumstances, weekly report submissions following pile driving, compensation for fish mortality if a Hold Point is issued, and installing appropriate hazard notification, visibility, and safety requirements for temporary pilings.

Note: Issuance of this wetlands license will ratify Emergency License #24-WL-0607EX issued to Maryland Transportation Authority on July 31, 2024, authorizing mechanically removing the remaining parapet, median, deck and girders over water spans, placing temporary piles, placing temporary buoys, conducting soil borings/geotechnical investigations, and conducting temporary investigative in-water tests.

KENT COUNTY

24-0428 *KINNAIRDS POINT PROPERTY OWNERS ASSOCIATION* – To maintain navigable access to Stillpond Creek by mechanically maintenance dredging an area, transporting dredge material to a disposal site, and providing for periodic maintenance dredging for six years.

Worton, Stillpond Creek

Special conditions: Time of year restriction. Requirements for dredge material transport and disposal, staking dredged area, post dredge bathymetric survey, maintenance dredging, and downloading the USACE Maryland State Programmatic General Permit (MDSPGP) Category A permit.

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7. **BOARD OF PUBLIC WORKS** (cont'd)

KENT COUNTY (cont'd)

24-0515 *CHESTER RIVER YACHT & COUNTRY CLUB INC.* – To expand a marina and maintain access to the Chester River by removing existing piers and associated structures, constructing floating timber piers with “T” shaped platforms, metal gangways, floating finger piers, and mooring piles.
Chestertown, Chester River
Special conditions: Time of year restriction. Requirements for removing existing piers and associated structures, and installing chocks, stoppers, bracing, or similar devices.

24-0540 *JULIA E. GILLESPIE* – To stabilize a shoreline by constructing a stone revetment, a containment sill, filling and grading with sand, and planting marsh vegetation.
Worton, Stillpond Creek
Special conditions: Requirements for design and construction of revetment, constructing marsh establishment area, signing and acceptance of marsh maintenance plan, and constructing vents. Restrictions on use of asphalt rubble in revetment.
Wetlands Created: 4,306 square feet

TALBOT COUNTY

23-0370 *CHARLOTTE KETTLER* – To reduce shoreline erosion by constructing containment groins, filling and grading with sand, planting high and low marsh vegetation, and replacing an existing stone revetment.
Easton, Price Cove
Special conditions: Time of year restriction. Requirements for constructing marsh establishment area, signing and acceptance of marsh maintenance plan, design and construction of revetment, and constructing stone revetment. Restrictions on use of asphalt rubble in revetment.
Wetlands Created: 6,720 square feet

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7. **BOARD OF PUBLIC WORKS** (cont'd)

QUEEN ANNE'S COUNTY

23-0768 *QUEEN ANNE'S COLONY* – To improve navigable access by mechanically or hydraulically maintenance dredging a channel, depositing dredge material via thin layer placement at a facility, and providing for periodic maintenance dredging for six years.

Stevensville, Price Creek

Special conditions: Time of year restriction. Requirements for maintenance dredging, if hydraulic dredging is performed, installing, marking and maintaining dredge material pipelines, if Licensee does not obtain U.S. Coast Guard approval, submitting revised plans if pipeline route is altered, dredge operator, if an inadvertent release of dredge material occurs, staking dredged area, post dredge bathymetric survey, and dredge material disposal.

BOARD OF PUBLIC WORKS

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DISAPPROVED

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WITHDRAWN

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**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024**



*Contact: Anna Sierra 443-381-2467
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**8. DEPARTMENT OF EMERGENCY MANAGEMENT
*VCAF Loans***

Recommendation: The Board of Public Works authorize the following loans up to the total amount of \$2,428,615 from the Volunteer Company Assistance Fund.

Authority: Sections 8-203 – 8-204, Public Safety Article, Annotated Code of Maryland.

Background: The Maryland State Firemen’s Association has approved the requests of the following volunteer fire companies and certifies that its recommendations comply with the requirements of the Volunteer Company Assistance Fund as set forth in the Public Safety Article. The Association and the volunteer companies have entered into agreements that the loans will be used as represented and that give the State appropriate and adequate security in the equipment purchased. The Department of Emergency Management verifies that the funds are available in the Volunteer Company Assistance Fund.

Fund Type: Special Funds

Appropriation: D52H002 -- MISV3 -- 1433/3001

ANNE ARUNDEL COUNTY

<i>Requestor</i>	<i>Purpose</i>	<i>Reason</i>	<i>Max Loan Amount</i>	<i>Project Cost</i>
RIVIERA BEACH VOLUNTEER FIRE COMPANY, INC.	Engine Pumper	Replacement	\$674,860.00	\$1,323,256

Interest Rate: 1% Term: 20 years/semi-annual payments

CECIL COUNTY

<i>Requestor</i>	<i>Purpose</i>	<i>Reason</i>	<i>Max Loan Amount</i>	<i>Project Cost</i>
VOLUNTEER FIRE COMPANY NO. 1 OF CHESAPEAKE CITY, INC.	Engine Pumper	Replacement	\$350,000.00	\$753,523.64

Interest Rate: 1% Term: 1 year/annual payment

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**8. DEPARTMENT OF EMERGENCY MANAGEMENT (cont'd)
*VCAF Loans***

GARRETT COUNTY

<i>Requestor</i>	<i>Purpose</i>	<i>Reason</i>	<i>Max Loan Amount</i>	<i>Project Cost</i>
FRIENDSVILLE VOLUNTEER FIRE AND RESCUE DEPARTMENT, INC.	Engine Pumper	Replacement	\$729,550.00	\$972,734.00

Interest Rate: 1% Term: 15 years/quarterly payments

WASHINGTON COUNTY

<i>Requestor</i>	<i>Purpose</i>	<i>Reason</i>	<i>Max Loan Amount</i>	<i>Project Cost</i>
COMMUNITY VOLUNTEER FIRE COMPANY, INC. OF DISTRICT NO. 12	Engine Pumper	Replacement	\$674,205.00	\$898,940.00

Interest Rate: 1% Term: 20 years/annual payments

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SECRETARY'S
ACTION AGENDA
October 2, 2024



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9. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

Recommendation: That the Board of Public Works approve lending general obligation bond proceeds for this project.

Borrower: Great Baker Preservation, L.P.

Project: Great Mills Court and Joe Baker Village
45990 Great Mills Court and
21260 Joe Baker Court,
Lexington Park, MD 20653

Authority: Sections 4-401 et seq. of the Housing and Community Development Article of the Annotated Code of Maryland, as amended, and the regulations promulgated for the Multifamily Bond Program at COMAR Chapter 05.05.02

The Rental Housing Works Program finances rental housing that will be occupied by individuals with incomes of 60% and below of area median income.

Amount: \$3,000,000

Fund Source: MCCBL 2024 – *Rental Housing Works Program*

Collateral: Deed of Trust

Description: The project consists of the acquisition and rehabilitation of a 80-unit apartment community for elderly and family households located in Lexington Park. The project will offer a mix of affordable 1, 2 and 3-bedroom units in six garden (walk-up) buildings. All 80 units will serve households with incomes between 30% and 60% of the Area Median Income. The Project Sponsor is Green Street Housing, LLC.

The Maryland Department of Planning reviewed and approved the project for consistency with the Economic Growth, Resource Protection, and Planning Policy on January 4, 2024.

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9. DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

Description (cont'd):

Funding Source	Amount
Rental Housing Works (<i>this Item</i>)	\$3,000,000
FHA Risk Sharing insured mortgage	\$2,480,000
Tax Credit Equity	\$5,077,535
USDA 515	\$2,745,053
HOME	\$ 500,000
St. Mary's County	\$ 302,085
Deferred Developer's Fee	\$ 302,096
Transferred Reserves	\$ 180,000
Return of Negative Arbitrage	\$ 144,105
Total	\$14,730,874

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THIS ITEM WAS:

APPROVED

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WITHOUT DISCUSSION

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Contact Person: Jeffrey Fretwell 410-537-4481
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10. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Bay Restoration Fund (Clean Water Commerce Act of 2021)

Recommendation: That the Board of Public Works approve new grant funding as described.

Authority: Maryland Water Infrastructure Financing Administration Act
Sections 9-1601--9-1622, Environment Article,
Annotated Code of Maryland

Project: Carter Farm Stream and Wetland Restoration
BR-CWCA-01.18

Recipient: ShoreRivers, Inc.

Amount: Up to \$8,280,000

Location: Queen Anne's County/Legislative District 36

Project Description: Shore Rivers will complete the project planning, design, and construction of a stream restoration project on the Carter Farm. Runoff from farm fields has led to streambed and streambank erosion that not only degrade the on-site habitat but also increase the sediment and nutrient loadings on downstream waters, such as the Wye River and the Eastern Bay. Shore Rivers will mitigate this problem by raising the streambed, creating and/or re-establishing floodplain and headwater wetlands, and repairing headcut areas. Upon completion of the construction, Shore Rivers will provide 20 years of monitoring and maintenance at the project site, which will be protected by written landowner agreements for the duration of the project. The Maryland Department of the Environment will provide annual payments for the purchase of verified annual reductions of nitrogen based on the agreed-upon unit prices. This project is consistent with Maryland's climate change adaptation and resiliency objectives through the reduction of runoff that is exacerbated by increased precipitation or flooding events.

Project Funding Source: Bay Restoration Fund Grant BR-CWCA-01.18 - \$8,280,000

State Clearinghouse: MDE has determined that its recommendation is consistent with Maryland's State Clearinghouse comments and recommendations.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

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Contact Person: Jeffrey Fretwell 410-537-4481
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11. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Bay Restoration Fund (Clean Water Commerce Act of 2021)

Recommendation: That the Board of Public Works approve new grant funding as described.

Authority: Maryland Water Quality Financing Administration Act
§§ 9-1601-through-9-1622, Environment Article, Annotated Code of Maryland.

Project: Lowe Farm Drainage Water Management
BR-CWCA-01.23

Recipient: ShoreRivers, Inc.

Amount: Up to \$395,465

Location: Wicomico County/Legislative District 37B

Project Description: ShoreRivers will complete planning, design, and construction of a drainage water management (DWM) system at Lowe Farm which is located by Rewastico Creek sub watershed within the Nanticoke River Watershed. This system consists of water control structures and subsurface drainage tiles, to manage the drainage from approximately 80 acres of agricultural fields. Management of the discharges from this agricultural area will reduce the nutrient runoff to the watershed. Upon completion of construction ShoreRivers will provide monitoring and operational guidance over the 10-year contract period. The Maryland Department of the Environment will provide annual payments according to an agreed-upon schedule over 10 years based on total nitrogen reduction achieved. This project is consistent with Maryland's climate change adaptation and resiliency objectives through the reduction of runoff that is exacerbated by increased precipitation or flooding events.

Project Funding Source: Bay Restoration Fund Grant BR-CWCA-01.23 - \$395,465

State Clearinghouse: MDE has determined that its recommendation is consistent with Maryland's State Clearinghouse comments and recommendations.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

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WITHOUT DISCUSSION

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Contact Person: Jeffrey Fretwell 410-537-4481
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12. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Bay Restoration Fund (Clean Water Commerce Act of 2021)

Recommendation: That the Board of Public Works approve new grant funding as described.

Authority: Maryland Water Infrastructure Financing Administration Act
Section 9-1601-9-1622, Environment Article,
Annotated Code of Maryland.

Project: Talisman Living Shoreline Restoration
BR-CWCA-02.18

Recipient: Ecotone, LLC

Amount: Up to \$3,713,645

Location: Queen Anne's County/Legislative District 36

Project Description: Ecotone, LLC will complete the project planning, design, and construction to restore and protect shoreline along Prospect Bay at the Talisman Plantation. An area just to the north of Hoghole Creek used to jut hundreds of feet further into the water. Now it has disappeared. The headland at the mouth of Hoghole Creek is eroding, thereby jeopardizing the upstream habitat of subaquatic vegetation. Ecotone, LLC will re-establish the shoreline and reinforce the headland through providing a combination of breakwater structures and marshland planting. Upon completion of the construction, Ecotone, LLC will provide 20 years of monitoring and maintenance at the project site, which will be protected by written landowner agreements for the duration of the project. The Maryland Department of the Environment will provide annual payments for the purchase of verified annual reductions of nitrogen based on the agreed-upon unit prices. This project is part of MDE efforts to achieve additional nutrient reductions to offset the projected increase in nutrient and sediment loadings from runoff due to climate change.

Project Funding Source: Bay Restoration Fund Grant BR-CWCA-02.18 - \$3,713,645

State Clearinghouse: MDE has determined that its recommendation is consistent with Maryland's State Clearinghouse comments and recommendations.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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DISAPPROVED

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Contact Person: Jeffrey Fretwell 410-537-4481
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13. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Comprehensive Flood Management Grant

Recommendation: That the Board of Public Works approve new funding as described.

Authority: Comprehensive Flood Management Grant Program
Section 5-803, Environmental Article, Annotated Code of Maryland

Project: Oxford Comprehensive Shoreline Resilience Project

Recipient: Town of Oxford

Amount: Up to \$300,000

Location: Talbot County/Legislative District 37B

Project Description: This multi-phase project entails planning, design, and construction of shoreline restoration and flood management infrastructure in the Town of Oxford. The first phases involving shoreline restoration and headlands construction are being funded via the Department of Natural Resources (DNR) and National Fish & Wildlife Federation (NFWF). Phase III, funded with Comprehensive Flood Management Grant will involve inland work and roadway updates. Surfaces will be elevated and pitched to direct runoff to regenerative control structures. Parts of an adjacent parcel will be raised to match the new dune systems constructed by prior phases work. This work will ensure safe access to Strand Road for residents in the event of coastal flooding and mitigate sea level rise impacts from climate change. Completion of this resiliency project will protect water quality in the Tred Avon River and improve public safety of the local community. This project is consistent with Maryland's climate change adaptation and resiliency objectives through the reduction of runoff that is exacerbated by increased precipitation or flooding events.

Project Funding Sources:

Comprehensive Flood Mgt Grant FMG 03.21 MCCBL 2021-21536 (this Item)	\$ 300,000
Local share	\$ 128,400
Total Estimated Project Cost	\$ 428,400

State Clearinghouse: MDE has determined that its recommendation is consistent with Maryland's State Clearinghouse comments and recommendations.

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THIS ITEM WAS:

APPROVED

DISAPPROVED

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Contact Person: Jeffrey Fretwell 410-537-4481
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14. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Maryland Water Quality State Revolving Fund

Recommendation: That the Board of Public Works approve new funding as described.

Authority: Maryland Water Infrastructure Financing
Administration Act Sections 9-1601--9-1622,
Environment Article,
Annotated Code of Maryland

Project: Cove Street and Rubberset Wastewater Pumping Station Replacement

Recipient: City of Crisfield

Amount: Up to \$3,877,025

Location: Somerset County/Legislative District 38A

Project Description: This project entails the replacement of the aging Cove Street and Rubberset Wastewater Pumping Stations in the City of Crisfield collection system. Both stations are physically deteriorating, provide insufficient capacity to handle wet weather flows, and fail to meet modern design standards, including safety codes. The work provides new vaults, pumps, and ancillary equipment. Additionally, the work includes the replacement of the force main used by the Rubberset Wastewater Pumping Station to improve downstream hydraulics. The project is intended to lower operating costs, improve operator safety, and reduce the likelihood and severity of sanitary sewer overflows. This project will be constructed in accordance with coastal and non-coastal resiliency guidelines developed as part of the Coast Smart Program to reduce climate change risks to such projects.

Financing Description:

A. New Loan (up to) \$2,377,025 – Water Quality State Revolving Fund

Term. Period not to exceed 30 years following project completion

Rate. Disadvantaged community interest rate of 25% of the average of the Bond Buyer 11- Bond Index for the month preceding loan closing. (Based on this formula, in fiscal year 2024 loan recipients received interest rates ranging from 0.80% to 1.00%).

Security. Borrower will deliver its bond, along with its full faith credit endorsement, to the Maryland Water Infrastructure Financing Administration.

B. New Loan Forgiveness (up to) \$1,500,000 – Water Quality State Revolving Loan Fund This funding is provided under the Water Quality State Revolving Loan Fund Program disadvantaged-community criteria. The principal forgiveness loan terms/grant conditions are enforceable should grantee default.

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14. **MARYLAND DEPARTMENT OF THE ENVIRONMENT** (cont'd)
Maryland Water Quality State Revolving Fund

Project Funding Sources:

Water Quality State Revolving Fund (<i>this item</i>)	\$ 2,377,025
Water Quality State Revolving Loan Fund Forgiveness (<i>this item</i>)	\$ 1,500,000
USDA Rural Development	\$ 1,149,650
Total Estimated Project Cost	\$ 5,026,675

Funding may involve multiple sources which may include general obligation bond proceeds as the required 20% match to federal funds and other funds.

State Clearinghouse: MDE has determined that its recommendation is consistent with Maryland's State Clearinghouse comments and recommendations.

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Contact: Matt Lapinsky 410-729-8259
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15. **MARYLAND ENVIRONMENTAL SERVICE**
Sandy Point State Park, Anne Arundel County

Construction Contract: Sandy Point State Park Water Treatment Plant Upgrades and New Water Tower
MES Project # 1-25-2-01-5

Description: Upgrades to the water treatment plant at Sandy Point State Park and construction of a new water tower.

Procurement: Competitive Sealed Bids

Bids:	CPP Construction, Inc., Gaithersburg, MD	\$6,434,000
	HRI LLC aka M2, Lancaster, PA	\$6,694,640
	Bearing Construction, Inc., Sudlersville, MD	\$8,494,612

Award: CPP Construction, Inc.

Amount: \$6,434,000

Term: 470 calendar days

MBE Participation: 12%

Remarks: The project will replace the aging iron removal system and the existing elevated water storage tank which is standing on a deteriorated foundation. A new water treatment plant and a 120,000-gallon elevated water storage tower will be constructed under this project. Included in the project are new ion exchange pressure filters, new electrical and control systems, new chemical feed systems, a new lab area, new finished water tank and high lift pumps to pump potable water to the water tower and distribution system. The building will receive new windows and doors, new HVAC units and several cosmetic upgrades.

Fund Sources: Natural Resources Development Fund (NRDF) of FY 16, 22, 24, 25/Program Open Space (POS)

Appropriation Code: Outdoor Recreation Land Loan (PCA 12214; \$149,352.74)
Program Open Space/ Item 004 (PCA 12260; \$4,318,473.00)
Critical Maintenance Fund FY 2016 Program Open Space/Item 009 - (PCA 12275; \$165,936.00)
Program Open Space/ Item 004 (PCA 12280; \$1,800,238.26)

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15. **MARYLAND ENVIRONMENTAL SERVICE** *(cont'd)*
Sandy Point State Park, Anne Arundel County

Tax Compliance No.: 24-3344-0000

Resident Business: Yes

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Contact: Michael J. Frenz 410-333-1560
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16. **MARYLAND STADIUM AUTHORITY**
Built to Learn Act Revenue Bonds, Series 2024

Recommendation: That the Board of Public Works approve the Maryland Stadium Authority issuing a series of bonds in a principal amount not to exceed \$450,000,000 (the “Series 2024 Bonds”); the proceeds of which will be used to partially finance the construction of public school facilities in Baltimore, Cecil, Charles, Garrett, Howard, Kent, St Mary’s, Talbot, Worchester counties and Baltimore City (collectively, the “2024 Project”).

The approval of this Item will authorize the Stadium Authority to issue up to \$450,000,000 of its revenue bonds as Series 2024 with the proceeds to be used to:

- Pay costs related to the issuance of the bonds;
- Capitalized interest; and
- Pay for the design, construction, renovation, rehabilitation, equipping and furnishing of the 2024 Project

Approval of this Item includes approval of the following:

- Comprehensive Financing Plan, which was approved by the Stadium Authority Board on and submitted to the fiscal committees of the General Assembly for review and comment on August 6, 2024.

Authority: Sections 10-628 and 10-649 of Economic Development Article, Maryland Code Annotated; and Chapter 20 of the Acts of 2020 of the Maryland General Assembly as amended.

Background: In 2020, the General Assembly passed the Built to Learn Act of 2020 (2020 Md. Laws Ch. 20) (the “Act”) authorizing the Authority to issue up to \$2.2 billion in debt as limited obligations of the Authority for the construction of public school facilities throughout the State. The Act took effect upon the General Assembly’s override on February 12, 2021 of the Governor’s veto of 2020 Senate Bill 1000 / House Bill 1300 captioned *Blueprint for Maryland’s Future – Implementation*.

Debt service on the bonds is secured by the Supplemental Public School Construction Financing Fund (the “Financing Fund”) established under the Act. The Act provides that in accordance with State Government Article § 9-1A-30, the Comptroller shall deposit a portion of the money in the Education Trust Fund (the “ETF”) into the Financing Fund as follows: (i) \$60,000,000 in fiscal year 2023; (ii) \$125,000,000 in fiscal year 2024; and (iii) \$127,000,000 in fiscal year 2025, and each fiscal year thereafter.* Prince George’s County has entered into a public-private partnership agreement for public school construction (as set forth in the Act), and accordingly, MSA is required to transfer \$27,000,000 annually from the amounts deposited into the Financing Fund from the ETF to the Prince George’s County Public-Private Partnership Fund. Therefore, annual debt service for bonds issued for public school construction under the Act is limited to \$100,000,000.

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16. **MARYLAND STADIUM AUTHORITY** (cont'd)
Built to Learn Act Revenue Bonds, Series 2024

Background (cont'd):

The Authority has previously issued two series of tax-exempt revenue bonds under the Act on October 19, 2021 and March 10, 2022 in the combined principal amount of \$630,065,000 (the "Existing Bonds"). The annual debt service on the Existing Bonds is \$36.5 million annually through fiscal year 2052. The 2024 Bonds will be the third series of Bonds issued under the Act and will fund the 2024 Project.

Pursuant to the Act, the Interagency Commission on School Construction (the "IAC") is required to approve public school construction on a rolling basis with the first approved projects to be funded from the Financing Fund being those the IAC has deemed eligible for funding, but State funding for the projects has been deferred due to fiscal constraints. The 2024 Project represents the IAC's approval based upon the eligibility criteria and priorities set forth in the Act and the concurrent approval of the Authority. If the IAC and the Authority determine that it is in the best interest of the State and the Program, an individual 2024 Project may be substituted with another eligible public school project under the Act after issuance of the Bonds.

Bonds issued under the Act will not constitute a debt, liability, or pledge of the faith and credit or the taxing power of the State, the Authority, or any other governmental unit.

*The \$30,000,000 deposit required by the Act in FY 2022 did not occur as a result of the delayed effective date of the bill.

BOARD OF PUBLIC WORKS

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Contact: Eric Johnson 410-223-4150
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17. **MARYLAND STADIUM AUTHORITY**
***Baltimore City Public Schools – Commodore John Rodgers Elementary/Middle School
Bid Package 1***

Contract ID: BCS-02-019-GMP

Recommendation: Approve the award of Guaranteed Maximum Price (GMP) Bid Package #1 for the Commodore John Rodgers Elementary/Middle School Replacement Project.

Contractor: CAM Construction Company, Inc.
Timonium, MD 21093

Prior Approvals: Secretary’s Agenda, Item 16 (8/7/2024)

Project: 119,300 +/- sf school building renovation/addition located at 100 N. Chester St. Baltimore, MD 21231

Procurement Method: Competitive Sealed Proposals

Bid Package Description: Early construction trade packages needed to begin the demolition and replacement of the Commodore John Rodgers Elementary/Middle School

Term: 10/2024 – 12/2026

Preconstruction Amount \$ 38,955
Bid Package 1 Amount (this Item): \$ 30,714,480
Revised Amount: \$ 30,753,435

MBE Participation (this Item): 45.18%
MBE Subgoals: African American 8%
Women 11%

MBE Compliance: 0% (See Agency Remarks)

Remarks: This GMP #1 bid package represents the trade packages needed for building demolition (including interior hazmat/abatement), sitework, concrete, mechanical, electrical, & plumbing packages to begin the project. As outlined prior, the MSA identified the intent to return with GMP packages if CAM’s pre-construction performance was satisfactory and an acceptable construction phase bid package was negotiated. It is anticipated that GMP #2 will be presented to BPW in December 2024.

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17. MARYLAND STADIUM AUTHORITY (cont'd)

Remarks (cont'd):

Construction packages were advertised and documents were issued by the CM for trade contractor participation on August 1, 2024 in the following publications: eMaryland Marketplace, MSA's website, Building Connected, CM's website, as well as directly solicited to numerous trade contractors.

Pre-bid and site visit meetings were held on August 8, 2024. All attendees were provided with summary project information and afforded the opportunity to tour the project site and attended by MSA, numerous trade contractors, and other representatives regarding contracting, MBE participation, and local hiring opportunities. Additionally, outreach and networking opportunities were conducted by the CM in advance of the project bidding, including direct solicitation of MBE trade contractors, and informing the subcontractors and vendors about the project.

On August 29, 2024 competitive, sealed trade contractor bids were received and opened at the CM's offices in Timonium. Post-bid scope review meetings were conducted, and all bid openings and scope reviews were attended by MSA. The CM solicited 139 firms and received 42 bid submissions for the 8 packages advertised.

Efforts to maximize Maryland's commitment to protecting the environment and incorporating green building standards to reduce the effects on climate change resulted in the project attaining 30% water use reduction, 27% site storm water runoff reduction, and 32% energy savings by using efficient MEP systems, fixtures, and equipment.

This is the first GMP bid package presented. As such, no MBE firm participation payments have been made to date. The MSA Procurement Review Group (PRG) established goal on the contract was 30%, and the CM is exceeding the PRG goal with a 45.18% MBE participation goal for the GMP #1 bid package.

Authority: Baltimore City Public Schools Construction and Revitalization Act of 2013 (Chapter 647) [pertinent portion codified at § 10-646, Economic Development Article, Annotated Code of MD]

Fund Source: Non-Budgeted Funds; Proceeds on deposit in the Baltimore City Public School Construction Facilities Fund

Tax Compliance No.: 24-2302-1110

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

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SECRETARY'S
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REVISED

Contact: Gary McGuigan 410-223-4118
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18. **MARYLAND STADIUM AUTHORITY**
Prince George's Stadium Improvements
Design-Build (D/B) Services

Contract ID: MILB-001

Recommendation: Approve the award of Guaranteed Maximum Price (GMP) #1 for the Prince George's Stadium improvements project in Bowie.

Contractor: Gilbane Building Company
Baltimore, MD

Prior Approvals: Secretary's Agenda, Item 18 (October 4, 2023)

Project: Design and construction of improvements to Prince George's Stadium

Bid Package Description: GMP Package #1 – Pre-Engineered Metal Building, General Conditions, Advance Design to 100% Construction Documents, Construction Administration

Original Term: 11/1/2023 – 12/31/2025

Procurement Method: Competitive Sealed Proposals

Pre-Construction Amount: \$ 864,581.30
Pre-Construction Adjustments: \$ 23,510.70
GMP Package #1 (this item): **\$ 6,134,098.00**
Revised Amount: \$ 7,022,190.00

MBE Participation (this item): 69.97%
MBE Subgoals: African American 8%
Women 11%

MBE Compliance (Construction Services): 0%

Remarks: The Board approved the contract with Gilbane Building Company for design and pre-construction services at its meeting on October 4, 2023 (Secretary's Agenda, Item 18). The Authority represented as part of that approval that it would return to the Board with a recommendation to modify the design and pre-construction contract upon negotiating an acceptable GMP.

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18. MARYLAND STADIUM AUTHORITY (cont'd)
*Prince George's Stadium Improvements
Design-Build (D/B) Services*

Remarks (cont'd):

The procurement process for this GMP proceeded as follows:

On July 23, 2024 Gilbane Building Company advertised the Pre-Engineered Metal Buildings package for trade contractor participation in the following publications/services: eMaryland Marketplace Advantage, MSA's website, Gilbane's website, Maryland Washington Minority Companies Association (MWMCA) website and via direct solicitation. A virtual pre-bid meeting was held site on August 2, 2024 for trade contractors where summary project information was provided to attendees.

On August 22, 2024, competitive sealed trade contractor bids were received and opened using Gilbane Building Company's online bidding system. Starting August 29, 2024, post-bid scope review meetings were conducted to ensure the bids were both responsive and complete. The post bid scope review meetings were conducted virtually.

The identified MBE goals are for the construction phase as a whole and are not specific to just this GMP package submission. Gilbane has demonstrated the good faith effort required to satisfy the goals of the MBE program and remains committed to meeting the MBE participation goals established for the Project.

MSA anticipates presenting three more GMP submissions to the Board of Public Works for approval in the future.

Authority: Chapter 61 Acts of 2022 as amended by Chapter 468 Acts of 2023, codified in par in Title 10 subtitle 6 of Economic Development Article, Annotated Code of Maryland.

Fund Source: Sports Entertainment Revenue Bonds Series 2023B
Secretary's Agenda Item 13 (10/04/2023)

Tax Compliance No.: 24-4064-1110

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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*Contact: Gary McGuigan 410-223-4118
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**19. MARYLAND STADIUM AUTHORITY
*Redevelopment of Maryland Racing Facilities
Pre-Construction Services***

Contract ID: MDR-002

Recommendation: Approve the award of a Preconstruction Services contract.

Contractor: Clark Construction Group, LLC.
Baltimore, MD 21230

Project: Redevelopment of Maryland Racing Facilities

Contract Description: Professional Services – Preconstruction

Procurement Method: Competitive Sealed Proposals

Proposals:

Offeror	Total Fee	Total Score (100)
Clark Construction Group	\$889,750	88
The Whiting-Turner Contracting Company	\$1,850,000	78

Pre-Construction Amount: \$889,750

Term: 10/3/2024 – 12/31/2027

MBE Participation (this Item): 35%

MBE Sub-goals: 8% African-American; 11% Women-Owned

MBE Compliance: 0%

Remarks: The Stadium Authority recommends awarding a Preconstruction Services contract to Clark Construction Group, LLC for the Redevelopment of the Maryland Racing Facilities project. The Authority intends to return with a recommendation to enter into a Guaranteed Maximum Price contract for construction services for the first of several bid packages if the performance of the preconstruction services is satisfactory and an acceptable price is negotiated.

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19. **MARYLAND STADIUM AUTHORITY** (cont'd)
Redevelopment of Maryland Racing Facilities
Pre-Construction Services

Remarks (cont'd):

The Stadium Authority issued a Request for Proposal for Construction Management Services in April 2024. Four technical proposals were received. Upon analysis and evaluation of the proposals, the MSA procurement office determined that one of the responses was not reasonably susceptible for award. The Selection Committee reviewed three proposals and advanced two firms in the process. The Selection Committee held oral presentations and requested financial proposals from both firms. Financial proposals included a fixed fee for preconstruction services, estimated general conditions and percentage mark-ups for insurances, bonds, construction contingency and CM fee to be used in the calculation of future Guaranteed Maximum Price packages. After review of the financial proposals and upon receipt of clarifications from both firms regarding the financial proposals and contractual terms, the Selection Committee recommends awarding to Clark Construction Group, LLC.

Clark Construction Group, LLC has demonstrated a good faith effort required to satisfy the goals of the MBE participation goals established for the procurement.

Authority: Chapter 590 Acts of 2022 codified in part in Title 10 subtitle 6 of Economic Development Article, Annotated Code of Maryland.

Fund Source: The Racing and Community Development Financing Fund (Economic Development Article § 10-657.2) funded with lottery deposits pursuant to State Gov't Article § 9-120.

Tax Compliance No.: 24-3742-1110

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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*Contact: Brad Newkirk 240-895-3231
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**20. ST. MARY'S COLLEGE OF MARYLAND
*Encumbrance of State Capital Funds***

Recommendation: That the Board of Public Works approves St. Mary's College of Maryland encumbering general obligation bond proceeds for ADA repairs along the Trinity Church Road sidewalk.

Description: Provide services and materials necessary to modify the Trinity Church Road sidewalk to ensure all surfaces associated with the project are ADA compliant.

Procurement Method: Master Intergovernmental Cooperative Purchasing Agreement (MICPA) Contract No. MD-R4-GC02-052621-CCE
Work Order Number 123674.00

Award: Centennial Contractors Enterprises, Lanham MD

Amount: \$31,200

Fund Sources: MCCBL 2016 (189) - \$12,860.50
MCCBL 2018 (279) - \$18,339.50

Resident Business: Yes

MD Tax Clearance: 24-3647-1101

MBE Participation: 0%

Remarks: This is the final stage of construction required of the Trinity Church Road sidewalk project. The purpose of the project is to ensure all surfaces meet ADA compliance requirements.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024



Contact: David Beller 410-767-7578
dbeller@oag.state.md.us

21. **DEPARTMENT OF HUMAN SERVICES**
General Miscellaneous

Recommendation: The Maryland Department of Human Services, through the Office of the Attorney General, requests approval to pay a settlement of all claims for attorneys' fees against the defendant for the period from May 1, 2016 through June 30, 2023, as in the best interests of the State in the matter of *L.J., et al. v. Lopez, et al.*, United States District Court for the District of Maryland, No. 1:84-cv-04409.

Authority: Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland

Request Amount: \$320,356.56

Fund Source: 100% General Funds

Appropriation Codes: N00A0101

Requesting Agency's Remarks: The Department of Human Services and the Office of the Attorney General recommend paying \$320,356.56 to settle all for attorneys' fees and costs for the period from May 1, 2016 through June 30, 2023, as in the best interest of the State.

If this settlement is approved, two checks should be issued payable to (1) Venable LLP in the amount of \$204,744.06 and (2) The Franklin Law Group, P.C. in the amount of \$115,612.50. The checks should be delivered to David E. Beller, Assistant Attorney General, Office of the Attorney General of Maryland, Department of Human Services, 25 South Charles Street, 10th Floor, Baltimore Maryland, 21201, who will deliver them to plaintiffs' attorneys and ensure that all of the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024



Contact: Robert D. Goodis 410-576-6303
rgoodis@oag.state.md.us

22. **DEPARTMENT OF PUBLIC SAFETY & CORRECTIONAL SERVICES**
General Miscellaneous

Recommendation: The Maryland Department of Public Safety and Correctional Services, through the Office of the Attorney General, requests approval to pay a settlement of all claims, including claims for attorneys' fees, against defendant in the matters of *Dafon Canty v. Dayena M. Corcoran, et al.*, 1:18-cv-01404-GLR, *Dafon Canty v. Frank B. Bishop, et al.*, 1:21-cv-03151-SAG, *Dafon Canty v. Charles Bielanski, et al.*, 1:22-cv-02896-GLR, and a fourth unfiled civil complaint in the United States District Court for the District of Maryland.

Authority: Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland

Request Amount: \$70,000

Fund Source: 100% General Funds

Appropriation Codes: Q00A0101

Requesting Agency's Remarks: The Department of Public Safety and Correctional Services and the Office of the Attorney General recommend paying \$70,000 to settle all claims which were or could have been brought, including attorneys' fees, as in the best interest of the State.

If this settlement is approved, a check should be issued payable to Dafon Canty in the amount of \$69,912.25, and a second check should be issued payable to the State of Maryland, Central Collection Unit in the amount of \$87.75 in reference to CCU #3013941 and #26445267. The checks should be delivered to Robert D. Goodis, Assistant Attorney General, Office of the Attorney General, 200 St Paul Place, 19th Floor, Baltimore, Maryland 21201, who will ensure that the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024



Contact: Sharon Conners 443-240-7446
sharon.conners@maryland.gov

23. **DEPARTMENT OF PUBLIC SAFETY & CORRECTIONAL SERVICES**
General Miscellaneous

Recommendation: The Maryland Department of Public Safety and Correctional Services, through the Office of the Attorney General, requests approval to pay a settlement of all claims, including claims for attorneys' fees, against defendant in the matter of *Robert Hanna v. Wayne Hill, et. al.*, United States District Court for the District of Maryland, No. 1:21-cv-00684-PX.

Authority: Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland

Request Amount: \$50,000

Fund Source: 100% General Funds

Appropriation Codes: Q01 A0101 11110

Requesting Agency's Remarks: The Department of Public Safety and Correctional Services and the Office of the Attorney General recommend paying \$50,000 to settle all claims, including attorneys' fees, as in the best interest of the State.

If this settlement is approved a check should be issued payable to "Teresa Hicks and Thomas Prevas, Esquire" in the amount of \$50,000. The check should be delivered to Sharon Conners, Assistant Attorney General, Office of the Attorney General of Maryland, 6776 Reisterstown Road, Suite 313, Baltimore, Maryland 21215, who will deliver it to plaintiffs' attorney and ensure that all of the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024



Contact: Michael O. Doyle 410-585-3460
michaelo.doyle@maryland.gov

24. **MARYLAND MILITARY DEPARTMENT**
General Miscellaneous

Recommendation: The Maryland Military Department, through the Office of the Attorney General, requests approval to pay a settlement of all claims, including claims for attorneys' fees, against defendant in the matter of *Charles W. Holloway v. State of Maryland, et al.*, United States District Court for the District of Maryland, No. 1:20-cv-00377-RDB.

Authority: Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland

Request Amount: \$200,000

Fund Source: 100% General Funds

Appropriation Code: H01.01.1100

Requesting Agency's Remarks: The Maryland Military Department and the Office of the Attorney General recommend paying \$200,000 to settle all claims, including attorneys' fees, as in the best interest of the State.

If this settlement is approved a check should be issued payable to "Charles Holloway and Clark Law Group, PLLC" in the amount of \$200,000. The check should be delivered to Michael O. Doyle, Assistant Attorney General, Office of the Attorney General of Maryland, 6776 Reisterstown Road, Suite 313, Baltimore, Maryland 21215, who will deliver it to plaintiff's attorney and ensure that all of the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
October 2, 2024



SUPPLEMENTAL

Contact: Phillip Pickus 410-653-4293
phillip.pickus@maryland.gov

25. **MARYLAND STATE POLICE**
General Miscellaneous

Recommendation: The Maryland Department of State Police, through the Office of the Attorney General, requests approval to fund a settlement account in the amount of \$2,750,000 to resolve all claims for violation of Title VII in connection with the resolution of an investigation by the United States Department of Justice, Civil Rights Division.

Authority: Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland

Request Amount: \$2,750,000

Fund Source: Agency Funds

Appropriation Codes: W00A0101

Requesting Agency's Remarks: The Department of State Police and the Office of the Attorney General recommend payment of \$2,750,000 to settle all claims as in the best interest of the State.

This settlement includes monetary damages to persons who were identified by the Department of Justice during a Title VII investigation regarding MDSP's testing of potential applicants. If this settlement is approved the funds will be placed into a settlement account and the Department of Justice and MDSP will inform individuals of the availability of settlement payments and the necessary criteria to receive damages in order to resolve all claims against MDSP.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
October 2, 2024



APP 1

Contact: Donna DiCerbo 410-537-7814
ddicerbo@mdta.state.md.us

A1. MARYLAND DEPARTMENT OF TRANSPORTATION
Maryland Transportation Authority

Contract Title: Debris Removal, Disposal and Cleanup of Francis Scott Key (FSK) Bridge Collapse; KB-4213-0000

Contract Type: Construction

Contract Description: This contract is to provide for the removal, disposal, and cleanup of debris from the collapsed FSK bridge. The debris consists mainly of large sections of highway bridge trusses, steel girders, the bridge deck, and concrete parapets.

Modification (this Item): Contract Modification No. 1 to increase the contract amount by \$21,000,000 in order to compensate the Contractor for the total force account work on this emergency procurement.

Procurement Method (this Item): Emergency Modification

Original Procurement Method: Emergency

Prior Report: Secretary's Agenda, Item A5 (7/3/2024 BPW)

Award: Skanska USA Civil Southeast, Inc. - Maitland, FL

Original Contract Amount: \$50,285,000

Modification Amount (this Item): \$21,000,000

Revised Total Contract Amount: \$71,285,000

Original Contract Term: 4/23/2024 – 10/22/2024

Original Contract Award Date: 4/23/2024

Modification Term (this Item): 8/23/2024 - 10/22/2024

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
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APP 2

A1. MARYLAND DEPARTMENT OF TRANSPORTATION (cont'd)

Date Emergency Declared : 3/26/2024 (Original Emergency Contract)
7/19/2024 (Emergency Modification #1)

Modification Award Date (this Item): 8/23/2024
Date Emergency Reported (this Item): 9/05/2024

Percent +/- (this Action): 41.76%
Total Percent Change: 41.76%

DBE / VSBE Participation: 3.008% / 0%
DBE / VSBE Compliance: 3.25% / 0%

Fund Source: 100% Special (Toll Revenue)
Appropriation Code: J00.J00.41

Remarks: *Nature of Emergency (from the original Emergency Contract Report, Sec. Appendix A5, 07/03/2024, BPW):* On March 26, 2024, the merchant vessel Dali struck Pier 17 of the FSK Bridge in Baltimore. This 1.7-mile-long bridge spans the navigable Patapsco River and is on MD Route 695. Pier 17 was one of the four supports of the continuous through truss spans of the FSK Bridge. Upon impact, Pier 17 collapsed, causing all of the truss sections of the Bridge to collapse into the Patapsco River below. The collapsed spans include the 1,200 ft. main span over the navigation channel and the two adjacent truss spans, each of which is 720 ft. in length. The length of the collapsed truss spans is about 2,644 ft. An additional 900ft. of girder spans also collapsed. The collapse rendered the highway impassable and blocked the shipping channel into the Port of Baltimore. Thus, this event constitutes a catastrophic failure as defined in 23 Code of Federal Regulations (CFR) 668.103 and an emergency under COMAR 21.05.06.

The debris in the federal channel of the river was removed by the U.S. Army Corps of Engineers (USACE). The MDTA is responsible for removing the debris from the areas outside of the federal channel. Expeditious removal of the debris from the Patapsco River is essential for opening the waterway to boat traffic, minimizing underwater hazards to watercrafts, and allowing for use of boats and watercrafts needed for the inspection, repair, and other necessary activities for the safe operations. The expeditious clearing of the remaining channels will also facilitate the USACE's clearing of the main channel. Procuring the debris removal through competitive bidding would have delayed the removal by a minimum of eight months. COMAR 21.05.06 permits waiving of competitive requirements when "an emergency arises and the agency's resulting need cannot be met through normal procurement methods."

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
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October 2, 2024



APP 3

A1. MARYLAND DEPARTMENT OF TRANSPORTATION (cont'd)

Remarks (cont'd):

A Report of Emergency Procurement Action was drafted in conjunction with the emergency declaration on March 26, 2024, while emergency was still being assessed. The final contract award occurred on April 23, 2024, as stated above, for a term of 182 calendar days and in the amount of \$50,285,000.00. MDTA was also able to establish an overall 3% DBE goal for this emergency contract.

Due to the risk of underwater demolition, the urgency of completion, and additional coordination with other salvage/ recovery companies, MDTA procured an emergency negotiated contract using a cost-plus methodology to compensate the contractor. Tracking of materials, equipment, and labor is similar to force account methodology. The MDTA will use standard Blue Book rental rates for equipment and Davis-Bacon wage rates for labor. MDTA anticipates that this work is eligible for federal reimbursement. Federal Highway Administration Emergency Relief Funds will be reimbursed after utilization of MDTA funds.

The MDTA Procurement Review Group (PRG) partnered with the MDOT-SHA PRG to review the contract scope of work to determine the potential for establishing a DBE participation goal. A 3% DBE participation goal was established for this contract. Due to the specialized nature of this work, the Prime will need to self-perform large portions of this Contract.

Basis for Selection:

1. To perform the debris removal, MDTA has utilized Skanska USA Civil Southeast, Inc. who is currently working on MDTA's Harry W. Nice/Thomas "Mac" Middleton Bridge Replacement Project (Nice/Middleton Bridge). This contractor has successfully demolished the existing Nice/Middleton Bridge across the Potomac River and they are qualified and equipped to perform operations similar to what is needed in this emergency.
2. Moreover, the contractor is already mobilized at the Nice/Middleton Bridge site, and it was expeditious for the contractor to perform the said work at the collapse site.

Modification 1 (this Item): As a result of the catastrophic collapse of the Francis Scott Key bridge, carrying I-695 over the Patapsco River and through Baltimore County, the initial schedule for the estimated durations and anticipated levels of effort for removal of the collapsed bridge sections from the River were based on the similar demolition work previously accomplished for the ultimate replacement of the Governor Harry W. Nice Memorial/Senator Thomas "Mac" Middleton Bridge, which carries US 301 over the Potomac River in Charles County. However, once the contractor and its subcontractors were on-site and able to perform field verification and inspections of the actual conditions, large bridge sections were found to have settled into the bottom of the river. Removal of these specific sections required additional specialized equipment be located and mobilized to the site.

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
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APP 4

A1. MARYLAND DEPARTMENT OF TRANSPORTATION (cont'd)

Remarks (cont'd):

Additionally, as MDTA and its contractors were responsible for debris removal from the non-federally managed channel, and the US Army Corps of Engineers was responsible for the federally managed portion of the channel, it required the coordination of respective work schedules. The ultimate scheduling of the sequence and timing of state and federal debris removal activities was a challenge as there were multiple ship removal operations in the main channel that the Contractor's crew had to efficiently manage. The MDTA and Skanska adjusted the initial baseline schedule to meet the new requirements which, despite the significant increase in the level of effort to remove the sections, only added approximately two weeks to the initial estimate.

The \$21 million contract modification compensates the contractor for additional cranes; large hopper barges; labor and equipment costs for an additional two weeks of marine activities; and processing of main span steel, which was not considered in the initial cost estimate.

The U.S. Department of Transportation awarded \$60 million in "quick release" Emergency Relief funds to fund the initial cost of recovery efforts. The Emergency Relief program provides funding to states, territories, tribes, and federal land management agencies for highways and bridges damaged by natural disasters or catastrophic events. These "quick release" Emergency Relief funds are an initial installment to help restore essential transportation connections. MDTA anticipates that this work is eligible for federal reimbursement. Federal Funds will be reimbursed after utilization of MDTA funds. Additionally, a portion of the insurance proceeds are available for debris and salvage.

Basis for Selection: This contractor was already onsite and mobilized for this work on the original contract prior to the modification.

Resident Business: No

Tax Clearance: 24-3695-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 1

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

1A. **PROGRAM OPEN SPACE LOCAL SHARE**
Anne Arundel County

Recommendation: Approval to commit \$25,000 for the following **planning** project.

Anne Arundel 2027 Land Preservation, Parks and Recreation Plan - \$25,000
Anne Arundel County
POS #7630-2-351 MD20230915-0765

Background: Additional funding to complete Anne Arundel County’s 2027 Land Preservation, Parks, and Recreation Plan to fulfill State requirements.

Prior approval: \$25,000.00 (DNR-RP Item 1A(3) [October 25, 2023])

Fund Source: Outdoor Recreation Land Loan 2025, Chapter 716, Acts of 2024
Program Open Space Local
\$25,000.00

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 2

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

2A. **PROGRAM OPEN SPACE LOCAL SHARE**
Frederick County

Recommendation: Approval to commit \$45,000 for the following **development** project.

Fisher Park Tot Lot and Amenities - \$45,000

Town of Myersville

POS #7741-10-503 MD20240528-0391

Background: Purchase and install new tot lot equipment and safety surfacing consistent with National Playground Safety Standards and the Americans with Disabilities Act at Fisher Park. Project includes seating, shade structure and associated site amenities.

Fund Source: Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022

Program Open Space Local

Source Code: 23002 \$8,403.06

Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023

Program Open Space Local

Source Code: 24011 \$36,596.94

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 3

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

3A. **PROGRAM OPEN SPACE LOCAL SHARE**
Garrett County

Recommendation: Approval to commit \$120,500 for the following **development** projects.

1. McHenry Community Park Pavilion - \$70,000

Garrett County
POS #7673-11-301 MD20240521-0371

Background: Construct an accessible pavilion for public use and events at the McHenry Community Park.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$70,000.00

2. Broadford Park Pavilion Improvements and Security System - \$35,000

Garrett County
POS #7678-11-304 MD20240529-0395

Background: Construct concrete pads under the existing pavilions for increased accessibility at Broadford Park. Project also includes security systems for park safety.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$35,000.00

3. Glades Park Pickleball Standards and Security System - \$15,500

Garrett County
POS #7679-11-305 MD20240529-0393

Background: Purchase and install pickleball standards and nets for the new courts and additional security systems for Glades Park.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$15,500.00

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 4

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

4A. **PROGRAM OPEN SPACE LOCAL SHARE**
Howard County

Recommendation: Approval to commit \$2,200,000 for the following **development** projects.

1. Centennial Park - South Area Roadways – \$400,000

Howard County
POS #7750-13-132 MD20240708-0552

Background: Renovate roadways, parking lots, and pathways in the south area of Centennial Park, including milling and adding paving fabric. The renovated areas will improve public access to park pavilions, boat rentals, boat ramp, and open recreation areas.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$400,000.00

2. Centennial Park - West Area Phase 1 Baseball Field Lighting – \$1,800,000

Howard County
POS #7751-13-133 MD20240708-0553

Background: Install new baseball field lighting and electrical services in the west area of Centennial Park.

Fund Source: Outdoor Recreation Land Loan 2022, Chapter 357, Acts of 2021
Program Open Space Local
Source Code: 22011 \$683,694.79

Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022
Program Open Space Local
Source Code: 23002 \$308,924.71

Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$807,380.50

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 5

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

5A. **PROGRAM OPEN SPACE LOCAL SHARE**
Montgomery County

Recommendation: Approval to commit \$815,000 for the following **acquisition** project.

Westbard Urban Recreational Park - Schnabel Acquisition – \$815,000

M-NCPPC - Montgomery County
POS #7675-15-742 MD20240222-0135

Background: Additional funding to acquire 0.5 acres to combine with existing parkland to create new park along Capital Crescent Trail. The County will provide the remaining balance of \$135,000 toward the purchase price above the high appraisal in order to secure this necessary parcel to complete the planned park.

Appraised Value: Kipman Frizzell & Mitchell \$2,230,000.00
Karen H. Belinko Appraisals \$2,150,000.00

Property Cost: \$2,365,000.00
Incidental Costs: \$51,674.00

Prior Approval: \$1,466,674 (DNR-RP Item 5A(2) [May 1, 2024])

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$815,000.00

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 6

Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

6A. **PROGRAM OPEN SPACE LOCAL SHARE**
COMMUNITY PARKS AND PLAYGROUNDS PROGRAM
Queen Anne's County

Recommendation: Approval to commit \$641,422 for the following **acquisition** and **development** projects.

1. Millstream Park - MSHA-Ashley Acquisition – \$360,700

Town of Centreville
POS #7695-17-186 MD20240410-0239

Background: Acquire 7.9 acres to add to the existing Millstream Park. This property will add to the trail inventory and assist with stormwater management.

Appraised Value: Tidewater Properties Appraisers LLC \$345,000
RC Bernsten Associates \$385,000

Property Cost: \$345,000

Incidental Costs: \$15,700

Fund Source: Outdoor Recreation Land Loan 2019, Chapter 570, Acts of 2018
Program Open Space Local
Source Code: 19011 \$31,113.01

Outdoor Recreation Land Loan 2020, Chapter 564, Acts of 2019
Program Open Space Local
Source Code: 20011 \$75,003.01

Outdoor Recreation Land Loan 2021, Chapter 19, Acts of 2020
Program Open Space Local
Source Code: 21011 \$80,816.25

Outdoor Recreation Land Loan 2022, Chapter 357, Acts of 2021
Program Open Space Local
Source Code: 22011 \$97,842.00

Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022
Program Open Space Local
Source Code: 23002 \$75,925.73

Board of Public Works
Department of Natural Resources – Real Property
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6A. **PROGRAM OPEN SPACE LOCAL SHARE**
COMMUNITY PARKS AND PLAYGROUNDS PROGRAM (cont'd)
Queen Anne's County

2. **Centreville Wharf Park - Improvements – \$280,722**

Town of Centreville

CPP #7729-17-187 MD20240701-0537

Background: Purchase and install a bandshell, parking lot, and parking lot lights for the park.

Fund Source: Maryland Consolidated Capital Bond Loan of 2024, Chapter 720, Acts of 2024
Community Parks and Playgrounds Program
General Obligation Bonds \$280,722.00

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



Contact: Emily Wilson 410-260-8436
emilyh.wilson@maryland.gov

7A. PROGRAM OPEN SPACE STATE SHARE
Wicomico County (Pocomoke Realty)

Recommendation: That the Board of Public Works approve the acquisition.

Description: This tidal wetland property is comprised of two parcels, one of which is located directly on Broad Creek and the other located directly on Ellis Bay. These two parcels are among the last inholdings in Ellis Bay Wildlife Management Area and will be managed by the Maryland Wildlife and Heritage Service as part of the WMA. Acquisition will protect critical estuarine aquatic species habitat, simplify boundary management, and provide expanded public, water-dependent recreational opportunities for hunting, fishing, and birding.

POS Scoring System: 69 out of 100 **Targeted Ecological Area:** No

Grantor: Pocomoke Realty Corp.

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

Property: 145.84+/- acres, unimproved, POS No. 34920

Price: \$89,500

Appraisals: \$90,000 (5/2/24) – William R. McCain
\$90,000 (4/9/24) – Georgia Nichols
All appraisals reviewed by Gary Leak, Review Appraiser

Fund Source: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Program Open Space Stateside
Source Code: 23001 \$89,500

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
October 2, 2024



DNR 9

Contact: John Turgeon 410-697-9525
john.turgeon@maryland.gov

8A. MARYLAND ENVIRONMENTAL TRUST

Recommendation: That the Board of Public Works approve the following acquisition of a perpetual Deed of Conservation Easement.

State Income Tax Credit: Section 10-723, Tax General Article, Annotated Code of Maryland provides:

- “An individual or a member of a pass-through entity may claim a credit against the State income tax . . . for an easement conveyed to the Maryland Environmental Trust . . . if the [perpetual] easement is accepted and approved by the Board of Public Works.”
- “For pass through entities the Board of Public Works shall approve credits for conveyance under this section on a first-come first-served basis.”

Property: 13.53 acres, Howard County, 6566 Belmont Woods Drive, Elkridge;
Howard County Tax Map 32, Parcel 119
Legislative District 12A

Grantor: William Wade Sapp, Jr. and Lee Talbot Hamilton

Grantees: Maryland Environmental Trust and Rockburn Land Trust

Purchase Price: Donation

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Contact: Thomas Hickey 410-576-5736
thickey@usmd.edu

1-GM. GENERAL MISCELLANEOUS

Recommendation: That the Board of Public Works approve use of general obligation bond funding proceeds and General Fund (PayGo) funding for the following contracts totaling: \$204,914.

Authority: State Finance and Procurement Article, Annotated Code of Maryland, §8-301

**1. University of Maryland, Baltimore for University of Maryland, Baltimore County
Colwell Center Roof Replacement and Improvements**

1.1 Description: Mechanical, Electrical, Plumbing Commissioning Services
Procurement Method: Task Order under On Call MEP/BE Commissioning
Award : Complete Commissioning, Inc, Baltimore, MD (SBR)
Amount: \$47,685
Fund Source: FY 2023 General Funds (PayGo Funding)
MBE Participation: 0%
Resident Business: Yes **MD Tax Clearance:** 24-3641-0110

1.2 Description: Building Envelope Commissioning Services
Procurement Method: Task Order under On Call MEP/BE Commissioning
Award : FST-HEA, LLC, Baltimore, MD
Amount: \$31,275
Fund Source: FY 2023 General Funds (PayGo Funding)
MBE Participation: 0%
Resident Business: Yes **MD Tax Clearance:** 24-3642-0000

**2. University of Maryland College Park
Basketball Performance Center**

2.1 Description: Provide material and components for networking services.
Procurement Method: Cooperative Purchasing Agreement - OMNIA EV230
Award: Graybar Electric, Lanham, MD
Amount: \$25,793
Fund Source: MCCBL 2020: Provide funds to design, construct, and equip a new Maryland Basketball Performance Center at the University of Maryland, College Park Campus. Item 603
MBE Participation: 0%
Resident Business: Yes **MD Tax Clearance:** 24-3651-1111

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1-GM. **GENERAL MISCELLANEOUS** (cont'd)

2. **University of Maryland College Park (cont'd)**
Basketball Performance Center

2.2. **Description:** Aruba Network Gear.
Procurement Method: Campus Network Refresh Master Services Agreement
Award: Pier Group, LLC., Jasper IN
Amount: \$87,251
Fund Source: MCCBL 2020: *Provide funds to design, construct, and equip a new Maryland Basketball Performance Center at the University of Maryland, College Park Campus.* Item 603
MBE Participation: 0%
Resident Business: No **MD Tax Clearance:** 24-3903-1000

3. **University of Maryland College Park**
UMD Police Impound Lot

3. **Description:** Furnish and install optic cable for the Police Impound Lot.
Procurement Method: Cooperative Purchasing Agreement - Maryland State Wire and Cable Services
Award: Leading Technology Solutions, Baltimore, MD
Amount: \$12,910
Fund Source: MCCBL 2023: *Provide funds to design, construct, and equip a Graduate Student housing project.* Item 108
MBE Participation: 0%
Resident Business: No **MD Tax Clearance:** 24-3652-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



Contact: Thomas Hickey 410-576-5736
thickey@usmd.edu

**2-C. UNIVERSITY OF MARYLAND, COLLEGE PARK
*Health and Human Sciences Complex***

Contract ID: Design-Build Construction Services Contract
Health and Human Sciences Complex-University of Maryland
College Park
RFP No. 141874-W

Recommendation: Award of Design-Build Contract

Contractor: Clark Construction Group, LLC, Bethesda, MD

Project Description: The proposed project is for the design and construction of an approximately 169,000 GSF/89,000 NASF fit-out for the School of Public Health (SPH) and the Academy for Innovation and Entrepreneurship (I&E). The Health and Human Sciences Complex (HHSC) will include 85,580 NASF for the School of Public Health to house research focused units (Maryland Institute for Applied Environmental Health, the Department of Kinesiology, the Center for Healthy Families, and the Department of Epidemiology and Biostatistics), the Dean’s Office and some of the School’s support staff. The HHSC will also include 3,602 NASF for the I&E.

The University anticipates the final value of this contract, after award of all Bid Packages, will be approximately \$127 million.

Contract Term: Seventy-three (73) months from notice to proceed (includes warranty period)

Amount: \$9,682,757 (design and pre-construction services)

Procurement Method: Competitive Sealed Proposals - Qualification Based Selection

Proposals:

Technically-Qualified Offerors	Rank
Clark Construction, Bethesda, MD	1
Whiting Turner Contracting Co., Baltimore, MD	2

2-C. UNIVERSITY OF MARYLAND, COLLEGE PARK (cont'd)
Health and Human Sciences Complex

Fund Source: Institutional Funds: \$500,000

MCCBL 2022: *Provide funds to design, construct, and equip the Health and Human Sciences facility in the new Cole Field House, provided that notwithstanding Section 6 of this Act, work may commence on this project prior to the appropriation of all funds necessary to complete this project.*
Item 105 \$9,182,757

NOTE: The facility program is under review by the Department of Budget and Management (DBM). The MCCBL Funds will not be expended prior to DBM approval of the facility program.

MBE Participation: 14.11% (See Requesting Institution Remarks)

Performance Security: Equal to contract amount

Requesting Institution Remarks: This solicitation was advertised in eMaryland Marketplace. Four (4) technical proposals were received and evaluated by a University of Maryland Qualification Committee. Two (2) out of the four (4) offerors were deemed technically acceptable and were invited to participate in oral presentations. Following oral presentations, the Qualification Committee selected the Clark Construction Group as the top technically-ranked offeror. The University is requesting approval of the award for pre-construction and professional design services. Clark's design team is led by Page Southerland Page, Inc. The agreement includes professional design and preconstruction services, general conditions, and construction services fees for a total negotiated amount of \$27,253,372. If the University and contractor agree to construction costs following the solicitation of trade contracts, the University will return to the Board with a recommendation to modify the contract to include the actual construction costs in the form of bid packages, general conditions, and the construction services fee.

The MBE goal established for this contract are as follows: Overall-30%; Subgoals: African American-8% and Female-11%. The 14.11% goal referenced is for the pre-construction and design phase of the contract. Once trade contract packages are solicited for the construction phase of the project, the University will return to the Board requesting approval of the bid package/s along with the MBE participation commitment.

Sustainability: The HHSC project will comply with the Maryland High Performance Green Building Program which includes either LEED Silver, Two Green Globes under the Green Building Initiative's Green Globes rating or the Maryland Green Building Council's supplement to the International Green Construction Code (IgCC). The contractors will collaborate with the University to make determination of how best to comply with this program for the HHSC project.

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2-C. UNIVERSITY OF MARYLAND, COLLEGE PARK (cont'd)
Health and Human Sciences Complex

Resident Business: Yes

MD Tax Clearance: 24-3267-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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Board of Public Works
University System of Maryland
Supplement
October 2, 2024



*Contact: Thomas Hickey 410-576-5736
thickey@usmd.edu*

**3-C. UNIVERSITY OF MARYLAND BALTIMORE
*On-Call Construction Management at Risk Services***

Contract ID: On Call Construction Management at Risk for the University of Maryland, Baltimore and USM institutions in the Baltimore region, RFP #91097 CB

Contract Description: Provide Construction Management at Risk Services during pre-construction and construction phases for construction projects for facilities and operations of University System of Maryland institutions, primarily in the Baltimore region, on an as-needed basis.

Awardees: Grunley Construction Company, Inc., Rockville, MD
J. Vinton Schaefer Construction, Abingdon, MD
Plano-Coudon, LLC, Baltimore, MD

Procurement Method: Competitive Sealed Proposals

Contract Term: 10/3/2024 – 10/2/2027 (with a 2-year renewal option)

Amount: \$75,000,000 (not to exceed) (3-year base term)
\$50,000,000 (not to exceed) (2-year renewal option)
\$125,000,000 (not to exceed) Total

Fund Source: Various Institutional Funds

Proposals:

Company Name	Technical Ranking	Cost Evaluation Ranking	Overall Ranking
Plano-Coudon, LLC, Baltimore, MD	1	3	1
J. Vinton Schaefer Construction, LLC, Abingdon, MD	4	1	2
Grunley Construction Company, Inc., Rockville, MD	3	2	3
The Whiting-Turner Contracting Company, Baltimore, MD	2	4	4

MBE Participation: MBE goals shall be determined for task orders over \$200,000



3-C. UNIVERSITY OF MARYLAND BALTIMORE (cont'd)
On-Call Construction Management at Risk Services

Performance Security: 100% performance bonds for construction projects \$100,000 or greater

Requesting Institution Remarks: The solicitation was advertised in *eMaryland Marketplace Advantage*, the University’s eBid Board, and distributed to the Governor’s Office of Small, Minority and Women Business Affairs and MBE Trade Associations. Sixteen (16) proposals were received and were evaluated by an Evaluation Committee which included representatives from UMB’s office of Construction & Facilities Strategic Acquisitions and UMB’s Facilities and Operations. Six (6) firms were shortlisted to submit additional proposals and participate in Oral Interviews. After review by the Evaluation Committee, four (4) firms were shortlisted to submit costs consisting of maximum hourly labor rates and percentages for construction fees, insurance, and bonds. For cost analysis purposes, the average hourly rates of each labor category and rates were applied to sample project construction budgets varying from \$250,000 to \$25,000,000, then compared to one another. Award is recommended to the three (3) technically qualified firms that are the most advantageous to the University based on the results of the technical and cost evaluation.

As projects arise, the University will primarily rotate each project among the awarded on-call firms beginning with the firm that achieved the highest overall ranking and may compete amongst the on-call firms if advantageous to the project. These firms will be required to utilize the maximum hourly rates and percentages for construction fees, insurance, and bonds for any task orders done under the master contracts for the initial term of the contract. Hourly rates may increase in the renewal option term based upon increases in the Consumer Price Index.

Environmentally sustainable materials and systems will be identified and explored throughout the design and into construction by the University and the design team.

Resident /MD Tax Clearance:

Company Name	Resident Business	MD Tax Clearance
Grunley Construction Company, Inc.	Yes	24-3686-1110
J. Vinton Schaefer Construction, LLC (JVS), a Quandel Enterprises Company	Yes	24-3687-1110
Plano-Coudon, LLC	Yes	24-3684-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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Board of Public Works
University System of Maryland
Supplement
October 2, 2024



*Contact: Thomas Hickey 410-576-5736
thickey@usmd.edu*

**4-S. UNIVERSITY OF MARYLAND GLOBAL CAMPUS
 *Contracts for Advertising Media Buying Services***

Contract ID: RFP # 92069 – Advertising Media Buying Services

Recommendation: That the Board of Public works approve for the University of Maryland Global Campus a multiple award contract for advertising and media buying services with a not-to-exceed amount of \$450 million with a six-year contract term.

Contract Description: As needed, the contractors will provide advertising media buying services in the Washington D.C., Maryland, and Virginia (“DMV”) region, nationally, and/or in select local markets. The contractors will provide management of the media purchases, researching, recommending, planning, placing, quality assurance, tracking, and reconciling all media. These contracts are Indefinite Delivery, Indefinite Quantity (IDIQ) with no purchase guarantee or obligation or spend or order volume commitment.

Awards:

<i>Firm</i>	<i>Allocation</i>
Trafficbuyer.com, Inc. d/b/a Blacklight, MA Andrew Wagner, Chief Executive Officer New York, New York 10003-	\$155,000,000
Lockard & Wechsler Direct, LLC Asieya Pine, President Irvington, NY 10533	\$180,000,000
Harmelin & Associates (d/b/a Harmelin Media) Mary Meder, President Bala Cynwyd, PA 19004	\$10,000,000
Kepler Group, LLC Remy Stiles, Chief Executive Officer New York, NY 10016	\$25,000,000
Media Works, Ltd. Michele Selby, President Baltimore, MD 21209	\$30,000,000
Rain Agency, Inc. Jane Crisan, Chief Executive Officer Portland, Oregon 97209	\$25,000,000
Zeta Global, Corp. John Nuolo, President New York, NY 10016	\$25,000,000
Total Allocations	\$450,000,000

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4-S. UNIVERSITY OF MARYLAND GLOBAL CAMPUS (cont'd)
Contracts for Advertising Media Buying Services

Contract Term: 10/9/2024 -10/8/2030

Contract Amount: \$450,000,000 (not-to-exceed)

Procurement Method: Competitive Sealed Proposals

Proposals:

Offeror	Technical Ranking*	Agency Fee	Composite Rank*	Allocation
Trafficbuyer.com, Inc. d/b/a Blacklight/MA	1	8.75%	1	\$ 155,000,000
Lockard & Wechsler, LLC	3	9.4%	2	\$ 180,000,000
Zeta Global	2	10.0%	3	\$ 25,000,000
Media Works, Ltd.	6	4.75%	4	\$ 30,000,000
Rain the Growth Agency	4	11.0%	5	\$ 25,000,000
Harmelin Media	7	6.50%	6	\$ 10,000,000
Kepler Group LLC	5	11.6%	7	\$ 25,000,000

Fund Source: Current, Unrestricted Funds

MBE Participation: 8% (Professional Services Only; See Requesting Institution Remarks)

Performance Security: None

Requesting Institution Remarks: The University of Maryland Global Campus seeks approval of a multiple award contract with seven advertising media buying firms. These services are intended to grow UMGC’s student base in local, regional, and national markets. The aggregate spend limit for all contracts shall not exceed \$450 million over a period of six (6) years. Within the total contract amount, each individual firm has a not-to-exceed amount.

The solicitation was advertised on eMaryland Marketplace Advantage (EMMA) website and was directly sent to numerous advertising media buying vendors. The solicitation was issued in two phases. The first was a portfolio submission phase in which eleven (11) vendors responded to the portfolio submission phase. The Evaluation Committee’s review of the 11 submissions resulted in seven (7) vendors progressing to the technical phase. These seven firms were invited to submit price proposals. After the initial pricing evaluation, vendors were asked to submit Best and Final Offers. As a result, all seven vendors were awarded contracts.



**4-S. UNIVERSITY OF MARYLAND GLOBAL CAMPUS (cont'd)
 Contracts for Advertising Media Buying Services**

Requesting Institution Remarks (cont'd):

The fees for services performed under these contracts average 9% of the total contract spend authority of \$450 million (\$40.5M). An estimated 91% of the approved contract spend shall be for the direct cost of advertising (pass through dollars). There is an 8% Minority Business Enterprise (MBE) goal for the service fees under these contracts, representing an estimated \$3.24M of the total service fees over the life of the 6-year term.

The assignment for services performed by the awarded vendors shall be at sole discretion of UMGC and shall be dependent on its needs. Each firm has been allocated a specific amount of the total contract spend based on their capabilities and experience. UMGC reserves the right to reallocate funds between vendors during the contract term, as needed and upon approval by the University System of Maryland Board of Regents and the Maryland Board of Public Works.

The vendors will place advertisements as directed by UMGC and UMGC shall be invoiced in arrears. UMGC reserves the right to assign services as it sees fit with no minimum guarantee of work to any specific vendor. UMGC may, at its sole option and with no more than 60 days' notice, terminate any or all contracts for convenience.

USM Board of Regents Approval: June 14, 2024

MD Tax Clearance:

<i>Contractor</i>	<i>MD Tax Clearance</i>	<i>Resident Business</i>
Trafficbuyer.com d/b/a Blacklight	24-2242-0000	No
Harmelin & Associates (dba Harmelin Media	24-2243-0000	No
Kepler Group, LLC	24-2244-0100	No
Lockard & Wechsler Direct, LLC	24-2245-0000	No
Media Works, Ltd.	24-2246-1110	Yes
Rain Agency, Inc.	24-2367-0101	No
Zeta Global, Corp.	24-2247-1110	No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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Wes Moore
Governor

Aruna Miller
Lt. Governor

Paul J. Wiedefeld
Secretary

**BOARD OF PUBLIC WORKS
ACTION AGENDA
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4	Maryland Port Administration (MPA)	7 - 10
5 - 8	Maryland Transit Administration (MTA)	11 - 21
9 - 12	State Highway Administration (SHA)	22 - 28
13	The Secretary's Office (TSO)	29 - 30

Contact: Renee Phillips-Farley 410-859-7071
rphillips-farley@mdot.maryland.gov

1-GM. MARYLAND AVIATION ADMINISTRATION
General/Miscellaneous: Standard Contract

Contract ID: Standard Lease of Land and Facilities in the Aircraft Deicing Storage Area at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport.

Contract Description: Standard contract for the non-exclusive right to lease land and facilities in the Aircraft Deicing Storage (ADS) Area to conduct activities associated with the storage of deicing agent at BWI Thurgood Marshall.

Recommendation:

- 1) To approve a new standard contract for the non-exclusive right to lease land and facilities in the ADS Area at BWI Thurgood Marshall.
- 2) To provide delegated authority for the Maryland Aviation Administration (MAA) to enter into such contracts without further Board of Public Works (BPW) approval. The MAA requests the authority to make non-material changes, adjustments and/or modifications to the standard contract from time to time in the normal course of business which do not materially impact the contract without requesting further BPW approval. In the event material changes are made to the terms and conditions of this contract, MAA will present the resulting contract to the BPW for its approval.

Contractor: Any airline or airline-support tenant conducting deicing related activities at BWI Thurgood Marshall.
(List of current Contractors is provided on the Attachment I).

Contract Term: Maximum term five years

Contract Amount: Contractor pays a per square foot per annum rate for airfield ramp space in accordance with BWI Thurgood Marshall Tenant Directive 401.1 rates and charges.

Requesting Agency Remarks: This is a standard contract for the lease of space in the ADS Area at BWI Thurgood Marshall. This contract was approved by the BPW on September 1, 2010, as MDOT Item 26-GM. This standard contract is revenue-generating through rental fees and has been revised to reflect current and updated contractual terms and conditions.

This type of revenue-producing contract at a transportation facility is outside the scope of the State Procurement Law (State Finance and Procurement Article §11-202(3); COMAR 21.01.03.03.B(1)(d). However, the contract and any modifications must be approved by the BPW because the contract constitutes a lease and use of State Property under State Finance and Procurement Article, §10-305.

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MDOT 2

1-GM. MARYLAND AVIATION ADMINISTRATION (cont'd)

Resident Business: N/A

MD Tax Clearance: N/A

ATTACHMENT I

List of Contractors currently leasing space in the Aircraft
Deicing Storage Areas at BWI Thurgood Marshall
(Effective as of September 1, 2024)

Aircraft Services International, Inc. d/b/a Menzies Aviation
Federal Express Corporation
Southwest Airlines Co.
United Airlines, Inc.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

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WITH DISCUSSION

WITHOUT DISCUSSION

Contact: Renee Phillips-Farley 410-859-7071
rphillips-farley@mdot.maryland.gov

2-GM. MARYLAND AVIATION ADMINISTRATION
General/Miscellaneous: Standard Contract

Contract ID: Standard Contract for Concierge Passenger Services at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport.

Contract Description: Standard contract for the non-exclusive right to provide pre-arranged concierge passenger services to travelers at BWI Thurgood Marshall.

Recommendation:

- 1) To approve a new standard Concierge Passenger Service (CPS) contract at BWI Thurgood Marshall.
- 2) To provide delegated authority for the Maryland Aviation Administration (MAA) to enter into such contracts providing such services without further Board of Public Works (BPW) approval. The MAA requests that non-material changes to the contract provisions, such as adjustments to insurance coverage requirements and other changes, adjustments and/or modifications made from time to time in the normal course of business which do not materially impact the contract, be made without requesting further BPW approval. In the event material changes are made to the terms and conditions of this contract, MAA will present the resulting contract to the BPW for its approval.

Contractor: Any respective CPS company that provides service to BWI Thurgood Marshall. (*List of current Contractors is provided on the Attachment I*).

Contract Term: Maximum term three years

Contract Amount: Contractor pays 10% of gross revenues from concierge passenger services.

Requesting Agency Remarks: This is a standard contract for CPS at BWI Thurgood Marshall. A similar contract was approved by the BPW on August 16, 2017, as MDOT Item 25-GM and on September 23, 2020, MDOT Item 2-GM for the three-year renewal. This standard contract is revenue-generating through concession fees. Concierge services include but are not necessarily limited to, meet and greet assistance for VIP travelers, baggage handling and assistance, expedited security clearance, transportation arrangements, and assistance with travel documentation and formalities.

2-GM. MARYLAND AVIATION ADMINISTRATION (cont'd)

This is a proposed standard contract. Any resulting revenue-producing contract at a transportation facility using the proposed standard contract is outside the scope of the State Procurement Law (State Finance and Procurement Article §11-202(3); COMAR 21.01.03.03.B(1)(d). However, the standard contract and any material modifications must be approved by the BPW because the contract constitutes a lease and use of State Property under State Finance and Procurement Article, §10-305.

Resident Business: N/A

MD Tax Clearance: N/A

ATTACHMENT I

**List of Contractors currently providing Concierge Passenger Services at
BWI Thurgood Marshall**

(Effective as of September 1, 2024)

Air General, Inc.
IW Group LLC/ d/b/a Perq Soleil
SkySquad, Inc.

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 5

Contact: Melissa Williams 410-537-5651
mwilliams9@mdta.state.md.us

3-RP. MARYLAND TRANSPORTATION AUTHORITY
Real Property – Disposition

Recommendation: That the Board of Public Works (BPW) approve the Maryland Transportation Authority (MDTA) disposing real property as it is excess to the agency's needs.

Authority: Real Property Article, Section 2-118
Annotated Code of Maryland

Property: MC# 22-7045
Louis Leo Rutkowski, Et Al (± 35.683 acres), located at
11211 Raphel Road in Upper Falls, Baltimore County.

Grantor: State of Maryland, MDTA

Grantee: Baltimore County, Maryland

Consideration: \$0.00

Appraised Value: \$535,000 – LouAnne Cline, (Selected)
\$460,000 – Stephen Muller, (Approved)
Gerald A. Krebs, Review Appraiser

Legislative Notice: Notice was sent to the Senate Budget and Taxation Committee and the House Appropriations Committee of the General Assembly on April 19, 2024. The 45-day review period expires on June 3, 2024.

State Clearinghouse: The Clearinghouse conducted an intergovernmental review of the project under **MD20240717-0592**. It is recommended to declare the +/- 35.683 acres located at 11211 Raphel Road in Upper Falls, Baltimore County surplus to the needs of the state upon consideration of the Maryland Department of the Environment's qualifying comments. Per a Memorandum of Understanding (MOU), MDTA will transfer the property to Baltimore County for Program Open Space (POS) purposes in exchange for a +/- 25.40-acre fee simple area.

DEPARTMENT OF TRANSPORTATION
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MDOT 6

3-RP. MARYLAND TRANSPORTATION AUTHORITY (cont'd)

Requesting Agency Remarks: MDTA proposes to convey the subject property (35.683 acres) to Baltimore County, Maryland for POS purposes in exchange for a fee simple area (25.40 acres) from Baltimore County, Maryland which has an appraised value of \$300,000. This land swap is part of a MOU dated November 21, 2022, that has been executed by MDTA and Baltimore County.

BOARD OF PUBLIC WORKS

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**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 7

*Contact: John Thornton 410-385-4850
jthornton@marylandports.com*

**4-S. MARYLAND PORT ADMINISTRATION
*Services Contract***

Contract ID: Innovative Reuse of Dredged Material; 220005I-S
EPICS No.: P220005I

Contract Description: Provide the Maryland Port Administration (MPA) with a study of the use of dredged material as lightweight aggregate and supplementary cementitious material.

Award: HarborRock Holdings, LLC dba HarborRock Reuse, LLC
Somers Point, NJ

Contract Term: One year from Notice to Proceed

Amount: \$291,640

Procurement Method: Competitive Sealed Proposals

Proposals:

<i>Offerors</i>	<i>Technical Acceptability; Proposed Use</i>	<i>Financial Price</i>	<i>Overall Acceptability*</i>
HarborRock Holdings, LLC Somers Point, NJ	Acceptable; lightweight aggregate and supplementary cementitious material	\$291,640	Acceptable
Northgate Environmental Management, Inc. Frederick, MD	Acceptable; supplementary cementitious material and cement clinker	\$299,701	Awarded 220005H-S; BPW 06/05/2024, Item 7-S
University of Maryland College Park, MD	Acceptable; vegetated earthen berms	\$298,783	Awarded 220005G-S; Intergovernmental/Inte ragency Agreement
CSI Environmental, Inc. Millersville, MD	Acceptable; vegetated upland and shoreline berms using geotextiles	\$298,470	Awarded 220005F-S; BPW 10/20/2021, Item 1-S
Harford Industrial Minerals, Inc. Joppa, MD	Acceptable; lightweight aggregate	\$270,400	Awarded 220005C-S; BPW 01/27/2021, Item 5-S

DEPARTMENT OF TRANSPORTATION
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4-S. MARYLAND PORT ADMINISTRATION (cont'd)

Proposals (cont'd):

<i>Offerors</i>	<i>Technical Acceptability; Proposed Use</i>	<i>Financial Price</i>	<i>Overall Acceptability*</i>
Susquehanna Concrete Products, Inc. Magnolia, MD	Acceptable; general use concrete	\$274,200	Awarded 220005B-S; BPW 01/27/2021, Item 4-S
Fastrak Express, Inc. Rising Sun, MD	Acceptable; vegetated earthen berms	\$203,119	Awarded 220005E-S; BPW 12/16/2020, Item 6-S
Northgate Environmental Management, Inc. Frederick, MD	Acceptable; concrete barriers and shoreline protection structures	\$299,305	Awarded 220005D-S; BPW 11/19/2020, Item 2-S
Belden-Eco Products, Inc. Canton, OH	Acceptable; bricks and pavers	\$298,061	Awarded 220005A-S; BPW 09/23/2020, Item 11-S

**Technical factors and price had equal weight in the evaluation of each proposal found reasonably susceptible of being selected for award.*

Living Wage Eligible: No

MBE/VSBE Participation: 22% / 0%

Performance Security: None

Hiring Agreement Eligible: No

Requesting Agency Remarks: This Request for Proposal (RFP), intended to result in the award of multiple contracts, was advertised on eMaryland Marketplace Advantage on November 26, 2019, which notified approximately 2,367 vendors. MPA also shared the solicitation with the Maryland Minority Contractors Association, the Md. Washington Minority Companies Association, and directly solicited 240 companies.

In an effort to significantly expand the State of Maryland’s dredged material reuse efforts and long-term containment facility capacity, MPA solicited sealed proposals for applied research and development projects to explore feasible means for reuse of material dredged from Baltimore Harbor channels. The RFP defines “reuse” as the recycling of dredged material for use in another product or application, including residential, recreational, commercial, and industrial uses.

4-S. **MARYLAND PORT ADMINISTRATION** *(cont'd)*

Requesting Agency Remarks (cont'd):

Contracts issued under this procurement will support MPA's research and development of dredged material applications to further the State's efforts to recover capacity in and extend the lifespan of the Cox Creek Dredged Material Containment Facility (DMCF). Successful results of this research and development effort could lead to MPA developing a separate, long-term contract for the reuse of significant volumes of dredged material. These efforts will give MPA an opportunity to understand better the potential for large-scale, long-term cost-effective capacity recovery in the DMCF. As a result of contracts resulting from this RFP, MPA will be evaluating lessons learned, adaptive management approaches, and scalability with an eye on future opportunities to recover capacity in DMCFs.

The RFP provided that there would be no fixed deadline for submission of proposals until MPA established a deadline by published amendment to the solicitation. Instead, proposals would be considered for award as they were submitted, even while other proposals were under consideration or had resulted in contract awards, until MPA closed the solicitation to the submission of new proposals. On October 11, 2023, MPA closed the solicitation by published amendment. The proposal that is the subject of this agenda item was submitted prior to the closure date, and this is the final proposal under consideration.

HarborRock Holdings, LLC submitted a proposal to demonstrate the feasibility of using dredged material from Baltimore Harbor as lightweight aggregate and supplementary cementitious material. The contractor will procure a small quantity of dewatered dredged material generated from Cox Creek DMCF, send the samples to production facilities to produce lightweight aggregate and supplementary cementitious material, and test the strength, chemical properties, and environmental suitability of the products, and report the results to MPA. If the project is successful, the result could be a separate, long-term contract with MPA under which dewatered dredged material from Cox Creek DMCF could be used to make lightweight concrete block, other concrete products, and cement that binds the ingredients of concrete together, expanding the commercial value of dredged sediments, and cost-effectively recovering valuable capacity in the DMCF. This award was approved by the Maryland Port Commission on September 5, 2024.

MPA received 16 proposals. The Board of Public Works previously approved seven awards, and MPA awarded an eighth contract to the University of Maryland College Park Engineering Department as an intergovernmental or interagency agreement. Of the remaining seven proposals, four were deemed not reasonably susceptible of being selected for award: two because the proposed reuses would not significantly preserve or recover capacity in DMCFs, one because it offered services not requested by the solicitation, and one because the proposal was so lacking in important information as to warrant no consideration. Three proposals were abandoned by the offerors when discussions could not resolve questions and concerns of MPA.

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October 2, 2024



MDOT 10

4-S. MARYLAND PORT ADMINISTRATION (cont'd)

Fund Source: 100% Special (Transportation Trust Fund)
Approp. Code: J03D0002
Resident Business: No
MD Tax Clearance: 24-3420-0000

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 11

*Contact: William Parham 410-454-7889
wparham@mta.maryland.gov*

**5-AE. MARYLAND TRANSIT ADMINISTRATION
*Architecture/Engineering Contract***

Contract ID: On-Call Construction Management Inspection Services for Statewide Construction Projects; *AE-20-001-SBE-D*
EPICS No.: AE2001SBED

Contract Description: Small Business Enterprise designated work order-based contract to provide construction management & inspection services for statewide construction projects for the Maryland Transit Administration (MTA).

Award: Brudis & Associates, Inc. / NMP Engineering Consultants, Inc.
Columbia, MD
(Certified Disadvantaged and Small Business Enterprise)

Contract Term: 10/03/2024 – 10/02/2029 (five years)

Amount: \$2,500,000 NTE

Procurement Method: Qualification Based Selection (*SBE-designated*)

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>NTE Price</i>
Brudis & Associates, Inc. / NMP Engineering Consultant, Inc. (JV) Columbia, MD	887 (1)	\$2,500,000 NTE
C.C. Johnson & Malhorta, P.C. Baltimore, MD	800 (2)	
Phoenix Engineering, Inc. Parkton, MD	800 (3)	

Living Wage Eligible: No

DBE/VSBE Participation 0% / 0%

Hiring Agreement Eligible: No

Incumbent: None

5-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Requesting Agency Remarks: This solicitation was published on eMaryland Marketplace Advantaged (eMMA) on July 20, 2020. A total of 382 firms were notified via eMMA, of which 78 were certified DBEs, and 50 firms were directly solicited. A total of three engineering consultant firms submitted technical proposals in response to the solicitation. The top highest-scoring firm was selected for an award after each technical proposal was evaluated, scored, and ranked and after the price proposal was reviewed.

These contracts provide for construction management inspection services for statewide construction projects on a work order basis. The joint venture awardee is required to provide engineering and technical services, construction inspection, survey, design support personnel for a variety of projects related to MTA's Transit Facilities (Bus, Metro, MARC Heavy Rail, Commuter Bus, Freight Rail and Light Rail) and capital improvement on a work order basis.

Existing and anticipated projects requiring construction management inspection services includes:

- Provide competent Engineering and Inspection Staff Personnel for Management of Capital Construction Projects
- Assign Senior Inspector responsible for Consultant Personnel
- Submit a roster of Qualifications for personnel assigned to the project
- Conduct inspections, as assigned
- Complete Inspector's Daily Reports
- Complete Records and Forms
- Participate in Field Reviews
- Assist in Field Reviews
- Assist in preparation of as-built plans
- Review and preparing construction contract Change Requests and Change Notices
- Assist with the Review of Claims
- Available for any corrections, additions or revision of Final Sketch Book Review
- Provide the service of a Survey Party
- Provide personnel for Ancillary Construction Management.

The MTA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing a DBE participation goal, as well as a Small Business Enterprise designation. Brudis & Associates, Inc. / NMP Engineering Consultants, Inc. are certified SBE and DBE. Although no DBE or VSBE goal was established for this contract, the Consultants are DBE Certified firms.

This contract includes a provision authorizing an extension for a total period no longer than one-third of the base term to spend funds remaining on the contracts as provided in Board Advisory 1995-1.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 13

5-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Fund Source: 80% Federal; 20% Special (Transportation Trust Fund)

Approp. Code: J05H0105

Resident Business: Yes

MD Tax Clearances: 24-1902-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 14

*Contact: William Parham 410-454-7889
wparham@mta.maryland.gov*

**6-AE. MARYLAND TRANSIT ADMINISTRATION
*Architecture/Engineering Contract***

Contract ID: On-Call Program Management and Engineering Consultant Services (PMEC);
AE-21-006-SBE-F
EPICS No.: AE21006SBEF

Contract Description: This is one of two small business contracts to provide program management and engineering consultant services for the Maryland Transit Administration (MTA).

Award: Mercado Consultants, Inc.; Ashton, MD
(Certified Disadvantaged and Small Business Enterprise)

Contract Term: 10/03/2024 – 10/02/2029 (five years)

Amount: \$2,500,000 NTE

Procurement Method: Qualification Based Selection *(SBE-designated)*

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>NTE Price</i>
Mercado Consultants, Inc. Ashton, MD	797 (1)	\$2,500,000 NTE Contract F
Transtech Engineering Consultants, Inc. / Omni Strategy, LLC (JV) Baltimore, MD	785 (2)	Contract G
iCivil / Phoenix, a Joint Venture Hunt Valley, MD	680 (3)	
Rossi Transportation / Brudis & Associates, Inc. Baltimore, MD	643 (4)	

DBE/VSBE Participation: 0% / 0%

Incumbent: None

6-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Requesting Agency Remarks: This solicitation was published on eMaryland Marketplace Advantaged (eMMA) on June 16, 2022. A total of 350 firms were notified via eMMA, of which 60 were certified DBEs. A total of five engineering consultant firms submitted technical proposals in response to the solicitation. The two highest-scoring firms were selected for an award after each technical proposal was evaluated, scored, and ranked and after each price proposal was reviewed.

These contracts provide for program management and engineering consultant services on a work order basis. The awardees are required to provide oversight and technical assistance to identify and prevent issues, capture opportunities and mitigate risks for administering design delivery and construction related support services for major capital projects involving systemwide enhancements, expansions and State of Good Repair projects for MTA's Metro Light Rail Transit, Freight system and MARC.

Existing and anticipated projects requiring Program Management and Engineering Consultant Services (PMEC) include:

- Light Rail Flexi Flow,
- Light Rail Traction Power Substation Replacement,
- Grade Crossing Warning Device Upgrade,
- LED Light Upgrades,
- Spring Tension Catenary System,
- Metro Section B Interlocking Reconstruction,
- Metro – Tunnel Preservation – Holding,
- Metro Tunnel Preservation Fund, and
- Metro Rehabilitation of Northwest Yard Track

The MTA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing a DBE participation goal, as well as a Small Business Enterprise designation. Mercado Consultants, Inc., Transtech Engineering Consultants and Omni Strategy, LLC are certified SBE and Disadvantaged Business Enterprises. Although no DBE nor VSBE goal was established for this contract, the vendors are DBE certified.

These contracts include a provision authorizing an extension for a total period no longer than one-third of the base term to spend funds remaining on the contracts as provided in Board Advisory 1995-1.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 16

6-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Fund Source: 80% Federal; 20% Special (Transportation Trust Fund)

Approp. Code: J05H0105

Resident Business: Yes

MD Tax Clearances: 24-3143-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 17

*Contact: William Parham 410-454-7889
wparham@mta.maryland.gov*

**7-AE. MARYLAND TRANSIT ADMINISTRATION
*Architecture/Engineering Contract***

Contract ID: On-Call Corridor General Engineering Consultant (GEC) Services; *AE-23-005-A*
EPICS No.: AE23005A

Contract Description: One of two contracts to provide corridor general engineering consultant services for the Maryland Transit Administration (MTA) in support of major projects including the Baltimore Red Line.

Award: Transit Delivery Partners; Baltimore, MD

Contract Term: 10/03/2024 – 10/02/2032 (eight years)

Amount: \$100,000,000 NTE

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>NTE Price</i>
Transit Delivery Partners Baltimore, MD	931 (1)	\$100,000,000 NTE Contract A
Transit Opportunities Partnership Baltimore, MD	798 (2)	Contract B
JMT-AECOM Corridor GEC JV Hunt Valley, MD	724 (3)	

Living Wage Eligible: No

DBE/VSBE Participation 25% / 0%

Hiring Agreement Eligible: No

Incumbent: None

7-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Requesting Agency Remarks: This solicitation was published on eMaryland Marketplace Advantaged (eMMA) on July 21, 2023. A total of 806 firms were notified via eMMA, of which 200 were certified DBEs. A total of four engineering consultant firms submitted technical proposals in response to the solicitation. The two highest-scoring firms were selected for an award after each technical proposal was evaluated, scored, and ranked and after each price proposal was reviewed.

These contracts provide for corridor general engineering consultant services on a work order basis. The awardees are required to provide planning, engineering and technical services including project management consulting services as necessary for major capital projects, quality assurance, systemwide enhancement and implementation of major transit expansions such as the North-South, and East-West (Red Line Corridor) projects. These contracts will also include other MTA projects, engineering and/or administrative support services on a work order basis.

These contracts are critical to MTA's efforts to expand service offerings in Baltimore City and throughout the entire state. Expanding transit offerings will assist in achieving the state's climate goals, increase economic opportunity, and decrease roadway congestion. Existing and anticipated projects requiring Corridor Program Management Consultant Services include:

- Baltimore Red Line Project Design
- MARC-Penn Camden Connector
- Southern Maryland Rapid Transit Project Design
- Baltimore's North / South Corridor Project Design

The MTA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing a DBE participation goal, as well as a Small Business Enterprise designation. The DBE goal established for these contracts is 25% and Transit Delivery Partners has committed to achieving this goal. No VSBE goal has been established for these contracts due to the limited Subcontracting opportunities.

These contracts include a provision authorizing an extension for a total period no longer than one-third of the base term to spend funds remaining on the contracts as provided in Board Advisory 1995-1.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 19

7-AE. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Fund Source: 80% Federal; 20% Special (Transportation Trust Fund)

Approp. Code: J05H0105

Resident Businesses: Yes

MD Tax Clearances: 24-3141-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 20

Contact: William Parham 410-454-7889
wparham@mta.maryland.gov

8-M. MARYLAND TRANSIT ADMINISTRATION
Maintenance Contract

Contract ID: Repair and Maintenance of Hybrid Drive & Conventional Transmission; OPS-23-020-MT

EPICS No.: OPS23020MT

Contract Description: This contract provides the Maryland Transit Administration (MTA) with supplemental support which includes technicians to supply on-site repairs and maintenance services.

Award: Johnson & Towers LLC; Portsmouth, Virginia

Contract Term: 10/03/2024 – 10/02/2027 (with two 1-year renewal options)

Amount: \$10,434,225.92

Procurement Method: Sole Source

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Performance Security: \$1,000,000.00 Performance Bond

Hiring Agreement Eligible: No

Incumbent: Same

Requesting Agency Remarks: The MTA Bus Operations Department requested a sole source for the repair and maintenance of revenue buses hybrid and conventional battery powered transmissions. The MTA owns and operates approximately 750 transit buses. This contract provides for the performance of non-warranty diesel mechanical work for emergency and non-emergency work as needed.

The Contractor will primarily work on and repair Allison EP 40/50, B300 and B400 Gen 4&5 systems (including Fuel Sense Plus setup) with Cummins ISL diesel engines; however, other types and manufacturers of diesel engines shall also be included as new models become available such as a zero emissions system that can be placed in EV only mode. The Contractor will also be required to perform additional mechanical work such as the repair and/or replacement of hybrid systems, HVAC systems, and electrical components due to the physical interconnectivity between these systems, transmissions, and engines. It is not unusual for multiple vehicle parts and/or systems to be involved when performing maintenance and repairs. The work to be performed shall be on an “as needed basis,” with no minimum guaranteed amount of work to be performed.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 21

8-M. MARYLAND TRANSIT ADMINISTRATION (cont'd)

Requesting Agency Remarks (cont'd):

All work performed, parts, and material used must meet or exceed Original Equipment Manufacturer (OEM) specifications. The Contractor shall be responsible for properly and accurately troubleshooting and diagnosing equipment failures.

In accordance with COMAR 21.05.05.02A(1), a sole source procurement may be conducted under the following circumstance; when only one source exists, which meets the requirements. The OEM Allison Transmission, Inc., has appointed and authorized Johnson and Towers, Inc. under an Allison Transmission Distributor Agreement as the sole licensee capable of troubleshooting and repairing current, new, remanufactured, and old product lines, with them following the global training standards issued in Maryland.

MTA has determined that the price offered is fair and reasonable for the services to be provided, based on historical pricing.

Fund Source: 100% Special (Transportation Trust Fund)

Approp. Code: J05H0102

Resident Business: No

MD Tax Clearance: 24-3246-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 22

*Contact: Jada Wright 410-545-0330
jwright18@mdot.maryland.gov*

**9-AE. STATE HIGHWAY ADMINISTRATION
*Architecture/Engineering Contract***

Contract ID: Asset Management Program Support & Engineering Services, Statewide; *BCS 2023-03 E*
EPICS No. SBCS2303E

Contract Description: One of five indefinite delivery – indefinite quantity, work-order based contracts to provide Asset Management Program Support & Engineering Services, Statewide for the State Highway Administration (SHA).

Award: McCormick Taylor, Inc. / Greenman-Pedersen, Inc. (JV) (Contract E)
Columbia, MD

Contract Term: 10/17/2024 – 10/16/2029 (five years)

Amount: \$5,000,000 NTE

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Whitney, Bailey, Cox & Magnani, LLC / WSP USA Inc. (JV) Baltimore, MD	93.65 (1)	Contract A
Mott MacDonald, LLC / Pennoni Associates Inc. (JV) Iselin, NJ	93.40 (2)	Contract B
Rummel, Klepper & Kahl, LLP / High Street Consulting Group, LLC (JV) Baltimore, MD	93.26 (3)	BPW 09/11/2024 MDOT 10-AE Contract C
Gannett Fleming, Inc Owings Mills, MD	92.43 (4)	Contract D
McCormick Taylor, Inc. / Greenman-Pedersen, Inc. (JV) Columbia, MD	88.94 (5)	\$5,000,000 NTE Contract E

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024**



MDOT 23

9-AE. STATE HIGHWAY ADMINISTRATION (cont'd)

Proposals (cont'd):

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Wallace Montgomery & Associates, LLP Hunt Valley, MD	88.47 (6)	
KCI Technologies, Inc Sparks, MD	88.29 (7)	
Jacobs Engineering Group, Inc. Baltimore, MD	87.95 (8)	
AECOM Technical Services, Inc. Hunt Valley, MD	87.82 (9)	
Stantec Consulting Services Inc. / Mead & Hunt, Inc. (JV) Baltimore, MD	86.99 (10)	
HDR Engineering, Inc. Fulton, MD	86.76 (11)	
Applied Research Associates, Inc. Elkridge, MD	86.24 (12)	
Johnson, Mirmiran & Thompson, Inc. Hunt Valley, MD	85.80 (13)	
Dewberry Engineers, Inc. / HNTB Corporation (JV) Baltimore, MD	84.76 (14)	
STV Incorporated Owings Mills, MD	82.81 (15)	
Altus Group, U.S. Inc. Hunt Valley, MD	62.77 (16)	

DBE / VSBE Participation: 25% / 0%

Incumbent: None

Requesting Agency Remarks: On May 2, 2023, the solicitation was advertised in The Daily Record, SHA's web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for five contracts for \$5 million each not to exceed \$25 million for Asset Management Program Support & Engineering Services, Statewide services for SHA.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 24

9-AE. STATE HIGHWAY ADMINISTRATION (cont'd)

Requesting Agency Remarks (cont'd):

A total of 868 firms were notified via eMMA and all 868 firms were directly solicited. SHA received 18 technical proposals, however two were deemed non-responsive. SHA used qualifications-based selection and found five consultants eligible for contract award. This is a new contract series, therefore there is no incumbent. No protests were filed.

The services required involve providing supplemental staff to support Asset Management Office in all tasks related to infrastructure asset management, including professional services in the areas of asset inventory, condition, costing, performance benefit, performance modeling, budgeting, analysis tools, project site selection, design and contract development, project management, construction, maintenance, and overall performance-based planning and programming.

A 25% DBE participation goal was established for each contract within this award series. No VSBE goal was established for this contract.

Fund Source: 80% Federal; 20% Special (Transportation Trust Fund)

Approp. Code: J02B0101 and J02B0102

Resident Business: Yes

MD Tax Clearance: 24-3584-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 25

*Contact: Jada Wright 410-545-0330
jwright18@mdot.maryland.gov*

10-M. STATE HIGHWAY ADMINISTRATION
Maintenance Contract

Contract ID: Miscellaneous Roadway Structure Repairs at Various Locations in Baltimore and Harford Counties - District 4; AZ2857414
EPICS No.: AZ2857414

Contract Description: Miscellaneous roadway structure repairs at various locations in Baltimore and Harford Counties (District 4).

Award: PDI-Sheetz Construction Corporation; Linthicum, MD
(Certified Minority Business Enterprise)

Contract Term: 10/17/2024* – 12/31/2027 (*or earlier upon BPW approval)
(three years, two months, 14 days)

Amount: \$2,340,664.36

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
PDI-Sheetz Construction Corporation; Linthicum, MD	\$2,340,664.36
Concrete General, Inc.; Gaithersburg, MD	\$3,049,006.00

Living Wage Eligible: Yes

MBE/VSBE Participation: 3% / 0%

Performance Security: Annual Renewable Performance & Payment Bonds for 100% of the award amount exists for this contract

Incumbent: Same

Requesting Agency Remarks: This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on June 18, 2024, notifying 618 potential contractors, 102 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a one-year waiver for these services. Three bids were received and opened on July 18, 2024. There were no protests filed for this contract.

The second bidder was deemed non-responsive at the time of bid for failure to bid the minimum amount required for the arrow panel item.

10-M. STATE HIGHWAY ADMINISTRATION (cont'd)

Requesting Agency Remarks (cont'd):

The State Highway Administration (SHA) has confirmed PDI-Sheetz Construction Corporation's bid price, and the work conducted on this contract is performed 100% by a Certified Minority Business Enterprise.

SHA and their contractors work together to choose a material from our Qualified Products List that is green yet sustainable so as not to pollute or make environmental impacts on our environment.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal as well as a Small Business Reserve designation. A 3% MBE goal has been set for this project based on the minimal number of MBE firms available to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

Fund Source: 100% Special (Transportation Trust Fund)

Approp. Code: J02B0102

Resident Business: Yes

MD Tax Clearance: 24-3114-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 27

Contact: Olu Okunola 410-545-8754
ookunola@mdot.maryland.gov

11-RP. STATE HIGHWAY ADMINISTRATION
Real Property – Disposition

Recommendation: That the Board of Public Works approve the State Highway Administration (SHA) disposing real property as it is excess to the agency’s needs.

Authority: Transportation Article, § 8-309(f)(1)(i)
Annotated Code of Maryland

Property: MC# 23-2855
Bartosch & Sheffield, (± 0.094 acres), located at the corner of the intersection between MD Route 135 and MD Route 543 in Bel Air, Harford County

Grantor: State of Maryland, SHA

Grantee: Harford County, Maryland

Consideration: \$1.00

Appraised Value: \$8,077 – Harry Begg, (Selected)
Casey Fitzpatrick, Review Appraiser

Requesting Agency Remarks: In 2022, SHA acquired the subject properties for the MD 543 at MD 136 right-of-way project. SHA proposes to convey the subject properties (0.094 acres) to Harford County in exchange for an equal fee simple area of 0.094 acres. SHA seeks to convey the subject properties at no cost since the parcels being acquired by SHA has a greater monetary value (\$15,500) than the parcels SHA is disposing of to the County (\$8,077). This land swap between both parties is part of the Cedar Lane Park Agreement dated February 17, 2023. Harford County recorded its portion of the land swap on March 13, 2024, so this transaction will fulfill SHA’s part of the agreement.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



MDOT 28

Contact: Olu Okunola 410-545-8754
ookunola@mdot.maryland.gov

12-RP. STATE HIGHWAY ADMINISTRATION
Real Property – Easement

Recommendation: That the Board of Public Works approve the State Highway Administration (SHA) granting a perpetual easement for ingress and egress.

Authority: State Finance and Procurement Article, § 10-305
Annotated Code of Maryland

Property: MC# 24-2914
Binder Lane, Et Al – Parcel 2 & 3, (1.141 acres ±), located at the southeast corner of U.S. Route 1 and MD Route 100, north of Dorsey Road, known as the roadbed (Binder Lane) in Elkridge, Howard County

Grantor: State of Maryland, SHA

Grantee: O'Donnell Properties, LLC, a Maryland limited liability company and G&G Properties, LLC, a Maryland limited liability company

Consideration: \$0.00

Appraised Value: N/A

Requesting Agency Remarks: In the 1940s, Dorsey Road was brought into the state road system as MD Route 176 and was later renamed MD Route 103. The highway was relocated, and the old roadbed was dead-ended prior to its intersection with U.S. Route 1. The roadbed continues to provide access to the two adjoining owners, O'Donnell Properties, LLC, and G&G Properties, LLC. SHA proposes to grant a perpetual easement along the subject property for ingress and egress to the adjoining owners. This will enable SHA to convey Parcel 2 of Binder Lane to O'Donnell Properties, LLC. There will be no monetary cost as SHA is granting the easement as a courtesy to avoid potential conflict over access between the two parties.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Contact: Octavia Robinson 410-865-1035
orobinson1@mdot.maryland.gov

13-GM. THE SECRETARY’S OFFICE
General/Miscellaneous: Special Transportation Project Revenue Bonds

Recommendation: That the Board of Public Works (BPW) approve a request by the Maryland Department of Transportation (MDOT), made by the Secretary of Transportation, for the adoption of a resolution authorizing the issuance and sale by MDOT of Special Transportation Project (STP) Revenue Bonds (Baltimore/Washington International Thurgood Marshall Airport), Series 2024A (the “Series 2024A Revenue Bonds”) through a private negotiated basis to occur on or before January 31, 2025, as determined by the Secretary, considering then current market conditions.

Title: Special Transportation Project Revenue Bonds for Baltimore/Washington International Thurgood Marshall Airport Series 2024A.

Amount: Series 2024A Revenue Bonds in an amount not to exceed \$275,000,000

Anticipated Sale Date: November 14, 2024

Maturities: Not to exceed 30 years

Method of Sale: Private Negotiated Sale

Use of Proceeds: The proceeds will continue to fund the construction of the Concourse A/B Connector and Baggage Handling System Replacement Project at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport. The Project will expand the Departures Level between Concourses A and B to add five gates to Concourse A and create a direct connection between existing Concourses A and B; replace five passenger boarding bridges; construct a new in-line Checked Baggage Inspection System and Check Baggage Screening and Inspection Systems capable of accommodating approximately eight Explosive Detection System machines and a new outbound baggage make-up facility and airline operations area; new restrooms; upgrades to the central utility plant providing updates to mechanical, electrical, plumbing, information technology, security and fire protection systems to meet demand; relocate existing utilities under the building footprint within the existing apron; and the expansion and reconstruction of the aircraft parking apron at the five gates, including miscellaneous renovations, acquisitions, equipment and other improvements. The Project is included in MDOT’s FY 2024 to 2029 Consolidated Transportation Program, which was submitted to the Maryland General Assembly (MGA) for review during the 2024 legislative session.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
October 2, 2024



13-GM. THE SECRETARY’S OFFICE (cont’d)

Requesting Agency Remarks: In 2014, the MGA authorized MDOT to issue project revenue bonds under Subtitle 6 of Title 3 of the Transportation Article of the Annotated Code of Maryland.

MDOT previously issued its STP Refunding Revenue Bonds (BWI Thurgood Marshall Airport), Series 2021A (Federally Taxable) (the “Series 2021A Revenue Bonds”) and its STP Revenue Bonds (BWI Thurgood Marshall Airport) Series 2021B (the “Series 2021B Revenue Bonds”). After the Series 2024A Bonds are issued their payment will be secured on parity with the Series 2021A Revenue Bonds and the Series 2021B Revenue Bonds (collectively, the “STP Revenue Bonds”). Payments on the STP Revenue Bonds will be backed by operating revenues of MDOT Maryland Aviation Administration (MAA), excluding revenues from certain fees from the consolidated rental car facility and passenger facility charges. The STP Revenue Bonds are not general obligations of MDOT, the State of Maryland, or any political subdivision of the State and do not constitute a debt or pledge of the full faith and credit of the State.

STP Revenue Bonds are included in the MGA’s definition of MDOT’s nontraditional debt. The MGA establishes an annual limit on nontraditional debt outstanding. As approved by the MGA General Assembly during the 2024 legislative session, the total aggregate outstanding and unpaid principal balance of nontraditional debt that may be outstanding as of June 30, 2025, is \$887,865,000.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**

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**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

1-CGL. CAPITAL GRANTS AND LOANS

Recommendation: That the Board of Public Works enter into a grant agreement for the following grant:

Board of Directors of Bnos Yisroel of Baltimore, Inc.

Bnos Yisroel of Baltimore (Baltimore City)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of a gymnasium at the Bnos Yisroel of Baltimore School.”

*Maryland Consolidated Capital Bond Loan of 2018 (MISC– Chapter 9, Acts of 2018)
DGS Item 18-209, (SL-160-180-038) \$ 250,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 2,075,175
	18-209 (This Action)	\$ 250,000 (Non-match)
	Local Cost	\$ 1,825,175

(Prior Actions: None)

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. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include the building of a gymnasium to enable female students to have an indoor space.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



REVISED

*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

3-CGL. CAPITAL GRANTS AND LOANS

Recommendation: That the Board of Public Works enter into grant agreements for the following grants:

Bittinger Volunteer Fire Department, Inc.

Bittinger Volunteer Fire Department – Building Acquisition, Bittinger Fire Station
(Garrett County)

*“For the acquisition, planning, design, construction, repair, renovation,
reconstruction, site improvement, and capital equipping of the Bittinger Volunteer
Fire Department.”*

*Maryland Consolidated Capital Bond Loan of 2022 (MISC-Chapter 344, Acts of 2022)
DGS Item 22-182, (SL-273-220-038) \$ 750,000*

*Maryland Consolidated Capital Bond Loan of 2022 (LSI -Chapter 344, Acts of 2022)
DGS Item 22-602, (SL-273-220-038) \$ 250,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 1,000,000
	22-182 (This Action)	\$ 750,000 (Non-match)
	22-602 (This Action)	\$ 250,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. These grants were previously approved (5-CGL 2/28/2024) under the grantee name Board of Commissioners of Garrett County. A subsequent administrative fix letter was provided by DBM and concurred by DLS, dated 7/11/2024 to correct the grantee name as Bittinger Volunteer Fire Department, Inc.
2. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
3. 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.



**DEPARTMENT OF GENERAL SERVICES
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REVISED

3-CGL. CAPITAL GRANTS AND LOANS (cont'd)

- 4. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
- 5. This project may include acquisition costs.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

4-CGL. CAPITAL GRANTS AND LOANS

Recommendation: That the Board of Public Works enter into a grant agreement for the following grant:

The Board of Directors of Sinai Hospital of Baltimore, Inc.

Sinai Hospital of Baltimore (Baltimore City)

“For the planning, design, construction, repair, renovation, and capital equipping of a community primary and specialty care complex.”

Maryland Consolidated Capital Bond Loan of 2019 (MISC– Chapter 14, Acts of 2019)

DGS Item 169 (SL-229-210-038)

\$ 1,000,000

Matching Fund: No match is required.

Background:	Total Project	\$ 102,000,000
	19-169 (This Action)	\$ 1,000,000 (Non-match)
	21-159 (Prior Action)	\$ 1,000,000
	Local Cost	\$ 100,000,000

(Prior Actions: 1/3/24 Agenda, 1-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. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include renovation of the Community Primary and Specialty Care Complex.

This Item was withdrawn as Item 9-CGL from the 09/11/2024 DGS Agenda.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Courtney League 410-767-5516
courtney.league@maryland.gov*

5-AE. ARCHITECTURE AND ENGINEERING
Department of General Services

Contract ID: Professional Services Agreement to Provide Roofing & Engineering Services for Multiple Construction Projects; *DGS-24-006-IQC*

ADPICS No.: 001B5600122, 001B5600123, 001B5600124, 001B5600126,
001B5600127, 001B5600128

CTR019110, CTR019111, CTR019112, CTR019113, CTR019114, CTR019115

Contract Description: Work-order based contracts to provide Roofing & Engineering Services for Multiple Construction Projects, Statewide.

Awards: Bushey Feight Morin Architects Inc.; Hagerstown, MD
(Certified Small Business)

K. Dixon Architecture, PLLC; Largo, MD
(MBE) (Certified Small Business)

Mimar Architects & Engineers, Inc.; Columbia, MD
(MBE) (VSBE)(Certified Small Business)

Frederick Ward Associates, Inc.; Bel Air, MD
(Certified Small Business)

IB Holdings Inc.; DBA Colimore Architects; Baltimore, MD
(MBE) (Certified Small Business)

Chyke Maurice & Associates, Inc.; Salisbury, MD
(MBE) (Certified Small Business)

Contract Term: 10/15/2024 - 10/14/2028

Amount: \$ 2,000,000 NTE per firm
\$12,000,000 NTE Total

Procurement Method: Qualification Based Selection (*SBR - Designated*)



**DEPARTMENT OF GENERAL SERVICES
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5-AE. ARCHITECTURE AND ENGINEERING (cont'd)

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>
Bushey Feight Morin Architects Inc.; Hagerstown, MD	1
K. Dixon Architecture, PLLC; Largo, MD	2
Mimar Architects & Engineers, Inc.; Columbia, MD	3
Frederick Ward Associates, Inc.; Bel Air, MD	4
IB Holdings Inc., DBA Colimore Architects; Baltimore, MD	5
Chyke Maurice & Associates, Inc.; Salisbury, MD	6

MBE/VSBE Participation: 0% / 0%

Incumbents:

Gale Associates, Inc.; Towson, MD
 Prime AE Group, Inc. formerly Penza Bailey Architects, Inc.;
 Baltimore, MD
 Transystems Corporation formerly Whitney Bailey Cox &
 Magnani, LLC.; Baltimore, MD
 Frederick Ward Associates, Inc.; Bel Air, MD
 RRMM Architects, Inc. formerly Gant Brunnett Architects, Inc.;
 Baltimore, MD
 Gannett Fleming Architects, Inc.; Baltimore, MD

Requesting Agency Remarks: A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) on December 5, 2023, and ten firms were directly solicited. Eight Proposals were received on January 16, 2024, and six were deemed reasonably susceptible of being selected for award. One firm was not a registered architect or engineer in the State of Maryland, and the other firm was not a certified small business, and not eligible for this SBR designated procurement. DGS commenced fee negotiations. The price proposal submitted by each firm reflected billing rates for each discipline required. The hours for each work order awarded under the agreement will be negotiated, and the work orders will be executed individually.

DGS will rotate work assignments among the awarded contractors using work orders in accordance with COMAR 21.12.02.06. No work is guaranteed to any awarded contractor as the contracts are Indefinite Quantity Contracts (IQC). MBE participation will be determined at the work-order level. Four of the six awardees are certified MBE firms.



**DEPARTMENT OF GENERAL SERVICES
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5-AE. ARCHITECTURE AND ENGINEERING (cont'd)

Agency Remarks (cont'd):

The services performed shall be consistent with prudent professional Roofing & Engineering practices and in accordance with the latest State of Maryland Codes, Regulations, and Department of General Services' design standards.

Fund Source: Determined by Work Order

Approp. Code: Determined by Work Order

Resident Business: Yes

MD Tax Clearance: 24-3356-0110 - Bushey Feight Morin Architects Inc.
 24-3359-0110 - K. Dixon Architecture, PLLC
 24-3360-0110 - Mimar Architects & Engineers, Inc.
 24-3358-0110 - Frederick Ward Associates, Inc.
 24-3707-1101 - IB Holdings Inc., DBA Colimore Architects
 24-3421-0001 - Chyke Maurice & Associates, Inc.

BOARD OF PUBLIC WORKS	THIS ITEM WAS:
<p>APPROVED DISAPPROVED</p> <p style="padding-left: 40px;">WITH DISCUSSION</p>	<p>DEFERRED <u>WITHDRAWN</u></p> <p style="padding-left: 40px;"><u>WITHOUT DISCUSSION</u></p>



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Courtney League 410-767-5516
courtney.league@maryland.gov*

**6-C. CONSTRUCTION CONTRACT
*Department of General Services***

Contract ID: Repair Outflow Pool and Culvert at the Myrtle Grove Wildlife Management Area;
G-009-202-010

ADPICS No.: CTR019199

Contract Description: Repair outflow pool and culvert at the Myrtle Grove Wildlife Management Area in Charles County. The outflow pool is a wetlands impoundment which promotes a wildlife habitat.

Award: Stratified Inc.; Washington, DC (Certified Small Business)

Contract Term: 120 Calendar Days

Amount: \$554,725

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Stratified Inc.; Washington, DC	\$554,725.00
Veterans Kitchen Maintenance Inc.; Forestville, MD	\$575,350.00
Stormwater Management Solutions LLC; Leonardtown, MD	\$599,710.00
Rainbow Construction Corp; Waldorf, MD	\$811,605.00
L&S Dirt Work LLC; Waldorf, MD	\$881,216.00
Warwick Supply & Equipment Co Inc.; Hunt Valley, MD	\$962,510.00
Sagres Construction Corporation; Alexandria, VA	\$982,587.99

MBE/VSBE Participation: 10% / 0%

Performance Security: Performance and payment bonds for 100% of contract amount.

Incumbent: N/A

Requesting Agency Remarks: A notice of availability of an Invitation for Bids (IFB) was posted on eMaryland Marketplace Advantage.com on March 19, 2024. Seven bids were received and opened on May 3, 2024. Stratified Inc. has been found responsible and its bid responsive. The bid pricing has been confirmed.



DEPARTMENT OF GENERAL SERVICES
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6-C. CONSTRUCTION CONTRACT (cont'd)

Fund Source: 100% Special Funds (Program Open Space)

Approp. Code: DNR 2024 24D71

Resident Business: No

MD Tax Clearance: 24-2500-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Christa Speicher 410-764-3492
christa.speicher@maryland.gov*

**7-S. SERVICES CONTRACT
*Health Services Cost Review Commission***

Contract ID: Value Based Program Design; *HSCRC-23-0296*
ADPICS No.: M00B5600325

Contract Description: Assist in researching, designing, and refining methodologies to define and measure care transformation programs with a focus on episode-based models, which include literature reviews, program design, episode development, and technical expert panels.

Award: ABT Global LLC; Rockville, MD

Contract Term: 11/01/2024 - 10/31/2027

Amount: \$2,053,144

Procurement Method: Competitive Sealed Proposals

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
ABT Global LLC, Rockville, MD	1	\$2,053,144.00 (2)	1
Mathematica, Inc., Washington, DC	3	\$1,685,024.49 (1)	2
ATI Advisory, Washington, DC	2	\$2,599,904.00 (3)	3

**Technical rankings were weighted greater than financial rankings*

MBE/VSBE Participation: 10% / 3%

Performance Security: No

Hiring Agreement Eligible: Yes

Incumbent: Same



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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7-S. SERVICES CONTRACT (cont'd)

Requesting Agency Remarks: A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) on May 15, 2024. A total of 15 potential vendors were directly solicited. Seven proposals were received and three were determined to be reasonably susceptible of being selected for award. Four were deemed not reasonably susceptible of being selected for award because they did not meet the minimum score. They lacked experience and expertise regarding HSCRC, the Total Cost of Care (TCOC) model and global budgets. Additionally, they had limited relevant experience with Centers for Medicare and Medicaid Services (CMS) value-based programs and Medicare value-based models. The recommended offeror ABT Global LLC was determined to be most advantageous to the State as its proposal was both ranked highest technically and was ranked highest overall.

In evaluating the offeror’s proposal related to the economic benefit to the State, consideration was given to awarding this contract to the firm that will have the most direct and indirect benefits to the State of Maryland’s economy. The awardees headquarters is in Rockville, MD. They will subcontract with a small business located in Columbia, and a Service-Disabled Veteran-Owned small business located in Rockville. The awardee and all its subcontractors will purchase supplies, equipment, and services in Maryland.

Fund Source: 100% Special Funds (User Fees)
Approp. Code: M01610
Resident Business: Yes
MD Tax Clearance: 24-3489-1011

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Suzanne Dorsey 410-218-1720
suzanne.dorsey1@maryland.gov*

**8-S. SERVICES CONTRACT
*Department of the Environment,
Land & Material Administration/Lead Poison Program***

Contract ID: Lead Poisoning Prevention Program Outreach & Technical Assistance;
U00B560003

ADPICS No.: U00B5600003, CTR019303

Contract Description: Lead poisoning prevention outreach and educational services for residential rental property owners and tenants.

Award: Green & Healthy Homes Initiative; Baltimore, MD

Contract Term: 10/31/2024* - 10/30/2025 (*Or earlier upon BPW approval)

Amount: \$496,578.17

Procurement Method: Competitive Sealed Proposals (*Single Proposal Received*)

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
Green & Healthy Homes Initiative; Baltimore, MD	1	\$496,578.17 (1)	1

**Technical and financial proposals were weighted equally.*

Living Wage Eligible: Yes

MBE/VSBE Participation: 15% / 0%

Incumbents: None

Requesting Agency Remarks: A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) on May 17, 2024. A total of 65 potential vendors were solicited, 22 were directly solicited, and one proposal was received on June 14, 2024. The recommended offeror Green & Healthy Homes Initiative was determined to be most advantageous to the State.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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8-S. SERVICES CONTRACT (cont'd)

Agency Remarks (cont'd):

The price has been determined to be fair and reasonable. In 2015 the same vendor was awarded this contract with a slightly modified scope of work. The contract was for five-years at \$1,349,562.12. The total cost for outreach for 250 residents per year was \$66,392.50. The current Contract has an expanded scope of work and an increased number of affected properties and includes minority business participation. Using the Bureau of Labor Statistics CPI Inflation Calculator, the annual value of the 2015 contract would be \$335,937.00. The current Contract of \$496,578.7 is a 48% increase with an increased number of affected properties to perform outreach (50%).

Title 6, Subtitle 8 of the Environment Article, Annotated Code of Maryland, and (“Act”) was enacted to reduce the incidence of lead poisoning while maintaining affordable rental housing. The Law mandates that residential dwelling units built prior to 1978 (“Affected Properties”) meet certain requirements prior to renting and at certain times thereafter. Additionally, the Law requires the Department to establish and maintain a Lead Poisoning Prevention Fund to provide for community outreach and education programs to high lead risk areas, which may be implemented by the Department, local governments, or community groups.

Fund Source: 100% General Funds

Approp. Code: U00A06.01

Resident Business: Yes

MD Tax Clearance: 24-3354-0100

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Frank M. Conaway III 410-581-4037
frank.conaway2@mpt.org*

**9-S . SERVICES CONTRACT
*Public Television, Development Division***

Contract ID: Fundraising Canvassing; R15B5600042
ADPICS No.: BPM042696

Contract Description: Canvassing services for fundraising efforts.

Award: Donor Development Strategies, LLC; Lakewood, CO

Contract Term: 11/01/2024 - 10/31/2029

Amount: \$4,696,295

Procurement Method: Competitive Sealed Proposals (*Single Proposal Received*)

Proposal:

<i>Offeror</i>	<i>Technical Ranking</i>	<i>Financial Offers (Ranking)</i>	<i>Overall Ranking</i>
Donor Development Strategies, LLC; Lakewood, CO	1	\$4,696,295 (1)	1

**Technical and financial proposals were weighted equally.*

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbents: Same

Requesting Agency Remarks: A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) on March 1, 2024. A total of five potential contractors were solicited. One proposal was received on April 18, 2024 and it was determined to be reasonably susceptible of being selected for award. The recommended offeror Donor Development Strategies, LLC was determined to be advantageous.

The price was determined to be fair and reasonable. Two of their current clients, KPBS in San Diego and RMPBS in Denver, who receive very similar public media canvassing services, are paying a comparable rate.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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9-S . SERVICES CONTRACT (cont'd)

Agency Remarks (cont'd):

The mission of Maryland Public Television (MPT) is to educate, entertain, and engage the citizens of Maryland. MPT is requesting the award of this contract in order to grow its active donor profiles and increase net revenue through the implementation of the best practices in innovative fundraising and operational services. In turn, MPT can then use the new resources to better serve the citizens of Maryland.

MBE and VSBE participation were not established for this contract because of a limited vendor pool with the specialized capabilities to meet the specific demands of canvassing for fundraising for public media entities.

Fund Source: 100% Special Funds (Development Capital Appropriation)

Approp. Code: R15P00.03

Resident Business: No

MD Tax Clearance: 24-3536-0000

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: William Henderson 410-764-2514
william.henderson@maryland.gov*

**10-S-OPT. SERVICES CONTRACT OPTION
*Health Services Cost Review Commission***

Contract ID: Benchmarking Technical Consultant; HSCRC-22-0277
ADPICS No.: M00B3600268

Contract Approved: DGS 26-S, 10/26/2022

Contract Description: Benchmarking Technical Consultant to provide technical and statistical expertise related to the Health Services Cost Review Commission's (HSCRC) total cost of care benchmarking program. Also to develop methodologies to increase hospital efficiency and promote cost containment for both inpatient and outpatient hospital services. To evaluate the cost and quality of care in Maryland, the HSCRC has established a benchmarking approach that compares Total Cost of Care (TCOC) in Maryland to similar geographies across the country for Medicare Fee-for-Service (FFS) and Commercial insurance.

Option Description: Exercise the first renewal option.

Award: Mathematica, Inc.; Washington, DC

Original Contract Term: 11/01/2022 - 10/31/2024 (w/two 1-year renewal options)

Option Term: 11/01/2024 - 10/31/2025

Original Contract Amount: \$150,170.07

Option Amount: \$ 280,093.35

Prior Options/Mods: \$ 259,853.20 (Mod #1 Add funds for additional services required for the project with the assessment of new payment models and benchmarks. (DGS 64-S-MOD, 04/03/2024)

Total Contract Amount: \$ 690,116.62

Percent +/- (This Item): 186.52%

Total Percent Change: 359.56%

Original Procurement Method: Competitive Sealed Proposals



**DEPARTMENT OF GENERAL SERVICES
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10-S-OPT. SERVICE CONTRACT OPTION (cont'd)

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Hiring Agreement Eligible: Yes

Requesting Agency Remarks: The Benchmarking Technical Consultant is developing methodologies to increase hospital efficiency and promote cost containment for both inpatient and outpatient hospital services. To evaluate the cost and quality of care in Maryland, the HSCRC has established a benchmarking approach that compares Total Cost of Care (TCOC) in Maryland to similar geographies across the country for Medicare Fee-for-Service (FFS) and Commercial Insurance.

MBE and VSBE participation was not included due to the lack of vendors capable of performing the work.

Fund Source: 100% Special Funds (User Fees)

Approp. Code: M01610

Resident Business: No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Christina Kuminski 410-317-8242
christina.kuminski@maryland.gov*

**11-S-MOD. SERVICES MODIFICATION
*Department of Budget and Management,
Office of Personnel Services and Benefits***

Contract ID: Medical Health Plan Administration and Services - Preferred Provider Organization, Exclusive Provider Organization and Integrated Health Model; *F10B5400002*
ADPICS No.: F10B5600003, F10B5600004, F10B5600005, F10B5600006

Contract Approved: DBM 4-S, 08/13/2014

Contract Description: Provide health benefits for eligible Participants of the State Employee and Retiree Health and Welfare Benefits Program beginning with the plan year effective January 1, 2015. The State's goal is to offer a full complement of benefits in order to attract and retain valued employees as well as ensure their long-term health and well-being. In addition, the State fully supports the belief that personal responsibility plays an important role in a member's overall health and wellness and, as a result, has adopted a phased-in strategic direction that includes Value-Based program components for implementation beginning with employee education starting in 2015 and additional plan design features being implemented during the contract.

Modification Description: Extend the contract to allow time to complete a new procurement.

Awards: Functional Area (FA) 1 - PPO:
CareFirst of Maryland, Inc.; Baltimore, MD
United Healthcare Services, Inc.; Minnetonka, MN

FA 2 - EPO:
CareFirst of Maryland, Inc.; Baltimore, MD
United Healthcare Services, Inc.; Minnetonka, MN

FA 3 - IHM:
Kaiser Foundation Health Plan of the Mid-Atlantic States, Inc.;
Rockville, MD

Original Contract Term: 08/14/2014 - 12/31/2020 (w/two 2-year renewal options)

Modification Term: 01/01/2025 - 12/31/2026

Original Contract Amount: \$8,775,091,389



**DEPARTMENT OF GENERAL SERVICES
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11-S-MOD. SERVICES MODIFICATION (cont'd)

Modification Amount: \$2,616,838,262 - FA1 - CareFirst of Maryland, Inc., United Healthcare Services, Inc:
 \$ 477,173,114 - FA2 - CareFirst of Maryland, Inc.; United HealthCare:
 \$ 78,920,000 - FA3 - Kaiser Foundation Health Plan of the Mid-Atlantic States, Inc.
 \$3,172,931,376 Total

Prior Mods/Options: CareFirst:
 \$ 0 (Mod #1: Amended compliance checklist & performance guarantee requirements in Contract Attachment S for FA 1 and FA 2; Delegated Authority - DBM, 08/17/2016)
 \$ 0 (Mod #2: Eliminated certain reporting requirements in the Contract Compliance Checklist Attachment S-9 for FA 1 and FA 2; Delegated Authority- DBM, 08/08/2017)
 \$ 0 (Mod #3: Amended certain performance guarantee requirements in Contract Attachment S-12 for FA 1 and FA 2 Delegated Authority - DBM, 06/25/2018)
 \$2,825,137,158 (Renewal Option #1: 01/01/2021 - 12/31/2022; DGS 14-S-OPT, 06/03/2020)
 \$3,166,121,137 (Renewal Option #2: 01/01/2023 - 12/31/2024; DGS 45-S-OPT, 06/08/2022)

United HealthCare:
 \$ 0 (Mod # 1: Revised MBE plan for FA 1 and FA 2 Delegated Authority- DBM 12/30/2014)
 \$ 0 (Mod #2: Amended compliance checklist & performance guarantee requirements in Contract Attachment S for FA 1 and FA 2 Delegated Authority – DBM 08/17/2016)
 \$ 0 (Mod #3: Eliminated certain reporting requirements in the Contract Compliance Checklist Attachment S-9 for FA 1 and FA 2 Delegated Authority- DBM 08/18/2017)
 \$ 0 (Mod #4: Amended certain performance guarantee requirements in Contract Attachment S-12 for FA 1 and FA 2 Delegated Authority – DBM 06/25/2018)
 \$513,661,301 (Renewal Option #1: 01/01/2021 - 12/31/2022; DGS 14-S-OPT, 06/03/2020)
 \$575,658,389 (Renewal Option #2: 01/01/2023 - 12/31/2024; DGS 45-S-OPT, 06/08/2022)



**DEPARTMENT OF GENERAL SERVICES
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11-S-MOD. SERVICES MODIFICATION (cont'd)

Prior Mods/Options (cont'd):

Kaiser:

\$ 0 (Mod # 1, Amended compliance checklist & performance guarantee requirements in Contract Attachment S for FA 3 Delegated Authority- DBM 08/17/2016)

\$ 0 (Mod #2, Added one year to the base contract term and two 2-year renewal option Delegated Authority - DBM, 09/25/2019)

\$85,610,217 (Renewal Option #1: 01/01/2021 - 12/31/2022; DGS 14-S-OPT, 06/03/2020)

\$95,943,065 (Renewal Option #2: 01/01/2023 - 12/31/2024; DGS 45-S-OPT, 06/08/2022)

Total Contract Amount: \$19,210,154,032

Percent +/- (This Item): 36.16%

Total Percent Change: 118.92%

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes

MBE/VSBE Participation: 6% / 0.5% of Administrative Fees

MBE/VSBE Compliance: 2.33% / 0.32%

Performance Security: No

Requesting Agency Remarks: The extension is necessary because there are limited staff resources with the experience and expertise to manage the high number of healthcare solicitations simultaneously. This procurement is complex and DBM is committed to ensuring continuity of services to provide benefits coverage for employees and retirees.



DEPARTMENT OF GENERAL SERVICES
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11-S-MOD. SERVICES MODIFICATION (cont'd)

Remarks (cont'd):

MBE/VSBE compliance remains below the participation goals following the impact COVID-19 had on in person events. The majority of MBE/VSBE spend occurs during the annual open enrollment events held at various sites throughout the State. The Department returned to hosting events in 2023 and will host in person events again in 2024. In addition, each of the carriers has provided a corrective action plan (CAP) for the next two years. The CAPs include various strategies to increase MBE/VSBE participation, including:

- Increase in direct mail campaigns to participants
- Increase in webinars with focus on wellness
- Distribute promotional items directly to Agencies upon request due to low participation at on site events

The plan year runs on a calendar year basis, from January 1 through December 31. An annual Open Enrollment period is held prior to the beginning of each Calendar Year, typically mid-October through early November. Due to this timeline, it is ideal for all employee benefit contracts to be awarded no later than nine months prior to the effective date of the contract.

Fund Source: Various

Approp. Code: Various

Resident Business: Two of Three
CareFirst of Maryland, Inc.; Baltimore, MD
Kaiser Foundation Health Plan of the Mid-Atlantic States, Inc.;
Rockville, MD

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
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*Contact: Christina Kuminski 410-317-8242
christina.kuminski@maryland.gov*

12-S-MOD. SERVICES MODIFICATION
*Department of Budget and Management,
Office of Personnel Services and Benefits*

Contract ID: State Law Enforcement Officers Labor Alliance Medical Plan Administration and Services; *F10B4400011*
ADPICS No.: COK63570

Contract Approved: DBM Item 5-S, 08/13/2014

Contract Description: Medical plan administration and services through a Preferred Provider Organization (PPO), an Exclusive Provider Organization (EPO) and Point of Services (POS) for the State Law Enforcement Officers Labor Alliance (SLEOLA).

Modification Description: Extend the contract to allow time to complete a new procurement.

Award: CareFirst of Maryland, Inc.; Baltimore, MD

Original Contract Term: 08/14/2014 - 12/31/2019 (w/two 2-year renewal options)

Modification Term: 01/01/2025 - 12/31/2026

Original Contract Amount: \$ 80,323,272

Modification Amount: \$ 52,190,917

Prior Options/Mods: \$ 19,416,400 (Mod. #1: Extended base term 10/01/2019 - 12/31/2020 and added two 2-year renewal options; DBM 10-S-MOD, 09/18/2019)
\$ 38,832,801 (Renewal Option #1: 01/01/2021 - 12/31/2022; DGS 11-S-OPT, 06/03/2020)
\$42,217,203 (Renewal Option #2: 01/01/2023 - 12/31/2024; DGS 46-S-OPT, 06/08/2022)

Total Contract Amount: \$232,980,593

Percent +/- (This Item): 64.98%

Total Percent Change: 190.05%



**DEPARTMENT OF GENERAL SERVICES
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12-S-MOD. SERVICES MODIFICATION (cont'd)

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes

MBE/VSBE Participation: 4% / 0.5% (Administrative Fees)

MBE/VSBE Compliance: 6.07% / 0.46%

Performance Security: No

Requesting Agency Remarks: The Department of General Services, Office of State Procurement (DGS-OSP) is conducting the new procurement on behalf of the Department, as it has limited staff resources with the experience and expertise to manage the high number of healthcare solicitations simultaneously.

The purpose of this contract is to continue health benefits for the State Law Enforcement Officers Labor Alliance (SLEOLA) eligible participants within the State Employee and Retiree Health and Welfare Benefits Program. The State offers a full complement of benefits to attract and retain valued employees as well as ensure their long-term health and well-being.

Due to the annual Open Enrollment period held prior to the beginning of each calendar year it is ideal for all employee benefit contracts to be awarded no later than nine months prior to the effective date of the contract.

Fund Source: Various

Approp. Code: Various

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Christina Kuminski 410-767-4787
christina.kuminski@maryland.gov*

13-S-MOD. SERVICES MODIFICATION

Department of Budget and Management, Employee Benefits Division

Contract ID: Group Term Life and Accidental Death and Dismemberment Insurances;
F10B8400043

ADPICS No.: COK66375

Contract Approved: DBM 11-S, 08/01/2018

Contract Description: Provide contributory Group Term Life (Life) insurance services for active employees, high risk active State employees, Satellite Account Employees, satellite account retirees, retired State employees, Direct Pay Enrollees (excluding COBRA enrollees), and their eligible Dependents; and contributory Accidental Death and Dismemberment (AD&D) Insurance services for active employees, Direct Pay Enrollees, and Satellite Account Employees.

Modification Description: Extend the contract to allow time to complete a new procurement.

Award: Metropolitan Life Insurance Company (MetLife); New York, NY

Original Contract Term: 01/01/2019 - 12/31/2023

Modification Term: 01/01/2025 - 12/31/2025

Original Contract Amount: \$108,659,445 Est. (Life)
\$ 9,403,158 Est. (AD&D)
\$118,062,603 Cumulative Est. Grand Total (5 Years)

Modification Amount: \$ 28,973,272 Est. (Life)
\$ 2,060,339 Est. (AD&D)
\$ 31,033,611 Total

Prior Options/Mods: \$31,033,611 (Mod #1: Extension 01/01/2024 - 12/31/2024
DGS 25-S-MOD, 12/13/2023)

Total Contract Amount: \$180,129,825

Percent +/- (This Item): 26.29%

Total Percent Change: 52.57%



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13-S-MOD. SERVICES MODIFICATION (cont'd)

Original Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 1% / 0.5%

MBE/VSBE Compliance: 0.41% / 0.19%

Performance Security: No

Requesting Agency Remarks: The extension is necessary because there are limited staff resources with the experience and expertise to manage the high number of healthcare solicitations simultaneously. The procurement is complex and DBM is committed to ensuring continuity of services to provide benefits coverage for employees and retirees.

MetLife confirmed that their goals were missed due to COVID restrictions and missed opportunities to attend onsite benefits fairs. MetLife has identified multiple upcoming projects to increase its MBE and VSBE participation, open enrollment onsite and virtual events, printed marketing material and giveaways, and other projects requested by DBM.

The plan year runs on a calendar year basis, from January 1 through December 31. An annual Open Enrollment period is held prior to the beginning of each Calendar Year, typically mid-October through early November. Due to this timeline, it is ideal for all employee benefit contracts to be awarded no later than nine months prior to the effective date of the contract.

The Department of Budget and Management, Office of Personnel Services & Benefits (DBM-OPSB), administers a comprehensive benefits program for State employees, retirees, and eligible dependents. The Program includes a mixture of self-insured and fully-insured medical, dental, and prescription drug plans, and healthcare and dependent daycare flexible spending account benefits. The State subsidizes the premiums for certain plans, but the Member pays the entire premium for other plans. The State's total benefit expenditures for CY2022 were approximately \$2.3 billion.

Fund Source: 100% Reimbursable (Employee Contributions)

Appropriation Code: F10A02 **Resident Business:** No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Christina Kuminski 410-767-4787
christina.kuminski@maryland.gov*

14-S-MOD. SERVICES MODIFICATION

*Department of Budget and Management, Office of Personnel Services and
Benefits, Employee Benefits Division*

Contract ID: Flexible Spending Accounts for Maryland State Employees, *F10B6400004*
ADPICS No.: COK71286

Contract Approved: DBM 1-S, 07/06/2016

Contract Description: Third Party Administrative (TPA) Services for Flexible Spending Accounts (FSA) for healthcare and dependent daycare programs for Maryland State employees and COBRA participants. FSA provides employees with pre-tax dollars to cover healthcare expenses not covered by insurance and dependent daycare expenses.

Modification Description: Extend the contract to allow time to complete a new procurement.

Award: P&A Administrative Services, Inc.; Buffalo, NY

Original Contract Term: 01/01/2017 - 12/31/2017 (w/four 1-year renewal options)

Modification Term: 01/01/2025 - 12/31/2025

Original Contract Amount: \$411,179

Modification Amount: \$585,707

Prior Options/Mods: \$ 0 (Mod #1: Revised SOC 2 Type 2 Audit report requirements: Delegated Authority - DBM, 12/16/2016)
\$ 0 (Mod #2: Increase maximum annual limit on healthcare flexible spending account from \$2,550 to \$2,600 Delegated Authority -DBM 12/21/2016)
\$411,179 (Renewal Option #1: 01/01/2018 - 12/31/2018 DBM 3-S-OPT, 12/6/2017)
\$411,179 (Renewal Option #2: 01/01/2019 - 12/31/2019 DBM 4-S-OPT, 11/14/2018)
\$411,179 (Renewal Option #3: 01/01/2020 - 12/31/2020 DBM 6-S-OPT, 09/04/2019)



**DEPARTMENT OF GENERAL SERVICES
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14-S-MOD. SERVICES MODIFICATION (cont'd)

Prior Options/Mods (cont'd):

\$411,179 (Renewal Option #4: 01/01/2021 - 12/31/2021 DGS 12-S-OPT, 06/03/2020)

\$695,234.12 (Mod #3: Extension 01/01/2022 - 12/31/2022 DGS 16-S-MOD, 03/24/2021)

\$0 (Mod #4: Add additional MBE subcontractor. Delegated Authority - DBM, 05/27/2022)

\$551,884 (Mod #5: Extension 01/01/2023 - 12/31/2023 and increase funding. DGS 36-S-MOD, 12/07/2022)

\$494,629.46 (Mod #6: Extension 01/01/2024 - 12/31/2024 DGS 27-S-MOD, 12/13/2023)

Total Contract Amount: \$4,383,349.58

Percent +/- (This Item): 142.45%

Total Percent Change: 966.04%

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes

MBE/VSBE Participation: 15% / 1% (Administrative Fees)

MBE/VSBE Compliance: 7.98% / 0.33%

Requesting Agency Remarks: The extension is necessary because there are limited staff resources with the experience and expertise to manage the high number of healthcare solicitations simultaneously. The procurement is complex and DBM is committed to ensuring continuity of services to provide benefits coverage for employees and retirees.

The plan year runs on a calendar year basis, from January 1 through December 31. An annual Open Enrollment period is held prior to the beginning of each Calendar Year, typically mid-October through early November. Due to this timeline, it is ideal for all employee benefit contracts to be awarded no later than nine (9) months prior to the effective date of the contract. The current Flexible Spending Accounts for Maryland State Employees contract expires December 31, 2024.



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14-S-MOD. SERVICES MODIFICATION (cont'd)

Fund Source: 100% Reimbursable (Non-Budgeted Health Care Account)

Approp. Code: Various

Resident Business: No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contact: Patti Tracey 410-260-7220
ptracey@marylandtaxes.gov*

**15-IT. INFORMATION TECHNOLOGY
*Comptroller of Maryland***

Contract ID: Fairfax Imaging Software and Hardware Maintenance; E00B5600002
ADPICS No.: E00B5600002

Contract Description: Quick Modules software maintenance and Imaging Business Machines LLC (IBML) hardware maintenance. Quick Modules software allows data capture of documents such as tax returns without presorting on a high speed IBML document scanner.

Award: Fairfax Imaging, Inc., Tampa, FL

Contract Term: 11/04/2024 - 11/03/2025

Amount: \$215,932.80

Procurement Method: Sole Source (*Proprietary*)

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Requesting Agency Remarks: Fairfax Imaging is the only authorized IBML contractor that can fulfill IBML's proprietary requirements. They are indispensable in maintaining IBML scanner operations to comply with warranty standards. IBML hardware are the industrial, high-capacity scanners used to process many different types of tax forms.

The Comptroller has used this integrated set of tools to process paper tax returns for many years to include this current year tax processing and all back year tax processing. Maintaining these tools is critical to ensure tax form processing continues in a secure and efficient manner. Most paper tax forms are scanned using the legacy system. Without this contract the Comptroller runs the risk of not being able to process millions of tax returns.

The price has been determined to be fair and reasonable. The 6.8% price increase from the \$201,253.80 cost for the current year is due to the end of life on the IBML IT5 scanners. IBML agrees to provide service through Fairfax for another year but only at a higher cost.

MBE and VSBE participation was not established for this contract because there are no subcontracting opportunities.



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15-IT. INFORMATION TECHNOLOGY (cont'd)

Fund Source: 100% General Funds

Approp. Code: E00A0401

Resident Business: No

MD Tax Clearance: 24-3315-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contact: Shenika Dyson 410-767-2874
shenika.dyson1@maryland.gov*

**16-IT. INFORMATION TECHNOLOGY
*Department of Labor***

Contract ID: FAMLI Human Centered Design and Delivery Services; P00B5600012
ADPICS No.: P00B5600012

Contract Description: Human-centered service design and agile delivery services for the major workstreams required to launch Maryland's paid Family and Medical Leave Insurance program (FAMLI).

Awards: Nava Public Benefit Corporation; Washington, DC

Fearless Solutions, LLC; Baltimore, MD (MBE)

Contract Term: 11/01/2024 -10/31/2026 (w/two 1-year renewal options)

Amount: **Nava Public Benefit Corporation**
\$15,600,000 NTE (Base Term)
\$ 7,800,000 NTE (Renewal Option #1)
\$ 7,800,000 NTE (Renewal Option #2)
\$31,200,000 Total

Fearless Solution, LLC
\$15,600,000 NTE (Base Term)
\$ 7,800,000 NTE (Renewal Option #1)
\$ 7,800,000 NTE (Renewal Option #2)
\$31,200,000 Total

\$62,400,000 Total Contract Amount

Procurement Method: Intergovernmental Cooperative Purchasing Agreement (ICPA)
(U. S. General Services Administration Multiple Award Schedule
(MAS) 54151S)

MBE/VSBE Participation: 20% / 5%

Requesting Agency Remarks: The Department of Labor submitted for approval for the use of Intergovernmental Cooperative Purchasing Agreement (ICPA) Per Code of Maryland Regulations (COMAR) 21.05.09.04 - U. S. General Services Administration (GSA) Multiple Award Schedule (MAS) 54151S.



DEPARTMENT OF GENERAL SERVICES
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16-IT. INFORMATION TECHNOLOGY (cont'd)

Resident Business: 1 of 2 - Fearless Solutions, LLC; Baltimore, MD

MD Tax Clearance: 24-3473-1110 - Fearless Solutions, LLC
24-3305-0111 - Nava Public Benefit Corporation

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contact: Paul Dickman 301-429-7697
paul.dickman@maryland.gov*

**17-IT. INFORMATION TECHNOLOGY
*RETROACTIVE - Department of Housing and Community Development***

Contract ID: Housing Assistance Program Suite; *CTR018858*
ADPICS No.: CTR018858, S00B5600006

Contract Description: *RETROACTIVE* approval for software license, enhancement, and customization to support the U.S. Department of Housing and Urban Development (HUD) funded programs. Includes software licenses, maintenance, and support for the ongoing use of proprietary Section 8 System Suite.

Award: MRI Software, LLC; Solon, OH

Contract Term: 01/01/2024 - 10/02/2024 (**Retroactive**)
10/03/2024 - 12/31/2026 (Proactive)

Amount: \$ 27,936.20 (**Retroactive**)
\$ 94,108.07 (Proactive)
\$122,044.27

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Requesting Agency Remarks: The Department began its efforts to execute a new contract months prior to termination of the prior contract. MRI Software, LLC has adopted different internal procedures than had been followed in the past. This resulted in many months of negotiation and review of contract terms and conditions, resulting in a retroactive contract.

The price has been determined to be fair and reasonable. DCHD compared the current cost of \$100,570.32 to the previous contract, and it is 5.5% higher. The increase is due to additional labor that is anticipated for planned system changes.



DEPARTMENT OF GENERAL SERVICES
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17-IT. INFORMATION TECHNOLOGY (cont'd)

Agency Remarks (cont'd):

The Department of Housing and Community Development implements housing policies that promote and preserve homeownership, increasing and maintaining the supply of affordable housing, and encouraging the growth and sustainability of our cities and towns through community development and revitalization.

The Department uses the Section 8 System Suite to transmit household eligibility information, including the amount of assistance and inspection status, to the U.S. Department of Housing and Urban Development. This software is principally used in the Department's Eastern Shore Regional office and is also used to manage the Money Follows the Person Bridge Subsidy Program. The Department has developed highly specialized programmatic interfaces between the Section 8 System Suite and the State FMIS accounting system to facilitate correct vendor payments for voucher recipients. The programmatic payment interface is unique to the Section 8 System Suite, and support can only be obtained directly from the owner of this proprietary software.

MBE and VSBE participation was not established for this contract because there are no subcontracting opportunities.

DGS OSP Remarks: *RETROACTIVE* approval requested pursuant to § 11-204(c) State Finance & Procurement Article. DGS OSP has determined that this contract should be treated as voidable rather than void because: (1) all parties have acted in good faith; (2) ratification for the procurement contract would not undermine the purposes of the Procurement Law; and (3) the violation, or series of violations, was insignificant or otherwise did not prevent substantial compliance with the Procurement Law.

Fund Source: 100% Special Funds (General Bond Reserve Funds)

Approp. Code: A2505

Resident Business: No **MD Tax Clearance:** 24-2850-1101

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Yasin Mohammed 410-260-7552
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18-IT. INFORMATION TECHNOLOGY

Recommendation: That the Board of Public Works approve the following Task Orders/Purchase Orders under a previously approved Master Contract.

Authority: State Finance and Procurement Article
Annotated Code of Maryland, § 13-113; COMAR 21.05.13.06

Procurement Method: Task Order/Purchase Order under Master Contract

1.0 Master Contract: *Agile Team Resources; F50B2600034
(Secondary Master from CATS+ 060B2490023)*
Approved: DGS 39-IT 1.0 and 1.1; 02/16/2022
Term: 02/17/2022 - 02/16/2027
***As of publication, the remaining balance of this master contract is \$216,124,012.*

1.1 Using Agency: State Police
Description: Approval for one Senior Database Management Specialist to administer Oracle Database systems. They will recommend and implement improvements and maintain software/hardware for Automated Crash Reporting System (ACRS) and other systems; *F50B0600045-36*
Award: Tetrus Corporation; East Brunswick, NJ
Number of Qualified Master Contractors: 10
Number of Proposals: 10
Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
Tetrus Corporation; East Brunswick, NJ	1	\$674,190 (10)	1
Turning Point Global Solutions; Rockville, MD	2	\$634,391 (5)	2
Infojini, Inc.; Columbia, MD	3	\$526,725 (2)	3
Innosoft Corporation; Windsor Mill, MD	4	\$532,125 (3)	4
Turning Point Global Solutions; Rockville, MD	5	\$634,391 (5)	5
OST Inc.; McLean, VA	6	\$494,183 (1)	6



DEPARTMENT OF GENERAL SERVICES
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18-IT. INFORMATION TECHNOLOGY (cont'd)

1.0 *Agile Team Resources; F50B2600034 (cont'd)*

4A Consulting LLC; Ellicott City, MD	7	\$604,673 (8)	7
CW Professional Services d/b/a Lochbridge DMI; Bethesda, MD	8	\$668,369 (9)	10
Elegant Enterprise Wide Solutions; Chantilly, VA	9	\$538,560 (4)	8
Elegant Enterprise Wide Solutions; Chantilly, VA	10	\$538,560 (4)	9

**Technical rankings were weighted greater than financial rankings.*

Amount: \$ 241,560 (Base Term)
 \$ 245,520 (Renewal Option #1)
 \$ 187,110 (Renewal Option #2)
 \$ 674,190 Total NTE

Term: 10/03/2024 - 10/02/2025 (w/two 1-year renewal options)

MBE/VSBE Participation: 0% / 0%

Resident Business: No

Fund Source: 100% General Funds

Agency Remarks: Eleven contractors responded, however, only 10 were Master Contractors on the Agile Teams Contract with a total of 17 candidates. Seventeen candidates were invited to interview, and six either withdrew, did not appear, or were determined not reasonably susceptible of being selected for award. A total of 11 interviews were held, one was removed from consideration because they were not a master contractor. Tetras Corporation had the best understanding of our current needs, processes, and systems, and was the significantly better offeror, which qualified and justified the difference in cost.

MBE and VSBE participation was not established for this contract because there were no subcontracting opportunities.



**DEPARTMENT OF GENERAL SERVICES
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18-IT. INFORMATION TECHNOLOGY (cont'd)

2.0 Master Contract: *Hardware/Associated Equipment & Services 2012*
 Contract No. 060B2490022
Approved: DoIT 4-IT, 10/31/2012
Term: 11/15/2012 - 11/14/2027
 **As of publication, the remaining balance of this master contract is \$63,956,101.

2.1 Using Agency: Department of Information Technology
Description: Ciena Network Communication Equipment used to provide network connectivity to the State and local government entities F50P5600052.
Award: HCGI Hartford, Inc.; Columbia MD
 (Certified Small Business)

Number of Qualified

Master Contractors: 3

Number of Bids: 2

<i>Bidders</i>	<i>Amounts</i>
HCGI Hartford, Inc.; Columbia MD	\$357,305.00
EN-NET; Frederick, MD	\$366,270.04

Amount: \$357,305

Term: Anticipated delivery date - 10/17/2024

MBE/VSBE Participation: 0% / 0%

Resident Business: Yes

Fund Source: 100% DOIT General Funds

Agency Remarks: MBE and VSBE participation were not established for this contract because there are no subcontracting opportunities.

2.2 Using Agency: Department of Public Safety and Correctional Services
Description: Cisco Network Equipment Support used to provide network connectivity; Q00P5600585
Award: Applied Technology Services, Inc.; Middle River, MD
 (MBE) (Certified Small Business)

Number of Qualified

Master Contractors: 19 (SBR - Designated)

Number of Bids: 4



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Yasin Mohammed 410-767-3586
yasin.mohammed@maryland.gov*

**19-M -MOD. MAINTENANCE MODIFICATION
*Department of General Services***

Contract ID: Statewide Fuel Contract; 001IT821180
ADPICS No.: 001B2600177

Contract Approved: DGS 52-M, 10/06/2021

Contract Description: Statewide fuel delivery and maintenance services.

Modification Description: Removal of bulk fuel delivery services which shall be incorporated into a new contract for bulk fuel delivery and diesel exhaust fluid.

Award: Carroll Independent Fuel, LLC; Sparks, MD

Original Contract Term: 10/07/2021 - 12/31/2021 (Transition/startup period)
01/01/2022 - 12/31/2026 (w/two 2-year renewal options)

Modification Term: 10/03/2024 - 01/31/2026

Original Contract Amount: \$ 1,414,989.00 (Transition/Startup Period)
\$ 159,884,475.00 NTE (Base, 5-years)

Modification Amount: (\$ 55,657,114.51)

Prior Options/Mods: N/A

Total Contract Amount: \$105,642,349.49

Percent +/- (This Item): (34.51%)

Total Percent Change: (34.51%)

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes



**DEPARTMENT OF GENERAL SERVICES
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19-M -MOD. MAINTENANCE MODIFICATION (cont'd)

MBE/VSBE Participation: 30% / 0%
 MBE Subgoals: 6% African American; 8% Women-Owned

MBE/VSBE Compliance: 26.68% / 0%

Performance Security: Performance and Payment Bonds (5% of contract award)

Hiring Agreement Eligible: Yes

Requesting Agency Remarks: This request is being made to remove the Bulk Fuel Supply from the existing contract. DGS is currently preparing an RFP for Consigned Fuel and Maintenance Services that is anticipated for release in October. DGS awarded a separate commodity contract for Bulk Fuel Supply in August.

Carroll Independent Fuel has currently achieved 26.68% MBE compliance in the first three (3) years of the five (5) base term. DGS is confident that the vendor will meet full 30% compliance by the end of the base term.

Fund Source: Various (Determined by Using Agency)

Approp. Code: Various (Determined by Using Agency)

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
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*Contact: Courtney League 410-767-5516
courtney.league@maryland.gov*

20-GM. GENERAL MISCELLANEOUS

Recommendation: That the Board of Public Works approve the following contracts.

Authority: §8-301, State Finance & Procurement Article,
Annotated Code of Maryland

1.0 Agency: Historic St. Mary's City Commission
Fund Source: MCCBL 2022 Site improvements. Provide funds to design,
construct, and equip infrastructure improvements in Historic St. Mary's City. Item 148.

1.1 Contract ID: Install Interpretive Elements of Chapel Exhibit and Add Air
Conditioning; SM-023-230-002
Description: Install Interpretive Elements of Chapel Exhibit and add air
conditioning at Historic St. Mary's City Commission - Historic St. Mary's City Chapel in
St. Mary's County.
Procurement Method: Competitive Sealed Bidding
Award: S E Davis Construction, LLC; La Plata, MD (MBE)
(Certified Small Business)
Amount: \$179,174.75
MBE/VSBE Participation: 27% / 5%
Resident Business: Yes
Remarks: The original MBE participation was 25% and the contractor has committed to
exceeding it by 2% and achieve 27% MBE participation.



DEPARTMENT OF GENERAL SERVICES
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20-GM. GENERAL MISCELLANEOUS (cont'd)

2.0 **Agency:** Department of General Services
Fund Source: MCCBL 2023 *Barrack V – New Barrack, New Forensic Lab, and Garage. Provide funds to continue construction and begin equipping of a new barrack, East Regional Forensic Lab, and garage, to replace the Barrack V– Berlin.* Item 152

2.1 **Contract ID:** Customized Fuming Chamber; *W00P4601576*
Description: Customized fuming chamber with customized cart and filtration for evidence inspection for the Forensic Sciences Laboratory at the new State Police Barrack in Berlin.
Procurement Method: Small Procurement
Award: Mystaire; Creedmoor, NC
Amount: \$19,190
MBE/VSBE Participation: 0% / 0%
Resident Business: No
Remarks: MBE and VSBE participation was not established for this contract because it is a small procurement.

3.0 **Agency:** Department of General Services
Fund Source: \$18,227,000 MCCBL 2024 *Provide funds to complete design and continue construction of the renovation of the Shillman Building located at 500 North Calvert Street in Baltimore City for the Baltimore City District Court, provided that notwithstanding Section 6 of this Act, work may commence on this project prior to the appropriation of all funds necessary to complete this project (Baltimore City).* Item 180

\$20,470,000 MCCBL 2023 *Provide funds to continue design of the renovation of the Shillman Building located at 500 North Calvert Street in Baltimore City for the Baltimore City District Court.* Item 169

3.1 **Contract ID:** Renovate Shillman Office Building into District Court;
BC-500-190--001
Description: Renovate existing Shillman Office Building into a new district court. Project will selectively demolish the entire building and rebuild it.
Procurement Method: Competitive Sealed Bidding
Award: CAM Construction, Inc.; Timonium, MD
Amount: \$38,697,000



**DEPARTMENT OF GENERAL SERVICES
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20-GM. GENERAL MISCELLANEOUS (cont'd)

MBE/VSBE Participation: 40% (8% African American and 11% Women) / 5%

MBE/VSBE Compliance: 41.55% / 0.87%

Resident Business: Yes

Remarks: The construction contract was approved as DGS 34-C, 01/25/2023 with an approved construction contract amount of \$68,065,318. DGS is returning to request approval of the difference of funds to continue the construction of this project. The VSBE compliance is low because the contractor will not be utilized until later in the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Wendy Scott-Napier 410-767-4088
wendy.scott-napier@maryland.gov*

21-RP. REAL PROPERTY

Department of Agriculture, Maryland Agricultural Land Preservation Foundation (MALPF) and Agricultural Land Preservation Easements (Various Properties)

Reference: Approval is requested for the Maryland Agricultural Land Preservation Foundation, Department of Agriculture, to accept option contracts for the purchase of agricultural preservation easements on the following properties. All purchases outlined below have been reviewed and approved by the MALPF Board.

Special Conditions: Grantor relinquishes all rights to develop or subdivide the land for industrial, commercial or residential use. Land shall be preserved solely for agricultural use in accordance with provisions of the Agricultural Article. No commercial signs or billboards are permitted, and there shall be no dumping on land except as is necessary to normal farming operations. Grantor shall manage the property in accordance with sound agricultural practices. Grantee shall have the right to enter land for inspection. No public rights are granted. The term of these easements shall be in perpetuity pursuant to Agriculture Article Section 2-514.1.

A) As to items 1 through 5, pursuant and subject to the provisions of Agriculture Article Section 2-513, Grantor has elected to reserve the right to apply for release of a lot to convey to himself or his children for the purpose of constructing a dwelling for personal use as follows: one lot of one acre or less if the subject property is at least 20 acres, but less than 70 acres, two lots of one acre or less if the subject property is at least 70 acres, but less than 120 acres, or three lots of one acre or less if the subject property is 120 acres or more.

B) As to items 6 through 26, pursuant and subject to the provisions of Agriculture Article Section 2-513, Grantor has elected to reserve to himself, and his assigns, the right to apply for release of one unrestricted lot that may be conveyed to himself or others. Note that as to Items 9-11, 15, 17, and 26, the unrestricted lot will be a building envelope that will not be subdivided from the farm.

C) As to items 27 through 35, the Grantor is waiving the right to request any additional lots.



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21-RP. REAL PROPERTY (cont'd)

<u>Grantor</u>	<u>Property</u>	<u>Price</u>		
<u>FAMILY LOTS</u>				
<u>Carroll County</u>				
1. Elissa Jacobson	26.45 Acres	\$160,300.00		
06-24-09	Less 1 acre	\$6,298.62/acre		
	Per dwelling			
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Belinko (fee)	\$229,000	\$14,105.09	\$214,894.91	
b. Campbell (fee)	\$262,000	\$14,105.09	\$247,894.91	
Review Appraiser: Lefort				
<u>Charles County</u>				
2. J&C Forbes	184.9878 Acres	\$759,000.00		
08-24-06	Less 1 acre	\$4,125.27/acre		
	Per dwelling			
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Belinko (fee)	\$1,012,000	\$64,139.88	\$947,860.12	
b. Campbell (fee)	\$920,000	\$64,139.88	\$855,860.12	
Review Appraiser: Enger				
<u>Kent County</u>				
3. G&C Asplundh	330.928 Acres	\$1,979,568.00		
14-24-01	Less 1 acre	\$6,000.00/acre		
	Per dwelling			
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Cadell (fee)	\$4,619,000	\$246,929.22	\$4,372,070.78	
b. Peters (fee)	\$4,025,000	\$246,929.22	\$3,778,070.78	
Review Appraiser: Andrews				



**DEPARTMENT OF GENERAL SERVICES
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21-RP. REAL PROPERTY (cont'd)

4. C&S Jackson	113.184 Acres	\$555,920.00	
14-24-10	Less 1 acre	\$5,000.00/acre	
	Per dwelling		
	(2 dwellings)		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Peters (fee)	\$1,279,000	\$77,232.28	\$1,201,767.72
b. Cadell (fee)	\$1,256,000	\$77,232.28	\$1,178,767.72
Review Appraiser: Andrews			

Queen Anne's County

5. D&D Patchett	319 Acres	\$1,268,820.00	
17-24-14	Less 1 acre	\$3,990.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$2,703,000	\$218,632.23	\$2,484,367.77
b. Belinko (fee)	\$3,021,000	\$218,632.23	\$2,802,367.77
Review Appraiser: Andrews			

UNRESTRICTED LOTS

Caroline County

6. B&D Schaefer	110.25 Acres	\$349,600.00	
05-24-11	Less 1 acre	\$3,200.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. McCain (fee)	\$743,000	\$108,685.65	\$634,314.35
b. Cadell (fee)	\$737,000	\$108,685.65	\$628,314.35
Review Appraiser: Andrews			



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21-RP. REAL PROPERTY (cont'd)

Frederick County

7. Glenn Eaves, Jr., et. al.	153.82 Acres	\$916,920.00	
10-24-05	Less 1 acre	\$6,000.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Belinko (fee)	\$1,681,000	\$140,104.36	\$1,540,895.64
b. Bowers (fee)	\$1,681,000	\$140,104.36	\$1,540,895.64
Review Appraiser: Enger			

Kent County

8. Michael Boyle	164.38 Acres	\$723,272.00	
14-24-02		\$4,400.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Andrews (Staff)	\$1,973,000	\$116,310.75	\$1,856,689.25
b. Cadell (fee)	\$2,794,000	\$116,310.75	\$2,677,689.25
c. Peters (fee)	\$1,808,000	\$116,310.75	\$1,691,689.25
Review Appraiser: Andrews			

9. John F. Coleman Trust	157.75 Acres*	\$ 862,334.00	
14-24-03		\$5,500.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$2,209,000	\$212,768.87	\$1,996,231.13
b. Peters (fee)	\$2,098,000	\$212,768.87	\$1,885.231.13

Review Appraiser: Andrews

**157.75 acres will be encumbered by the MALPF Easement, but 0.962 acres is already protected by prior restrictions and thus payment will only be made upon 156.788 acres.*

10. Fry Cooper Farm, LLC	194.3 Acres	\$1,159,800.00	
14-24-05	Less 1 acre	\$6,000.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$2,513,000	\$167,516.57	\$2,345,483.43
b. Peters (fee)	\$2,127,000	\$167,516.57	\$1,959,483.43

Review Appraiser: Andrews



DEPARTMENT OF GENERAL SERVICES
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21-RP. REAL PROPERTY (cont'd)

11. Fry Cooper Farm, LLC 14-24-06	270 Acres Less 1 acre Per dwelling	\$1,614,000.00 \$ 6,000.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Cadell (fee)	\$3,524,000	\$260,402.00	\$3,263,598.00	
b. Peters (fee)	\$2,926,000	\$260,402.00	\$2,665,598.00	
Review Appraiser: Andrews				
12. JAD Properties, LLC 14-24-11	211.541 Acres Less 1 acre Per dwelling	\$1,368,516.50 \$6,500.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Peters (fee)	\$2,695,000	\$192,946.38	\$2,502,053.62	
b. Cadell (fee)	\$2,611,000	\$192,946.38	\$2,418,053.62	
Review Appraiser: Andrews				
13. L.C. Jones & Sons, Inc. 14-24-12	192.36 Acres Less 1 acre Per dwelling	\$956,800.00 \$5,000.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Peters (fee)	\$2,256,000	\$237,041.62	\$2,018,958.38	
b. Cadell (fee)	\$2,256,000	\$237,041.62	\$2,018,958.38	
Review Appraiser: Andrews				
14. Langenfelder Family LP 14-24-14	188 Acres Less 1 acre Per dwelling	\$1,215,500.00 \$6,500.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Cadell (fee)	\$2,394,000	\$133,513.88	\$2,260,486.12	
b. Peters (fee)	\$2,244,000	\$133,513.88	\$2,110,486.12	
Review Appraiser: Andrews				



DEPARTMENT OF GENERAL SERVICES
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21-RP. REAL PROPERTY (cont'd)

15. Langenfelder Family LP	303 Acres	\$1,969,500.00	
14-24-15		\$6,500.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Peters (fee)	\$3,788,000	\$295,629.02	\$3,492,370.98
b. Cadell (fee)	\$3,757,000	\$295,629.02	\$3,461,370.98
Review Appraiser: Andrews			

16. Thomas Wiltbank, et. al.	297 Acres	\$1,450,350.00	
14-24-18	Less 1 acre	\$4,950.00/acre	
	Per dwelling		
	(4 dwellings)		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$3,516,000	\$285,807.57	\$3,230,192.43
b. Peters (fee)	\$3,428,000	\$285,807.57	\$3,142,192.43
Review Appraiser: Andrews			

Queen Anne's County

17. M&V Foster	105.753 Acres	\$475,888.50	
17-24-03		\$4,500.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,179,000	\$88,463.58	\$1,090,536.42
b. Belinko (fee)	\$1,322,000	\$88,463.58	\$1,233,536.42
Review Appraiser: Andrews			

18. Higgs Family Land,	290.762 Acres*	\$996,044.60	
LLC	Less 1 acre	\$3,800.00/acre	
17-24-06	Per dwelling		
	(2 dwellings)		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Belinko (fee)	\$2,743,000	\$200,450.10	\$2,542,549.90
b. Cadell (fee)	\$2,367,000	\$200,450.10	\$2,166,549.90
Review Appraiser: Andrews			

**290.762 acres will be encumbered by the MALPF Easement, but 26.645 acres is already protected by prior restrictions and thus payment will only be made upon 262.117 acres after also subtracting 2 acres for 2 dwellings.*



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21-RP. REAL PROPERTY (cont'd)

19. D&B Ivins	50 Acres	\$200,900.00	
17-24-07	Less 1 acre	\$4,100.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$534,000	\$43,788.25	\$490,211.75
b. Belinko (fee)	\$613,000	\$43,788.25	\$569,211.75
Review Appraiser: Andrews			
20. Leverage Farm LLC	173.72 Acres	\$833,856.00	
17-24-09		\$4,800.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$2,119,000	\$196,126.65	\$1,922,873.35
b. Belinko (fee)	\$2,258,000	\$196,126.65	\$2,061,873.35
Review Appraiser: Andrews			
21. D&B McFarland	92.539 Acres	\$390,977.28	
17-24-10		\$4,225.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,078,000	\$68,521.48	\$1,009,478.52
b. Belinko (fee)	\$1,157,000	\$68,521.48	\$1,088,478.52
Review Appraiser: Andrews			
22. A&K McLean	59.427 Acres	\$245,393.40	
17-24-11	Less 1 acre	\$4,200.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$675,000	\$49,586.57	\$625,413.43
b. Belinko (fee)	\$789,000	\$49,586.57	\$739,413.43
Review Appraiser: Andrews			



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21-RP. REAL PROPERTY (cont'd)

23. F&G Messix	247.176 Acres	\$1,107,792.00	
17-24-12	Less 1 acre	\$4,500.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$2,757,000	\$191,363.21	\$2,565,636.79
b. Belinko (fee)	\$2,954,000	\$191,363.21	\$2,762,636.79
Review Appraiser: Andrews			

24. Richard Smith	132.182 Acres	\$590,319.00	
17-24-17	Less 1 acre	\$4,500.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,397,000	\$88,832.20	\$1,308,167.80
b. Belinko (fee)	\$1,509,000	\$88,832.20	\$1,420,167.80
Review Appraiser: Andrews			

Talbot County

25. W&J Shortall	196.0864 Acres	\$1,372,604.80	
20-24-17		\$7,000.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Andrews (Staff)	\$2,431,000	\$162,226.77	\$2,268,773.23
b. Cadell (fee)	\$2,431,000	\$162,226.77	\$2,268,773.23
Campbell (fee)	\$686,000	\$162,226.77	\$523,773.23
Review Appraiser: Andrews			

Worcester County

26. Levinh Farm, LLC	144.93 Acres	\$166,510.25	
23-24-06		\$1,148.90/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$616,000	\$112,700.00	\$503,300.00
b. Jeffery (fee)	\$725,000\	\$112,700.00	\$612,300.00
Review Appraiser: Lefort			



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21-RP. REAL PROPERTY (cont'd)

LOT WAIVER

Caroline County

27. S. Cohee, et. al.	192.2 Acres	\$745,680.00	
05-24-04	Less 1 acre	\$3,900.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,434,000	\$218,534.54	\$1,215,465.46
b. McCain (fee)	\$1,300,000	\$218,534.54	\$1,081,465.46
Review Appraiser: Andrews			

28. DHM Invezz, LLC	109.97 Acres	\$359,601.00	
05-24-05	Less 1 acre	\$3,300.00/acre	
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. McCain (fee)	\$676,000	\$113,598.45	\$562,401.55
b. Cadell (fee)	\$719,000	\$113,598.45	\$605,401.55
Review Appraiser: Andrews			

29. Richard Spiering	202.43 Acres	\$708,505.00	
05-24-14		\$3,500.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,478,000	\$224,309.60	\$1,253,690.40
b. McCain (fee)	\$1,417,000	\$224,309.60	\$1,192,690.40
Review Appraiser: Andrews			

Cecil County

30. Losten's Dairy, LP	177.497 Acres	\$834,235.90	
07-24-06		\$4,700.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Muller (fee)	\$1,775,000	\$170,315.21	\$1,604,684.79
b. Campbell (fee)	\$1,731,000	\$170,315.21	\$1,560,684.79
Review Appraiser: Kelleher			



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21-RP. REAL PROPERTY (cont'd)

31. J. MacDonald & MA Thompson 07-24-07	94.348 Acres Less 1 acre Per dwelling (2 dwellings)	\$480,209.60 \$5,200.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Kelleher (Staff)	\$923,000	\$86,539.94	\$836,460.06	
b. Muller (fee)	\$923,000	\$86,539.94	\$836,460.06	
c. Campbell (fee)	\$646,000	\$86,539.94	\$559,460.06	
Review Appraiser: Kelleher				

Kent County

32. LC Jones & Sons, Inc. 14-24-13	280.31 Acres Per dwelling	\$1,261,395.00 \$4,500.00/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Peters (fee)	\$3,364,000	\$273,338.91	\$3,090,661.09	
b. Cadell (fee)	\$2,943,000	\$273,338.91	\$2,669,661.09	
Review Appraiser: Andrews				

St. Mary's County

33. C. Jennings & A. Hall 18-24-03	15.37 Acres Less 1 acre Per dwelling	\$75,750.00 \$5,271.40/acre		
	(Appraised Value)	(Agricultural Value)	(Easement Value)	
a. Enger (Staff)	\$101,000	\$13,653.63	\$87,346.37	
b. Belinko (fee)	\$144,000	\$13,653.63	\$130,346.37	
c. Campbell (fee)	\$75,000	\$13,653.63	\$61,346.37	
Review Appraiser: Enger				



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21-RP. REAL PROPERTY (cont'd)

Talbot County

34. Presquile Farms, LLC	165.034 Acres	\$635,832.60	
20-24-10	Less 1 acre	\$3,900.00/acre	
	Per dwelling (2 dwellings)		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Andrews (Staff)	\$2,446,000	\$119,195.92	\$2,326,804.08
b. Cadell (fee)	\$2,446,000	\$119,195.92	\$2,326,804.08
c. Campbell (fee)	\$1,533,000	\$119,195.92	\$1,413,804.08

Review Appraiser: Andrews

35. The Ole Farm, LLC	111.11 Acres	\$722,215.00	
20-24-19		\$6,500.00/acre	
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Andrews (Staff)	\$1,667,000	\$111,297.78	\$1,555,702.22
b. Cadell (fee)	\$1,667,000	\$111,297.78	\$1,555,702.22
c. Campbell (fee)	\$1,033,000	\$111,297.78	\$921,702.22

Review Appraiser: Andrews

Fund Source:

L00/10460	\$29,513,910.43
Total:	\$29,513,910.43

Total Acres (TA): **6,057.7952**

TA Less Unpaid Acres and Dwellings: **6,000.1882**

Average Price per Paid Acre: **\$4,918.83**



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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21-RP. REAL PROPERTY (cont'd)

Remarks:

1. The Department of Agriculture recommends acceptance of these contracts.
2. The Department of General Services has reviewed the appraisals and has recommended that each appraisal "a." listed above be the fair market value of the land on which the easement is to be acquired.
3. Pursuant to Agriculture Article 2-511(e), the purchase price of each easement may not exceed 75% of the fair market value, or the owner's asking price, whichever is less.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Wendy Scott-Napier 410-767-4088
wendy.scott-napier@maryland.gov*

**22-RP. REAL PROPERTY
*Department of Agriculture***

ID: File # 14-23-04, Kent County

Recommendation: Approval is requested for the Maryland Agricultural Land Preservation Foundation, Department of Agriculture to increase the total price to be paid under previously approved option contract from \$285,614.50 to \$404,365.60.

Prior Board Action: DGS 25-RP, 10/04/2023

Owner: Kathleen Leager

Property: 107.412 Acres, Less 1 acre per dwelling, Kent County

Remarks: Reference is made to Item 25-RP (Sub-Item 22), 10/4/2023 for the meeting of the Board of Public Works where an approval was given to the Maryland Agricultural Land Preservation Foundation (hereinafter, “MALPF”) to acquire an agricultural preservation easement on 107.412 acres of land for \$285,614.50. Due to the clerical error, the purchase price was inadvertently listed as \$285,614.50 instead of the actual purchase price, \$404,365.60.

Approval is requested to approve an increase in the total price to be paid under the referenced Option Contract by \$118,751.10 to \$404,365.60, which is the Owner’s asking price. The total price is less than the Easement value and does not exceed 75% of the fair market value of the land.

Kent County

Kathleen Leager	107.412 Acres		\$404,365.360
14-23-04	Less 1 acre		\$3,800.00/acre
	Per dwelling		
	(Appraised Value)	(Agricultural Value)	(Easement Value)
a. Cadell (fee)	\$1,075,000	\$78,040.04	\$996,959.96
b. Jeffrey (fee)	\$913,000	\$78,040.04	\$834,959.96
Review Appraiser: Andrews			

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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October 2, 2024**



*Contact: Wendy Scott-Napier 410-767-4088
wendy.scott-napier@maryland.gov*

**23-LL. LANDLORD LEASE
*Department of Natural Resources Land and Property Management***

Recommendation: That the Board of Public Works accept DNR’s Report of Delegated Leases concerning current leases of State-owned dwelling houses, outbuildings, and agriculture lands that are located on State parks, forests, wildlife management areas, and other DNR-managed properties; and for hunting leases on Chesapeake Forest Lands.

Authority: BPW Advisory 2006-2, revised 1-8-2020 (citing State Finance and Procurement Article, §10-305, Annotated Code of Maryland).

Summary: This report lists each property that DNR had leased under its delegated authority from the Board of Public Works for Fiscal Year 2024. The next report will be submitted to the Board of Public Works within 90 days following June 30, 2025.

The 417 leased properties are located throughout the state and include 10,479.83 acres of crop and grazing land, and 37,440 acres for Chesapeake Forest Lands hunt club leases, producing annual revenues of \$2,583,007.43*.

The various types of leased properties under delegated authority consist of 68 croplands; 13 grazing lands; 16 dwellings; 20 outbuildings; 86 operational employees’ dwellings; and 214 Chesapeake Forest Lands hunt club leases.

* Revenue generated from Maryland Forest and Park Service properties is deposited in the State Forest and Park Reserve Fund. Revenue generated from the Wildlife and Heritage Unit properties is deposited in the Wildlife Management and Protection Fund.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
October 2, 2024**



*Contact: Wendy Scott-Napier 410-767-4088
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**24-LT. TENANT LEASE
*Department of Human Services***

Recommendation: Approve a renewal lease.

Prior Board Action: DGS 57-LT, 09/01/2021

Landlord/Owner: Basi Brothers, LLC, 7528 Flamewood Drive;
Clarksville, MD 21029

Property Location: 315 High Street, Chestertown, MD 21620
Space Type: Office (3,400 sq. ft.)

Lease Type: New (Continued Use of Property)

This Term: Term: 11/01/2024 - 11/30/2031 (w/ standard 6-month
holdover)

Future Option Term: 12/01/2031 - 11/30/2036

Annual Rent Office: \$74,494 ***SF Rate:*** \$21.91/sq. ft.

Fund Source: 43% General Funds, 57% Federal Funds ***Appropriation Code:*** N00G0006
7F14 1351 G6010

Utilities/Custodial Responsibility: Tenant/Landlord

Termination for Convenience Clause: Yes

Procurement Method: Sole Source
See COMAR 21.05.05.02.D; DGS Space Mgmt Manual 6-605 E

Remarks: This space has served as the office for the Kent County Child Support Enforcement Agency since September 9, 2022. This agency is charged with establishing, monitoring and enforcing court orders in Kent County relative to child support issues. The lease provides nine (9) free parking spaces at no cost to the State. The rental rate for the first two years and one month is \$21.91 per sf and the rate for years three through seven is \$23.00 per sf. A term of seven years and one month was requested by the agency to have this lease run coterminously with an existing lease at 350 High Street in Chestertown.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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October 2, 2024**



*Contact: Wendy Scott-Napier 410-767-4088
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**25-LT. TENANT LEASE
*Judiciary, District Court***

Recommendation: Approve renewal lease.

Prior Board Action: DGS 36-LT-OPT, 11/03/2021

Landlord: Mayor and City Council of Hagerstown,
1 East Franklin Street, Hagerstown MD 21740

Property Location: 25 N. Potomac Street, Hagerstown, MD 21740

Space Type: Parking Deck (5 Spaces)

Lease Type: Renewal (Continued Use of Property)

This Term: 10/15/2024 - 10/14/2026 (w/ standard 6-month holdover)

Future Option Term: N/A

Annual Rent: \$4,200 ***Rate/Month:*** \$70/space

Fund Source: 100% General Funds ***Appropriation Code:*** PCA 40711

Utilities/Custodial Responsibility: Landlord/Landlord

Termination for Convenience Clause: Yes.

Procurement Method: Exempt – in accordance with State Finance & Procurement,
Section 4-318 (1) for an intergovernmental lease

Remarks: These parking spaces have been used since 2012 by District Court Employees located at 36 Antietam Street in Hagerstown. The number of spaces complies with the 1:2 ratio established for this area.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

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WITHDRAWN

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WITHOUT DISCUSSION



DEPARTMENT OF GENERAL SERVICES
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SUPPLEMENTAL

*Contact: Yasin Mohammed 410-260-7552
yasin.mohammed@maryland.gov*

26-IT. INFORMATION TECHNOLOGY

Recommendation: That the Board of Public Works approve the following Task Orders/
Purchase Orders under a previously approved Master Contract.

Authority: State Finance and Procurement Article
Annotated Code of Maryland, § 13-113; COMAR 21.05.13.06

Procurement Method Task Order/Purchase Order under Master Contract

1.0 Master Contract: **Hardware/Associated Equipment & Services 2012**
Contract No. 060B2490022
Approved: DoIT 4-IT, 10/31/2012
Term: 11/15/2012 - 11/14/2027
***As of publication, the remaining balance of this master contract is \$63,956,101.*

1.1 Using Agency: Maryland State Archives
Description: Purchase ten Nutanix 8155-G9 servers to provide infrastructure to
combine storage, computing, and virtualization. These servers also power the virtual
machines, applications, and databases.

Award: CAS Severn; Laurel, MD (Certified Small Business)

Number of Qualified

Master Contractor: 5

Number of Bids: 4

Bids:

<i>Bidders</i>	<i>Amounts</i>
CAS Severn; Laurel, MD	\$1,139,068
Applied Technology Services; Middle River, MD	\$1,188,294
IP Data Systems, Inc.; Laurel, MD	\$1,214,162
En Net Services LLC; Frederick, MD	\$1,221,125

Amount: \$1,139,068

Term: Anticipated delivery date - 11/01/2024

MBE/VSBE Participation: 3% / 0%

Resident Business: Yes

Fund Source: 100% Special Funds (User Fees)



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SUPPLEMENTAL

26-IT. INFORMATION TECHNOLOGY (cont'd)

1.0 *Hardware/Associated Equipment & Services 2012 (cont'd)*

Agency Remarks: One of the main functions of MSA is to offer access to public records and documents for public use. Some of the records and documents are dating back to the 1600s and are very fragile. Adding new servers will allow MSA to refresh and upgrade the electronic storage for future generations.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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October 2, 2024**



HAND CARRIED

*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

27-CGL. CAPITAL GRANTS AND LOANS

Recommendation: That the Board of Public Works enter into a grant agreement for the following grant (previously presented as 23-CGL 7/3/24), specifying that both the grantee and beneficiary own property subject to the grant agreement.

Board of Directors of the Provinces Civic Association, Inc.

Lake Marion Stormwater Restoration (Anne Arundel County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the stormwater restoration project at Lake Marion.”

Maryland Consolidated Capital Bond Loan of 2022 (LSI– Chapter 344, Acts of 2022) DGS Item 22-518, (SL-293-220-038) \$ 250,000

Matching Fund: No match is required.

Background:	Total Project	\$ 3,877,000
	22-518 (This Action)	\$250,000 (Non-match)
	Local Cost	\$ 3,627,000

(Prior Actions: 7/3/24 Agenda, Item 23-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. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include retrofitting an existing stormwater management pond with the goals of reducing erosion downstream, improving aquatic and wildlife habitats, and improving aesthetics of the community park and lake.
5. Approval of this item authorizes tailoring the language of the beneficiary grant agreement template to reflect that both the Grantee and the Beneficiary have interest in different real property lots affected by the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contacts: Beverly Pivec 410-576-6442 bpivec@oag.state.md.us
Janice Clark 410-576-7033 jclark@oag.state.md.us*

**A1-EX. EXPEDITED PROCUREMENT REPORT
*Office of the Attorney General***

Contract ID: Dell Power Scale Architecture, eMMA CTR# 019505
Juniper Network Switching Architecture, eMMA CTR# 019506

Expedited Procurement Approval: 06/05/2024 (DGS-87-EX)

Contract Description: . Purchase of Dell Power Scale Architecture and Purchase of Juniper Network Switching Architecture.

Contract Type: Fixed Unit Price (*SBR designated*)

Awards: IPDS; Ellicott City MD (Certified Small Business)
En-Net Services; Frederick MD (Certified Small Business)

Date of Award: Dell Power Scale Architecture: 06/17/2024
Juniper Network Switching Architecture: 06/25/2024

Term: Dell Power Scale Architecture delivery date: 07/24/2024
Juniper Network Switching Architecture delivery date: 06/26/2024

Amounts: Dell Power Scale Architecture: \$335,247.82
Juniper Network Switching Architecture: \$196,553.03

Vendors Solicited:

Dell Power Scale Architecture:

IPDS; Ellicott City MD
DSR; Hanover, MD
En-Net Services; Frederick, MD
DataNetworks; Hunt Valley, MD
SCD Information Technology; Columbia MD

Juniper Network Switching:

En-Net Services; Frederick, MD
DataNetworks; Hunt Valley, MD
IPDS; Ellicott City MD
DSR; Hanover, MD



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A1-EX. EXPEDITED PROCUREMENT REPORT (cont'd)

Bids:

Dell Power Scale Architecture:

<i>Bidders</i>	<i>Amounts</i>
IPDS; Ellicott City MD	\$335,247.82
DSR; Hanover MD	\$356,643.90
En-Net Services; Frederick MD	\$363,333.92
DataNetworks; Hunt Valley MD	\$390,776.00

Bids:

Juniper Network Switching Architecture:

<i>Bidders</i>	<i>Amounts</i>
En-Net Services; Frederick MD	\$196,553.03
DataNetworks; Hunt Valley MD	\$291,709.00
IPDS; EllicottCity MD	\$267,790.79

MBE/VSBE Participation: 0% / 0%

Requesting Agency Remarks: This expedited procurement had two parts. Purchase of Dell Power Scale Architecture and purchase of Juniper Network Switching Architecture.

The Office of the Attorney General (OAG) directly solicited quotes for Dell Power Scale Architecture to a list of five master contractors on the "Hardware 2012 Master Contract" (060B2490022) Statewide Master Contract. We received four responsive bids. One vendor submitted a "no-bid" form. IPDS, met the requirements of the scope of work and had the lowest bid.

The OAG directly solicited quotes for Juniper Network Switching Architecture to a list of four master contractors on the "Hardware 2012 Master Contract"(060B2490022) Statewide Master Contract. We received four bids. One vendor was disqualified due to an incomplete bid. En-Net Services met the requirements of the scope of work and had the lowest bid.

No MBE/VSBE participation was included due to a single element of work.



**DEPARTMENT OF GENERAL SERVICES
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A1-EX. EXPEDITED PROCUREMENT REPORT (cont'd)

Fund Source: 100% General Funds

Approp. Code: C81C0001

Resident Business: Yes

MD Tax Clearance: 24-2648-1110 - IPDS
 24-2763-1100 - En-Net Services

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION