

BOARD OF PUBLIC WORKS
TABLE OF CONTENTS
FEBRUARY 26, 2025

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

Item		Section page no.	Overall page no.
SECRETARY'S AGENDA			
1-3	Department of Agriculture		1
4	Board of Public Works - PAAR		5
5-6	Board of Public Works - Wetlands		6
7	Department of Natural Resources		9
8-11	MD Department of the Environment		10
12	Department of Planning/Maryland Historical Trust		18
13	Morgan State University		22
14	Supplemental: Maryland Stadium Authority		24

APPENDIX

A1-A2	Public Safety & Correctional Services	APP1	25
-------	---------------------------------------	------	----

**SUPPLEMENT
DEPARTMENT OF NATURAL RESOURCES/REAL PROPERTY**

1-2	Program Open Space Local Share	DNR1	29
3-7	Rural Legacy Program	DNR3	31
8-9	Program Open Space State Share	DNR8	36
10	Timber Sale	DNR10	38

**SUPPLEMENT
UNIVERSITY SYSTEM OF MARYLAND**

1	University of MD, College Park	USM1	39
2	University of Maryland Global Campus	USM4	42

BOARD OF PUBLIC WORKS
TABLE OF CONTENTS
FEBRUARY 26, 2025

Item		Section page no.	Overall page no.
MARYLAND DEPARTMENT OF TRANSPORTATION			
1-5	Maryland Aviation Administration (MAA)	MDOT1	45
6-7	Motor Vehicle Administration (MVA)	MDOT12	56
8-14	State Highway Administration (SHA)	MDOT16	60
15	The Secretary's Office (TSO)	MDOT31	75
16	Supplemental: Maryland Aviation Administration (MAA)	MDOT32	76
DEPARTMENT OF GENERAL SERVICES/ OFFICE OF STATE PROCUREMENT			
1-10	Capital Grants and Loans	OSP1	80
11	Construction	OSP12	91
12-14	Services	OSP14	93
15-18	Information Technology	OSP20	99
19	Maintenance	OSP30	109
20	General Miscellaneous	OSP32	111
21	Real Property	OSP34	113
22	Landlord Lease	OSP35	114
23-25	Tenant Lease	OSP37	116
26	Supplemental: Expedited Procurement Request	OSP41	120
27	Supplemental: Services	OSP43	122
28	Supplemental: Capital Grants and Loans	OSP45	124
29	Supplemental: Information Technology	OSP46	125
30	Supplemental: Information Technology	OSP48	127
31	Supplemental: Information Technology	OSP66	145
A1-EX	Expedited Procurement Report	OSP68	147

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

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025**



*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 12 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: \$379,400

Fund Source: MCCBL of 2019 / 2020 / 2021: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.* Item 19344 / 20340 / 21552

County	Grantee	Agreement #	Amount
Carroll	Ralph E. Bassler	MP-2025-2486	\$10,200 MCCBL 2021
		MP-2025-2487	\$19,000 MCCBL 2020
	Otterdale View Farm LLC	MP-2025-2502	\$102,800 MCCBL 2019
Cecil	Ronald N. Dudkewitz	AT-2025-2518	\$27,200 MCCBL 2020
		AT-2025-2519	\$10,400 MCCBL 2020
Harford	Melvin R. Huber, Jr.	AT-2025-2470	\$19,400 MCCBL 2021
Howard	John F. Sharpe	PA-2025-2489	\$15,600 MCCBL 2020
Queen Anne's	Saxon Farms LLC	AT-2025-2503	\$22,700 MCCBL 2019
	DLL Farms, Inc.	CR-2025-2520	\$55,000 MCCBL 2020
		CR-2025-2521	\$60,900 MCCBL 2020
Talbot	Yorktown Farm LLC	CH-2025-2517-R	\$13,700 MCCBL 2021
Wicomico	Cathy Wilson Laws	NW-2025-2488	\$22,500 MCCBL 2019

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



1. **DEPARTMENT OF AGRICULTURE** (cont'd)

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:

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



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 one individual grant 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: \$3,553

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
Queen Anne’s	John E. Dixon, Sr.	AT-2024-2752	\$3,553

Remarks: The Maryland Department of Agriculture has determined that this project is 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.

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



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 10 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: \$141,138.97

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
Baltimore	Carroll Branch Farm LLC	RS-2024-2819	\$3,642.17	Completed
Carroll	Linda S. Neal	MP-2024-2719	\$15,502.94	Completed
Cecil	Ordinary Point Farm LLC	SA-2025-2031	\$4,800.00	Completed
	State of MD Dept. of Natural Resources	AT-2024-2703	\$11,588.00	Completed
Queen Anne’s	Deborah P. Mandycz	CR-2024-2497	\$2,639.00	Completed
		CR-2024-2499	\$3,379.00	Completed
St. Mary’s	Beavan Farming Operations LLC	AT-2024-2004	\$6,638.81	Completed
	Meadow Field Properties, Inc.	PA-2024-2200	\$749.05	Completed
Talbot	Councell Ag Services	CR-2023-2906	\$37,800.00	Canceled
	Mark S. Anders	CR-2024-2103	\$54,400.00	Canceled

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.

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Gabriel Gnall 410-260-7335
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4. **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 *January 2025*

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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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Bill Morgante 410-260-7791
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5. **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

24-0723 **YOLANDE LYNCH-** To stabilize an eroding shoreline by constructing a living shoreline consisting of marsh edging, a hooked groin, and a stone sill, and enhancing existing marsh by excavating *Phragmites* via mechanical means and planting high and low marsh vegetation over sand fill.

Shady Side, Chesapeake Bay

Special conditions: Requirements for marsh establishment area, signing and acceptance of marsh maintenance plan, constructing vents, excavated material disposal, and planting the excavated Phragmites area with native vegetation.

Wetlands Created: 5,354 square feet

24-0784 **MICHAEL B. DECKER JR.-** To reduce shoreline erosion and provide beach nourishment by removing an unauthorized platform, constructing a finger pier, boat lifts with associated piles, a personal watercraft lift, and a mooring pile, replacing in-kind stone groins, constructing a stone groin, nourishing an existing beach with sand, and constructing a stone revetment.

Pasadena, Chesapeake Bay

Special conditions: Requirements for constructing beach nourishment area, and design and construction of stone revetment. Restrictions on number of pier slips, lifts, or hoists, total platform area, attaching accessory platforms to existing or proposed boat lifts, and use of asphalt rubble in the revetment.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



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

KENT COUNTY

- 24-0604 *ALEX RAY-* To reduce shoreline erosion by constructing stone containment structures, filling and grading with sand, planting marsh vegetation, constructing segmented stone containment sills, and constructing a stone revetment.
Chestertown, East Fork Langford Creek
Special conditions: Time of year restriction. Requirements for marsh establishment area, signing and acceptance of marsh maintenance plan, constructing vents, and design and construction of stone revetment. Restrictions on use of asphalt rubble in the revetment.
Wetlands Created: 21,307 square feet

QUEEN ANNE'S COUNTY

- 24-0747 *NARROWS REAL ESTATE, LLC* – To replace an existing pier and improve navigational access by removing a pier and associated structures, and constructing a timber pier with a “T” shaped platform, finger piers, and mooring piles.
Kent Island, Kent Island Narrows
Special conditions: Requirements for removing existing pier and associated structures. Restrictions on attaching accessory platforms to any existing or proposed boat lifts.

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Bill Morgante 410-260-7791
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6. **BOARD OF PUBLIC WORKS**

***Wetlands License -- #24-0635 – Ferry Cove Project, LLC
Mitigation***

Recommendation: The Board of Public Works Wetlands Administrator recommends that the Board:

1. Grant a tidal wetlands license to construct a boat ramp, and
2. Require mitigation for impacts to submerged aquatic vegetation (SAV) by expanding an existing oyster reef.

MDE: The Maryland Department of the Environment concurs with the recommendations.

- Application received June 13, 2024
- Public comment period ended December 15, 2024
- MDE Report and Recommendation February 5, 2025

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.

Mitigation: Constructing a boat ramp will result in permanent impacts to 272 square feet of SAV. MDE recommends that the licensee mitigate for the 272 square feet of impact to SAV at a 6:1 ratio (COMAR 23.02.04.11.B) by constructing 1,632 square feet of oyster reef that will be planted with oyster spat.

272 square feet of impact x 6 (6:1 ratio) = 1,632 square feet of required mitigation

TALBOT COUNTY

24-0635 *FERRY COVE PROJECT, LLC* – To provide water access for harvesting oysters by constructing a boat ramp.

Sherwood, Ferry Cove

Special conditions: Time of year restriction. Requirements for constructing and maintaining a cofferdam or similar containment structure, maintaining and monitoring the mitigation site, and mitigation project compliance with specific plans.

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



*Contact: Wesley Gould 410-260-8812
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7. DEPARTMENT OF NATURAL RESOURCES
Shoreline Conservation Service

Recommendation: That the Board of Public Works levy the charge that the property owners, Mr. Jeffrey R. and Ms. Sarah S. Daigle, must repay for a shore erosion control project.

Authority: Section 8-1006, Natural Resources Article, Annotated Code of Maryland
"On receipt of certification from DNR that a shore erosion control project has been satisfactorily completed; the Board of Public Works shall fix and levy a benefit charge on the benefited property."

Funds: The borrower makes annual installment payments. Funds are deposited into the Shore Erosion Control Revolving Loan Fund.

Remarks: DNR certifies that the appropriate documents have been recorded among county land records and that the construction of this project has been satisfactorily completed.

<u>Project #</u>	<u>Owner</u>	<u>Description</u>	<u>County/ District</u>	<u>Amount</u>	<u>Term</u>
SEC 01-23	Dagile, Jeffrey R. & Sarah S.	Construction of approximately 300 feet of shoreline improvements consisting of 6 stone groins, sand placement, and native marsh plantings	Anne Arundel/ 30B	\$78,420	15 years

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Suzanne Dorsey 410-537-3897
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8. MARYLAND DEPARTMENT OF THE ENVIRONMENT
Maryland Drinking Water State Revolving Loan 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: Karla Lane Water Main Replacement

Recipient: Washington Suburban Sanitary Commission (WSSC)

Amount: Up to \$3,276,849

Location: Prince George's County/Legislative District 26

Project Description: This project is part of WSSC's Water Reconstruction Program which involves the rehabilitation and replacement of water mains, house connections and large water services. The purpose of the program is to renew and extend the useful life of these assets. Portions of the water distribution system are more than 80-years old and are experiencing problems. Selected replacement is necessary to supply water in sufficient quantity, quality and pressure for domestic use and firefighting. The water mains serving Karla Lane area are beyond their useful life and need to be replaced. The Karla Lane Water Main Replacement Project involves the replacement of replacement lines in portions of Murray Hill Drive, Alcoa Drive, Hart Road, Barrett Road East, Karla Lane, and various other adjacent streets in the Fort Washington area in Prince George's County. 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 \$1,776,849 (estimated) – Drinking Water 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 – Drinking Water State Revolving Fund

This funding is provided under the Drinking Water State Revolving Loan Fund Program disadvantaged-community criteria. The principal forgiveness loan terms/grant conditions are enforceable should grantee default.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



8. **MARYLAND DEPARTMENT OF THE ENVIRONMENT** (cont'd)

Project Funding Sources:

Drinking Water State Revolving Fund Loan (<i>this Item</i>)	\$ 1,776,849
Drinking Water State Revolving Fund Loan Forgiveness (<i>this Item</i>)	\$ 1,500,000
Local Share	\$ <u>72,496</u>
Total Estimated Project Cost	\$ 3,349,345

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.

BOARD OF PUBLIC WORKS

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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



*Contact: Suzanne Dorsey 410-537-3897
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9. MARYLAND DEPARTMENT OF THE ENVIRONMENT
Maryland Drinking Water State Revolving Loan 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: Newburg Drive Water Main Replacement

Recipient: Washington Suburban Sanitary Commission (WSSC)

Amount: Up to \$4,229,457

Location: Prince George's County/Legislative District 22

Project Description: This project is part of WSSC's Water Reconstruction Program, which involves the rehabilitation and replacement of small diameter water mains, house connections and large water services. The purpose of the program is to renew and extend the useful life of these assets. Portions of the water distribution system are more than 80-years old and are experiencing problems. Selected replacement is necessary to supply water in sufficient quantity, quality and pressure for domestic use and firefighting. The water mains serving the Newburg Drive area are beyond their useful life and need to be replaced. The Newburg Drive Water Main Replacement Project involves the replacement of water mains. The replacement lines will be installed in portions of Newburg Drive, Wilhelm Drive, Heidelberg Road, Nashville Road, Kepner Court, and various other adjacent streets in the Lanham area in Prince George's County. 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 \$2,729,457 (estimated) – Drinking Water 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 – Drinking Water State Revolving Fund

This funding is provided under the Drinking Water State Revolving Loan Fund Program disadvantaged-community criteria. The principal forgiveness loan terms/grant conditions are enforceable should grantee default.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



9. **MARYLAND DEPARTMENT OF THE ENVIRONMENT** (cont'd)

Project Funding Sources:

Drinking Water State Revolving Fund Loan (<i>this Item</i>)	\$ 2,729,457
Drinking Water State Revolving Fund Loan Forgiveness (<i>this Item</i>)	\$ 1,500,000
Local Share	\$ <u>97,904</u>
Total Estimated Project Cost	\$ 4,327,361

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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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Suzanne Dorsey 410-537-3897
suzanne.dorsey1@maryland.gov

10. MARYLAND DEPARTMENT OF THE ENVIRONMENT
Maryland Drinking Water State Revolving Loan 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: Parkwood Drive I Water Main Replacement

Recipient: Washington Suburban Sanitary Commission (WSSC)

Amount: Up to \$7,536,323

Location: Montgomery County/Legislative District 18

Project Description: This project is part of WSSC's Water Reconstruction Program, which involves the rehabilitation and replacement of small-diameter water mains, house connections, and large water services. The purpose of the program is to renew and extend the useful life of these assets. Portions of the water distribution system are more than 80-years old and are experiencing problems. Selected replacement is necessary to supply water in sufficient quantity, quality, and pressure for domestic use and firefighting. The water mains serving the Parkwood area are beyond their useful life and need to be replaced. Phase I of the Parkwood Water Main Replacement Project involves the installation of replacement lines in portions of Parkwood Drive, Parkwood Terrace, Saul Road, Roxbury Drive, Wildwood Road, Woodfield Road, Amherst Lane, and various other adjacent streets in the Kensington area of Montgomery County. 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 \$6,036,323 (estimated) – Drinking Water State Revolving Fund

Term. Period not to exceed 30 years following project completion

Rate. The standard interest rate of 50% 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 1.70% to 1.90%).

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 – Drinking Water State Revolving Fund

This funding is provided under the Drinking Water State Revolving Loan Fund Program. The principal forgiveness loan terms/grant conditions are enforceable should grantee default.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



10. **MARYLAND DEPARTMENT OF THE ENVIRONMENT** (cont'd)

Project Funding Sources:

Drinking Water State Revolving Fund Loan (<i>this Item</i>)	\$ 6,036,323
Drinking Water State Revolving Fund Loan Forgiveness (<i>this Item</i>)	\$ 1,500,000
Local Share	\$ <u>174,452</u>
Total Estimated Project Cost	\$ 7,710,775

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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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



Contact: Suzanne Dorsey 410-537-3897
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11. MARYLAND DEPARTMENT OF THE ENVIRONMENT
Maryland Drinking Water State Revolving Loan 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: Village in the Woods Water Main Replacement

Recipient: Washington Suburban Sanitary Commission (WSSC)

Amount: Up to \$8,939,554

Location: Prince George's County/Legislative Districts 22 & 24

Project Description: This project is part of WSSC's Water Reconstruction Program which involves the rehabilitation and replacement of small diameter water mains, house connections and large water services. The purpose of the program is to renew and extend the useful life of these assets. Portions of the water distribution system are more than 80-years old and are experiencing problems. Selected replacement is necessary to supply water insufficient quantity, quality and pressure for domestic use and firefighting. The water mains serving the Village in the Woods area are beyond their useful life and need to be replaced. The Village in the Woods Water Main Replacement Project involves the replacement of water mains. The replacement lines will be installed in portions of Brightseat Road, Landover Road, Watkins Avenue, East Street, West Street, and various other adjacent streets in the Landover area in Prince George's County. 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 \$7,439,554 (estimated) – Drinking Water 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 – Drinking Water State Revolving Fund

This funding is provided under the Drinking Water State Revolving Loan Fund Program disadvantaged-community criteria. The principal forgiveness loan terms/grant conditions are enforceable should grantee default.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



11. **MARYLAND DEPARTMENT OF THE ENVIRONMENT** (cont'd)

Project Funding Sources:

Drinking Water State Revolving Fund Loan (<i>this Item</i>)	\$ 7,439,554
Drinking Water State Revolving Fund Loan Forgiveness (<i>this Item</i>)	\$ 1,500,000
Local Share	\$ 206,934
Total Estimated Project Cost	\$ 9,146,488

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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BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



*Contact: Susan Langley 410-697-9564
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12. DEPARTMENT OF PLANNING
Maryland Historical Trust
Maryland Maritime Archaeology Program

Recommendation: The Maryland Historical Trust recommends that the Board of Public Works approve the activities of the Maryland Maritime Archaeology Program as proposed for the 2025 field season. This Item also summarizes the Program's 2024 activities.

Authority: Sections 5A-333–5A-346, State Finance & Procurement Article,
Annotated Code of Maryland

Background: The Submerged Archaeological Historic Property Act established the Maryland Maritime Archaeology Program (MMAP) within the Maryland Historical Trust. This Act charges the Trust with identifying and managing the State's submerged archaeological sites. Under the Act, anyone seeking to excavate or disturb submerged archaeological sites on State lands must obtain a permit from the Trust. The law specifically exempts the Trust from the permit requirement. Instead, the Trust must obtain Board of Public Works approval before undertaking any activity that would otherwise require a permit. In 2025, the Trust proposes to carry out activities that require Board approval.

PROPOSED 2025 ACTIVITIES REQUIRING BOARD APPROVAL

The 2025 MMAP field season will include survey of known sites as well as work in new areas around the State. This work may include activities involving limited ground disturbance which requires archaeological permits from the Trust or Board of Public Works approval. These activities include recovering artifacts to help determine site age, and probing, testing, or sampling to determine the site size and integrity. Trust staff will conserve and analyze any recovered materials and write a report. All work and participation of volunteers and interns are dependent on staff availability, funding, training, and necessary health and safety considerations.

Mallows Bay (Charles County)

MMAP will continue to partner with Charles County, DNR, and NOAA, as well as the Sanctuary Advisory Council on education and outreach programs as well as the management of the historic vessels and cultural resources in the Mallows Bay-Widewater Historical and Archaeological National Register District, now also the Mallows Bay-Potomac River National Marine Sanctuary. MMAP will provide guidance and oversight for graduate students conducting research in the sanctuary; at present one is from East Carolina University, and one is from Texas A&M University.

U-1105 Historic Shipwreck Preserve (St. Mary's County)

MMAP will continue to support ongoing research and condition assessment of U-1105 undertaken by the non-profit organization Battle of the Atlantic Research and Expedition Group. Support in 2025 is expected to include MMAP staff-lead archaeological training activities.

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025**



12. DEPARTMENT OF PLANNING (cont'd)

Patuxent River and Buzzard Island Creek (Calvert County)

MMAAP plans to inspect a number of anomalies identified by NOAA's Office of Coast Survey in Patuxent River which may represent archaeological resources and continue its documentation and monitoring of a log-built vessel discovered in 2020 which exhibits rare and possibly unique construction details.

Chester River (Kent County)

MMAAP has chosen a stretch of the Chester River where 7000-year-old artifacts have been recovered by watermen from what are believed to be intact, submerged, and buried archaeological sites to initiate a study which combines archaeological and geological desktop research with data collection using a parametric sub-bottom profiler, side scan sonar, and subsurface sampling. This study will employ various data collection and analysis techniques related to paleo landscape reconstruction to assist in the assessment of potential for the preservation of submerged and buried archaeological sites which were inundated during creation of Chesapeake Bay. This initial effort, originally scheduled for 2024, will include instrument testing and preliminary data collection necessary to develop a more extensive research plan. Work was postponed until 2025 because of the late delivery of equipment needed for this project which was not received until October 2024.

Diverse field investigations (Various Counties)

MMAAP will continue to provide lectures, courses, field activities, and other educational programming related to maritime archaeology virtually and/or in person. Staff will continue to provide hands-on experiences in site recording methods and remote sensing to volunteers, interns, and members of non-profit volunteer organizations which work in Maryland. Site recording and remote sensing experiences include fieldwork that does not require ground disturbance, artifact recovery, sampling, or probing.

MMAAP will continue to conduct site inspections as needed to assist with review of projects in accordance with state and federal historic preservation laws. These will be undertaken while observing all practices necessary for health and safety.

MMAAP will continue to facilitate the updating of the U.S. Coast Guard and EPA Emergency Response Area Contingency Plan, MMAAP reviews and evaluates shoreline and submerged archaeological historic properties to prioritize protection and response strategies.

MMAAP will continue to participate in and provide guidance to state and federal agencies, such as the Department of Natural Resources regarding aquaculture and development in Maryland waters; the Bureau of Ocean Energy Management on issues related to offshore wind energy development; the Department of Homeland Security's Maritime Security Committee; and the Maryland and Potomac Area Contingency Planning Committee. These activities may require limited field investigations.

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025**



12. DEPARTMENT OF PLANNING (cont'd)

SYNOPSIS OF THE 2024 FIELD SEASON

The 2024 MMAP field season was impacted by ongoing supply chain disruptions in obtaining equipment.

U-1105 Historic Shipwreck Preserve (*St. Mary's County*)

MMAP continued to support fieldwork related to ongoing research and condition assessment of U-1105 undertaken by the non-profit organization Battle of the Atlantic Research and Expedition Group (BAREG). Support in 2024 included MMAP staff-lead archaeological training activities and guidance related to inspection and sampling which will benefit all the agencies managing this Preserve.

Mallows Bay (*Charles County*)

MMAP continued to partner with Charles County, DNR, and NOAA, as well as the Sanctuary Advisory Council on education and outreach programs as well as the management of the historic vessels and cultural resources in the Mallows Bay-Widewater Historical and Archaeological National Register District, now also the Mallows Bay-Potomac River National Marine Sanctuary. MMAP continued to facilitate research by a master's student and a doctoral student from East Carolina University, and a doctoral student from Texas A&M University.

Patuxent River and Buzzard Island Creek (*Calvert County*)

MMAP was notified that a Chesapeake Bay log canoe which was discovered submerged and embedded in Patuxent River during 2020 had been removed from the river in June 2023 and was in danger of rapid deterioration. MMAP staff redirected its field efforts originally planned for August and October 2023 to begin documenting its construction which was found to exhibit rare and possibly unique construction details. Documentation was completed in 2024 of additional vessel parts recovered from Buzzard Creek.

Curtis Bay and Curtis Creek (*Baltimore City and Anne Arundel County*)

(Postponed due to staff availability)

MMAP will undertake the recording and documentation of the historic vessels located in several loci within Curtis Bay and Curtis Creek.

Upper Potomac River (*Allegany, Washington, and Frederick Counties*)

(Postponed due to staff availability)

MMAP will initiate a multi-year study to relocate previously recorded native and colonial fish traps and fish weirs to assess their condition, as well as to survey for undocumented traps and weirs noted in historic documents, from aerial survey or reported but not recorded officially. Survey for the remains of other historic structures in these areas will also be included.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



12. **DEPARTMENT OF PLANNING** *(cont'd)*

SYNOPSIS OF THE 2024 FIELD SEASON *(cont'd)*

Diverse field investigations *(Various Counties)*

Staff provided and organized various lectures on maritime archaeology, and hands-on experiences in site recording methods for students, volunteers, interns, and members of non-profit volunteer organizations. Some of these activities involved fieldwork, but none required ground disturbance, artifact recovery, sampling, or probing.

MMAF continued to conduct site inspections when needed to assist with review of projects in accordance with state and federal historic preservation laws. Staff reviewed 775 projects in 2024 which included activities with potential to impact submerged archaeological sites, few required site inspections and no sampling, testing, or excavation was conducted.

MMAF continued to facilitate the updating of the U.S. Coast Guard and EPA Emergency Response Area Contingency Plan and partnered with the Dept. of Interior to develop a Regional Unanticipated Discoveries Plan and a cultural resources Job Aid for responders. MMAF reviews and evaluates shoreline and submerged archaeological historic properties to prioritize protection and response strategies.

MMAF continued to participate in and provide guidance to state and federal agencies, such as the Department of Natural Resources regarding aquaculture and development in Maryland waters; the Bureau of Ocean Energy Management on issues related to offshore wind energy development; with the Department of Homeland Security's Maritime Security Committee; and the Maryland and Potomac Area Contingency Planning Committee.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



REVISED

Contact: Nehemiah Yisrael 443-885-3966
nehemiah.yisrael@morgan.edu

13. MORGAN STATE UNIVERSITY
Lake Clifton High School Demolition

Contract ID: Lake Clifton High School Demolition
DCM-LCHSD-25-1CM

Recommendation: Approve the award of the pre-construction construction management services with design contract to demolish the Lake Clifton High School.

Procurement Method: Competitive Sealed Proposal

Prior Approvals: None

Award: Barton Malow Builders
Baltimore, Maryland

Contract Term: 18 months from notice to proceed, plus a 2-year warranty.

Contract Amount: \$2,256,999

Proposals:

Offerors	Technical Ranking	Financial	Overall Ranking
Barton Malow Builders, LLC Baltimore, MD	2	\$2,256,999 (1)	1
Keller Brothers, Inc. Mt. Airy, MD	4	\$2,962,097 (2)	2
The Whiting Turner Contracting Co. Baltimore, MD	1	\$3,640,896 (3)	3
J. Vinton Schaefer Construction, LLC Abington, MD	3	\$3,971,349 (4)	4

MBE Participation Goal: 40.10%

Remarks: This request is for the Board of Public Works to approve the full construction management with design (pre-construction) contract amount and full cash expenditure of \$2,256,999 utilizing FY 2022 funds.

This project was procured through a competitive process and advertised on eMMA. Four firms submitted proposals with Barton Malow Builders providing the best value and most responsible proposal.

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



REVISED

13. MORGAN STATE UNIVERSITY (cont'd)

Remarks (cont'd):

The demolition and other required work will be bid out by the construction manager. In addition to the engineering required to demolish the building, work includes, but is not limited to, demolition, site stabilization, site lighting, and security. The construction manager will salvage certain pieces of art from the building, as was agreed to with the City of Baltimore, and provide site lighting. The CMAR construction GMP's will be submitted once they are available.

Morgan acquired the property and high school in 2022 (Secretary's Agenda, Item 15, July 27, 2022). The building is over 460,000 GSF, and the site is 58.9249 acres.

Based on subcontracting opportunities for these services, an MBE participation goal of 40.00% was established for this contract. Barton Malow Builders has committed to exceeding that goal. The Morgan State University Office of Design & Construction Management will continue to manage the Construction Manager's work with procurement support from the University's Procurement Office.

Fund Sources:

FY 2025 MCCBL 2024 Item # 153 (MCCBL 24153) Campus Expansion, Phase I – Lake Clifton High School Demolition. Provide funds to continue the demolition of the vacant Lake Clifton High School buildings, remove and preserve public artwork, and stabilize the historic valve house, provided that notwithstanding Section 6 of this Act, work may continue on this project prior to the appropriation of all funds necessary to complete this project. \$5,301,000.

FY 2024 MCCBL 2023 Item # 139 (MCCBL 23139) Campus Expansion Phase I – Lake Clifton High School Demolition. Provide funds to continue the demolition of the vacant Lake Clifton High School buildings, remove and preserve public artwork, and stabilize the historic valve house, provided that notwithstanding Section 6 of this Act, work may continue on this project prior to the appropriation of all funds necessary to complete this project (Baltimore City). \$1,060,000.

FY 2022 MCCBL 2021 Item # 553 (MCCBL 21553) Campus Expansion Phase I – Lake Clifton High School Demolition. Provide funds to begin the design of the demolition of the vacant Lake Clifton High School buildings, remove and preserve public artwork, and stabilize the historic valve house. \$5,000,000.

Resident Business: Yes

MD Tax Clearance: 25-0447-1101

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

Contact: Michael Frenz 410-333-1560
mfrenz@mdstad.com

14. MARYLAND STADIUM AUTHORITY

Football Stadium – MOA Regarding Funding for Capital Works

Recommendation: That the Board of Public Works approve a Memorandum of Agreement related to funding for Capital Works Projects at the football stadium at Camden Yards Sports Complex by and between the Maryland Stadium Authority and the Baltimore Ravens Limited Partnership.

Background: On January 4, 2023, the Maryland Stadium Authority (“MSA”) and the Baltimore Ravens Limited Partnership (the “Team”) entered into an Agreement Relating to Football Stadium at Camden Yards Sports Complex (the “Agreement”) extending the Team’s tenancy at the football stadium (the “Stadium”) for an additional 15 years. See Secretary’s Agenda, Item 18 (1/4/2023). The Agreement identified certain capital works projects (the “Initial Projects”) to be undertaken at the Stadium, and which MSA and the Team agreed would be funded by proceeds of bonds to be issued by MSA.

In July 2023, MSA issued a two series of bonds (the “2023 Bonds”). The proceeds of the 2023 Bond were used to fund certain obligations MSA had under the Agreement with respect to initial funding of an emergency reserve fund and a capital works fund, and to pay the costs of select Initial Projects. See Secretary’s Agenda, Item 12 (5/17/2023). A confluence of several factors, including increased construction costs, design modifications, and changes to the project schedules (moving up the desired completion date of certain projects) has resulted in a funding shortage of \$55 million over and above what is available from the 2023 Bonds. Because of limitations on available funds for debt service, MSA cannot issue more bonds or incur additional debt for the Stadium until June 2026.

In order to maintain the current desired schedule of Initial Projects, as amended and modified by the mutual agreement of MSA and the Team, the Team has agreed to make a financial commitment that combines up to \$20 million in Team funds with no expectation of reimbursement from MSA or the State, and \$35 million of Team funds with the possibility of reimbursement from bonds MSA expects to issue in 2026.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
February 26, 2025



APP 1

*Contact: Joseph Sedtal 443-469-5864
joseph.sedtal@maryland.gov*

A1. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES

Contract Title: Emergency Service to Repair Steam Line Heating System in the Supervisory Offices and Visiting Room at Jessup Correctional Institution (JCI).
ADPICS No.: Q00P5602526

Contract Type: Maintenance

Contract Description: Repairs to multiple steam leaks that provide heat to the supervisory offices and visiting room at Jessup Correctional Institution (JCI).

Procurement Method: Emergency

Bids: JPG Plumbing and Mechanical, Inc.; Jessup, MD \$125,898.00
(Single bid received)

Award: JPG Plumbing and Mechanical, Inc.

Amount: \$125,898 NTE

Term: 30 days from delivery of materials

Date Emergency Declared: 1/17/2025

Contract Award Date: 1/22/2025

Date Emergency Reported: 2/06/2025

MBE / VSBE Participation: 0% / 0%

Fund Source: 100% General Funds

Appropriation Code: Q00S0201

Remarks: Nature of Emergency: The steam heating system supplying heat to the supervisory offices and visiting room at Jessup Correctional Institution (JCI) have failed. An investigation was conducted to find the root cause of the failure which revealed multiple leaks in the system. JCI maintenance personnel have implemented temporary repairs to restore heat in the immediate-term, but these fixes are considered short-term solutions and are not expected to hold up under the strain of the significantly colder temperatures predicted in the near future.

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
February 26, 2025



APP 2

A1. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES
(cont'd)

Remarks (cont'd):

It is likely that the heating system will fail again under the strain of these colder temperatures, leaving the affected areas without heat. These repairs are vital to ensure a safe and healthy environment for the employees and visitors of the facility. This work is time sensitive and without this service, there will be no heat provided to these areas until the steam system is repaired and heat is restored. Additionally, not addressing the matter could leave the Department and State open to litigation from incarcerated individuals or their families.

Basis for Selection: To remain competitive, emergency calls for quotes were made to two vendors; JPG Plumbing and Mechanical Inc. (JPG) and Caribbean Piping and Welding (Caribbean). Both vendors are known for responding promptly to facility maintenance requests, are familiar with DPSCS facilities and security protocols, and have successfully completed similar work in the past. JPG was selected due to their immediate availability to assess the site and commence work. Caribbean did not have the workforce at the time to respond in a timely manner

Resident Business: Yes

Tax Compliance No.: 25-0448-1111

BOARD OF PUBLIC WORKS ACTION:

THIS REPORT WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
February 26, 2025



APP 3

*Contact: Joseph Sedtal 443-469-5864
joseph.sedtal@maryland.gov*

A2. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES

Contract Title: Emergency Service to Repair Steam Leak and Perform Mold Remediation at Patuxent Institution (PATX)
ADPICS No.: Q00P5602525

Contract Type: Maintenance

Contract Description: Emergency services to repair steam leaks and perform mold remediation as necessary at Patuxent Institution.

Procurement Method: Emergency

Bids: Maryland Mechanical Systems, Inc.; Baltimore, MD \$132,200.00
(Single bid received)

Award: Maryland Mechanical Systems, Inc.; Baltimore, MD

Amount: \$132,200 NTE

Term: 60 days from delivery of materials

Date Emergency Declared: 1/16/2025

Contract Award Date: 1/18/2025

Date Emergency Reported: 1/31/2025

MBE / VSBE Participation: 0% / 0%

Fund Source: 100% General Funds

Appropriation Code: Q00D0001

Remarks: Nature of Emergency: A steam leak in the F Block Housing Unit at PATX was discovered on January 16, 2025. In response, an inspection of the DD building basement was conducted to locate the source of the steam leak. The investigation revealed a sizable steam leak in the basement, which was directing steam toward the HVAC unit and surrounding insulation. As a result, this leak resulted in severe mold growth in the area immediately surrounding the HVAC unit and associated air handling equipment.

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
February 26, 2025



APP 4

A2. DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES
(cont'd)

Remarks (cont'd):

The HVAC and electrical infrastructure located within the DD building is critical to several housing units within PATX. This poses a significant health risk to both staff and incarcerated individuals (IIs) due to the proximity of the mold growth to the HVAC system that supplies several II housing units with circulating air. It was necessary to address this issue immediately in order to prevent the spread of mold spores through the facility and into units housing IIs.

Basis for Selection: To remain competitive, emergency calls were made to two vendors; JPG Plumbing and Mechanical Inc. (JPG) and Maryland Mechanical Systems, Inc. (MD Mechanical). Both vendors are known for responding promptly to facility maintenance requests, are familiar with DPSCS facilities and security protocols, and have successfully completed similar work in the past. MD Mechanical was selected due to their immediate availability to assess the site and commence work. JPG, however, did not have the necessary trained staff and equipment readily available to locate and repair leaking steam traps.

Resident Business: Yes

Tax Compliance No.: 25-0365-1110

BOARD OF PUBLIC WORKS ACTION:

THIS REPORT WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
February 26, 2025



DNR 1

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

1A. PROGRAM OPEN SPACE LOCAL SHARE
Charles County

Recommendation: Approval to commit \$201,775 for the following **planning** and **acquisition** projects.

1. *Charles County – 2027 Land Preservation, Parks and Recreation Plan - \$25,000*

Charles County

POS #7600-8-123 MD20230526-0426

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

Prior Approvals: \$25,000.00 (DNR-RP Item 3A(1) [July 19, 2023])
\$25,000.00 (DNR-RP Item 3A(1) [May 15, 2024])

Fund Source: Outdoor Recreation Land Loan 2020, Chapter 565, Acts of 2019
Program Open Space Local
Source Code: 20011 \$25,000.00

2. *Middletown Road Acquisition - \$176,775*

Charles County

POS #7791-8-125 MD20241216-0890

Background: Acquire 4.58 wooded acres along Middletown Road for future recreational opportunities.

Appraised Value: James Shelton Jr. & Associates \$175,000.00
Phillip R. Lamb & Co. \$165,000.00

Property Cost: \$170,000.00

Incidental Costs: \$6,775.00

Fund Source: Maryland Consolidated Capital Bond Loan 2014, Chapter 463, Acts of 2014
Program Open Space Local
Source Code: 14089 \$17,050.00
Outdoor Recreation Land Loan 2019, Chapter 570, Acts of 2018
Program Open Space Local
Source Code: 19011 \$137,080.14
Outdoor Recreation Land Loan 2020, Chapter 565, Acts of 2019
Program Open Space Local
Source Code: 20011 \$22,644.86

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
February 26, 2025



DNR 2

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

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

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

Wicomico County - 2027 Land Preservation, Parks and Recreation Plan - \$25,000
Wicomico County
POS #7804-22-298 MD20250127-0036

Background: Funding to complete Wicomico County 2027 Land Preservation, Parks, and Recreation Plan to fulfill State requirements.

Fund Source: Outdoor Recreation Land Loan of 2018, Chapter 150, Acts of 2017
Program Open Space Local
Source Code: 18011 \$330.00

Outdoor Recreation Land Loan of 2019, Chapter 570, Acts of 2018
Program Open Space Local
Source Code: 19011 \$24,670.00

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
February 26, 2025



DNR 3

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

3A. RURAL LEGACY PROGRAM FUNDS
Baltimore County

Recommendation: Approval to grant \$360,763.14 to **Baltimore County** from Rural Legacy Funds to acquire a 34.38-acre conservation easement.

Baltimore County Coastal Rural Legacy Area – Ledbetter-Fuller Property

Prior Approval: Rural Legacy Area Grant for easement acquisitions:
DNR-RP Item 14A (12/1/2021) \$498,311 for FY 2022
DNR-RP Item 15A (10/12/2022) \$2,081,689 for FY 2023

Project Description: Acquisition of this conservation easement will protect productive agricultural and forested lands, while also protecting 490 linear feet of forested waterfront along an unnamed tributary to the Bird River. This Rural Legacy easement, RL No. 35419, will be co-held by the Department of Natural Resources, the Gunpowder Valley Conservancy, Inc., and Baltimore County.

Easement Value: \$342,498.03 (\$9,962.13 per acre)

Purchase Price: \$342,498.03 (\$9,962.13 per acre)

Total Other DNR Costs:

Administrative:	\$ 10,274.94
Incidental:	\$ 2,852.70
Compliance:	<u>\$ 5,137.47</u>
	\$ 18,265.11

Amount Requested: \$360,763.14

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$360,763.14

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
February 26, 2025



DNR 4

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

4A. RURAL LEGACY PROGRAM FUNDS
Frederick County

Recommendation: Approval to grant \$300,000 to **Frederick County** from Rural Legacy Funds to acquire a 116.47-acre conservation easement.

Carrollton Manor Rural Legacy Area –Horman Property

Prior Approval: Rural Legacy Area Grant for easement acquisitions:
DNR-RP Item 15A (8/23/2023) \$3,135,000 for FY 2024

Project Description: Acquisition of this conservation easement will protect 116.47-acres of agricultural and forested land. An existing Rural Legacy easement (RL No. 5074) encumbering 104.82 acres adjoins this property and will be included and re-stated in this new easement in order to extinguish one (1) dwelling unit that had been reserved, such that the total acreage in the new easement will be 221.29 acres. The new easement will protect approximately 4,000 linear feet of vegetative buffers on unnamed tributaries to Renn Branch and 2,800 linear feet of forested buffers on Renn Branch, which is a designated Use Class III-P: Nontidal Cold Water and Public Water Supply stream in the Monocacy River watershed. This Rural Legacy easement, RL No. 35431, will be held by Frederick County. The County is contributing \$337,472.00 towards the cost of the easement and not seeking reimbursement for incidental, administrative, and program compliance costs.

Easement Value: \$637,472.00 (\$5,473.28 per acre)

Purchase Price: \$637,472.00 (\$5,473.28 per acre)

Funding Sources: \$300,000.00 DNR
\$337,472.00 Frederick County

Total Other DNR Costs: \$0.00

Amount Requested: \$300,000.00

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$300,000.00

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
February 26, 2025



DNR 5

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

5A. RURAL LEGACY PROGRAM FUNDS
Cecil County

Recommendation: Approval to grant \$160,167.25 to the **Cecil Land Trust, Inc.**, from Rural Legacy Funds to acquire a 37.24-acre conservation easement.

Fair Hill Rural Legacy Area – Andrew Paul and Miranda Jo Guethler Property

Prior Approval: Fair Hill Rural Legacy Area Grant for easement acquisitions:
DNR RP Item 15A (10/12/2022) \$528,710 for FY 2023
DNR RP Item 15A (8/23/2023) \$2,079,500 for FY 2024

Project Description: Acquisition of this conservation easement will protect productive agricultural and forested lands, as well as protect approximately 813 linear feet of forested stream buffers along Principio Creek and unnamed tributaries. This Rural Legacy easement, RL No. 35418, will be held by the Department of Natural Resources and Cecil Land Trust, Inc.

Easement Value: \$198,718.60 (\$5,336.16 per acre)

Purchase Price: \$145,000.00 (\$3,893.67 per acre)

Total Other DNR Costs:	Administrative:	\$ 4,350.00
	Incidental:	\$ 8,642.25
	Compliance:	<u>\$ 2,175.00</u>
		\$15,167.25

Amount Requested: \$160,167.25

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$160,167.25

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
February 26, 2025



DNR 6

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

6A. RURAL LEGACY PROGRAM FUNDS
Queen Anne's County

Recommendation: Approval to grant \$198,089.10 to **Queen Anne's County** from Rural Legacy Funds to acquire a 48.82-acre conservation easement.

Foreman Branch Rural Legacy Area – Schumann Parcel 9 Property

Prior Approval: Rural Legacy Area Grant for easement acquisitions:
DNR-RP Item 15A (8/23/2023) \$1,394,366 for FY 2024

Project Description: Acquisition of this conservation easement will protect productive agricultural and forested lands and provide permanent protection to approximately 2,850 linear feet of forested stream buffers along Pearl Creek and the Chester River. Queen Anne's County is not requesting reimbursement for administrative and compliance costs. This Rural Legacy easement, RL No. 35407, will be co-held by the Department of Natural Resources and the Board of County Commissioners of Queen Anne's County.

Easement Value: \$189,185 (\$3,875.16 per acre)

Purchase Price: \$189,185 (\$3,875.16 per acre)

Total Other DNR Costs:	Administrative:	\$.00
	Incidental:	\$ 8,904.10
	Compliance:	\$.00
		<u>\$ 8,904.10</u>

Amount Requested: \$198,089.10

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$198,089.10

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
February 26, 2025



DNR 7

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

7A. RURAL LEGACY PROGRAM FUNDS
Queen Anne's County

Recommendation: Approval to grant \$496,792.66 to **Queen Anne's County** from Rural Legacy Funds to acquire a 127.76-acre conservation easement.

Foreman Branch Rural Legacy Area – Schumann Parcel 10 Property

Prior Approval: Rural Legacy Area Grant for easement acquisitions:
DNR-RP Item 15A (8/23/2023) \$1,394,366 for FY 2024

Project Description: Acquisition of this conservation easement will protect productive agricultural and forest lands and provide permanent protection to approximately 575 linear feet of forested stream buffers along Pearl Creek and unnamed tributaries. Queen Anne's County is not requesting reimbursement for administrative and compliance costs. This Rural Legacy easement, RL No. 35426, will be co-held by the Department of Natural Resources and the Board of County Commissioners of Queen Anne's County.

Easement Value: \$485,401 (\$3,799.32 per acre)

Purchase Price: \$485,401 (\$3,799.32 per acre)

Total Other DNR Costs:	Administrative:	\$.00
	Incidental:	\$11,391.66	
	Compliance:	\$.00
		\$11,391.66	

Amount Requested: \$496,792.66

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$496,792.66

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
February 26, 2025



DNR 8

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

8A. PROGRAM OPEN SPACE STATE SHARE
Queen Anne's County (Coakley)

Recommendation: That the Board of Public Works approve the acquisition of a conservation easement on the property.

Description: This entirely forested property includes a portion of Tuckahoe Creek and is located within the headwaters of the Ecologically Significant Area known as Long Marsh-Crane Swamp. The extensive headwater wetlands on the property and their upland buffers regulate stream flow and maintain the hydrology of downstream wetland and aquatic habitats that support rare fish and are vital to the aquatic food chain. The conservation easement will protect Forest Interior Dwelling Species habitat, protect water quality in the Southeast Creek Watershed, and contribute to other conservation efforts in the area.

POS Scoring System 75 out of 100

Targeted Ecological Area: Yes

Grantor: Brett E. Coakley and Jessica Marie Coakley

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

Property: 109.08+/- acres, unimproved, POS No. 34669

Easement Value: \$366,000 (\$3,355.34 per acre)

Purchase Price: \$366,000 (\$3,355.34 per acre)

Fund Source: Outdoor Recreation Land Loan of 2021, Chapter 19, Acts of 2020
Program Open Space Stateside – Heritage Conservation Fund
Source Code: 21010 \$366,000

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
February 26, 2025



DNR 9

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

9A. PROGRAM OPEN SPACE STATE SHARE
Allegany County (Navarre Minerals Company)

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

Description: This mostly forested property is located adjacent to Wills Mountain State Park and will be managed by Maryland Park Service as an addition to the park. The property supports State Threatened, Endangered, and In Need of Conservation Species habitat. Acquisition will protect the Wills Creek sub-basin of the upper Potomac River Watershed, a popular Put-and-Take Trout Fishing Area that supports a diverse range of native cool water fish. Acquisition of the property will expand public recreational opportunities for mountain biking, hiking, birding, and hunting in an area with stunning scenic vistas.

POS Scoring System: 72 out of 100

Targeted Ecological Area: Yes

County Approval: The Commissioners of Allegany County approved this acquisition pursuant to Natural Resources Article, §5-910, Annotated Code of Maryland.

Grantor: Navarre Minerals Company

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

Property: 103.76+/- acres, unimproved, POS No. 13439

Price: \$205,000

Appraisals: \$135,000 (9/26/23) – Melville P. Peters

\$208,000 (9/15/23) – Terry R. Dunkin

\$135,000 (11/10/23) – Terrence W. McPherson

All appraisals reviewed by Dave Wallenberg, Chief Review Appraiser

Remarks: Appraisals are older than a year due to lengthy negotiations.

Stabilization funds: \$20,500

Stabilization funds are authorized to stabilize the structural integrity of improvements existing on land at the time of acquisition, eliminate health and safety hazards, protect water quality, and provide public access. See Natural Resources Article §5-903

Fund Source: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Program Open Space Stateside
Source Code: 23001 \$225,500

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
February 26, 2025



DNR 10

Contact: Robert Feldt 410-836-4571
rob.feldt@maryland.gov

10A. TIMBER SALE
Allegany County

Recommendation: That the Board of Public Works approve this timber sale of 245,367 board feet of sawtimber, and 379 cords of pulpwood, which will be conducted in Compartment 7 off Big Ridge Road in Green Ridge State Forest.

Green Ridge State Forest
38 acres /Compartment 7 (GR-02-25)

Description: This will be a Variable Retention harvest in Compartment 7. The harvest will retain 10% of the original stand in patches and retain legacy trees. Healthy dominant and codominant trees have been retained as seed trees to benefit wildlife, and for aesthetic values. All serviceberry, white pine and dogwood will be retained. After the harvest, the stand will be left to regenerate naturally.

No bond money was used in the purchase of this land.

Authority: Natural Resources Article § 5-102 and § 5-214, Annotated Code of Maryland.

Sales Method: Competitive Sealed Bid (One-step method). See BPW Advisory 2005-2.

Bids:

American Hardwood Industries, LLC	VA	\$127,162.53
McCusker Logging	MD	\$92,800.00
Tom Barkman	PA	\$91,200.00
Cessna Brothers Logging	PA	\$82,200.00
Speyside Bourbon Stave Mill	VA	\$74,223.00

Award: American Hardwood Industries, LLC

Amount: \$127,162.53

Estimated Value: \$88,701.43

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
University System of Maryland
Supplement
February 26, 2025



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

1-S-MOD. UNIVERSITY OF MARYLAND, COLLEGE PARK
Service Contract

Contract ID: Implementation services for AssetWorks; PO #115361

Recommendation: That the Board of Public works approve a modification to the contract with AssetWorks for implementation services associated with the AssetWorks Facilities Management Solution.

Contract Description: Implementation Services for AssetWorks Facilities Management Solution.

Award: AssetWorks, San Antonio, TX

Procurement Method: Competitive Sealed Proposals

Proposals:

Offeror	Price	Technical Rank	Price Rank	Overall Ranking
AssetWorks, LLC	\$959,350	1	2	1
Planon	\$384,645	2	1	2

Note: Planon's implementation hours were an initial estimate and did not include integrations or other aspects of the implementation work that would be necessary. They indicated the hours for necessary integrations would be provided following integration design work.

Original Contract Term: Twenty-four (24) months from commencement of services.

This Modification Term: Thirteen (13) months

Modification Amount: \$336,305

Original Contract Amount: \$959,350 (Awarded by UMCP on 9/16/2022 within Authority- See Requesting Institution Remarks)

Revised Contract Amount: \$1,295,655

Fund Source: Institutional Funds

Board of Public Works
University System of Maryland
Supplement
February 26, 2025



1-S-MOD. UNIVERSITY OF MARYLAND, COLLEGE PARK (cont'd)
Service Contract

MBE Participation: None: This is a software implementation through AssetWorks and must be performed by AssetWorks. There are no other implementation partners available and therefore no MBE subcontracting opportunities.

Requesting Institution Remarks: In July 2021, the University of Maryland facilities organizations including Facilities Management in the Division of Administration and Department of Residential Facilities, Dining Services, Stamp Student Union, and RecWell in the Division of Student Affairs entered into a contract for a campus wide integrated work management system and capital projects and project management planning tool (software). The solicitation was advertised on eMaryland Marketplace Advantage attracting four (4) responses. Two (2) were determined as not susceptible for award. A separate contract was awarded for the professional services required to implement with the AssetWorks solution. The contract was awarded in the amount of \$959,350 for the professional service fees. The awards for the software and the services were made within the University's delegated authority; however, the University is now seeking the approval of the Board of Public Works to add additional service hours that were unanticipated at the time of initial contract award. This is due to the following:

- At contract onset, the AssetWorks software implementation was timed in alignment with the original Workday launch schedule due to the need for HR, Finance, Procurement, and Billing feeds anticipated between these two systems. When the Workday implementation was delayed, the project team determined it was necessary to plan for integration with UMD's legacy systems. The AssetWorks implementation later faced a delay necessitating a return to the original plan aligning the implementation to occur after the revised Workday implementation date of November 15, 2024. Additional costs were incurred because AssetWorks performed work for both legacy and future systems which was not originally anticipated
- Since the original contract award, additional campus facilities partners have joined the effort, such as Public Safety, which added scope to the project.
- The project has added project scope including drawing services, custom interfaces, and custom reporting that were not planned for as part of the original contract but have since been determined to be necessary.
- Facilities organizations on campus have recognized a need for an alternative implementation for a project management tool: the revised and updated implementation during phase 1 will allow UMD to meet the needs of small projects and operations and maintenance (O&M) upgrades. This alternative scope is included in this modification.

Board of Public Works
University System of Maryland
Supplement
February 26, 2025



1-S-MOD. UNIVERSITY OF MARYLAND, COLLEGE PARK (cont'd)
Service Contract

Remarks (cont'd)

- Documenting existing business processes and crafting new business processes required more time than originally expected. The time commitment has been considerable as each Facility Organization had different processes. An enterprise-wide solution required that 6 departments standardize their different processes for a wide variety of facilities related activities, impacting the work of more than 1,000 people. This has been a substantial lift and is expected to lead to greater efficiency and consistency in the treatment of facilities and equipment across the institution. Completion of this work was necessary for configuring the AssetWorks solution for use by campus facilities staff.

Resident Business: No

MD Tax Clearance: 25-0540-1101

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
University System of Maryland
Supplement
February 26, 2025



REVISED

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

2-S. UNIVERSITY OF MARYLAND GLOBAL CAMPUS
Service Contract

Contract ID: Instructional Design Support Services, 92132

Contract Description: This contract is for instructional design support services. The contractor will partner with UMGC's Integrative Learning Design Unit, to design/redesign and develop high-quality asynchronous online and hybrid credit and non-credit learning experiences with a focus on skills development and demonstration.

Award: Hurix Systems Private Limited, **Plano, TX.**

Term: 2/27/2025 – 6/30/2026 (Base Term)
7/1/26 – 6/30/27 (First Renewal Option)

Amount: \$ 9,950,000 (Base Term)
\$ 5,975,000 (First Renewal Option)
\$15,925,000 Total

Procurement Method: Competitive Sealed Proposals

Proposals:

Offeror	Technical Ranking	Course Involvement Level Pricing (per course)			Platform Fee (Annual)	Price Ranking	Composite Ranking
		High	Medium	Low			
Hurix Systems Private Limited, Plano, TX	1	\$17,000	\$14,000	\$8,000	\$70,000	1	1
Nectar Learning Inc., DBA Alchemy, N. Charleston, SC	3	\$22,700	\$13,100	\$8,750	\$78,600	2	2
CourseArc, LLC Fulton, MD	2	\$92,005	\$62,881	\$43,136	\$78,670	3	3

MBE Participation: 10%

Performance Bond: None

Requesting Institution Remarks: The solicitation was advertised on eMaryland Marketplace Advantage and was directly sent to numerous instructional design services providers. UMGC received fourteen (14) proposals that met the minimum technical requirements. To ensure prospective offerors were qualified to handle UMGC's instructional design needs, they were required to demonstrate that they have supported at least one client within the last three (3) years with instructional design services involving a minimum of 300 new course developments or redesigns annually in environments similar to UMGC.

Board of Public Works
University System of Maryland
Supplement
February 26, 2025



REVISED

2-S. **UNIVERSITY OF MARYLAND GLOBAL CAMPUS** (cont'd)
Service Contract

Requesting Institution Remarks (cont'd): The technical evaluation resulted in eight (8) vendors progressing to a technical interview. Three (3) of the interviewed firms progressed in the technical evaluation phase and were invited to submit price proposals. The price proposals were evaluated in three categories: high (extensive redesign or course development); medium (moderate redesign); and low (targeted updates). After the pricing evaluation, Hurix is recommended for contract award as it had the highest technical, financial and overall rankings. There is 10% MBE participation on this contract, exceeding the established goal of 7%.

Fund Source: Institutional Funds

Resident Business: No

MD Tax Clearance: 25-0558-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

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WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



Wes Moore
Governor

Aruna Miller
Lt. Governor

Paul J. Wiedefeld
Secretary

**BOARD OF PUBLIC WORKS
ACTION AGENDA
February 26, 2025**

<u>Item #s</u>	<u>Mode</u>	<u>Pages</u>
1 - 5	Maryland Aviation Administration (MAA)	1 - 10
6 - 7	Motor Vehicle Administration (MVA)	11 - 14
8 - 14	State Highway Administration (SHA)	15 - 29
15	The Secretary's Office (TSO)	30
16	Supplemental: Maryland Aviation Administration (MAA)	31 - 33

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 1

Contact: Kareen Davis 410-859-7792
kdavis1@bwiairport.com

1-C. **MARYLAND AVIATION ADMINISTRATION**
Construction Contract

Recommendation: That the Board of Public Works approve the award of the following Task Orders under previously approved Master Contract.

Procurement Method: Task Order under Master Contract

Authority: State Finance and Procurement Article, Annotated Code of Maryland, § 13-113; COMAR 21.05.13.06

1.0 Master Contract: ***Comprehensive Paving Improvements 2023 at Baltimore/Washington International Thurgood Marshall and Martin Airports, MAA Contract No. MAA-CO-23-014***
Approved: MDOT 3-C, 11/08/2023
Term: 12/01/2023 – 11/30/2028 (five years)

****As of this publication, the remaining balance of this master contract is \$40,000,000 NTE**

1.1 Using Agency: Maryland Aviation Administration (MAA)
Description: Provide asphalt pavement mill and overlay, reset existing taxiway edge lighting, and pavement markings for Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport.

Award: P. Flanigan and Sons, Inc.; Baltimore, MD

Number of Qualified

Master Contractors: 2

Number of Bids: 2

Bids:

Bidders	Amounts
P. Flanigan and Sons, Inc.; Baltimore, MD	\$1,461,686.00
Allan Myers MD, Inc.; Fallston, MD	\$1,521,012.17

Amount: \$1,461,686.00

Term: 131 Calendar Days from Notice to Proceed

MBE/VSBE Participation: 18.02% / 0%

Performance Security: 100% Payment and Performance Bonds

Resident Business: Yes

Fund Source: 100% Special (Transportation Trust Fund)

Requesting Agency Remarks: The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing Minority Business Enterprise (MBE) and Veteran-Owned Business Enterprise (VSBE) goals, as well as a Small Business Reserve (SBR) designation. An 18% MBE participation goal was established for this contract.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 2

1-C. **MARYLAND AVIATION ADMINISTRATION** (cont'd)

Requesting Agency Remarks (cont'd):

No VSBE participation goal was established due to a lack of certified firms to perform the subcontracting categories. P. Flanigan and Sons, Inc. has committed to exceeding the MBE goal by 0.02% to achieve 18.02% MBE participation. This is a task order under a Master Contract in which no Master Contractors are certified small businesses; therefore, the secondary competition solicitation is not subject to a SBR designation.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 3

Contact: Kareen Davis 410- 859-7792
kdavis1@bwiairport.com

2-C. MARYLAND AVIATION ADMINISTRATION
Construction Contract

Contract ID: New Martin State Airport Air Traffic Control Tower; *MAA-CO-25-005*
EPICS No.: MAA-CO-25-005

Contract Description: Provide all labor, supervision, equipment, materials, insurance, and expertise for the construction of a new air traffic control tower and associated access drive, parking lots and utilities at Martin State (MTN) Airport.

Award: Towson Mechanical, Inc., Parkville, MD

Contract Term: 420 calendar days from Notice to Proceed

Amount: \$22,201,210.00

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Towson Mechanical, Inc. Parkville, MD	\$22,201,210.00 (Base) \$ 80,000.00 (Alternate) \$22,281,210.00 (Aggregate Total)
The Whiting Turner Contracting Company Greenbelt, MD	\$28,520,790.00 (Base) \$ -90,000.00 (Alternate) \$28,430,790.00 (Aggregate Total)
Clark Construction Group, LLC McLean, VA	\$29,618,276.54 (Base) \$ -57,920.00 (Alternate) \$29,560,356.54 (Aggregate Total)

* The award is based on the base price alone.

DBE/VSBE Participation: 20.6% / 0%

Performance Security: 100% Payment and Performance Bonds

Hiring Agreement Eligible: No

Incumbent: None

Requesting Agency Remarks: This solicitation included a base bid and one alternate. Alternate No. 1 consists of providing metal wall panels, supplemental framing, and accessories in lieu of exterior cementitious wall panels. Alternate No. 1 is not being awarded, as the pricing was not fiscally advantageous.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 4

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

Requesting Agency Remarks (cont'd):

The solicitation was advertised on July 31, 2024, via eMaryland Marketplace Advantage notifying 150 potential contractors, the Maryland Aviation Administration (MAA)'s website, and by way of direct solicitation to seven prospective bidders. Three bids were received on September 25, 2024.

MAA reached out to the non-bidding vendors to ascertain why they did not bid. One response was received stating that other commitments precluded their participation.

The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing a DBE goal and Veteran-Owned Small Business Enterprise (VSBE) goals, as well as a Small Business Enterprise designation. A 20% DBE participation goal was established for this contract. No VSBE participation goal was established due to a lack of certified firms to perform the subcontracting categories. Towson Mechanical, Inc. has committed to exceeding the DBE goal by 0.6% to achieve 20.6% DBE participation. An eMMA search of small businesses yielded an insufficient number of available certified small businesses.

Fund Source: 52% Special (Transportation Trust Funds); 48% Federal (Airport Improvement Program)

Approp. Code: J06I0003

Resident Business: Yes

MD Tax Clearance: 25-0255-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 5

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

3-GM. MARYLAND AVIATION ADMINISTRATION
RETROACTIVE: General/Miscellaneous: Lease and Concession Contract

Contract ID: Lease and Concession Contract at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport; *MAA-LC-25-017*

Contract Description: Part A: RETROACTIVE – Recovering new state revenue for the Contractor’s commercial activities to provide the enrollment and re-enrollment services for the Transportation Security Administration’s (TSA) PreCheck™ enrollment services program at BWI Thurgood Marshall Airport not included in the original Lease and Concession Contract granting it the non-exclusive right to manage and operate a Registered Traveler Passenger Program at BWI Thurgood Marshall Airport.

Part B: PROACTIVE - Lease and Concession Contract adds the non-exclusive right for Contractor to provide the enrollment and re-enrollment services for the TSA PreCheck™ enrollment services program at BWI Thurgood Marshall Airport.

Contractor: Alclear, LLC., New York, NY

Contract Term: **Part A:** 04/01/2024 – 02/28/2025 (**Retroactive 333 days**)
Part B: 03/01/2025 – 03/31/2029 (Proactive 4 years, 28 days)

Contract Amount: **Part A:** Contractor shall pay 11% of the total Gross Revenues (Percentage Concession Fee) derived from its customer enrollment and re-enrollment services provided on behalf of the TSA PreCheck™ program at BWI Thurgood Marshall Airport from April 1, 2024, to December 31, 2024. (**Retroactive**)

Part B: Contractor shall pay 11% of the total Gross Revenues (Percentage Concession Fee) derived from its customer enrollment and re-enrollment services provided on behalf of the TSA PreCheck™ program at BWI Thurgood Marshall Airport. (Proactive)

Requesting Agency Remarks: The Maryland Aviation Administration (MAA) seeks approval of a retroactive contract to capture new revenue to the State, and follows requirements under State Finance and Procurement Article, §10-305. The MAA successfully negotiated additional revenue to the State for the retroactive period. The U.S Department of Homeland Security’s TSA initiated commercial activity with Contractor for expedited air travel passenger security screening services at BWI Thurgood Marshall Airport without prior approval and authorization of MAA. MAA was notified by the Contractor that under direction of TSA, commercial enrollment of the TSA PreCheck program was initiated at BWI Marshall Airport.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 6

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

Requesting Agency Remarks (cont'd):

The conditions to negotiate and prepare the required contract documents further delayed the proper commencement of the contract term. This retroactive contract seeks to correct the TSA's and Contractor's unintentional circumventing of commercial activity requirements at BWI Thurgood Marshall Airport. The contractor currently has a Lease and Concession Contract granting it the non-exclusive right to manage and operate a Registered Traveler Passenger Program at BWI Thurgood Marshall Airport (Contract No. MAA-LC-20-062, Approved Item 1-GM, April 1, 2020) but the contract did not include the TSA program. Under that Contract, Contractor provides expedited security screening to its customers using enrollment areas and dedicated lanes at each security checkpoint and MAA collects 11% of gross revenue from this activity.

Pursuant to the TSA Modernization Act, part of H. R. 302, the FAA Reauthorization Act of 2018, the TSA is required to enter into an agreement(s) to increase the methods and capabilities available to the public to enroll in the popular TSA PreCheck™ program. TSA has entered into an agreement with the Contractor to satisfy this requirement at all airports served by TSA, including BWI Thurgood Marshall Airport.

Contractor identified enrollment locations and developed its TSA PreCheck™ enrollment system at BWI Thurgood Marshall Airport. TSA is required to review the system to ensure it meets the latest cybersecurity requirements before Contractor can enroll customers.

TSA PreCheck™ is an expedited screening program that enables low-risk travelers to enjoy an expedited and efficient screening experience at more than 200 U.S. airports and with 73 airlines. For TSA PreCheck™ travelers, there is no need to remove shoes, laptops, 3-1-1 liquids, belts or light jackets.

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 Board of Public Works because the Contract constitutes a use of State Property under State Finance and Procurement Article, §10-305.

Resident Business: Yes

MD Tax Clearance: 24-3106-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 7

Contact: Kareen Davis 410- 859-7792
kdavis1@bwiairport.com

4-M-OPT. MARYLAND AVIATION ADMINISTRATION
Renewal Option - Maintenance Contract

Contract ID: HVAC Systems, Central Utility Plant, Water Treatment, Building Automated/Energy Management Control, and Fire Alarm Systems Operation, Repair, and Maintenance at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) and Martin State (MTN) Airports; *MAA-MC-20-005*
EPICS No.: CO423947

Contract Approved: DOT Agenda 3-M, 01/29/2020

Contract Description: Provide all labor, supervision, equipment, materials, insurance, expertise, supplies, tools, and expenses required to perform operation, corrective repair, replacement, preventative, routine, and emergency maintenance and commissioning of all existing and new equipment and systems.

Option Description: Exercise the first of two, two-year renewal options.

Award: George S. Hall, Inc.; Parsippany, NJ

Contract Term: 03/01/2020 - 02/28/2025 (five years)

Option Term: 03/01/2025 - 02/28/2027 (two years)

Original Amount: ~~\$47,617,330.32~~ **\$47,617,331.00**

Option Amount: \$22,547,719.40

Prior Option/Mods: None

Total Contract Amount: ~~\$70,165,049.72~~ **\$70,165,050.40**

Percent +/- Change (this item): 47%

Total Percent +/- Change: 47%

Procurement Method: Competitive Sealed Proposal

Living Wage Eligible: Yes

MBE/VSBE Participation: 21% / 0%

MBE/VSBE Compliance: 22.70% / 0%

See next page for
Record Correction
Letter dated 4/9/25

John Gontrom

EXECUTIVE MEMORANDUM

TO: EXECUTIVE SECRETARY JOHN GONTRUM
FROM: MDOT MAA OFFICE OF PROCUREMENT; ACTING DEPUTY
DIRECTOR MONICA QUEEN
SUBJECT: NOTICE OF CORRECTION – MDOT 4-M-OPT, BPW MEETING
02/26/2025.
DATE: APRIL 9, 2025

PURPOSE OF MEMORANDUM

To advise the BPW Staff of a correction to the referenced Action Agenda Item.

The basis for change: Clerical error

MAA is requesting approval to correct a clerical error to the original amount which was rounded off on the Maryland Department of Transportation action agenda item previously approved by the Board of Public Works.

MDOT Agenda 02/26/2025, Item 4-M-OPT

Original Amount:	\$47,617,330.32
Corrected Original Amount:	\$47,617,331.00
Total Contract Amount:	\$70,165,049.72
Corrected Total Contract Amount:	\$70,165,050.40

Thank you for your attention to this matter. If additional information is required, please do not hesitate to contact me at 410-859-7004 or mqueen6@bwiairport.com

Requested by:

Monica Queen 04/09/2025
Ms. Monica Queen
Acting Deputy Director, Office of Procurement
MDOT MAA

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 8

4-M-OPT. MARYLAND AVIATION ADMINISTRATION (cont'd)

Performance Security: 100% Performance and Payment Bond (Annualized)

Hiring Agreement Eligible: No

Requesting Agency Remarks: George S. Hall, Inc. (GSH) has satisfactorily provided all labor, supervision, equipment, materials, insurance, expertise, supplies, tools, and expenses required to perform operation, corrective repair, replacement, preventative, routine and emergency maintenance and commissioning of all existing and new equipment and systems at BWI Thurgood Marshall and MTN Airports.

This contract allows for a Consumer Price Index (CPI) increase for the renewal periods. When the original project was approved in 2020, a 2.0% CPI was estimated for the option period; the actual CPI for the renewal is 2.9%. The renewal labor rate costs were compared to the labor rate pricing proposed in the original competitive sealed proposal. GSH's labor rate renewal pricing was found to be 5% less than the No. 2 overall ranked Offeror. Based on the price analysis conducted, the Maryland Aviation Administration determined the renewal price to be fair and reasonable.

The Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and Veteran Small Business Enterprise (VSBE) goals, as well as a Small Business Reserve designation. An MBE participation goal of 21% was established for this contract. No VSBE goal was set due to a lack of certified firms to perform these services. Although a 21% MBE participation goal was established, the contractor is at a 22.70% attainment. An eMMA search yielded an insufficient number of certified small businesses.

Fund Source: 100% Special Funds (Transportation Trust Fund)

Approp. Code: J06I0002

Resident Business: No

MD Tax Clearance: 25-0253-1011

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025

REVISED



MDOT 9

Contact: Kareen Davis 410- 859-7792
kdavis1@bwiairport.com

5-RP. MARYLAND AVIATION ADMINISTRATION
Real Property – Acquisition

Recommendation: That the Board of Public Works approve the Maryland Aviation Administration (MAA) acquiring real property.

Authority: Transportation Article, § 5-405
Annotated Code of Maryland

Property: LMC Property, (12.0607 acres +/-) located at 2323 Eastern Blvd.,
Middle River, MD 21220, in Baltimore County
(Tax Map 90, Parcel 964, Block A)

LMC Property, (11.775 acres +/-) Chesapeake Park, Wilson Point
Rd., Middle River, MD 21220, in Baltimore County
(Tax Map 90, Parcel 964, Block D)

Grantor: LMC Properties, Inc.

Grantee: State of Maryland, MAA

Consideration: N/A

Appraised Value: Block A
\$6,800,000.00 – George Peabody (Selected)
\$7,200,000.00 – Michael Lester (Approved)
\$12,525,000.00 – Terry Dunkin (No Action Take)
Casey S. Fitzpatrick, Review Appraiser (SHA)

Block D
\$2,600,000.00 – George Peabody (Selected)
\$1,246,000.00 – Terry Dunkin (Not Approved)
Casey S. Fitzpatrick, Review Appraiser (SHA)

Special Conditions: N/A

Fund Source: N/A

Requesting Agency Remarks: The subject properties are being acquired in exchange for environmental remediation control being granted by MAA to Lockheed Martin Corporation (LMC). Pursuant to the terms of the Environmental Remediation Protocol Agreement (ERPA), MAA will allow LMC to implement environmental remediation activities at the Martin State Airport, specifically the Dump Road Area and contamination site that extends west toward the

5-RP. MARYLAND AVIATION ADMINISTRATION (cont'd)***Requesting Agency Remarks (cont'd):***

active runway, directly with and under the authority of the Maryland Department of the Environment (MDE). LMC shall convey the properties (Block A and Block D) to the MAA and shall pay the MAA an amount equal to \$2,483,946 to cover the cost of projected utility improvements on the properties.

Block A, located at 2323 Eastern Boulevard, Middle River, Baltimore County, Maryland consists of 12.06 acres of land along with a 141,000 square foot office building and is zoned Manufacturing Heavy (MH) and Industrial Major (IM). Block D, Chesapeake Park, Wilson Point Road, Middle River, Maryland consists of 11.775 acres and is zoned MH, IM, and RC-8 (Environmental Enhancement).

Ownership of these parcels will allow the MAA to relocate airport tenants and equipment which do not require airfield access, freeing up scarce airport property for more traditional aeronautical-use tenants and businesses. Additionally, secondary opportunities exist for the use of portions of Block D for compensatory environmental mitigation within the Chesapeake Bay Critical Area.

The MAA has coordinated this acquisition with Maryland's Department of General Services who fully support this transaction.

Upon Board of Public Works' (BPW) approval, the MAA will seek BPW approval to lease the property under MDOT 16-GM, contract MAA-LC-25-010, to Glenn L. Martin Maryland Aviation Museum, Inc. (GLMMAM). The contract is for the lease of land and facilities to preserve and promote aviation and aerospace history and conduct commercial activities.

Relocating the museum and leasing the space to the GLMMAM will provide a multitude of benefits to the MAA. First, the lease will relieve MAA of all financial burdens of this property and provide shelter for the historical aircraft. This will be a place to provide a celebration of Maryland's contribution to aerospace and provide educational opportunities for students and tourists. Most importantly, the museum's primary goal is to inspire students to enter aviation careers.

The GLMMAM has partnered with the Community College of Baltimore County (CCBC). CCBC will oversee and administer all education programming associated with the CCBC's existing Aviation Program.

REVISED

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 11

5-RP. MARYLAND AVIATION ADMINISTRATION (cont'd)

Requesting Agency Remarks (cont'd):

GLMMAM's vision is as follows:

- Basement – storage of priceless documents and conference rooms
- First Floor – events area, auditorium, conference rooms, eatery and office space
- Second Floor – library/research center, gift shop, Maryland Aerospace Hall of Fame, Glenn L. Martin Gallery and Maryland Aviation Gallery
- Third Floor – STEM learning center
- Fourth Floor – CCBC and/or other aviation school programs
- Fifth Floor – offices for museum and other leases as needed.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 12

Contact: Mallela Ralliford 410-768-7252
mralliford@mdot.maryland.gov

6-M. MOTOR VEHICLE ADMINISTRATION
Maintenance Contract

Contract ID: Janitorial Services at MVA Annapolis Branch; *V-ANN-25004-M*
EPICS No.: VANN25004M

Contract Description: Provides janitorial services at the MVA Annapolis Branch in Annapolis MD.

Award: National Center on Institutions and Alternatives (NCIA)
Baltimore, MD

Contract Term: 03/08/2025* – 03/07/2030 (*or earlier upon BPW approval)
(five years)

Amount: \$864,855.35 NTE

Procurement Method: Preferred Provider

Living Wage Eligible: No

MBE/VSBE Participation: 0% / 0%

Performance Security: None

Incumbent: Same

Requesting Agency Remarks: The National Center on Institutions and Alternatives (NCIA). is a certified preferred provider under the Employment Works Program pursuant to COMAR 21.11.05. The pricing for this contract has been determined to reflect fair market value and received approval from the Pricing and Selection Committee on December 3, 2024. The contractor is required to purchase available cleaning supplies from Blind Industries of Maryland.

Preferred Provider Programs do not warrant establishing Minority Business Enterprise (MBE) nor Veteran-Owned Small Business Enterprise (VSBE) participation goals. Therefore, no MBE/VSBE goals were established.

This contract provides for all labor, equipment and supplies necessary to perform janitorial services at the MVA Annapolis branch.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 13

6-M. MOTOR VEHICLE ADMINISTRATION (cont'd)

Fund Source: 100% Special (Transportation Trust Funds)

Approp. Code: J04E0001

Resident Business: Yes

MD Tax Clearance: 24-5661-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEFERRED

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WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 14

Contact: Mallela Ralliford 410-768-7252
mralliford@mdot.maryland.gov

7-M. MOTOR VEHICLE ADMINISTRATION
Maintenance Contract

Contract ID: MVA Essex Branch Janitorial Services; V-ESS-25007-M
EPICS No.: VESS25007M

Contract Description: Provides janitorial services at the MVA Essex Branch in Essex, MD.

Awards: L.I.F.E. Inc.; Baltimore, MD

Contract Term: 03/01/2025* – 02/28/2030 (*or earlier upon BPW approval)
(five years)

Amount: \$675,874.41 NTE

Procurement Method: Preferred Provider

Living Wage Eligible: No

MBE/VSBE Participation: 0% / 0%

Performance Security: None

Hiring Agreement Eligible: No

Incumbents: None

Requesting Agency Remarks: L.I.F.E., Inc., is a certified preferred provider under the Maryland Employment Works Program pursuant to COMAR 21.11.05. The pricing for this contract has been determined to reflect fair market value and received approval from the Pricing and Selection Committee on December 3, 2024. The contractor is required to purchase available cleaning supplies from Blind Industries and Services of Maryland (BISM).

The Preferred Provider Program does not warrant establishing Minority Business Enterprise (MBE) nor Veteran-Owned Small Business Enterprise (VSBE) participation goals. Therefore, no MBE/VSBE goals were established.

This contract provides for all labor, equipment and supplies necessary to perform janitorial services at the MVA Essex Branch, MD.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 15

7-M. MOTOR VEHICLE ADMINISTRATION (cont'd)

Fund Source: 100% Special (Transportation Trust Funds)

Approp. Code: J04E0003

Resident Business: Yes

MD Tax Clearance: 24-5464-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 16

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

8-AE. STATE HIGHWAY ADMINISTRATION
Architecture/Engineering Contract

Contract ID: Construction Management & Inspection (CMI) Services, Statewide; BCS 2023-04 B
EPICS No. SBCS2304B

Contract Description: One of ten indefinite delivery-indefinite quantity, work-order based contracts to provide construction management & inspection services, statewide for State Highway Administration (SHA).

Award: A. Morton Thomas and Associates, Inc.
Towson, MD

Contract Term: 03/20/2025 – 03/19/2030 (five years)

Amount: \$20,000,000 NTE

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Ratings (Max 100)</i>	<i>Awards</i>
Johnson, Mirmiran & Thompson, Inc. Hunt Valley, MD	92.55 (1)	BPW 12/04/2024 MDOT 4-AE Contract A
A. Morton Thomas and Associates, Inc. Towson, MD	91.98 (2)	\$20,000,000 NTE Contract B
Whitman, Requardt & Associates, LLP/Alpha Corporation (JV) Baltimore, MD	89.53 (3)	BPW 01/29/2025 MDOT 6-AE Contract C
Century Engineering LLC/ EBA Engineering Inc. (JV) Hanover, MD	89.41 (4)	BPW 01/29/2025 MDOT 6-AE Contract D
McCormick Taylor, Inc./ Pennoni Associates Inc. (JV) Baltimore, MD	88.93 (5)	Contract E
PRIME AE Group, Inc./ WSP USA Inc. (JV) Baltimore, MD	88.09 (6)	Contract F
O'Connell & Lawrence, Inc./ Michael Baker International, Inc. (JV) Onley, MD	87.71 (7)	BPW 01/29/2025 MDOT 6-AE Contract G

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025**



MDOT 17

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

Proposals (cont'd):

<i>Offerors</i>	<i>Technical Proposal Ratings (Max 100)</i>	<i>Awards</i>
Rummel, Klepper & Kahl, LLP Baltimore, MD	87.30 (8)	BPW 01/29/2025 MDOT 6-AE Contract H
Urban Engineers, Inc./ ATCS, P.L.C./ Mead & Hunt, Inc. (TV) Baltimore, MD	85.99 (9)	Contract I
Stantec Consulting Services, Inc./ AECOM Technical Services, Inc. (JV) Laurel, MD	85.39 (10)	Contract J
KCI Technologies, Inc./ STV Incorporated Sparks, MD	83.76 (11)	
Brudis & Associates, Inc./ Volkert, Inc. (JV) Columbia, MD	83.46 (12)	
Greenman-Pedersen, Inc./ Gannett Fleming, Inc. (JV) Columbia, MD	82.68 (13)	
Wallace, Montgomery & Associates, LLP/ Whitney, Bailey, Cox & Magnani LLC/ Development Facilitators, Inc. (TV) Millersville, MD	81.69 (14)	
EXP U.S. Services, Inc./ Rossi Transportation Group, Inc. (JV) Towson, MD	81.59 (15)	
McKissack & McKissack of Washington, Inc./ Omnium Infrastructure Solutions, LLC (JV) Baltimore, MD	68.29 (16)	

DBE / VSBE Participation: 30% / 0%

Incumbents:

Pennoni Associates, Inc. / Volkert, Inc.; Century Engineering, Inc. / Greenman-Pedersen, Inc.; A. Morton Thomas and Associates, Inc. / Whitney Bailey Cox & Magnani LLC; Rummel, Klepper and Kahl, LLP; KCI Technologies, Inc. / STV Incorporated; Urban Engineers, Inc./ ATCS, P.L.C. / McCormick Taylor, Inc.; Stantec Consulting Services, Inc. /AECOM Technical Services, Inc.; Greenman-Pedersen, Inc./Whitney Bailey Cox and Magnani, LLC Contract B - McCormick Taylor, Inc./Pennoni Associates, Inc.; PRIME AE Group, Inc./Century Engineering, Inc. A. Morton Thomas and Associates, Inc./Brudis and Associates, Inc.; STY Incorporated; Gannett Fleming, Inc. /Development Facilitators, Inc.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 18

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

Incumbents (cont'd): Greenman-Pedersen, Inc./O'Connell & Lawrence, Inc./Century Engineering, Inc.; Rummel, Klepper & Kahl, LLP; Johnson, Mirmiran & Thompson, Inc.; Wallace, Montgomery & Associates, LLP/Development Facilitators, Inc./ EBA Engineering, Inc.; WSP USA/ATCS, PLC/McCormick Taylor, Inc. Contract F - KCI Technologies, Inc./STV, Inc.; Gannett Fleming, Inc./Michael Baker International, Inc. Contract H - Stantec/AECOM; A. Morton Thomas & Associates, Inc./Whitney, Bailey, Cox & Magnani, LLC.

Requesting Agency Remarks: On April 11, 2023, the solicitation was advertised in The Daily Record, SHA web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for 10 contracts for \$20 million each not to exceed \$200 million for CMI services for SHA. A total of 799 firms were notified via eMMA and an additional 3,010 DBE firms were directly solicited. SHA received 16 expressions of interest. From the reduced candidate list SHA invited 16 firms to submit technical proposals. SHA used qualifications-based selection and found 10 consultants eligible for contract award. There were no protests filed.

Construction management and inspection of all phases of construction and system preservation related operations on various projects. Services may be used in all districts statewide.

SHA has confirmed A. Morton Thomas and Associates, Inc., PRIME AE Group, Inc./WSP USA Inc. (JV), and Urban Engineers, Inc./ATCS, P.L.C./ Mead & Hunt, Inc. (TV) bid prices.

The SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing DBE and VSBE participation goals, as well as a Small Business Enterprise designation. A 27% DBE participation goal was established for each contract within this award series. A. Morton Thomas and Associates, Inc. committed to exceeding the 27% goal by 3% for a 30% DBE goal. 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: 25-0240-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 19

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

9-AE. STATE HIGHWAY ADMINISTRATION
Architecture/Engineering Contract

Contract ID: Geotechnical Engineering Services, Statewide; BCS 2023-07 A, BCS 2023-07 B
EPICS No. SBCS2307A, SBCS2307B

Contract Description: Two of three indefinite delivery-indefinite quantity, work-order based contracts to provide geotechnical engineering services statewide and for the State Highway Administration (SHA).

Awards: Schnabel Engineering, LLC (Contract A)
Owings Mills, MD

KCI Technologies, Inc. (Contract B)
Sparks, MD

Contract Term: 03/20/2025 - 03/19/2030 (five years)

Amount: \$2,500,000 NTE each
\$5,000,000 NTE total

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Schnabel Engineering, LLC Owings Mills, MD	89.95 (1)	\$2,500,000 NTE Contract A
KCI Technologies, Inc. Sparks, MD	89.50 (2)	\$2,500,000 NTE Contract B
Century Engineering, LLC Hunt Valley, MD	89.28 (3)	Contract C
Pennoni Associates, Inc. Columbia, MD	88.97 (4)	
Rummel, Klepper and Kahl, LLP Baltimore, MD	88.83 (5)	
Whiteman, Requardt and Associates, LLP Baltimore, MD	88.81 (6)	
Johnson, Mirmiran and Thompson, Inc. Hunt Valley, MD	88.58 (7)	
ECS Mid-Atlantic, LLC Hanover, MD	85.88 (8)	

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 20

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

DBE / VSBE Participation: 27% / 0%

Incumbents: Rummel, Klepper and Kahl, LLP, Schnabel Engineering, Inc.,
Whitman, Requardt and Associates, LLP

Requesting Agency Remarks: On February 2, 2024, the solicitation was advertised in The Daily Record, SHA's web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for three contracts for \$2.5 million each not to exceed \$7.5 million for geotechnical engineering services for SHA. A total of 1,299 firms were notified via eMMA and an additional 1,077 DBE firms were directly solicited. SHA received eight technical proposals. SHA used qualifications-based selection and found three consultants eligible for contract award. No protests were filed.

The purpose of this contract is to provide Geotechnical Engineering Services, statewide for the SHA.

The SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing DBE and VSBE participation goals, as well as a Small Business Enterprise designation. A 27% DBE participation goal was established for each contract within this award series, to which both awardees committed to. 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: 25-0179-0110 (Contract A)

25-0180-1111 (Contract B)

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025**



MDOT 21

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

10-AE. STATE HIGHWAY ADMINISTRATION
Architecture/Engineering Contract

Contract ID: Traffic Engineering Services, District 1; *BCS 2023-09 A & BCS 2023-09 B*
EPICS No. SBCS2309A & SBCS2309B

Contract Description: Two indefinite delivery-indefinite quantity, work-order based contracts to provide traffic engineering services to District 1 for the State Highway Administration (SHA).

Awards: McCormick Taylor, Inc. (Contract A)
Salisbury, MD

TranSystems Corporation, (Contract B)
formerly Whitney, Bailey, Cox &
Magnani, LLC
Salisbury, MD

Contract Term: 03/20/2025 – 03/19/2030 (five years)

Amount: \$1,500,000 NTE each
\$3,000,000 NTE total

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
McCormick Taylor, Inc. Salisbury, MD	92.81 (1)	\$1,500,000 NTE Contract A
TranSystems Corporation, formerly Whitney, Bailey, Cox & Magnani, LLC Baltimore, MD	87.97 (2)	\$1,500,000 NTE Contract B
Brudis & Associates, Inc. Columbia, MD	86.58 (3)	
Kittelson & Associates, Inc Baltimore, MD	82.75 (4)	

DBE / VSBE Participation: 23% / 0%

Incumbents: Mead & Hunt, Inc. (formally Sabra & Associates, Inc.);
McCormick Taylor, Inc.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 22

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

Requesting Agency Remarks: On November 14, 2023, the solicitation was advertised in The Daily Record, SHA web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for two contracts for \$1.5 million each not to exceed \$3 million for traffic engineering services, District 1 for SHA. A total of 1,021 firms were notified via eMMA and an additional 578 DBE firms were directly solicited. SHA received 14 expressions of interest. From the Reduced Candidate List, SHA invited five firms to submit technical proposals. During the technical proposal process one firm withdrew their proposal. SHA used qualifications-based selection and found four consultants eligible for contract award. There were no protests filed.

This traffic engineering services contract includes field investigations, reporting, geometric survey and design, drafting, cost estimating, layout & design of traffic control devices, work zone traffic control design, hydrologic & hydraulic computations, metes and bounds right of way plats, studies & analyses of crash data, safety, corridor, transportation system management, capacity, signal timing & warrant, roundabout feasibility, congestion mitigation, lighting, intersection, traffic impact, alternative maintenance of traffic. Projects may require onsite engineering at SHA facilities.

SHA has confirmed McCormick Taylor, Inc. and TranSystems Corporation, formerly Whitney, Bailey, Cox & Magnani, LLC. bid.

A 23% DBE participation goal was established for each contract within this award series, to which both awardees committed to. 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: 25-0260-0111 (Contract A)

25-0261-0111 (Contract B)

BOARD OF PUBLIC WORKS

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 23

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

11-AE. STATE HIGHWAY ADMINISTRATION
Architecture/Engineering Contract

Contract ID: Survey and Engineering Services, District 5; BCS 2023-13 C
EPICS No. SBCS2313C

Contract Description: One of six indefinite delivery/indefinite quantity, work-order based contracts to provide survey and engineering services for District 5 (Anne Arundel, Calvert, Charles and St. Mary's Counties) and the State Highway Administration (SHA).

Award: Mead and Hunt, Inc. / ATCS, PLC (JV) (Contract C)
Columbia, MD

Contract Term: 03/20/2025 – 03/19/2030 (five years)

Amount: \$3,000,000 NTE each

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Greenman-Pedersen, Inc. Columbia, MD	86.68 (1)	BPW 01/29/2024 MDOT 7-AE Contract A
Rummel, Klepper & Kahl, LLP Baltimore, MD	84.90 (2)	BPW 01/29/2024 MDOT 7-AE Contract B
Mead and Hunt, Inc. / ATCS, PLC (JV) Largo, MD	83.80 (3)	\$3,000,000 NTE Contract C
KCI Technologies, Inc. Sparks, MD	83.30 (4)	BPW 01/29/2024 MDOT 7-AE Contract D
Alpha Corporation / RS&H, Inc. (JV) Baltimore, MD	83.05 (5)	BPW 01/29/2024 MDOT 7-AE Contract E
Johnson, Mirmiran and Thompson, Inc. Hunt Valley, MD	81.86 (6)	BPW 01/29/2024 MDOT 7-AE Contract F
Gannett Fleming, Inc. Owings Mills, MD	81.01 (7)	

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 24

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

Proposals (cont'd):

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Century Engineering, LLC, A Kleinfelder Company Hunt Valley, MD	80.88 (8)	
Brudis and Associates, Inc. Columbia, MD	78.94 (9)	
PRIME AE Group, Inc. Baltimore, MD	78.80 (10)	
HDR Engineering, Inc. Fulton, MD	78.22 (11)	
Wallace, Montgomery and Associates, LLP Hunt Valley, MD	76.20 (12)	
STV Incorporated Owings Mills, MD	73.76 (13)	

DBE / VSBE Participation: 30% / 0%

Incumbents: Rummel, Klepper & Kahl, LLP; KCI Technologies, Inc.; PRIME AE Group, Inc.; Century Engineering, Inc.; The Wilson T. Ballard Consulting Engineers; A. Morton Thomas and Associates, Inc.

Requesting Agency Remarks: On October 10, 2023, the solicitation was advertised in The Daily Record, SHA's web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for six contracts for \$3 million each not to exceed \$18 million for Survey and Engineering Services for SHA. A total of 979 firms were notified via eMMA and an additional 794 DBE firms were directly solicited. SHA received 19 expressions of interest and developed a Reduced Candidate List. SHA invited 13 firms to submit technical proposals. SHA used qualification-based selection and found eight consultants eligible for contract award. No protests were filed.

The purpose of this contract is to provide preliminary and final engineering design and surveying services of highway, bicycle, and pedestrian improvement projects, including highway geometric design, surveys including topographic data collection and meters and bounds, right-of-way mapping and plat creation, bicycle and pedestrian facility design, and hydrology and hydraulics drainage design for SHA District 5.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 25

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

The SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing DBE and VSBE participation goals, as well as a Small Business Enterprise (SBE) designation. A 30% 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: 25-0084-0111

BOARD OF PUBLIC WORKS

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DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 26

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

12-AE. STATE HIGHWAY ADMINISTRATION
Architecture/Engineering Contract

Contract ID: Engineering, Operations, and Construction Management and Inspection (CMI) Services, Statewide; *BCS 2023-15 A, BCS 2023-15 B, BCS 2023-15 D, and BCS 2023-15 E*
EPICS No. SBCS2315A, SBCS2315B, SBCS2315D, and SBCS2315E

Contract Description: Four of five indefinite delivery/indefinite quantity, work-order based contracts to provide engineering, operations, and construction management and inspection (CMI) services, statewide for the State Highway Administration (SHA).

Awards:

Rummel, Klepper & Kahl, LLP / Whitman, Requardt and Associates, LLP (JV) Baltimore, MD	(Contract A)
Johnson, Mirmiran & Thompson, Inc. / EBA Engineering, Inc. (JV) Hunt Valley, MD	(Contract B)
Mead & Hunt, Inc. / A. Morton Thomas and Associates, Inc. (JV) Columbia, MD	(Contract D)
Brudis & Associates, Inc. Columbia, MD	(Contract E)

Contract Term: 03/20/2025 – 03/19/2030 (five years)

Amount: \$8,000,000 NTE each
\$32,000,000 NTE total

Procurement Method: Qualification Based Selection

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Rummel, Klepper & Kahl, LLP / Whitman, Requardt and Associates, LLP (JV) Baltimore, MD	90.91 (1)	\$8,000,000 NTE Contract A

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 27

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

Proposals (cont'd):

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Johnson, Mirmiran & Thompson, Inc. / EBA Engineering, Inc. (JV) Hunt Valley, MD	88.99 (2)	\$8,000,000 NTE Contract B
Wallace, Montgomery and Associates, LLP / KCI Technologies, Inc. / STV Incorporated (JV) Hunt Valley, MD	87.59 (3)	Contract C
Mead & Hunt, Inc. / A. Morton Thomas and Associates, Inc. (JV) Columbia, MD	87.25 (4)	\$8,000,000 NTE Contract D
Brudis & Associates, Inc. Columbia, MD	86.62 (5)	\$8,000,000 NTE Contract E
Greenman-Pedersen, Inc. / Alpha Corporation (JV) Columbia, MD	85.77 (6)	
Century Engineering, LLC / Gannett Fleming, Inc. (JV) Hunt Valley, MD	85.68 (7)	
McCormick Taylor, Inc. / Pennoni Associates, Inc. (JV) Baltimore, MD	85.57 (8)	
McKissack & McKissack of Washington, Inc. Washington, DC	85.23 (9)	

DBE / VSBE Participation: 28% / 0% (Contract A)
27% / 0% (Contract B)
27% / 0% (Contract D)
27% / 0% (Contract E)

Incumbents: McCormick Taylor, Inc.; Johnson, Mirmiran & Thompson, Inc.;
A. Morton Thomas & Associates, Inc. / Mead & Hunt, Inc.;
Brudis & Associates, Inc.; Century Engineering, LLC, A
Kleinfelder Company

Requesting Agency Remarks: On November 15, 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 \$8 million each, not to exceed \$40 million for engineering, operations, and construction management and inspection services, statewide for SHA. A total of 1003 firms were notified via eMMA and an additional 893 DBE firms were directly solicited.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 28

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

SHA received nine technical proposals. SHA used qualification-based selection and found five consultants eligible for contract award. No protests were filed.

Services to be performed under this contract include engineering, operations, and construction management and inspection for Traffic Control Devices including signals, signing, pavement marking, lighting, Intelligent Transportation Systems for highway construction projects, statewide, to ensure they are constructed, maintained, and operated per plans, specifications, and State/Federal requirements. The consultant may be required to provide engineering services on-site at SHA facilities. These services are necessary to support the critical functions of the Office of Traffic and Safety, Traffic Operations Division.

SHA has confirmed Rummel, Klepper & Kahl, LLP / Whitman, Requardt and Associates, LLP (JV), Johnson, Mirmiran & Thompson, Inc. / EBA Engineering, Inc. (JV), Mead & Hunt, Inc. / A. Morton Thomas and Associates, Inc. (JV), and Brudis & Associates, Inc. bid price and the work conducted on this contract is performed by a State-certified Disadvantaged and Small Business Enterprise.

A 27% DBE participation goal was established for each contract within this award series. Rummel, Klepper & Kahl, LLP / Whitman, Requardt and Associates, LLP JV committed to exceed the 27% goal by 1% for a 28% DBE goal. 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:	25-0040-1111	(Contract A)
	25-0041-1111	(Contract B)
	25-0043-0111	(Contract D)
	25-0044-1111	(Contract E)

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 29

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

13-RP. STATE HIGHWAY ADMINISTRATION
Real Property – Disposition

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

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

Property: MC# 23-2865
Robert Mark Hoffman, Et Ux (\pm 0.875 acres), located along the south side of I-68, east of MD Route 628 (Rice Road) in Hancock, Washington County.

Grantor: State of Maryland, SHA

Grantee: Steve Allen Sexton, Sr.

Consideration: \$10,500

Appraised Value: \$5,000 – Bruce Dumler (Approved)
Lisa Ward, Review Appraiser

Requesting Agency Remarks: In 1983, SHA acquired the subject property for the U.S. Route 48 (National Freeway) – East of Orleans Road to East of Woodmont Road right-of-way project. SHA proposes to convey this property to the adjoining owner through a sealed bid sale of \$10,500 which exceeds the appraised value.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 30

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

14-RP. STATE HIGHWAY ADMINISTRATION
Real Property – Disposition

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

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

Property: MC# 24-2886
Aubrey Gaither, Et Al (± 1.217 acres), located west of I-97 and east of Parke West Drive, along an old roadbed known as Gaither Road in Glen Burnie, Anne Arundel County.

Grantor: State of Maryland, SHA

Grantee: Sturbridge Quarterfield, LLC, a Maryland limited liability company

Consideration: \$738,450

Appraised Value: \$738,450 – David Lamb (Selected)
\$665,550 – Stacey Horsey/Georgia Nichols (Approved)
Lisa Ward, Review Appraiser

Special Conditions: The property will be conveyed subject to an avigation easement.

Legislative Notice: Notice was sent to the Senate Budget and Taxation Committee and the House Appropriations Committee of the General Assembly on October 24, 2024. The 45-day review period expired on December 9, 2024.

Requesting Agency Remarks: In 2002, SHA acquired the subject property for the MD 174–Bridge No. 2063 over I-97 right-of-way project. This conveyance is an assemblage of four parcels that are being conveyed as one property, an old roadbed known as Gaither Road. The property is being conveyed subject to an avigation easement. SHA proposes to convey the property to the adjoining owner through a sealed bid sale of \$738,450 which is 100% of the appraised value.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025



MDOT 31

Contact: Mashel Wakilv 410-865-1270
mwakil@mdot.maryland.gov

15-LL. THE SECRETARY'S OFFICE
Lease/Landlord

Recommendation: That the Board of Public Works approve the State Highway Administration (SHA) leasing real property as landlord.

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

Property: Item# 40912
Clarence P. Frase (± 1.20 acres), located on the east side of MD Route 331, between MD Route 318 and the railroad tracks in Hurlock, Dorchester County.

Landlord: State of Maryland, SHA

Tenant: Preston Ford, Inc.

Space Type: Grassy Parking Area

Lease Type: Renewal (Continued Use)

Lease Term: Three years (03/19/2025 - 03/19/2028)

Effective Date: March 19, 2025

Annual Rent: \$9,408.96

Requesting Agency Remarks: The subject property has been under an existing lease since 2005. TSO proposes a 3-year lease renewal to the above tenants for additional car storage, with the condition that tenants secure the property from entry by unauthorized persons and maintain a pole and cable fence as noted in Article V of lease agreement.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025

SUPPLEMENTAL



MDOT 32

Contact: Renee Phillips-Farley 410-859-7071
rphillips-farley@bwiairport.com

16-GM. MARYLAND AVIATION ADMINISTRATION
General/Miscellaneous: Lease & Concession Contract

Contract ID: Lease and Concession Contract at Martin State Airport; *MAA-LC-25-010*

Contract Description: Lease and Concession Contract for the exclusive right for the lease of land and facilities to preserve and promote aviation & Aerospace History and Conduct Commercial Activities at Martin State Airport

Contractor: The Glenn L. Martin Maryland Aviation Museum, Inc.
Middle River, MD

Contract Term: Pre-Operational Period: Commences upon Board of Public Works approval of Contract and continues until Contractor obtains all necessary approvals and permits to begin operations.

Operational Period: Continues 50 years after the expiration of the Pre-Operational Period.

Amount: Contractor shall pay a \$1.00 annual rental fee and a percentage concession fee of 10% of net revenues during the Operational Period if net revenues are greater than \$1 million, 12.5% if greater than \$2 million and 15% if greater than \$3 million.

Procurement Method: Exclusive Lease and Concession Contract

Requesting Agency Remarks: This contract grants exclusive rights to operate approximately 25 acres of land and 141,323 square feet of building through Primary Uses (exhibition of Maryland historical aircraft, education, fundraising, management and administration) and Ancillary Uses (retail sale of food, and gifts, subleasing of space and other commercial uses). The Contractor currently operates and maintains approximately 1,528 square feet of office/museum space and 49,000 square feet of aircraft exhibition space at Martin State Airport under Contract No. MAA-LC-94-022, approved Item MDOT 14-L October 13, 1983. This contract promotes and preserves the aviation and aerospace history in the State of Maryland.

MDOT has made the recommendation to the BPW for the land and facilities (Block A and Block D) to be transferred to MAA under MDOT 5-RP.

Pending BPW approval, the Contractor will vacate Martin State Airport and occupy this space as its permanent location. The Contractor currently occupies 63,207 square feet at Martin State. Upon vacating this space, the space will be able to use for revenue generation activities.

16-GM. MARYLAND AVIATION ADMINISTRATION (cont'd)***Requesting Agency Remarks (cont'd):***

The current occupied space includes 1,200 square feet for the Museum, 1,600 square feet for the gallery, 2,407 square feet for archives and 58,000 square feet for aircraft storage at Strawberry Point.

Relocating the museum and leasing the space to the Contractor, will provide a multitude of benefits to the MAA and the state of Maryland. First, the lease will relieve MAA of all financial burden of this property and ultimately provide shelter for the historical aircraft. The museum will be a place to provide a celebration of Maryland's contribution to aerospace and provide an educational opportunity for tourists. Most importantly, the museum's primary goal is to inspire students to enter Aviation careers. The Contractor has partnered with the Community College of Baltimore County (CCBC). CCBC will oversee and administer all education programming associated with the College's existing Aviation Program.

The Contractor's vision of the facility is as follows

- Basement – storage of priceless documents and conference rooms
- First Floor – events area, auditorium, conference rooms, eatery and office space
- Second Floor – library/research center, gift shop, Maryland Aerospace Hall of Fame, Glenn L. Martin Gallery and Maryland Aviation Gallery
- Third Floor – STEM learning center
- Fourth Floor – CCBC and/or other aviation school programs
- Fifth Floor – offices for museum and other leases as needed.

The Contractor anticipates an additional 500,000 tourists a year based on the Seattle's Museum of Flight which hosts 750,000 visitors a year. The Contractor's facility would be much larger than Seattle's. The tourism would provide an economic impact to Maryland and reshape the Middle River community to a cultural destination.

The Contractor plans to erect a 50,000 square foot hangar to house the aircraft collection and it will be connected to the main building.

Additionally, the state of Maryland and Baltimore County have committed grants to support the Contractor's mission and development of the museum.

The Contractor provided a 10-year profit & loss statement. It is estimated that in year one the income generated will total \$3.5 million annually (\$1.9 million from entrance fees, membership donations, grants and fundraising, \$1.1 million in rental income and \$500 thousand from gift shop sales). Operating expenses are expected to total \$2.0 million annually.

The Contractor plans to expand its endowment by setting aside \$300,000 per year for the next 10 years to create a \$3 million fund for operational costs and protection from economic variables.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
February 26, 2025

SUPPLEMENTAL



MDOT 34

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

Requesting Agency Remarks (cont'd):

The Contractor is responsible for all capital improvements and operational expenses included utilities.

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 modification must be approved by the Board of Public Works because the Contract constitutes a use of State Property under State Finance and Procurement Article, 10-305.

Resident Business: Prospective Concessionaires required to respond

MD Tax Clearance: Prospective Concessionaires required to supply federal ID

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
February 26, 2025

Item#	Category	Pages
<i>1 - 10</i>	<i>Capital Grants and Loans</i>	<i>1 – 10</i>
<i>11</i>	<i>Construction</i>	<i>12 – 13</i>
<i>12- 14</i>	<i>Services</i>	<i>14 – 19</i>
<i>15 - 18</i>	<i>Information Technology</i>	<i>20 – 29</i>
<i>19</i>	<i>Maintenance</i>	<i>30 – 31</i>
<i>20</i>	<i>General Miscellaneous</i>	<i>32 – 33</i>
<i>21</i>	<i>Real Property</i>	<i>34</i>
<i>22</i>	<i>Landlord Lease</i>	<i>35 – 36</i>
<i>23 - 25</i>	<i>Tenant Lease</i>	<i>37 – 40</i>
26	Supplemental: <i>Expedited Procurement Request</i>	<i>41 – 42</i>
27	Supplemental: <i>Services</i>	<i>43 – 44</i>
28	Supplemental: <i>Capital Grants and Loan</i>	<i>45</i>
29	Supplemental: <i>Information Technology</i>	<i>46 – 47</i>
30	Supplemental: <i>Information Technology</i>	<i>48 – 65</i>
31	Supplemental: <i>Information Technology</i>	<i>66 – 67</i>
<i>A1-EX</i>	<i>Expedited Procurement Report</i>	<i>68 – 69</i>



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



*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 the Taxpayers' Improvement Association of Patapsco Park, Inc.
Lloyd Keaser Community Center (Anne Arundel County)

*"For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Lloyd Keaser Community Center." Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-447, (SL-022-240-038) **\$ 37,000***

Matching Fund: No match is required.

Background:	Total Project	\$ 37,000
	24-447 (This Action)	\$ 37,000 (Non-match)
	Local Cost	\$ 0

(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 capital equipping of the Lloyd Keaser Community Center.

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
February 26, 2025

REVISED



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

2-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 The Montgomery County Historical Society, Inc.

Montgomery History Center (Montgomery County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Montgomery History Center.”

Maryland Consolidated Capital Bond Loan of 2023 (LHI – Chapter 102, Acts of 2023)
 DGS Item 23-589, (SL-315-220-038) **\$250,000**

Maryland Consolidated Capital Bond Loan of 2023 (MISC– Chapter 102, Acts of 2023) DGS Item 23-422, (SL-315-220-038) **\$250,000**

Montgomery History Office Relocation (Montgomery County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of a property to serve as the Montgomery History office.”

Maryland Consolidated Capital Bond Loan of 2022 (MISC– Chapter 344, Acts of 2022) DGS Item 22-319, (SL-315-220-038) **\$700,000**

Matching Fund: No match is required.

Background:	Total Project	\$ 1,750,000
	23-589 (This Action)	\$ 250,000 (Non-match)
	23-422 (This Action)	\$ 250,000 (Non-match)
	22-319 (This Action)	\$ 700,000 (Non-match)
	Local Cost	\$ 550,000

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.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

4. This project may include the purchase of the historic Farmers Banking and Trust building (c.1930) at 4 Courthouse Square in Rockville. This building will serve as the home for the Sween Library and Special Collections (the county's historical library), exhibit and event space, a podcast and oral history recording studio, and administrative offices.

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
February 26, 2025

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 a grant agreement for the following grant:

Board of Directors of The Montgomery County Historical Society, Inc.

Montgomery History Center (Montgomery County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Montgomery History Center.”

Maryland Consolidated Capital Bond Loan of 2023 (MCCBL– Chapter 102, Acts of 2023)
DGS Item 23-422, (SL-198-230-038) \$ 250,000

Matching Fund: No match is required.

Background:	Total Project	\$ 250,00
	23-422 (This Action)	\$ 250,000 (Non-match)
	Local Cost	\$ 0

(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 purchase of the historic Farmers Banking and Trust building (c.1930) at 4 Courthouse Square in downtown Rockville. This building will serve as the home of the Sween Library and Special Collections (the county’s historical library), exhibit and event space, a podcast and oral history recording studio, and our administrative offices.

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
February 26, 2025**



*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:

Board of Directors of The Montgomery County Historical Society, Inc.

Montgomery History Office Relocation (Montgomery County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of a property to serve as the Montgomery History office.”

*Maryland Consolidated Capital Bond Loan of 2022 (MISC– Chapter 344, Acts of 2022)
DGS Item 22-319, (SL-315-220-038) \$ 700,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 1,539,600
	22-319 (This Action)	\$ 700,000 (Non-match)
	Local Cost	\$ 839,600

(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 purchase of the historic Farmers Banking and Trust building (c.1930) at 4 Courthouse Square in Rockville. This building will serve as the home for the Sween Library and Special Collections (the county’s historical library), exhibit and event space, a podcast and oral history recording studio, and our administrative offices.

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
February 26, 2025**



*Contact: Deirdra Bell 410-767-4107
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5-CGL. CAPITAL GRANTS AND LOANS

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

Mayor and Town Council of the Town of La Plata

Town of La Plata – New Police Station (Charles County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of a new police station.”

Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024)

*DGS Item 24-248, (SL-024-240-038) **\$150,000***

Matching Fund: No match is required.

Background:	Total Project	\$ 18,810,848
	24-248 (This Action)	\$ 150,000 (Non-match)
	Local Cost	\$ 18,660,848

(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 capital equipping of a new police station.

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
February 26, 2025**



*Contact: Deirdra Bell 410-767-4107
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6-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 the Charlton-Miller Post No. 6054 Veterans of Foreign Wars of the United States Incorporated

Veterans of Foreign Wars Post No. 6054 (Harford County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of Veterans of Foreign Wars Post No. 6054.”

*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024)
DGS Item 24-627, (SL-033-240-038) **\$ 200,000***

Matching Fund: No match is required.

Background:	Total Project	\$ 200,000
	24-627 (This Action)	\$ 200,000 (Non-match)
	Local Cost	\$ 0

(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 electrical and plumbing upgrades, new ADA bathrooms, and remodeling of the canteen area to accommodate larger events.

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
February 26, 2025**



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

**7-CGL. CAPITAL GRANTS AND LOANS
*Bond Bill Certification Extension***

Recommendation: That the Board of Public Works unanimously grants a temporary exception for one year from the automatic termination of funds for the following bond bill authorizations:

Authority: Maryland State Finance Law provides:

Section 8-128, State Finance and Procurement Article, Maryland Code. "Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the board, an authorization of State debt shall automatically terminate seven years after the date of the authorization, unless the enabling act provides otherwise; or in an emergency, the Board unanimously grants a temporary exception for a period of 1 year."

The following authorizations were not fully encumbered within the seven years, but the grantee has requested a one-year extension to June 1, 2027:

Grantee:	Board of Directors of Sinai Hospital of Baltimore, Inc.
Project:	Sinai Hospital of Baltimore (Baltimore City)
MCCBL 2019:	DGS Item 169 MISC - Maryland Consolidated Capital Bond Loan of 2019 (Chapter 14 of the 2019 Laws of Maryland)
Amount:	\$ 1,000,000
Remarks:	The grantee has determined they cannot meet the seven-year deadline before the authorization terminates because the project is delayed. A one-year extension is appropriate because the Grantee plans to proceed with the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Approved 2-1 vote; Comptroller voted No**



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

**8-CGL. CAPITAL GRANTS AND LOANS
*Bond Bill Certification Extension***

Recommendation: That the Board of Public Works unanimously grants a temporary exception for one year from the automatic termination of funds for the following bond bill authorizations:

Authority: Maryland State Finance Law provides:

*Section 8-128, State Finance and Procurement Article, Maryland Code.
“Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the board, an authorization of State debt shall automatically terminate seven years after the date of the authorization, unless the enabling act provides otherwise; or in an emergency, the Board unanimously grants a temporary exception for a period of 1 year.”*

The following authorizations were not fully encumbered within the seven years, but the grantee has requested a one-year extension to June 1, 2027:

Grantee: Board of Directors of the Friends of Jerusalem Mill

Project: Jericho Road Stone Bank Barn (Harford County)

MCCBL 2019: DGS Item G102

LSI - Maryland Consolidated Capital Bond Loan of 2019
(Chapter 14 of the 2019 Laws of Maryland); as amended by Chapter 595,
Acts of 2020

Amount: \$ 50,000

Remarks: The grantee has determined they cannot meet the seven-year deadline before the authorization terminates because the project is delayed. A one-year extension is appropriate because the Grantee plans to proceed with the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Approved 2-1 vote; Comptroller voted No**



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

**9-CGL. CAPITAL GRANTS AND LOANS
*Bond Bill Certification Extension***

Recommendation: That the Board of Public Works unanimously grants a temporary exception for one year from the automatic termination of funds for the following bond bill authorizations:

Authority: Maryland State Finance Law provides:

*Section 8-128, State Finance and Procurement Article, Maryland Code.
“Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the board, an authorization of State debt shall automatically terminate seven years after the date of the authorization, unless the enabling act provides otherwise; or in an emergency, the Board unanimously grants a temporary exception for a period of 1 year.”*

The following authorizations were not fully encumbered within the seven years, but the grantee has requested a one-year extension to June 1, 2027:

Grantee:	Board of Directors of the Friends of Jerusalem Mill
Project:	Jericho Road Stone Bank Barn (Harford County)
MCCBL 2019:	DGS Item G046 LHI - Maryland Consolidated Capital Bond Loan of 2019 (Chapter 14 of the 2019 Laws of Maryland); as amended by Chapter 595, Acts of 2020
Amount:	\$ 200,000
Remarks:	The grantee has determined they cannot meet the seven-year deadline before the authorization terminates because the project is delayed. A one-year extension is appropriate because the Grantee plans to proceed with the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Approved 2-1 vote; Comptroller voted No**



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025

REVISED



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

10-CGL. CAPITAL GRANTS AND LOANS
Bond Bill Certification Extension

Recommendation: That the Board of Public Works unanimously grants a temporary exception for one year from the automatic termination of funds for the following bond bill authorizations:

Authority: Maryland State Finance Law provides:

Section 8-128, State Finance and Procurement Article, Maryland Code.
"Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the board, an authorization of State debt shall automatically terminate seven years after the date of the authorization, unless the enabling act provides otherwise; or in an emergency, the Board unanimously grants a temporary exception for a period of 1 year."

The following authorizations were not fully encumbered within the seven years, but the grantee has requested a one-year extension to June 1, 2026:

Grantee: Mayor and City Council of the City of Baltimore

Project: East Baltimore Biotechnology Park (Baltimore City)

MCCBL 2018: DGS Item 140

MISC - Maryland Consolidated Capital Bond Loan of 2018
 (Chapter 9 of the 2018 Laws of Maryland)

Amount: \$ 2,500,000

Remarks: The grantee has determined that they will not be able to meet the seven-year deadline before the authorization terminates because the project was delayed. A one-year extension is appropriate because the Grantee plans to proceed with the project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Approved 2-1 vote; Comptroller voted No**



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

11-C-MOD. CONSTRUCTION CONTRACT MODIFICATION
Department of General Services

Contract ID: Replace Emergency Generator at Comptroller's Income Tax Building;
BA-631-221-003
ADPICS No.: CTR012142

Contract Approved: Delegated Authority - DGS, 01/24/2024

Contract Description: Removal, relocation, and replacement of emergency generator and automatic transfer switch at the Income Tax Building in Anne Arundel County.

Modification Description: Address noise issues created by the new generator and rental cost.

Award: Bethel Electric Construction Co., LLC, Baltimore, MD
(Certified Small Business) (VSBE)

Original Contract Term: 90 Calendar Days

Modification Term: 95 Calendar Days

Original Contract Amount: \$154,225.00

Modification Amount: \$ 64,552.77

Prior Options/Mods: \$ 24,300 (Mod #1. Extension 45 Calendar Days. Delegated Authority - DGS, 02/06/2024)
\$ 4,000 (Mod #2 Extension 150 Calendar Days. Delegated Authority - DGS, 06/04/2024)

Total Contract Amount: \$247,077.77

Percent +/- (This Item): 41.86%

Total Percent Change: 60.21%

Original Procurement Method: Competitive Sealed Bidding (Small Business Reserve)



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



11-C-MOD. CONSTRUCTION CONTRACT MODIFICATION (cont'd)

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

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

Requesting Agency Remarks: The exhaust piping needs to be upsized from 2" to 3", which will mitigate the loud noises throughout the building during operation. No MBE/VSBE participation was included in the original solicitation as it was estimated to cost below \$100,000 and was designated as an SBR procurement.

Fund Source: 100% General Funds

Approp. Code: H00 25 77051 01 1498

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
February 26, 2025**



Contact: Peggy Tischler 443-831-4939
ptischler@mdot.maryland.gov

12-S. SERVICE CONTRACT
Department of Transportation, Office of the Secretary

Contract ID: Real Estate On-Call Support Services; *MDTORED2400*
ADPICS No.: J01B5600035

Contract Description: Support services with the development of technical services for real estate activities.

Award: Hayat Brown, LLC; Washington, DC (MBE)

Contract Term: 03/20/2025* - 03/18/2028 (w/one 2-year renewal option)
(*Or earlier upon BPW approval)

Amount: \$558,705.80 NTE (Base Term)
\$402,486.20 NTE (Renewal Option #1)
\$961,192.00 NTE Total

Procurement Method: Competitive Sealed Proposals

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
Hayat Brown, LLC; Washington, DC	1	\$ 961,192 (1)	1
Johnson, Mirmiran & Thompson, Inc.; Hunt Valley, MD	2	\$1,057, 030 (2)	2

Living Wage Eligible: Yes

MBE/VSBE Participation: 31.31% / 0 %

Performance Security: No

Hiring Agreement Eligible: Yes

Incumbent: Johnson, Mirmiran & Thompson, Inc., Hunt Valley, MD



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



12-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 February 1, 2024. Seventeen firms were directly solicited. Five proposals were received and two were determined to be reasonably susceptible of being selected for award. One was for failure to submit their technical proposal, one requested an MBE waiver but failed to provide adequate documentation to support their Good Faith Effort in meeting the MBE Participation. The final vendor's submission failed to address multiple technical sections required in the technical submission. The recommended offeror Hayat Brown, LLC was determined to be most advantageous to the State as its proposal was both ranked highest technically and was lowest in price.

The scope of work focuses on obtaining comprehensive support services for real estate efforts aimed at generating economic growth in the State. These services will support development and technical services for real estate activities, that include property acquisition and disposition, Transit-Oriented Development (TOD), and Joint Development. Includes Development Planning Land Use Planning Environmental Services, Transportation Engineering and Management Architectural and Engineering Services, Management, and Plans Review Archaeology, Land Survey Services Title Service, GIS Services Grant Writing and Management, Market Analysis, Appraisal Services, and Economic Impact Financial Analysis.

Although a 26% MBE Participation had been established for this contract, Hayat Brown, LLC., has committed to exceeding by 5.31% and achieving 31.31% participation.

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

Fund Source: 100% Special Funds (Transportation Trust Fund)

Approp. Code: A1030

Resident Business: No

MD Tax Clearance: 24-5376-0110

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
February 26, 2025**



*Contact: Michelle Pack 410-260-7417
michelle.pack2@maryland.gov*

13-S-MOD. SERVICE MODIFICATION

Department of Budget and Management, Employee Benefits Division

Contract ID: Maryland Statewide Central Services Cost Allocation Plan; F10B8400044
ADPICS No.: COK66375

COK85277

See next page for Record
Correction Letter dated
3/12/25

Contract Approved: DBM 1-S, 10/31/2018

Contract Description: Prepare the State of Maryland's annual Statewide Central Services Cost Allocation Plan (SWCAP) and conduct negotiations with the federal government to see the SWCAP through to final approval by the federal cognizant agency.

Modification Description: Extend the contract to complete specific work ordered under it and allow sufficient time to complete the current and additional work.

Award: MAXIMUS Consulting Services, Inc.; Reston, VA

Original Contract Term: 11/15/2018 - 02/28/2023 (w/three 1-year renewal options)

Modification Term: 03/20/2026* - 02/28/2028 (*or earlier upon BPW approval)

Original Contract Amount: \$108,000 NTE

Modification Amount: \$ 92,000

Prior Options/Mods: \$54,000 (Renewal Option #1 03/01/2023 - 02/29/2024, Delegated Authority - DBM, 09/15/2022)
\$54,000 (Renewal Option #2 03/01/2024 - 02/28/2025, Delegated Authority - DBM, 10/02/2023)
\$54,000 (Renewal Option #3 03/01/2025 - 02/28/2026, Delegated Authority - DBM) 07/08/2024)

Total Contract Amount: \$362,000

Percent +/- (This Item): 85.19%



WES MOORE
Governor

HELENE GRADY
Secretary

ARUNA MILLER
Lieutenant Governor

MARC L. NICOLE
Deputy Secretary

March 12, 2025

John Gontrum, Esquire
Secretary to the Board of Public Works
Louis L. Goldstein Treasury Building, Room 117
Annapolis, MD 21401

Accepted 3/13/2025- JTG

A handwritten signature in black ink that reads "John Gontrum".

SUBJECT: Record Correction – February 26, 2025 Board of Public Works Action Agenda, Item 13-S-MOD

Dear Mr. Gontrum:

This is to advise you of the following changes to the Board of Public Works Agenda Items previously approved by the Board of Public Works.

BPW – February 26, 2025

DGS Agenda, Item 13-S-MOD

Maryland Statewide Central Services Cost Allocation Plan; F10B8400044; ADPICS No: COK66375

FROM: ADPICS No: COK66375
TO: ADPICS No: COK85277

REASON: Clerical Error.

Regards,

Donshane Turner
Procurement Manager,
Department of Budget and Management



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

Total Percent Change: 235.19%

Original Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Requesting Agency Remarks: The Department of Budget and Management, Office of Budget Analysis (OBA), prepares the State's SWCAP, provides reconciliation of the MCE Fund, and conducts negotiations with the federal government through to final approval by the United States Department of Health and Human Services in accordance with U.S. Office of Management and Budget Circular A-87 Revised.

The Department is requesting an early approval of the extension due to the complex nature of this procurement and its commitment to ensuring continuity of the current contract services to provide the annual Statewide Central Services Cost Allocation Plan (SWCAP) and conduct negotiations with the federal government. The modification is required for the vendor to begin work on the SCWAP for Fiscal Years 2025 and 2026. DBM is currently behind schedule. For example, FY2025 SWCAP is based on FY2023 actuals and would have typically been prepared and submitted to the Federal Government in FY2024. The extension is needed since the services provided include supporting negotiations through final approval, which generally takes a minimum of two years. .

No MBE or VSBE participation goals were established for this contract based upon the determination that there were none or an insufficient number of subcontractors that could be utilized for the limited subcontracting opportunities to perform the cost allocation services.

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
February 26, 2025



*Contact: Nneka Willis-Gray 410-767-7675
 nneka.willisgray@maryland.gov*

14-S-MOD. SERVICES MODIFICATION

Department of Human Services/Social Services Administration

Contract ID: Post-Adoption Education and Mental Health Services; SSA/CASEAD-21-001-A4
 ADPICS No.: COK49478

Contract Approved: DGS 12-S, 06/16/2021

Contract Description: Deliver post-adoption mental health and educational support services to children and families in Maryland.

Modification Description: Add funds to pay invoices through the extended term.

Award: Center for Adoption Support and Education, Inc.;
 Burtonsville, MD

Original Contract Term: 07/15/2021 - 07/14/2022

Modification Term: 03/20/2025* - 03/31/2025 (*or earlier upon BPW approval)

Original Contract Amount: \$700,000

Modification Amount: \$135,470

Prior Options/Mods: \$525,000 (Mod #1: Extension 07/15/2022 - 04/30/2023; DGS 20-S 06/22/2022)
 \$371,788 (Mod #2 Extension 05/01/2023 - 10/31/2023; DGS 29-S-MOD, 04/05/2023)
 \$616,337 (Mod #3 Extension 11/01/2023 - 07/31/2024; DGS 38-S-MOD, 10/25/2023)
 \$411,949 (Mod # 4 Extension 08/01/2024 - 01/31/2025; DGS 42-S-MOD, 07/03/2024)
 \$0 (Mod # 5: Extension 02/01/2025 - 03/31/2025; Delegated Authority - DHS, 12/31/2024)

Total Contract Amount: \$2,760,544

Percent +/- (This Item): 19.35%

Total Percent Change: 294.36%



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



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

Original Procurement Method: Sole Source

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Hiring Agreement Eligible: Yes

Requesting Agency Remarks: This modification will ensure that invoices are paid for the remainder of the contract term while a new solicitation for services is completed. The current solicitation is in the final stages of the evaluation, and DHS intends to award contracts for an April Start date. This contract provides Post-Adoption Services to the Department, which include intake assessments, individual and family psychotherapy, and caregiver support groups. Prior to the Center for Adoption Support and Education (C.A.S.E.) contract, the Department was struggling with high rates of dissolution and children re-entering the system.

C.A.S.E. has successfully delivered telehealth services through the pandemic. C.A.S.E.'s current office locations in Baltimore, Montgomery, and Prince George's counties are well-positioned to serve more than 63.3% of the target population.

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

Fund Source: 100% General Funds

Approp. Code: N00B0004

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
February 26, 2025**



*Contact: Yasin Mohammed 410-591-6332
yasin.mohammed@maryland.gov*

15-IT. INFORMATION TECHNOLOGY
Department of General Services, Office of State Procurement

Contract ID: Electronic Monitoring for Community Supervision; CTR021754
ADPICS No.: 001B5600234

Contract Description: Statewide contract for electronic monitoring hardware and software for offenders in DPSCS or DJS custody.

Awards: BI Incorporated; Boulder, CO

Contract Term: 03/31/2025 - 05/03/2027 (w/two 1-year renewal options)
*(*Or earlier upon BPW approval)*

Amount: \$2,600,049 (Base Term)
\$1,196,744 (Renewal Option #1)
\$1,196,744 (Renewal Option #2)
\$4,993,537 Total

Procurement Method: Intergovernmental Cooperative Purchasing Agreements (ICPA)
(OMNIA Partners #2022118)

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbents: Same

Requesting Agency Remarks: The Maryland Department of General Services Office of State Procurement (DGS OSP) seeks to execute a Participating Addendum with BI Incorporated under the OMNIA Partners' Offender Monitoring Solutions (OMNIA) contract. Several State agencies, including the Department of Public Safety & Correctional Services and the Department of Juvenile Services, currently utilize offender monitoring systems provided by BI Incorporated under an existing contract. These agencies require continuity of services to ensure seamless tracking and monitoring of offenders while upholding public safety and judicial mandates. The OMNIA agreement with BI Incorporated was awarded through a competitive solicitation process, ensuring high standards for pricing, terms, and vendor qualifications. BI Incorporated specializes in tailored offender monitoring solutions, including electronic monitoring, GPS tracking, and alcohol detection, and has a proven track record of reliable service across the nation.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



15-IT. INFORMATION TECHNOLOGY (cont'd)

Agency Remarks (cont'd):

Utilizing this contract for electronic monitoring provides significant time and cost efficiencies by avoiding the transition expenses associated with switching to a new provider. Changing providers would require replacing existing equipment and could lead to operational delays, increased costs for staff training, and equipment compatibility issues. Such disruptions could jeopardize public safety by causing interruptions in monitoring and confusing offenders with new protocols. Offenders are already accustomed to the current system and may struggle to comply with unfamiliar tools, potentially leading to noncompliance or tampering with devices. Maintaining the existing system ensures consistent and reliable monitoring, which is essential for community safety.

BI Incorporated's pricing under the OMNIA agreement offers significant cost savings compared to the current contract. Key highlights include a \$0.75 reduction in daily rates for GPS devices and services, 22.7% decrease, and a \$1.59 reduction for Radio Frequency (RF) devices and services (38.4% decrease). The agreement also provides unlimited coverage for lost and damaged equipment, resulting in potential savings of \$90 to \$800 for RF items and \$185 to \$800 for GPS items. Agencies can maintain three spare units for every ten active units at no extra charge, improving upon the NASPO policy. Overall, BI Incorporated's rates are competitive and include all necessary hardware, software, and services, reducing the risk of unexpected costs.

MBE and VSBE participation was not included due to the lack of certified firms in this category of work.

Fund Source: Various (Using Agencies)

Approp. Code: Various (Using agency)

Resident Business: No

MD Tax Clearance: 25-0105-1111

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
February 26, 2025

REVISED



*Contact: Shirlita Lee 410-767-3090
shirlita.lee1@maryland.gov*

16-IT. INFORMATION TECHNOLOGY
Higher Education Commission

Contract ID: Maryland Student Information System; R62B5600001
ADPICS No.: R62B5600001

Contract Description: Cloud-based unified student IT system to effectively administer state education needs, student data and financial aid for the State.

Award: Attain Consulting Group, LLC dba Attain Partners; McLean, VA

Contract Term: 03/20/2025 - 03/19/2030 (w/five 1-year renewal options)

Amount: \$3,143,188 (Base Term)
\$1,355,000 (Renewal Option #1)
\$1,297,500 (Renewal Option #2)
\$1,315,613 (Renewal Option #3)
\$1,334,359 (Renewal Option #4)
\$1,353,762 (Renewal Option #5)
\$9,799,422 NTE Total

Procurement Method: Competitive Sealed Proposals

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
Attain Consulting Group, LLC: McLean, VA	1	\$ 9,799,422 (1)	1
Interclypse Inc.; Annapolis MD	2	\$19,499,000 (3)	2
Stellar IT Solution Inc.; Rockville, MD	3	\$18,336,500 (2)	3

**Technical rankings were weighted greater than financial rankings.*

MBE/VSBE Participation: 29% / 1%

Performance Security: No

Hiring Agreement Eligible: Yes

Incumbent: N/A



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025

REVISED



16-IT. INFORMATION TECHNOLOGY (cont'd)

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 2,192 potential vendors were notified of the solicitation.

Seven proposals were received and three were determined to be reasonably susceptible of being selected. Four were determined to be not reasonably susceptible of being selected for award because. One proposal arrived after the deadline, one proposal did not complete the required MBE forms, one offeror did not provide relevant financial documentation, and one was rejected after their oral presentation showed deficiencies. The recommended offeror Attain Consulting Group LLC was determined to be most advantageous to the State as its proposal was both ranked highest technically and was lowest in price.

Attain Consulting Group LLC exhibited exceptional clarity in their proposal and oral presentation. Their solution builds around the Regent product suite. These pre-built features address over 65 percent of the required Maryland Student Information System (MDSIS) functionality out of the box. Building upon tested product components reduces development time, cost, and risk. The remaining required functionality is custom-configured for the non-core portals. As a result, MHEC receives a fully functional, secure, scalable, and feature-rich MDSIS closed-based application that transforms the user experience. The system will offer the State the lowest risk and a higher-value solution.

Two bid protests were filed, one on Friday October 11, 2024, alleging arbitrary and capricious, and was in violation of Maryland Law, the RFP, MHEC rules. MHEC denied the protest on November 1, 2024. The other protest was filed on November 6, 2024, alleging unrealistic timeline. MHEC denied the proposal on November 22, 2024. The vendor filed an appeal with the MSBCA on December 2, 2024. MSBCA granted the Motion to Dismiss on February 5, 2025. The Motion was granted with prejudice.

The current infrastructure of MHEC's existing Maryland College Aid Processing System (MDCAPS) is no longer adaptable to new technologies. The legacy system is over 10 years old and is beyond its design capacity to take on new advanced technology features. MHEC requires a financial aid management system that is flexible, extensible, scalable, accessible, and secure to deliver a modern user experience where students and other customers can self-serve. A newly developed customized management tool, MDSIS, for OSFA staff is necessary for faster and quicker results to improve services to customers.

[...]



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



REVISED

16-IT. INFORMATION TECHNOLOGY (cont'd)

Fund Source: 67% Special Funds (Dedicated Purpose Account)
 33% Reimbursable (Governor's Dedicated Purpose Accounts)

Approp. Code: R62100-01

Resident Business: No

MD Tax Clearance: 24-3970-0100

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
February 26, 2025

REVISED



*Contact: Yasin Mohammed 410-767-6586
yasin.mohammed@maryland.gov*

17-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION
Department of Information Technology

Contract ID: Consulting and Technical Services Plus (CATS+); 060B2490023
ADPICS No.: 060B0610032, COK82585, 060B3600001

Contract Approved: DoIT Item 3-IT, 04/03/2013

Contractors: Alliance Global Tech;
Columbia, MD

Agilian LLC;
Washington, DC

Contract Description: Multiple-award, indefinite quantity, task order-based Master Contract to provide Statewide Information Technology technical and consulting services in 17 functional areas.

Modification Description: Increase contract authority to provide sufficient funding for anticipated CATS+ projects. Also add two master contractors to the approved list of service providers.

Original Contract Term: 04/22/2013 - 04/21/2028

Modification Term: 03/20/2025* - 04/21/2028 (*Or earlier upon BPW approval)

Original Contract Amount: \$150,000,000

Modification Amount: \$500,000, 000

Prior Options/Mods: \$ 60,000,000 (Mod. #1 Increase contract authority; DoIT 7-IT-MOD, 08/17/2016)
\$240,000,000 (Mod. #2 Increase contract authority and add 141 master contractors; DoIT 1-IT-MOD, 01/25/2017)
\$300,000,000 (Mod. #3 Increase contract authority and add 28 master contractors; DOIT 4-IT-MOD, 03/20/2019)
\$500,000,000 (Mod #4 Increase contract authority and add 28 master contractors; DGS 36-IT-MOD, 02/19/2020)



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025

REVISED



17-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION (cont'd)

Prior Options/Mods (cont'd):

\$465,000,000 (Mod #5 Increase contract authority; add 7 master contractors; and add one functional area to 1 master contractor, DGS-44-IT-MOD, 01/26/2022)

\$500,000,000 (Mod #6 Increase contract authority; add 11 master contractors; and add additional functional areas to 4 existing master contractors, DGS-36-IT-MOD, 04/05/2023)

\$0 (Mod #7 Add seven master contractors, DGS-42-IT-MOD, 12/13/2023)

\$0 (Mod #8 Add six master contractors, DGS-33-IT-MOD, 08/07/2024)

\$0 (Mod #9 Add seven master contractors and add an additional functional area to 1 master contractor, DGS-17-IT-MOD, 12/04/2024)

Total Contract Amount: \$2,715,000,000

Percent +/- (This Item): 333.33%

Total Percent Change: 1,710%

Original Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 20% / 0%

MBE/VSBE Compliance: MBE/VSBE compliance set at task order level

Performance Security: No

Requesting Agency Remarks: The CATS+ master contract is now open and continuous for adding new master contractors. This Master Contract comprises the following functional areas:

- (1) Enterprise Service Provider
- (2) Web and Internet Services
- (3) Electronic Document Management
- (4) Geographical Information Systems
- (5) Software Engineering
- (6) Systems/Facilities Management and Maintenance
- (7) Information System Security



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025

REVISED



17-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION (cont'd)

Agency Remarks (cont'd):

- (8) Application Service Provider
- (9) IT and Telecommunications Financial and Auditing Consulting Services
- (10) IT Management Consulting Services
- (11) Business Process Consulting Services
- (12) Tower Site Preparation
- (13) Tower Installation
- (14) Tower Equipment Installation and Services
- (15) Electronic Benefits Transfer
- (16) Media and Training Center Support
- (17) Documentation/Technical Writing

Although DoIT reported on the original CATS+ BPW agenda item (DOIT 3-IT, 04/03/2013) that it had set a 20% MBE participation goal for CATS+ it noted, "This MBE participation goal is only an overall goal for this contract. Each agency will be evaluating each individual TORFP or RFR to maximize opportunities for MBE participation." Some task orders, depending on the subcontracting opportunities available, had an MBE goal greater than 20%, some less, and some that had no goal at all. Given that agencies set the MBE participation at the task order level, it is difficult to impossible to calculate an accurate or meaningful MBE participation statistic. In March 2023, the Office of State Procurement (OSP) surveyed all CATS+ using agencies and determined that 51% of task orders that had an MBE goal assigned, met or exceeded the goal, 23% did not meet the goal, 20% are still in progress of meeting the goal as the contract is still active, and 48% of all task orders had no MBE goal assigned. However, 63% of the CATS+ task orders with no MBE goal were awarded to MBE prime contractors.

Fund Source: Determined by Task Order

Approp. Codes: Determined by Task Order

Resident Business: 1 of 2 - Alliance Global Tech; Columbia, MD

MD Tax Clearance: 25-0328-1111 - Alliance Global Tech

25-0565-0110 - Agilian LLC

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
February 26, 2025**



*Contact: Yasin Mohammed 410-260-7552
yasin.mohammed@maryland.gov*

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: **Commercial Off-the-Shelf Software (COTS) 2012**
Contract No. 060B2490021
Approved: DoIT 6-IT, 09/19/2012
Term: 10/01/2012 - 09/30/2027
***As of publication, the remaining balance of this master contract is \$45,309,207.*

1.1 Using Agency: Department of Information Technology
Description: ScienceLogic is a software and service company that provides IT operations management and monitoring software for cloud computing and IT operations; FC-474-25
Award: CAS Severn, Laurel, MD (Certified Small Business)
Number of Qualified Master Contractors: 2
Number of Bids: 2 (SBR - Designated)
Bids:

<i>Bidders</i>	<i>Amounts</i>
CAS Severn, Laurel, MD	\$221,856.00
EPLUS, Herndon, VA	\$231,457.74

Amount: \$221,856
Term: 03/31/2025 - 03/30/2026
MBE/VSBE Participation: 0% / 0%
Resident Business: Yes
Fund Source: 100% General Funds
Agency Remarks: MBE and VSBE participation was not established for this contract because there are no subcontracting opportunities available.



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



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 \$43,163,364.*

2.1 Using Agency: Department of State Police
Description: Purchase seven Cisco Catalyst 9300 switches to ensure optimal internet speeds and high-speed data transfer to be used for the new Berlin Barrack. A network switch is a device that allows multiple IT devices to communicate with each other by exchanging data packets. Switches are a fundamental component of modern IT networks, including the internet; *W00P5600743, CTR020613*

Award: En-Net Services, LLC; Frederick, MD
(Certified Small Business)

Number of Qualified

Master Contractors: 21

Number of Bids: 4 (SBR - Designated)

Bids:

<i>Bidders</i>	<i>Amounts</i>
En-Net Services, LLC; Frederick, MD	\$109,800.27
Applied Technology Services: Middle River, MD	\$120,493.00
DSR Inc: Hanover, MD	\$122,580.00
Advanced Computer Concepts: McLean, VA	\$124,398.75

Amount: \$109,800.27

Term: Anticipated delivery date - 06/30/2025

MBE/VSBE Participation: 0% / 0%

Resident Business: Yes

Fund Source: MCCBL 2024 *Provide funds to complete construction and equipping of a new tactical services facility.* Item 166

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

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
February 26, 2025**



*Contact: Yasin Mohammed 410-767-3586
yasin.mohammed@maryland.gov*

**19-M. MAINTENANCE CONTRACT
*RETROACTIVE - Department of General Services,
Department of Public Safety and Correctional Services***

Contract ID: Comprehensive Maintenance; 001B4600208
ADPICS No.: 001B4600208

Contract Description: *RETROACTIVE* approval to perform comprehensive maintenance at Baltimore City Correctional Complex, including electrical, plumbing, locksmithing, and electronic security

Award: CGL Facility Management, LLC; El Paso, TX

Contract Term: 02/15/2024 - 02/29/2024

Amount: \$200,346.57

Procurement Method: Sole Source (Continuity of Services)

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Hiring Agreement Eligible: Yes

Incumbent: Same

Requesting Agency Remarks: It was determined that it is in the best interests of the State to approve this retroactive contract for the two-week period in which the spending authority approved by the BPW for the previous contract was exhausted, but services continued. The contractor was the incumbent for the previous contract and was the recommended awardee for the new contract, which was approved by the BPW and began on March 1, 2024. It was essential for the services provided by the contractor to continue during the interim period. The price has been determined to be fair and reasonable. There was no price increase from the previous contract. The previous contract for this service had 30% MBE and 5% VSBE participation. Although no new MBE and VSBE participation were established for the bridge contract, the vendor continued to utilize its MBE and VSBE subcontractors from the previous contract.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



19-M. MAINTENANCE CONTRACT (cont'd)

Agency Remarks (cont'd):

The solicitation for the new contract was extended from 21 to 70 days to allow opportunities for competing bids, but ultimately, only one bid was received. No-cost extensions were issued to maintain services during the prolonged procurement process until the new contract was awarded to start March 1, 2024. It was not discovered until later that the previous contract was overspent during the last two weeks and would require retroactive approval to pay the shortfall.

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% General Funds

Approp. Code: CDF 24 V1415 01 8280 \$26,000.00
 BCBIC 24 V4410 01 8280 \$38,000.00
 YDC 24 V5410 01 8280 \$18,000.00
 MRDCC 24 V6410 01 8280 \$44,000.00
 BCCC 24 V7410 01 8280 \$14,000.00
 MTC 24 V8410 01 8280 \$60,346.57

Resident Business: No

MD Tax Clearance: 25-0098-0110

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
February 26, 2025**



*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: Department of General Services Fund Source: MCCBL 2018 <i>Provide funds to complete planning, construction, and equipping of renovations to the Annapolis Post Office. Item 107</i>
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1.1	Contract ID: Annapolis Post Office - Fabrication and Installation of Cheek Walls; BA-699-130-401 Description: Fabrication and installation of the stone wall that runs parallel to the stairs. located at the Northwest Street entrance of the Annapolis Post Office in Annapolis. Procurement Method: Historic Exemption Award: Hilgartner; Baltimore, MD Amount: \$14,488 MBE/VSBE Participation: 0% / 0% Resident Business: Yes Remarks: DGS proposes to employ sub-contractors who previously worked on the 2019 - 2021 restoration but whose work could not be completed under the original contract due to budgetary constraints. No MBE or VSBE participation was included due to a single element of work
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1.2	Contract ID: Annapolis Post Office - Fabrication and Installation of Railings BA-699-130-301 Description: Fabrication and installation of the handrails located at the Northwest Street entrance of the Annapolis Post Office in Annapolis. Procurement Method: Historic Exemption Award: G. Krug and Son, Inc.; Baltimore, MD Amount: \$10,669 MBE/VSBE Participation: 0% / 0% Resident Business: Yes
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**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



20-GM. GENERAL MISCELLANEOUS (cont'd)

Remarks: No MBE or VSBE participation was included due to a single element of work

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
February 26, 2025**



*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)
File # 05-91-20/Caroline County

Recommendation: Approval is requested for the Maryland Agricultural Land Preservation Foundation, Department of Agriculture, to accept the donation of the following described property to be added to existing agricultural preservation easement #05-91-20.

State Income Tax Credit: Section 10-723, Tax General Article, Annotated Code of Maryland provides that “An individual ...may claim a credit against the State income tax . . . for an easement conveyed to the . . . Maryland Agricultural Land Preservation Foundation . . . if the [perpetual] easement is accepted and approved by the Board of Public Works.”

Owners/Donors: Dallas Wheatley Neal and Carol Ann Neal

Property: ~8.591 acres adjacent to ~203.36 acre property protected by an agricultural land preservation easement held by the Foundation. Maryland Rte. 313, Federalsburg Highway (See background information and draft Lot Line Revision/Additions Plat attached).

Grantee: The State of Maryland, to the use of the Department of Agriculture on behalf of the Maryland Agricultural Land Preservation Foundation

Consideration: No Monetary Consideration - donation by Owner/Donor

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
February 26, 2025**



*Contact: Wendy Scott- Napier 410-767-4088
wendy.scott-napier@maryland.gov*

**22-LL. LANDLORD LEASE
*RETROACTIVE - Department of Planning,
Maryland Historical Trust***

Recommendation:

1. Ratify the real property lease previously entered into by the Maryland Historical Trust (MHT) as lessor of properties located at the Jefferson Patterson Park Museum property (JPPM).
2. ***RETROACTIVE*** approval of the below prior lease term and approve the continued tenancy on a month-to-month basis.
3. ***RETROACTIVE*** approval of the prior rental fees received by MHT totaling \$2,300 through February 28, 2025.

Prior Board Action: DGS 46-LL, 05/17/2023

Tenant: Xuetao Li, Individual
10601 Mackall Road, Building No. 036
Saint Leonard, MD 20685

Property Location: Jefferson Patterson Park Museum property (JPPM) 10601 Mackall Road, Saint Leonard, MD 20685 also known as Building No. 036 (Gardener's Cottage, Apt 2)

Space Type: Farmland/Residential

Lease Type: New/Residential

Term: 01/01/2025 - 02/26/2025 (**Retroactive**)
02/27/2025 - 12/31/2025 (**Proactive**)

Future Option Term: 01/01/2026 - 12/31/2026

Annual Rent: \$13,800

Utilities/Custodial Responsibility: Tenant/Tenant

Termination for Convenience Clause: Yes



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



22-LL. LANDLORD LEASE (cont'd)

Background: The Jefferson Patterson Park & Museum (JPPM) was established following a conveyance to the State in 1983 of 512 acres located along the Patuxent River in St. Leonard from Mary Marvin Breckinridge Patterson, subject to a Trust Agreement, which provides that the 512-acre property shall “be administered by [MHT] for the benefit of the citizens of the State of Maryland and for the purpose of establishing the Jefferson Patterson Historic Park and Museum”. The Trust Agreement further states that the property shall be used for the purpose of “maintaining, preserving, and promoting interest in historical, archaeological, agricultural, cultural, scenic and environmental significance,” including “recreational use”. Since 1983, JPPM’s acreage has expanded to approximately 560 acres through five separate acquisitions of contiguous properties between 1986 – 2002.

The JPPM grounds contain six residential structures and other properties that MHT has been leasing. These include three residential properties, two storage facilities, and one agriculture property containing 125 acres of farmland.

All rental income received by MHT through the JPPM leases is dedicated to a special fund, the use of which supports JPPM’s public mission as prescribed in the Trust Agreement. This includes the salaries of contractual employees who perform educational programming at the park, other costs related to providing educational programming, and facilities maintenance.

Remarks: In November 2024, MHT was not certain that the tenant would stay in the JPPM unit. Internally, MHT was unaware that BPW approval was needed for this type of lease between JPPM and a state employee.

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.

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
February 26, 2025**



*Contact: Wendy Scott- Napier 410-767-4088
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23-LT. TENANT LEASE
Maryland Accountability and Implementation Board

Recommendation: Approve a new lease

Landlord: Annapolis West Limited Partnership, c/o TSCG
300 Galleria Parkway, 12th Floor, Atlanta, Georgia 30339

Property Location: 60 West Street, Suite 204, Annapolis MD 21401

Space Type: Office (3,012 sq. ft.)

Lease Type: New Lease

This Term: 06/01/2025 - 05/31/2035 (w/ standard 6-month holdover)
Future Option Term: N/A

Annual Rent Office: \$119,124.60 **SF Rate:** \$39.55/sq. ft.
Fund Source: 100% Special Funds (SWF331 The Blueprint for Maryland's
Future Fund)
Appropriation Code: 9000 9909 1301 99090

Utilities/Custodial Responsibility: Landlord/Landlord
Termination for Convenience Clause: Yes

Procurement Method: Sole Source
See COMAR 21.05.05.02A(1); DGS Space Mgmt Manual
¶6-605 E

Remarks: The Accountability and Implementation Board is a newly established agency which oversees the implementation of the Blueprint for Maryland's Future to achieve the Blueprint's outcomes. In accordance with State Finance and Procurement, Section 4-319, notification of this new lease location was made to the local government on January 24, 2025.

Resident Business: No **MD Tax Clearance:** 24-5111-0110

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
February 26, 2025**



*Contact: Wendy Scott- Napier 410-767-4088
wendy.scott-napier@maryland.gov*

24-LT. TENANT LEASE

Department of Agriculture, Mosquito Control Services

Recommendation: Approve renewal lease

Prior Board Action: DGS 14-LT, 08/14/2019

Landlord: 43955 Commerce, LLC
42501 Riva Ridge Drive, Hollywood, MD 20636

Property Location: 43955 Commerce Avenue, Hollywood, MD 20636

Space Type: Office & Shop/Storage (2,191 sf combined)
Lease Type: 3-Year Lease (Continued Use of Property)

Term: 03/01/2025 - 02/28/2028 (w/ standard 6-month holdover)
Future Option Term: 03/01/2028 - 02/28/2030

<i>Office Annual Rent:</i>	\$23,956.32	<i>Sq Ft:</i>	\$17.21
<i>Storage Annual Rent:</i>	\$10,962.28	<i>Sq Ft:</i>	\$13.72

Fund Source: 100% Special Funds (County and Other Participation)
Appropriation Code: PCA 43203

Utilities/Custodial Responsibility: Tenant/Tenant
Termination for Convenience Clause: Yes

Procurement Method: Sole Source
See COMAR 21.05.05.02.D; DGS Space Mgmt Manual ¶ 6-605 E

Remarks: The Maryland Department of Agriculture has been at this location since September 1997. The rent is \$17.21 per sq ft for 1,392 sq ft of office space and \$13.72 per sq ft for 799 sq ft of storage/shop space. There will be no rent escalation.

<i>Resident Business:</i> Yes	<i>MD Tax Clearance:</i> 24-4848-0000
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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
February 26, 2025**



*Contact: Wendy Scott- Napier 410-767-4088
wendy.scott-napier@maryland.gov*

25-LT. TENANT LEASE

State Police, Coordination & Analysis Center

Recommendation: Approve a lease renewal and expansion

Prior Board Action: DGS 52-LT, 08/12/2020

Landlord: 7125-7131 Ambassador, LLC;
7127 Ambassador Rd., Suite 100, Windsor Mill MD 21244

Property Location: 7125 Ambassador Road, Windsor Mill MD 21244

Space Type: Office (38,349 sq. ft.)

Lease Type: Renewal/Expansion

This Term: 06/01/2025 - 05/31/2040 (w/ standard 6-month holdover)

Future Option Term: 06/01/2040 - 05/31/2045

Annual Rent Office: \$959,491.98 ***SF Rate:*** \$25.02/sq. ft.
Fund Source: 100% General Funds ***Appropriation Code:*** A0101 1806 1415
18061

Utilities/Custodial Responsibility: Landlord/Landlord

Termination for Convenience Clause: Yes

Procurement Method: Sole Source
See COMAR 21.05.05.02D; DGS Space Mgmt Manual ¶6-605 E



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



25-LT. TENANT LEASE (cont'd)

Remarks: The Federal Bureau of Investigation has occupied this space since 2002, and the lease was taken over by the Maryland State Police in 2014 for the purposes of the Maryland Coordination and Analysis Center (MCAC). Through the Maryland Department of State Police, the State is bolstering coordination with local and federal law enforcement agencies through the MCAC. The MCAC is the focal point between Maryland's public safety agencies and provides critical data, analysis, and insight into criminal activity. Additional investments are being made within the MCAC at the Maryland State Police, and additional space is being added to the current lease to expand staffing, conduct training, and install new technology infrastructure to keep Maryland safe from violent crime, cyber-attacks, and other threats. The lease term has been extended to 15 years under this renewal term due to (1) a significant investment in technology at this location by the State, and (2) an additional \$500,000 offered by the Landlord for the tenant improvement allowance. The rental rate has an average 2.25% annual rental rate escalator over the 15-year term.

Resident Business: Yes

MD Tax Clearance: 24-4383-0000

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
February 26, 2025



SUPPLEMENTAL

REVISED

*Contact: Rachel Cruse 443-467-8549
 rachel.cruse1@maryland.gov*

26-EX. EXPEDITED PROCUREMENT REQUEST
Department of Commerce

Recommendation: The Department of Commerce (Commerce) requests approval to utilize the Expedited Procurement method for the purposes of acquiring a Contractor to provide planning, construction, and management of the State's booth for the 2025 SelectUSA Investment Summit (SelectUSA Summit) which will occur on May 11 – 14, 2025, in National Harbor, Maryland.

Description: The SelectUSA Summit is the country's highest-profile Foreign Direct Investment (FDI) event, hosted by SelectUSA, the federal government's investment promotion agency, under the U.S. Department of Commerce's International Trade Administration. For the SelectUSA Summit, Commerce committed to a 900-square-foot booth, among the largest ever at the summit.

The SelectUSA Summit has an exclusive contractual relationship with Heritage Exposition Services, Inc. (Heritage) for the booth builds and associated services. Heritage has 50 years of experience in the booth-building industry and maintains a regional office in Landover, Maryland. Due to the exclusive contractual relationship between SelectUSA Summit and Heritage, Commerce will enter into a sole source contract with Heritage for the SelectUSA 2025 Maryland Booth.

Under the Code of Maryland Regulations (COMAR) 21.05.05.02 Sole Source Procurement – Conditions for Use, a sole source procurement is not permissible unless a requirement is available from only one vendor. The determination as to whether a procurement shall be made as a sole source shall be made by the procurement officer, with the approval of the agency head or designee.

Under COMAR 21.05.05.02(A)(1), a sole source procurement is permissible when only one source meets the requirements. Here, Heritage is the only vendor available that can meet the requirements for the booth build and deliver it to the SelectUSA Summit in May 2025.

An Office of State Procurement (OSP) Procurement Review Group (PRG) meeting was held for this sole source procurement on January 15, 2025, and it was determined that neither the Small Business Reserve nor Minority Business Enterprise nor Veteran-Owned Business Enterprise goals were appropriate for this contract.

[...]



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

26-EX. EXPEDITED PROCUREMENT REQUEST (cont'd)

Under COMAR 21.05.06.03 Expedited Procurements, a procurement officer may make an expedited procurement if the procurement officer has made the written determination explaining why an expedited procurement best serves the public interest and why the need to make an expedited procurement outweighs the benefits of making the procurement by Competitive Sealed Bidding (CSB) or Competitive Sealed Proposals (CSP) and justifies any noncompetitive selection. This determination must be approved by the Agency head or designee and the BPW. Pursuant to Maryland State Finance & Procurement Article (SFP) § 13-108 (d)(1), Commerce's Procurement Officer with the approval of the Agency Head or Designee has determined that this procurement should be expedited because: (1) urgent circumstances require prompt action; (2) an expedited procurement best serves the public interest; and (3) the need for the expedited procurement outweighs the benefits of making the procurement on the basis of CSB or CSP.

As a result of the exclusive contractual relationship between SelectUSA Summit and Heritage, a sole source procurement is required meaning that the CSB and CSP procurement methods are not available. Further, construction on the SelectUSA 2025 Maryland Booth must begin immediately to have it completed, installed, and connected to the associated services in time for the SelectUSA Summit in May 2025.

An expedited procurement is necessary here because (1) the urgent need to begin the booth construction requires expedited action; (2) this action is in the public interest as it is intended to bring international businesses and create new jobs in the state; and (3) the CSB and CSP methods are unavailable due to the exclusive contractual relationship between SelectUSA Summit and Heritage.

MBE/VSBE Participation: 0% / 0%

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
February 26, 2025**



SUPPLEMENTAL

REVISED

*Contact: Jazmin Cryor 410-517-2454
jazmin.cryor@maryland.gov*

**27-S. SERVICES CONTRACT
*RETROACTIVE - Department of Emergency Management, 9-1-1 Board***

Contract ID: Advance Next Generation 911 Statewide; D52B3600004
ADPICS No.: D52B5600002

Contract Description: *RETROACTIVE* approval to support efforts to Advance Next Generation 911 Statewide. Provide logistical support, subcommittee support, emergency communications committee support, and subject matter expert technical support.

Award: Mission Critical Partners LLC; Port Matilda, PA

Contract Term: 07/01/2023 - 11/22/2024 (**Retroactive**)
02/27/2025 - 06/30/2026 (Proactive)

Amount: \$ 587,333.99 (**Retroactive**)
\$ 656,432.10 (Proactive)
\$1,243,766.09 Total

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbents: Same

Requesting Agency Remarks: An administrative oversight occurred in the agency's contract management process. At the conclusion of the initial term of the original contract on 6/30/2023, the 911 Board mistakenly assumed a clause in the contract permitted them to exercise a renewal option without seeking BPW approval. The original contract expired, and MDEM is now seeking retroactive approval of a new sole source contract for the continuation of services.

Mission Critical Partners was asked to stop services on 11/22/2024 to fix the retroactivity. This created a gap in the contract from 11/22/2024 to the Board's approval of the Sole Source contract. No services were performed during this period.

The price has been determined to be fair and reasonable. The price is approximately 13% lower than the prior contract.

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



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

27-S. SERVICES CONTRACT (cont'd)

Agency Remarks (cont'd):

The Board works cooperatively with counties to provide an effective and efficient Maryland 9-1-1 system by administrating the 9-1-1 Trust Fund revenues. To support this critical mission, the Board contracted Mission Critical Partners, Inc. (“MCP”) to aggregate, validate, and disseminate geographic information system (“GIS”) data in the state’s multi-ESInet environment. MCP ensures that the consolidated GIS data aligns with industry standards and best practices across Maryland’s Next Generation 911 (“NG911”) environment. This work is crucial for enhancing emergency response capabilities, improving situational awareness, and enabling more accurate location services for 911 calls.

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 (Maryland 9-1-1 Board)

Approp. Code: A0102, PCA: 21003, AOBJ: 0872

Resident Business: No

MD Tax Clearance: 25-0195-0010

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
February 26, 2025**



SUPPLEMENTAL

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

28-CGL. CAPITAL GRANTS AND LOANS

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

Chimes, Inc.

Chimes International (Baltimore County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of a Chimes International facility.”

*Maryland Consolidated Capital Bond Loan of 2023 (MISC– Chapter 102, Acts of 2023)
DGS Item 23-307, (SL-133-230-038) \$ 750,000.00*

Matching Fund: No match is required.

Background:	Total Project	\$ 976,594.61
	23-307 (This Action)	\$ 750,000.00 (Non-match)
	Local Cost	\$ 226,594.61

(Prior Actions: None)

Remarks:

1. DGS is administratively correcting the grantee name, pursuant to Section 1(3)(9)(b) of Chapter 720, Act of 2024. Chimes Inc. is the Maryland subsidiary of Chimes International LLC and the owner of record for the Baltimore County facility intended to be improved by this grant.
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.
4. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
5. This project may include designing and constructing a Chimes International facility.

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
February 26, 2025

SUPPLEMENTAL



*Contact: Yasin Mohammed 410-260-7552
yasin.mohammed@maryland.gov*

29-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: **Commercial Off-the-Shelf Software (COTS) 2012**
Contract No. 060B2490021
Approved: DoIT 6-IT, 09/19/2012
Term: 10/01/2012 - 09/30/2027
***As of publication, the remaining balance of this master contract is \$45,309,207.*

1.1 Using Agency: Department of Health, Medicaid Provider Services.
Description: LTSSMaryland is a web-based care management application currently supporting over 35,000 actively enrolled participants in multiple Medicaid programs. The awarded vendor provides technical oversight to the software development and operations and maintenance vendors responsible for the implantation and expansion of the LTSSMaryland care management. The LTSSMaryland system serves as the primary technical solution to meet the care management and billing needs for several Medicaid Home and Community Based Service programs; COK80594
Option Description: Exercise the second renewal option;
Award: Curtis Consulting Corp; Ellicott City, MD
(Certified Small Business)
Original Term: 03/01/2021 - 02/29/2024 (w/two 1-year renewal options)
Option Term: 03/01/2025 - 02/28/2026
Original Amount: \$ 9,939,525.00
Option Amount: \$3,074,533.00
Prior Options/Mods: \$ 3,446,727.50 (Renewal Option #1: 03/01/2024 - 02/28/2025
DGS 35-IT 1.1, 11/29/2023)
\$0 Mod. #1 Add one additional labor category. changes name of the awarded vendor from Curtis Consulting Corporation to Curtis Consulting Corp. DGS 35-IT 1.1, 11/29/2023)



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

29-IT. INFORMATION TECHNOLOGY (cont'd)

1.0 *Consulting and Technical Services Plus (CATS+)*

Total Contract Amount: \$16,460,785.50
MBE/VSBE Participation: 0% / 0%
MBE/VSBE Compliance: 0% / 0%
Resident Business: Yes
Fund Source: 90% Federal Funds, 10% General Funds
Agency Remarks: MBE and VSBE participation was not established for this contract because there are no subcontracting opportunities available.

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
February 26, 2025



SUPPLEMENTAL

REVISED

*Contact: Yasin Mohammed 410-591-6332
yasin.mohammed@maryland.gov*

30-IT INFORMATION TECHNOLOGY
Department of General Services, Office of State Procurement

Contract ID: Statewide Agile Resources and Teams 2024; BPM043644
ADPICS No.: 001B5600235

Contract Description: Multiple-award Statewide Contracts to provide Agile resources, teams, or a combination of both with the technical skills to support technology modernization activities and staffing service needs in three functional areas:

Functional Area 1 (FA 1): Software Engineering Resources - Resources to provide full life cycle of a software system development, including process definition; requirements management (project planning, quality assurance, project tracking and oversight, organizational process focus); software metrics; software process assessments; software capability evaluations; software project management; software certification; software validation and verification; open systems; software architecture; software reengineering; software reuse; component-based software; software security; supervising software configuration management; and CASE tools.

Functional Area 2 (FA 2): Software Engineering Teams Bundle - Service to provide an agile team to execute a clearly defined deliverable consistent with the project description, objectives, and outcomes. This includes software modules or components (code), documentation, testing artifacts, deployment packages, and training materials, and unless advised otherwise, follow agile methodologies for execution.

Functional Area 3 (FA 3): IT Management Consulting Services – Provide resources to plan, manage, and implement IT Systems. *(SBR designated)*

Awards: See Attachment I

Contract Term: 03/01/2025* – 02/28/2035 (Ten years from notice to proceed)
*(*Or earlier upon BPW approval)*

Amount: \$445,000,000 NTE

Procurement Method: Competitive Sealed Proposals

Proposals: See Attachment II

Living Wage Eligible: Yes



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

MBE/VSBE Participation: 25% / 5%
 30% MBE – ServBeyond Solutions LLC (Functional Area 2)
 20% VSBE – BH Zion, LLC (Functional Area 3)
 12.5% VSBE – Istream Infotech, Inc (Functional Area 3)
 5.5 % VSBE – CW Professional Services (Functional Area 1)
 30% MBE / 6% VSBE Cyquent, Inc (Functional Area 1)

Performance Security: No

Incumbents: N/A

Requesting Agency Remarks: On May 10, 2024, DGS advertised a notice of the availability of the Request for Proposals (RFP) on eMaryland Marketplace Advantage (eMMA). Additionally, DGS sent automated notifications to 2,332 vendors through eMMA and directly solicited 220 vendors (with more than 600 certified minority-owned businesses from the MDOT MBE Directory included among these figures). Ultimately, DGS received a total of 200 proposals. Fifty-four (54) proposals were not reasonably susceptible for award for various deficiencies, such as failing to complete and submit the required MBE and VSBE forms and proposing to more than one Functional Area. One hundred and forty-six (146) proposals were deemed reasonably susceptible of being selected for contract award—fifty-nine (59) in FA 1, thirty-six (36) in FA 2, and fifty-one (51) in FA 3.

Functional Area 1 – The RFP stated that up to 15 awards would be made in FA 1. The top 14 offerors, who ranked overall from #1 to #14, are recommended for awards because they were determined to be the most advantageous to the State. These offerors provided proposals that fully addressed the RFP’s evaluation criteria, contained little or no material weaknesses, and offered prices DGS deemed reasonable.

Functional Area 2 - The RFP stated that up to 20 awards would be made in FA 2. The top 20 offerors who ranked overall from #1 to #20 are recommended for awards because they were determined to be the most advantageous to the State. These offerors provided proposals that fully addressed the RFP’s evaluation criteria, contained little or no material weaknesses, and offered prices DGS deemed reasonable.



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

Functional Area 3 - The RFP stated that up to 5 awards would be made in FA 3. The top 5 Offerors, who ranked overall from #1 to #5, are recommended for awards because they were determined to be the most advantageous to the State. These offerors provided proposals that fully addressed the RFP's evaluation criteria, contained little or no material weaknesses, and offered prices DGS deemed reasonable.

Throughout the term of the Contract, each request for IT resources or teams and/or the combination will be governed by a work order process in accordance with pre-approved Labor Categories with the fully loaded rates contained in the offerors' financial proposals or financial best and final offers. The State will rotate work assignments among the awarded contractors by issuing work order requests in the order of highest to lowest overall ranked Contractor. This sequence will repeat as necessary throughout the life of the Contract for each functional area.

This procurement is designed to provide State agencies with Contractors who offer an extensive variety of Agile services. As a result of the awards from this solicitation, State agencies will obtain agile IT resources quickly and efficiently and specifically to agencies' needs. This contracting vehicle is also available to Maryland local and county government jurisdictions and not-for-profit entities within the State of Maryland, as defined in State Finance and Procurement 13-110(a)(5) - (7).

An overall MBE subcontracting goal of 25% applies to all Functional Areas. All awardees have committed to meeting the goal. Two awardees, ServBeyond Solutions LLC and Cyquent, Inc., have committed to exceeding the goal by 5% for an overall 30% MBE goal. An overall 5% VSBE participation was established for all three Functional Areas. All awardees have committed to meeting the goal, and several awardees have committed to exceeding the goal. BH Zion, LLC committed to exceeding the goal by 15% for a total VSBE participation of 20%. IStream Infotech, Inc. committed to exceeding the goal by 7.5% for a total of 12.5% VSBE participation. CW Professional Services committed to exceeding the goal by .5% for a total of 5.5 % VSBE participation. Cyquent, Inc. committed to exceeding the goal by 1% for a total of 6% VSBE. Functional Area 3 was designated as SBR only.

Twenty-one protests were received. Eighteen were denied, two sustained, and one pending DGS response (Attachment III). The protests raise concerns about flaws in the evaluation process, failure to follow RFP criteria, and discrepancies in the award process. Several protests also allege unclear evaluation standards, particularly regarding undefined terms like "best value" and improper consideration of partnerships or experience. Additionally, several protests argue that the lack of opportunity for oral discussions prevented offerors from clarifying misunderstandings or addressing minor issues. In response, DGS maintains that the evaluations were conducted in strict adherence to the RFP requirements and that all proposals were assessed based on the established RFP criteria.



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

Given the shortcomings identified in all submissions, none of the proposals protested met the necessary standards for an award and, therefore, were determined not to be reasonably susceptible of being selected for an award. Ten appeals were filed with the Maryland State Board of Contract Appeals (MSBCA), one of which was dismissed with prejudice on February 7th. No hearing dates have been set for the remaining nine appeals.

At this time, DGS is requesting approval of these contract awards, based on the substantial state interests outlined below, in the face of the ongoing protests and nine remaining appeals to ensure the continuity of essential services that meet Maryland citizens' health and welfare needs.

The Statewide Agile contract is integral to supporting the operational requirements of Maryland's health and human services benefit programs on the MD THINK platform. These programs serve vital state departments, including the Department of Human Services (DHS), Maryland Department of Health (MDH), Maryland Health Benefit Exchange (MHBE), and the Department of Public Safety and Corrections (DPSCS). The contract provides the necessary resources to maintain daily operations, perform critical platform maintenance, and implement essential system enhancements and new functionalities. Without the award of this contract, the State would be unable to deliver a range of essential services, such as:

- Supplemental Nutrition Assistance Program (SNAP)
- Temporary Cash Assistance (TCA)
- Home Energy Programs (OHEP) & Energy Assistance
- Emergency Assistance to Families with Children (EAFC)
- non-Modified Adjusted Gross Income (MAGI) Medicaid
- Supplemental Security Income (SSI)
- eMedicaid Provider Portal
- Medicaid Enterprise Systems Provider Management Module
- Medicaid Long-Term Services and Support (LTSS)
- Maryland Health Connection
- Child Support Collections & Distributions
- Child Welfare Support
- Foster Case Services
- Adult Protective and Social Services
- Vital Records Registration (Birth Registration System, Death Registration System)
- Eligibility Validation System Interactive Voice Response



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

These programs are funded through significant federal support, which mandates state preapproval for any contracts receiving Federal Financial Participation (FFP) (45 CFR 95.611). The approval process for these contracts typically requires 60 days, and no work orders can be issued until that approval is obtained. As such, awarding these contracts is critical to ensuring the uninterrupted delivery of these essential services that millions of Maryland residents rely on.

Fund Source: Various (Determined by Work Order)

Approp. Code: Various (Determined by Work Order)

Resident Business: See Attachment I

MD Tax Clearance: See Attachment I

This item was withdrawn from the 2/12/2025 BPW agenda as item DGS-11-IT.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Approved 2-0 vote; Comptroller recused herself.**



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL
REVISED

30-IT**INFORMATION TECHNOLOGY** (cont'd)**ATTACHMENT I**

Functional Area 1					
	Awardee Name	Resident Business	MD Tax Clearance	MBE	Certified Small Business
1	4A Consulting, LLC; Ellicott City, MD	Yes	24-3829-0110	Yes	No
2	Navitas Business Consulting Inc.; Columbia, MD	Yes	24-3869-0110	Yes	No
3	Cyquent, Inc; Rockville, MD	Yes	24-3928-0000	Yes	Yes
4	CW Professional Services d/b/a Lochbridge; McLean, VA	No	24-3842-1111	No	No
5	CoreSphere, LLC; Bethesda, MD	Yes	24-3841-1110	Yes	No
6	Innosoft Corporation; Windsor Mill, MD	Yes	24-3887-1110	No	No
7	Tryfacta, Inc.; Pleasanton, CA	No	24-3883-0101	Yes	No
8	Uniplus Consultants, Inc.; Manassas, VA	No	24-5242-0110	No	No
9	ExpediteInfoTech, Inc.; Rockville, MD	Yes	24-3858-1100	Yes	No
10	Serigor, Inc.; Baltimore, MD	Yes	24-3874-1111	Yes	Yes
11	Artisys Corporation – Government Services Division; Bethesda, MD	Yes	24-3929-0000	No	Yes
12	A&T Systems Claims; Silver Spring, MD	Yes	24-3830-1101	No	No
13	IStream Solutions Inc.; Ashburn, VA	No	24-3932-0110	Yes	No
14	Interclipse, Inc.; Annapolis Junction, MD	Yes	24-3864-1110	No	Yes



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT

INFORMATION TECHNOLOGY (cont'd)

ATTACHMENT I (cont'd)

Functional Area 2					
	Awardee Name	Resident Business	MD Tax Clearance	MBE	CSB
1	22nd Century Technologies, Inc.; McLean, VA	No	24-2901-1110	No	No
2	Creative Information Technology, Inc.; Falls Church, VA	No	24-2904-1011	No	No
3	vTech Solution, Inc.; Washington, DC	No	24-5145-0111	Yes	Yes
4	aXseum, Inc.; Sterling, VA	No	24-5146-0110	No	No
5	Turning Point Global Solutions, LLC; Rockville, MD	Yes	24-2918-0111	No	No
6	VivSoft Technologies LLC; Brambleton, VA	No	24-2919-0110	Yes	Yes
7	Skyline Technology Solutions, LLC; Glen Burnie, MD	Yes	24-2913-1110	No	No
8	ServBeyond Solutions LLC; Baltimore, MD	Yes	24-2914-1110	Yes	Yes
9	International Software Systems; Greenbelt, MD	Yes	24-2907-1110	Yes	No
10	Global Alliant, Inc.; Columbia, MD	Yes	24-2906-0110	Yes	Yes
11	Zillion Technologies Inc; Ashburn, VA	No	24-2920-1100	Yes	No
12	Ark-ISI JV LLC; Gaithersburg, MD	Yes	24-5147-0110	Yes	No
13	GCOM Software LLC; Columbia, MD	Yes	24-2905-1100	No	No
14	Salem Infotech Inc.; Herndon, VA	No	24-5148-1100	Yes	Yes
15	Stellar IT Solutions; Rockville, MD	Yes	24-5149-0110	Yes	No
16	SONA Networks, LLC; Baltimore, MD	Yes	24-2915-1010	Yes	Yes
17	Ad Hoc LLC; Washington, DC	No	24-2902-0100	No	No
18	Node.Digital; Leesburg, VA	No	24-2912-0110	No	Yes
19	My3Tech Inc; Pierre, SD	No	24-2910-0110	No	Yes
20	Nava; Washington, DC	No	24-2911-0111	No	No



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT

INFORMATION TECHNOLOGY *(cont'd)*

ATTACHMENT I *(cont'd)*

Functional Area 3					
	Awardee Name	Resident Business	MD Tax Clearance	MBE	CSB
1	AgileTek, Inc.; Ashburn, VA	No	24-3731-0000	No	Yes
2	BH Zion, LLC; Upper Marlboro, MD	Yes	24-3768-0100	No	Yes
3	Unisoft Technology Inc; Gaithersburg, MD	Yes	24-3812-0110	Yes	Yes
4	R&B Services, Inc.; Greenbelt, MD	Yes	24-3789-0110	Yes	Yes
5	IStream Infotech, Inc; Ashburn, VA	No	24-3778-0000	No	Yes



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

ATTACHMENT II

Functional Area 1			
Offerors	Technical Rankings	Financial BAFO (Rankings)	Overall Ranking
4A Consulting, LLC	1	\$93,876,980.00 (12)	1
AGovX, LLC*	1	\$96,999,540.00 (16)	2*
Navitas Business Consulting Inc	1	\$104,789,280.43 (31)	3
Cyquent, Inc	5	\$89, 985,930.22 (4)	4
CW Professional Services d/b/a Lochbridge	4	\$112,570,130.00 (37)	5
CoreSphere, LLC	5	\$99,732,135.00 (22)	6
Innosoft Corporation	5	\$113,843,405.00 (40)	7
Tryfacta, Inc.	5	\$125,208,295.00 (43)	8
Uniplus Consultants, Inc.	12	\$91,826,635.10 (7)	9
ExpediteInfoTech, Inc.	9	\$101,464,200.00 (27)	10
Serigor, Inc.	12	\$107,309,536.51 (34)	11
Artisys Corporation – Government Services Division	9	\$123,129,461.43 (42)	12
A&T Systems Claims	12	\$126,426,514.57 (46)	13
IStream Solutions Inc	17	\$89,594,449.62 (3)	14
Interclypse, Inc.	17	\$102,904,835.44 (28)	15
NexSolv, Inc.; Chantilly, VA	17	\$103,712,000.00 (30)	16
eSystems, Inc.; Monmouth Junction, NJ	8	\$156,480,500.00 (56)	17
Momentum, Inc.; Camp Hill, PA	11	\$157,620,989.41 (57)	18
Radiant Innovative; Bethesda, MD	20	\$98,932,526.31 (20)	19
Edify Technologies, Inc.; Naperville, IL	20	\$113,322,110.00 (39)	20
Ardent Technologies, Inc.; Centerville, OH	22	\$92,860,203.91 (9)	21
OST, Inc.; McLean, VA	22	\$99,874,065.00 (24)	22
ICUBE System, Inc.; Fairfax, VA	22	\$100,827,000.00 (26)	23
Previse Solutions, LLC; Gaithersburg, MD	22	\$103,202,363.58 (29)	24
Visionary Technology Consultants, LLC, Fulton, MD	26	\$92,927,045.00 (10)	25
Lumen Solutions Group Inc.; Centreville, VA	30	\$97,343,082.59 (17)	26



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL
REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

ATTACHMENT II (cont'd)

iCloud Solutions Inc.; Herndon, VA	26	\$98,135,000.00 (18)	27
TeckPros LLC; Columbia, MD	30	\$100,765,000.00 (25)	28
G.R. Patel & Associates, Inc.; Fairfax, VA	26	\$109,305,000.00 (36)	29
Infojini, Inc.; Columbia, MD	30	\$113,181,671.85 (38)	30
Powersolv, Inc.; Reston, VA	33	\$90,659,856.25 (6)	31
Compass Solutions, LLC; Washington, DC	33	\$98,432,516.93 (19)	32
Mindboard Inc.; Sterling, VA	33	\$108,813,892.27 (35)	33
V Group Inc; East Windsor, NJ	33	\$116,640,022.96 (41)	34
Trust Consulting Services; Washington, DC	26	\$169,346,645.00 (59)	35
Elegant Enterprise Wide Solutions, Inc.; Aldie, VA	33	\$131,714,500.00 (50)	36
Kyyba Inc.; Farmington Hills, MI	38	\$93,151,679.98 (11)	37
Client Software Services, LLC (CSS); Gaithersburg, MD	38	\$95,412,800.00 (14)	38
Aditi LLC; Columbia, MD	42	\$85,107,281.01 (2)	39



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** *(cont'd)*

ATTACHMENT II *(cont'd)*

Attain Consulting Group LLC, dba Attain Partners; McLean, VA	43	\$90,569,810.00 (5)	40
Canopy One Solutions Inc; Chantilly, VA	43	\$99,772,500.00 (23)	41
CyberBahn Federal Solutions, LLC; Potomac, MD	43	\$106,182,246.45 (32)	42
California Creative Solutions Inc (dba CCS Global Tech); Poway, CA	43	\$106,703,369.36 (33)	43
Advanced Analytical Systems, Inc.; Cypress, CA	43	\$126,622,910.00 (47)	44
DAS Federal, LLC; Gaithersburg, MD	38	\$128,088,635.00 (48)	45
Vinsys Information Technology, Inc.; Reston, VA	38	\$160,608.949.15 (58)	46
Business Integra Technology Solutions, Inc.; Bethesda, MD	48	\$80,977,898.51 (1)	47
Telecommunications Development Corp; Washington, DC	48	\$125,797,452.26 (45)	48
Catalyte IT Services, Inc.; Baltimore, MD	48	\$132,849,485.00 (51)	49
eRay Technologies LLC; Bridgewater ,NJ	52	\$96,134,486.96 (15)	50
Azulo LLC (formerly Celerens, LLC); Columbia, MD	52	\$98,959,290.00 (21)	51
Red Sun Technology, LLC; Baltimore, MD	51	\$125,355.000.00 (44)	52
Select Computing, Inc.; Minneapolis, MN	52	\$135,304,790.00 (52)	53
Winning Edge Solutions, LLC Columbia, MD	55	\$91,895,534.58 (8)	54
Vision Solution, LLC; Baltimore, MD	55	\$151,153,286.85 (55)	55
StrongBasics LLC; Powell, OH	57	\$95,348,000.00 (13)	56
MSys Inc.; Washington, DC	59	\$130,722,500.00 (49)	57
Stratice, LLC; Rogers, AR	57	\$139,661,124.93 (53)	58
Railroad19, Inc.; Saratoga Springs, NY	59	\$141,418,840.00 (54)	59



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** (cont'd)

ATTACHMENT II (cont'd)

** DGS is not awarding the 15th Functional Area 1 (FA1) contract due to the recent denial of the #2 ranked offeror's proposal. DGS is awaiting the appeal period to conclude before determining whether an additional award will be made.*

Functional Area 2			
Offerors	Technical Rankings	Financial BAFO (Rankings)	Overall Ranking
22nd Century Technologies, Inc. McLean, VA	1	\$121,664,215.00 (10)	1
Creative Information Technology, Inc. Falls Church, VA	2	\$123,563,420.00 (12)	2
vTech Solution, Inc. Washington, DC	3	\$135,569,820.93 (17)	3
aXseum, Inc. Sterling, VA	5	\$121,485,701.13 (8)	4
Turning Point Global Solutions, L.L.C. Rockville MD	4	\$148,178,613.00 (22)	5
VivSoft Technologies LLC Brambleton, VA	6	\$136,863,750.00 (18)	6
Skyline Technology Solutions, LLC Glen Burnie, MD	8	\$137,843,480.0 (19)	7
ServBeyond Solutions LLC Baltimore, MD	7	\$149,873,790.00 (25)	8
International Software Systems Greenbelt, MD	9	\$117,897,840.00 (4)	9



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** *(cont'd)*

ATTACHMENT II *(cont'd)*

Global Alliant, Inc. Columbia, MD	9	\$12,925,324.70 (11)	10
Zillion Technologies Inc Ashburn, VA	11	\$95,888,056.26 (2)	11
Ark-ISI JV LLC Gaithersburg, MD	11	\$119,966,184.26 (6)	12
GCOM Software LLC Columbia, MD	14	\$118,077,129.93 (5)	13
Salem Infotech Inc. Herndon, VA	14	\$169,054,331.72 (27)	14
Stellar IT Solutions Rockville, MD	17	\$125,555,872.04 (14)	15
SONA Networks, LLC Baltimore, MD	17	\$129,909,709.42 (16)	16
Ad Hoc LLC Washington, DC	17	\$165,869,885.00 (26)	17
Node.Digital Leesburg, VA	20	\$145,677,171.17 (20)	18
My3Tech Inc Pierre, SD	20	\$149,029,557.98 (23)	19
Nava Washington, DC	11	\$227,449,835.00 (34)	20
Ernst & Young LLP; Baltimore, MD	20	\$265,457,955.00 (35)	21
Conduent State & Local Solutions, Inc; Florham Park, NJ	24	\$147,299,825.00 (21)	22
Guidehouse Inc; McLean, VA	23	\$199,821,766.78 (32)	23
Accenture LLP; Arlington, VA	14	\$313,079,500.00 (36)	24
Tetrus Corp.; East Brunswick, NJ	27	\$112,259,935.00 (3)	25
Glitra Inc.; Severn, MD	27	\$120,768,063.35 (7)	26
Advance Digital Systems; Fairfax, VA	27	\$129,295,490.00 (15)	27
ITnova LLC; Glen Burnie, MD	25	\$149,681,022.22 (24)	28



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** *(cont'd)*

ATTACHMENT II *(cont'd)*

Mokxa Technologies, LLC; Columbia, MD	25	\$170,211,578.78 (28)	29
FEI.COM, Inc. dba FEI Systems; Columbia, MD	31	\$124,419,700.00 (13)	30
Fearless Solutions, LLC; Baltimore, MD	30	\$187,702,600.00 (30)	31
Amida Technology Solutions, Inc; Washington, DC	31	\$187,633,980.00 (29)	32
ThoughtCodes, LLC; Alexandria, VA	31	\$190,817,250.00 (31)	33
OpenKnect, Inc.; Halethorpe, MD	35	\$65,095,818.96 (1)	34
Slalom, Inc.; McLean, VA	34	\$221,823,047.58 (33)	35
Tri-Force Consulting Services, Inc.; Lansdale, PA	36	\$121,536,428.24 (9)	36

**Technical weight greater than the financial rankings*



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** *(cont'd)*

ATTACHMENT II *(cont'd)*

Functional Area 3			
Offerors	Technical Rankings	Financial BAFO (Rankings)	Overall Ranking
AgileTek, Inc. Ashburn, VA	1	\$29,982,896.87 (20)	1
BH Zion, LLC Upper Marlboro, MD	2	\$36,107,100.00 (33)	2
Unisoft Technology Inc Gaithersburg MD	3	\$27,377,562.03 (11)	3
R&B Services, Inc. Greenbelt, MD	3	\$29,883,670.00 (18)	4
ISStream Infotech, Inc Ashburn, VA	4	\$24,187,933.69 (6)	5
MindPROS, Inc.; Windsor Mill MD	4	\$28,854,000.00 (14)	6
Gen3 Technology Consulting, LLC; Washington, DC	4	\$32,148,471.40 (27)	7
ASR Tech Group, Inc; Reston, VA	4	\$41,952,066.34 (44)	8
AlxTel, Inc.; Silver Spring, MD	9	\$29,597,095.86 (16)	9
Accelerated Innovation Management Consulting (AIM Consulting, LLC); Bel Air, MD	9	\$30,883,656.57 (22)	10
Business Solutions Group, Incorporated; Ridge, MD	9	\$33,451,470.00 (30)	11
Datawize Technologies LLC; Brambleton, VA	12	\$24,041,862.74 (5)	12
Assurit Consulting Group, LLC; Fairfax, VA	12	\$35,228,787.72 (32)	13
Edwards Industries, LLC; Columbia, MD	12	\$44,771,750.00 (47)	14
Xprotege Institute of Technology and Management; Ellicott City, MD	15	\$24,595,375.00 (8)	15
NuvTech LLC; Rockville, MD	15	\$28,983,148.63 (15)	16



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL
REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

ATTACHMENT II (cont'd)

SIXA LLC; Chantilly VA	17	\$30,569,000.00 (21)	17
Applied Technology Services, Inc., Middle River, MD	17	\$31,896,897.49 (26)	18
CMT Services, Inc.; Hyattsville, MD	17	\$36,706,970.00 (34)	19
Ignitec, Inc; Ashburn, VA	17	\$39,799,686.29 (42)	20
Dynanet Corporation; Elkridge, MD	17	\$45,398,130.00 (48)	21
SingTone LLC; Newport News, VA	22	\$25,797,535.00 (9)	22
Aileron Consulting, LLC; Arlington, VA	22	\$29,691,202.36 (17)	23
ASHA IT Solutions, Inc.; Bowie, MD	22	\$36,770,392.89 (35)	24
AQUAS, Inc; Kensington, MD	22	\$37,757,265.94 (37)	25
NXT LLC; North Bethesda, MD	22	\$45,500,526.25 (49)	26
ANGARAI; College Park, MD	22	\$96,247,620.00 (51)	27

Omm IT Solutions (Omm Inc.); Columbia, MD	28	\$20,605,842.10 (1)	28
SQN Systems Corporation; Columbia, MD	28	\$32,397,491.26 (28)	29
Netorian Limited Liability Company; Aberdeen, MD	28	\$35,157,680.00 (31)	30
Metropol-Tech Consulting Inc. (MTCI); Laurel, MD	28	\$39,175,468.92 (41)	31
Digital Network Group; Largo, MD	28	\$41,386,450.61 (43)	32
Barrow Wise Consulting, LLC; Rockville, MD	28	\$42,370,497.94 (45)	33
Providenz LLC; Marriottsville, MD	34	\$23,384,595.00 (4)	34
MakarySoft LLC; Rockville, MD	34	\$30,946,225.80 (24)	35
BEST LLC; Silver Spring, MD	34	\$38,550,122.03 (39)	36



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT **INFORMATION TECHNOLOGY** (cont'd)

ATTACHMENT II (cont'd)

Autonomic Enterprise Inc.; Gaithersburg, MD	37	\$21,618,722.46 (3)	37
Polished Technologies, LLC; Silver Spring, MD	37	\$31,690,135.03 (25)	38
International Projects Consultancy Services (IPCS); Minneapolis, MN	37	\$38,215,460.00 (38)	39
Creatus Inc.; Farmington Hills, MI	40	\$27,411,614.98 (12)	40
Stone Brook Solutions LLC; Bel Air, MD	40	\$37,148,210.00 (36)	41
In4structures; Baltimore MD	42	\$29,949,600.00 (19)	42
T-9 LLC; Bethany, DE	44	\$32,745,625.00 (29)	43
SYSCOM, Inc.; Baltimore, MD	42	\$45,599,596.39 (50)	44
Vion Consultants, Inc; Bowie, MD	45	\$43,601,718.57 (46)	45
OptiCoDev; Hancock, MD	46	\$27,981,302.84 (13)	46
N3O Technologies, LLC; Upper Marlboro, MD	46	\$30,936,002.73 (23)	47
Methodical Group; St. Petersburg, FL	48	\$24,555,285.57 (7)	48
Volition IIT Inc.; Leesburg, VA	49	\$39,103,486.41 (40)	49
TECBOMO Limited Liability Company; Waldorf, MD	50	\$20,837,750.00 (2)	50
SparkVenture, LLC; Columbia, MD	50	\$26,659,000.00 (#10)	51

**Technical weight greater than the financial rankings*



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

REVISED

30-IT INFORMATION TECHNOLOGY (cont'd)

ATTACHMENT III

Protest Received				
	Offeror Name	Received	DGS Response	Comment
1	GCOM Information Technology Inc	08/06/2024	08/20/2024	Denied
2	Infosys Public Services, Inc.	08/07/2024	08/23/2024	Denied
3	Beacon Systems	08/14/2024	09/04/2024	Denied
4	Almartha	09/02/2024	09/12/2024	Denied
5	Eight Eleven IT	09/04/2024	09/12/2024	Denied
6	FEI.com dba FEI Systems (First Protest)	09/10/2024	09/23/2024	Sustained
7	Ernst & Young LLP	09/13/2024	09/23/2024	Sustained
8	Luminary Automation	09/20/2024	10/01/2024	Denied
9	Deloitte	09/10/2024	10/03/2024	Denied
10	TLinked LLC	09/06/2024	10/10/2024	Denied
11	ASR Tech Group	11/22/2024	12/17/2024	Denied – Appeal (MSBCA Dismissed with prejudice)
12	Aditi LLC	12/29/2024	01/31/2025	Denied - Appeal
13	FEI.com dba FEI Systems (Second Protest)	12/29/2024	01/28/2025	Denied - Appeal
14	Attain Consulting Group LLC	12/30/2024	01/29/2025	Denied - Appeal
15	OST, Inc.	12/31/2024	02/04/2025	Denied - Appeal
16	Tetrus Corp.	12/31/2024	01/28/2025	Denied - Appeal
17	NexSolv, Inc	12/31/2024	01/31/2025	Denied - Appeal
18	Radiant Innovative	01/03/2025	01/31/2025	Denied - Appeal
19	Infojini Inc.	01/06/2025	02/04/2025	Denied - Appeal
20	AGovX	02/04/2025	2/13/2025	Denied - Appeal
21	DK Consulting	02/10/2025	Pending	Pending



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

*Contact: Yasin Mohammed 410-260-7552
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31-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: **Consulting and Technical Services Plus (CATS+)**
Contract No.: 060B2490023
Approved: DoIT 3-IT, 04/03/2013
Term: 04/22/2013 - 04/21/2028
***As of publication, the remaining balance of this master contract is \$161,881,697 .*

1.1 Using Agency: Department of Transportation, Maryland Transit Administration
Description: Resources for Web Sites Systems Operation, Maintenance and Support. They will support web-based systems and provide guidance concerning application security. Also give continual supportive information concerning the best practices in planning, designing and implementing emerging web-based technology solutions.
Modification Description: Extend the contract to allow time to complete the new procurement and a transition period; COK75988.
Award: G.R. Patel & Associates; Waldorf, MD (MBE)
(Certified Small Business)
Original Term: 03/10/2020 - 03/09/2025
Modification Term: 03/10/2025 - 03/09/2026
Original Amount: \$4,554,000
Modification Amount: \$ 925,200
Prior Options/Mods: N/A
Total Contract Amount: \$5,479,200
MBE/VSBE Participation: 0% / 0%
MBE/VSBE Compliance: 0% / 0%
Resident Business: Yes



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025



SUPPLEMENTAL

31-IT. INFORMATION TECHNOLOGY (cont'd)

Fund Source: 100% Special Funds (Transportation Trust Fund)

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

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
February 26, 2025**



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

A1-EX. REPORT OF EXPEDITED PROCUREMENT REPORT
Department of General Services

Date BPW approved Expedited Procurement Request: DGS-23-EX, 12/4/2024

Date of Award: 01/31/2025

Awardee: Warwick Supply & Equipment Co., Inc.; Hunt Valley, MD
(MBE) (Certified Small Business)

Contract Type: Construction

Amount: \$18,686,904

Term: 545 Calendar Days

Bid:

<i>Bidder</i>	<i>Amount</i>
Warwick Supply & Equipment Co., Inc.; Hunt Valley, MD	\$18,686,904

List of supplies, services, maintenance, commodities, construction, or construction-related services procured under the contract: The scope of work consists of removing and replacing boilers and associated components, including piping, insulation, and electric, rehabbing the existing Trane chiller, and repairing the air handling units, including valves, piping modifications, insulation, and filters. The project also includes a new non-proprietary building automation system at Clifton T. Perkins Hospital Center, 8450 Dorsey Run Rd., Jessup, MD 20794.

List of vendors solicited and their responses: Noncompetitive expedited procurement

MBE/VSBE Participation: 20% / 5%



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
February 26, 2025**



A1-EX. EXPEDITED PROCUREMENT REPORT (cont'd)

Agency Remarks: The Department of General Services received approval from the Board of Public Works, (DGS-23-EX, 12/4/2024) to use the Expedited Procurement method to procure a contract to replace HVAC components at the Clifton T. Perkins Hospital Center.

Warwick was selected because it provided emergency HVAC on-site services for more than ten months in a 24-hour operational role at Clifton T. Perkins Hospital Center. This makes it the only available source for this expedited procurement because it possesses a level of facility familiarity that includes knowledge of the facility layout, heating, cooling, and distribution components; knowledge of the various cross-functional systems; knowledge of daily operations and security requirements of the facility, and understanding of the design and operation of all of the emergency temporary equipment currently in place. Warwick will be able to complete this project while maintaining continuity of care to current clients.

Resident Business: Yes

MD Tax Clearance: 24-5245-1111

BOARD OF PUBLIC WORKS ACTION:

THIS REPORT WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION