

**BOARD OF PUBLIC WORKS**  
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**MAY 21, 2025**

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

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

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*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 22 individual grants under the Maryland Agricultural Cost-Share Program.

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

**Amount:** \$691,700

**Fund Source:** MCCBL of 2023: *Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms.* Item 23137

County	Grantee	Agreement #	Amount
Carroll	Brett D. Shephard	RS-2025-2723	\$48,900
	Dell Brothers	RS-2025-2709	\$43,100
	Jason M. Myers	MP-2025-2666	\$1,600
		MP-2025-2667	\$5,100
	Paula S. Putman	MP-2025-2724	\$21,600
		MP-2025-2725	\$31,400
Frederick	Robert J. Kline	MP-2025-2645-P	\$82,100
		MP-2025-2659	\$40,500
		MP-2025-2660	\$26,300
Kent	Owings & Sons Business Trust	CH-2025-2682-R	\$39,500
Queen Anne's	Brady Schillinger	CH-2025-2679	\$21,900
St. Mary's	Joseph E. Carrico	PA-2025-2757	\$31,100
		PA-2025-2758	\$13,200
	Richard I. Hayden, Sr.	AT-2025-2754	\$35,800
Talbot	The Sears' Grandchildren Trust	CR-2025-2677	\$131,500
Washington	John R. Hoffman	UP-2025-2718	\$2,500
		UP-2025-2721	\$8,200
		UP-2025-2722	\$21,100
		UP-2025-2726	\$5,600

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

County	Grantee	Agreement #	Amount
Washington (cont'd)	John R. Hoffman (cont'd)	UP-2025-2727	\$24,500
		UP-2025-2731	\$14,300
	Robert Swanson	MP-2025-2732	\$41,900

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

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

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

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

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

**Amount:** \$13,269.25

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

County	Recipient	Agreement #	Amount
Frederick	Holterholm Farms LLC	MP-2025-2295	\$4,354.12
Queen Anne's	Ralph K. Jackson, Jr.	CH-2025-2232	\$8,915.13

**Remarks:** The Maryland Department of Agriculture has determined that each of these projects is eligible for cost-share funds. The projects have 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**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

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**WITHDRAWN**

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**WITHOUT DISCUSSION**

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

**Recommendation:** That the Board of Public Works approve reverting the balances on 11 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:** \$124,998.29

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

County	Recipient	Agreement #	Amount	Status
Anne Arundel	Fiddlers Folly LLC	AT-2024-2441	\$327.11	Completed
Caroline	Charles C. Cawley, Sr.	CR-2024-2402	\$6,017.60	Completed
	Cohee Brothers LLC	CR-2024-2403	\$6,906.58	Completed
Kent	Gerret S. Van Copeland	AT-2023-2670	\$9,100.00	Canceled
Queen Anne's	John F. Harper, III	AT-2024-2354	\$395.00	Completed
	The Coleman Hedgewood Farm LLC	CH-2023-2448	\$10,024.90	Completed
	William W. Price, Jr.	AT-2023-3000	\$49.20	Completed
Washington	Caprikorn Farms LLC	MP-2023-2439	\$1,231.56	Completed
	Hagerstown Builders	UP-2023-2943	\$75,000.00	Canceled
	Miranda C. Stahl	UP-2023-2613	\$14,337.59	Completed
Wicomico	Darren Ferrell	AT-2024-2131	\$1,608.75	Completed

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

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**DEFERRED**

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**WITHOUT DISCUSSION**

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

25-0264 *ANNAPOLIS HARBOR SOUTH, LLC* – To relocate an Annapolis Rowing Club rowing launch pier from the neighboring marina to Annapolis Harbor South Marina by installing a floating rowing launch pier and aluminum gangway.  
*Edgewater, Gingerville Creek*  
*Special conditions: None.*

25-0360 *YARD LLC* – To improve navigable access by expanding an existing marina to include constructing a floating finger pier, fixed finger piers, boatlifts with associated pilings, removing an existing pier and associate structures, constructing floating piers with a gangway, floating platform, pier extensions, finger piers, mooring piles, removing an existing pier, constructing a floating pier with an irregular shaped platform, finger piers, mechanically dredging new areas, and transporting dredge material to a disposal site.  
*Annapolis, Spa Creek*  
*Special conditions: Requirements for removing an existing pier and associated structures, dredge material transport and disposal, and staking dredged area. Restrictions on discharge of sanitary wastewater.*

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

**DORCHESTER COUNTY**

23-0930 *MARYLAND DEPARTMENT OF NATURAL RESOURCES FISHING AND BOATING SERVICES* – To enhance the Cook Point Oyster Sanctuary by improving benthic habitat by installing submerged reef balls in the waters off Cook Point.

*Cook Point, Choptank River*

*Special conditions: Requirements for reef construction, reef construction material, and project monitoring plan.*

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APPROVED

DISAPPROVED

DEFERRED

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WITHOUT DISCUSSION

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

***Wetlands License - #24-0069 – U.S. Dept of the Navy, Naval Support Activity, Annapolis – Environmental Division Mitigation***

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

1. Grant a tidal wetlands license to remove an existing marine railway, platform, piers with associated dolphin pilings, mechanically dredge an area, construct a boat ramp with a floating dock and gangway, replace bulkhead and existing relieving platform, construct new bulkhead, a pier, platform with gangways, access platforms, floating piers, mooring piles, and
2. Require mitigation in the amount of \$4,696.83 for impacts to open water resulting from filling behind a section of bulkhead.

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

- Application received January 25, 2024
- Public comment period ended April 15, 2025
- MDE Report and Recommendation April 22, 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:** Placing a fill behind new bulkhead construction will result in permanent impacts to 2,269 square feet of open water. MDE recommends that the licensee mitigate for the 2,269 square feet of impact to open water at a 1:1 ratio (COMAR 23.02.04.11.B) by paying \$4,696.83 into the MDE Tidal Wetlands Compensation Fund.

$$2,269 \text{ feet} \times \$2.07 \text{ per square foot}^* = \$4,696.83$$

\*Based on \$90,000/acre mitigation cost

**ANNE ARUNDEL COUNTY**

24-0069 *U.S. DEPT. OF NAVY – NAVAL SUPPORT ACTIVITY ANNAPOLIS - ENVIRONMENTAL DIVISION* – To improve navigable access and reduce shoreline erosion by removing an existing marine railway, relieving platform, and existing piers with associated dolphin pilings, mechanically dredging an area, transporting dredge material to a disposal site, provide for periodic maintenance dredging for six years, constructing a concrete boat ramp with a floating dock and gangway, replacing bulkheads, constructing new bulkhead with clean fill behind it, replacing an existing relieving platform with associated pilings, constructing a

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

**ANNE ARUNDEL COUNTY** (cont'd)

24-0069 U.S. DEPT. OF NAVY – NAVAL SUPPORT ACTIVITY ANNAPOLIS - ENVIRONMENTAL DIVISION (cont'd)

pier, placing mooring piles, constructing a parallel platform which includes gangways, access platforms, floating piers, and mooring piles.

*Annapolis, Severn River*

*Special conditions: Time of year restriction. Requirements for payment into the Tidal Wetlands Compensation Fund, bulkhead construction, schedule of existing pier and associated structures removal, constructing and maintaining a cofferdam or similar containment structure, dredge material transport and disposal, maintenance dredging, staking of the dredge area, and post dredge bathymetric survey.*

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THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

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Contact: Bill Morgante 410-260-7791  
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6. **BOARD OF PUBLIC WORKS**  
***Wetlands License -- #21-0896 – Windward Harbour HOA  
Mitigation***

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

1. Grant a tidal wetlands license to mechanically dredge an area, place stone revetment and stone marsh edging, construct a sand containment sill, fill and grade with sand, plant marsh vegetation, and deposit dredge material at an approved placement site, and
2. Require mitigation for impacts to shallow water habitat caused by dredging.

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

- Application received July 13, 2021
- Public comment period ended July 1, 2023
- MDE Report and Recommendation April 22, 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:** Mechanically dredging will result in permanent impacts to 1,410 square feet of shallow water habitat. MDE recommends that the licensee mitigate for the out of kind mitigation by planting a living shoreline which requires mitigation at a 2:1 ratio (COMAR 23.02.04.11.B), approximately 2,820 square feet. The applicant has proposed planting 3,220 square feet of tidal marsh on site exceeding the required mitigation.

1410 square feet of impact x 2 (2:1 ratio) = 2,820 square feet of required mitigation  
Mitigation provided = 3,220 square feet of tidal marsh

**CALVERT COUNTY**

21-0896 ***WINDWARD HARBOUR HOA*** – To reduce shoreline erosion and improve navigable access by mechanically dredging an area, place stone revetment and stone marsh edging, constructing a sand containment sill, filling and grading with sand, and planting marsh vegetation.

*Solomons, Mill Creek*

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

**CALVERT COUNTY** (cont'd)

21-0896 *WINDWARD HARBOUR HOA* (cont'd)

*Special conditions: Requirements for design and construction of stone revetment, constructing marsh establishment area, signing and acceptance of marsh maintenance plan, dredge material transport and disposal, maintenance dredging, staking of the dredged area, post dredge bathymetric survey, mitigation, and scheduling construction of living shoreline. Restrictions on use of asphalt rubble in revetment.*

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WITHOUT DISCUSSION

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Contact: Robert Davis 301-429-7948  
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7. **DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT**  
***Neighborhood Business Development Program***

**Recommendation:** Requesting the Board of Public Works approve releasing an existing lien on a property located at 4650 Sandalwood St., New Orleans, LA 70127, which secures a Neighborhood Business Development Program loan. Prelim HUD 1 indicates approximately \$170,000 would be due and recovered by DHCD and applied to the current defaulted loan balance of \$266,667. Remaining deficiency would be secured by the existing 2nd lien against 7803 Rhonda Lane, Clinton, MD.

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

**Borrower:** Palance Roti Shop & Bar LLC

**Loan Authority:** Neighborhood Business Development Program  
Sections 6-301 through 6-311  
Housing and Community Development Article,  
Annotated Code of Maryland, COMAR 05.13.01

**Loan Amount:**

Original Loan:	\$266,667
Current Balance:	\$266,667
Pay down at Closing:	<u>\$170,000</u>
Remaining Loan Balance:	\$96,667

**Remarks:** Given that the property is in Louisiana and the Department has a 2nd lien position, foreclosure on the property would not be viable and a short sale offers the opportunity to get a significant payment immediately. Without this short sale, it is unclear when the Department would be able to recover any money from the Louisiana property or whether it would be less or more than the current amount.

The sale price of \$199,000 is reasonable considering the \$210,000 valuations.

The current recommendation relates solely to the short sale and release of lien on one of the pieces of collateral for this loan.

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WITHDRAWN

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WITHOUT DISCUSSION

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**8. MORGAN STATE UNIVERSITY  
*A/E Services - Carter Grant Wilson Renovation – Pre-Design through Construction Documents***

***Contract ID:*** Carter Grant Wilson Administration Renovation  
DCM-CGW-24-1AE

***Recommendation:*** That that Board of Public Works approve the contract for A/E design services for the Carter Grant Wilson Administrative Renovation Project.

***Contract Description:*** Provide complete professional design services for all design phases to renovate the existing Carter Grant Wilson Administrative Building of 26,079 gsf to house the School of Graduate Studies and the International Affairs Division.

***Procurement Method:*** Qualification Based Selection - MSU Procurement Policies for A/E Services

***Award:*** GWWO Architects, Inc.  
Baltimore, Maryland

***Contract Term:*** 96 months from notice to proceed (including 2-year warranty)

***Award Amount:*** \$4,477,000

***MBE Participation:*** 40.00%

<b>Offerors</b>	<b>Technical Ranking</b>	<b>Oral Ranking</b>	<b>Overall Ranking</b>	<b>Overall Score</b>
GWWO Architects Baltimore, MD	1	1	1	126.6
Design Collective Baltimore, MD	2	2	2	125.3
Leo A Daly Washington, DC	3	3	3	123.6
Ziger Snead Architects Baltimore, MD	4	4	4	122.6
Page Southernland Page Washington, DC	5	5	5	121.7
Quinn Evans Baltimore, MD	6	6	6	120.7

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8. **MORGAN STATE UNIVERSITY** *(cont'd)*

**Fund Source:** MCCBL 2022 Item # 136, *Provide funds to begin design of the renovation of the Carter-Grant-Wilson building for the School of Graduate Studies and the Division of International Affairs, \$1,196,000.*

MCCBL 2023 Item # 140, *Provide funds to continue the design of the renovation of the Carter-Grant-Wilson building for the School of Graduate Studies and the Division of International Affairs, \$1,214,000.*

MCCBL 2024 Item 154, *Provide funds to complete the design and begin construction and equipping of the renovation of the Carter-Grant-Wilson building for the School of Graduate Studies and the Division of International Affairs, provided that notwithstanding Section 6 of this Act, work may commence on this project prior to the appropriation of all funds necessary to complete this project, \$1,945,000.*

Note: Chapter 720, Acts of 2024 preauthorized \$17,182,000 in FY 2026 and \$11,455,000 in FY 2027 for this project.

**Performance Security:** Not Required

**Remarks:** The Carter Grant Wilson Administration Building is located at the gateway to the campus on Hillen Road and Cold Spring Lane. The building is also located on the corner of the historic Quad of Morgan's campus which has received the designation of National Treasure in 2017. Carter Grant Wilson was constructed in 1963 and has 26,079 gsf. When renovated this building will support the continued advancement of the programs and services for The School of Graduate Studies and the International Affairs Division.

The University is currently requesting design funding for the Architect. We anticipate utilizing the remaining approved design/construction funding to award the Construction Manager Pre-Construction services contract and to award the Commissioning Agent design services. The University is currently requesting approval of the full contract amount of \$4,477,000 for the Architect and a cash expenditure of \$3,506,930.77 for A/E design. The University anticipates utilizing the remaining design funding to award Pre-Construction Services for the Construction Manager at Risk and the Commissioning Agent's Design Services, and will authorize the expenditure of the additional A/E contract for construction when the funding is provided.

The building has been vacated since 2021 due to plumbing, mechanical and other infrastructure failures. A renovation will be provided to completely replace aging infrastructure and create spaces for Morgan's growing graduate student programs and growing international student enrollment.

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8. **MORGAN STATE UNIVERSITY** (cont'd)

**Remarks (cont'd):**

The solicitation was advertised on eMarylandMarketPlace, 15 firms responded. The Qualification Review Committee evaluated the technical proposals and six firms were shortlisted to advance to the oral presentation phase. The University then entered into fee negotiations with the highest-ranked firm. The University recommends GWWO Architects, Inc. for award.

Based upon subcontracting opportunities for these services, an MBE participation goal of 40.00% was established for this contract. GWWO has committed to achieving the MBE goal.

This procurement was conducted pursuant to the provisions of Morgan State University Policies and Procedures Manual. The Morgan State University Office of Design & Construction Management will manage the work with procurement support from the University's Procurement Office.

**MD Tax Clearance:** 25-1542-1111

**Resident Business:** Yes

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APPROVED

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WITH DISCUSSION

WITHOUT DISCUSSION

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SECRETARY'S  
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May 21, 2025



Contact: Phil Hutson 410-333-1560  
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9. **MARYLAND STADIUM AUTHORITY**  
***Renovation Projects at Oriole Park at Camden Yards Construction Management (CM) Services***  
***GMP #1***

***Contract ID:*** 25-012

***Recommendation:*** That the Board of Public Works approve the Maryland Stadium Authority awarding a construction services contract for Guaranteed Maximum Price (GMP) Package No. 1 for the Renovation Projects at Oriole Park at Camden Yards located in Baltimore City.

***Contractor:*** Gilbane – Warren Builds, a Joint Venture (Baltimore, MD)

***Prior Approvals:*** Secretary’s Agenda, Item 35 (7/17/2024)  
Secretary’s Agenda, Item 13 (2/12/2025)

***Project:*** Renovation Projects at Oriole Park at Camden Yards

***Procurement Method:*** Competitive Sealed Proposals

***Bid Package Description:*** GMP Package #1 – Demolition, Structural Steel, HVAC Equipment, Electrical Equipment, LED Video Boards / Ribbon Boards, and AV Integrator.

***Term:*** 7/17/2024 - 10/2028

***Pre-Construction Amount:*** \$1,097,444

***GMP Package #1 (This Item):*** \$22,744,395.36

***Revised Amount:*** \$23,841,839.36

***MBE Participation (GMP 1):*** 20.02%

***MBE Subgoals:*** African American 8%  
Women 11%

***MBE Compliance:*** 0%

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9. **MARYLAND STADIUM AUTHORITY** (cont'd)

**Remarks:** Reference is made to Secretary's Agenda, Item 35 (7/17/2024) and Item 13 (2/2/2025).

The procurement process for GMP Package #1 proceeded as follows: Starting on March 7<sup>th</sup>, 2025, Gilbane advertised the project for trade contractor participation in the following publications/services: eMaryland Marketplace Advantage, Maryland Stadium Authority website, Maryland Washington Minorities Companies Association, and via direct solicitation. An MBE outreach event was previously conducted by Gilbane / Warren Builds and a pre-bid site walkthrough was held at Oriole Park. Attendees were provided with summary project information.

Gilbane / Warren Builds advertised for bids on construction packages for demolition, structural steel, HVAC equipment, electrical equipment, LED video boards / ribbon boards, and AV integrator. Competitive bids were received on March 28<sup>th</sup>, 2025 by representatives from Gilbane / Warren Builds.

Post-bid scope review meetings with selected trade contractors began on April 1<sup>st</sup>, 2025 to ensure that the bids were both responsive and complete. Post bid scope review meetings were conducted virtually, and Gilbane / Warren Builds and MSA representatives were in attendance.

Gilbane / Warren Builds submitted GMP #1 Package on April 28<sup>th</sup>, 2025. Future GMP Package(s) will be presented to the Board of Public Works for approval.

The overall MBE participation goal for the construction phase of this project was set at 32% with sub-goals of 8% African American-owned and 11% Women-owned. The MBE goal for this project is a total goal inclusive of all GMPs. There are no GMP specific goals. This is the first of several anticipated GMPs.

Gilbane / Warren Builds has demonstrated the good faith effort required to satisfy the goals of the MBE program and remains committed to meeting the MBE participation goals established for the Project.

**Fund Source:** Series 2025 Bonds

**Tax Compliance No.:** 25-1438-1000

**Resident Business:** Yes

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BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

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WITH DISCUSSION

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SECRETARY'S  
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May 21, 2025



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

**Recommendation:** That the Board of Public Works approves St. Mary's College of Maryland encumbering PayGo Funds for the installation of the permanent interior door panels and closures for the Nancy R. and Norton T. Dodge Performing Arts Center (formerly known as the New Academic Building & Auditorium) project.

**Description:** Installation of Interior Door Panels and Door Closures

**Procurement Method:** Simplified Procurement

**Award:** Advance Construction, Hollywood MD

**Amount:** \$4,870

**Fund Source:** FY 2022 PayGo Funds

**MBE Participation:** 0%

**Resident Business:** Yes

**MD Tax Clearance:** 25-1656-0000

**Remarks:** The scope of work for the New Academic Building and Auditorium project originally included the permanent installation of interior door panels and closers. However, due to delays in the delivery of the permanent panels and closers during the construction phase, and the subsequent dissolution of the responsible subcontractor's business, a temporary installation was implemented to maintain project continuity.

The College now intends to issue a purchase order to Advance Construction for the installation of the permanent door panels and closers, which are currently in the College's possession.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS  
SECRETARY'S  
ACTION AGENDA  
May 21, 2025



Contacts: Peter Berns, General Counsel, Executive Division [pberns@oag.state.md.us](mailto:pberns@oag.state.md.us) 410-576-6974  
Robert A. Scott, Division Chief, Civil Litigation Division [rscott@oag.state.md.us](mailto:rscott@oag.state.md.us) 410-576-7055

11. **OFFICE OF THE ATTORNEY GENERAL**  
***Legal Representation of State Officer***

**Recommendation:** That the Board of Public Works approve the compensation set by the Attorney General for Special Counsel to defend a State officer in *Doe v. Office of the Public Defender of Maryland, et al.*, United States District Court for the District of Maryland, No. 25-CB-00717-PX.

**Authority:** Sections 6-105, 12-304, and 12-501, State Government Article, Annotated Code of Maryland

**Description:** Special Counsel – Defense of a State Officer.

**Contractor:** Miller, Miller & Canby Chartered, Rockville, MD

**Compensation:** \$450/hour for service rendered plus reasonable costs incurred.  
Current Estimated total: \$100,000

**Remarks:** The Office of the Public Defender, an agency of the State, and Public Defender Natasha Dartigue, have been sued in the matter referenced above. The Attorney General has determined that it would be impracticable and uneconomical for the Attorney General or an assistant to represent Defendant Dartigue. Exercising his authority, pursuant to State Govt., Section 6-105(c)(1) and §12-304(a)(2), the Attorney General has contracted as a noncompetitive selection with Miller, Miller & Canby Chartered to represent Defendant Dartigue and set the firm's compensation at a rate of \$450/hour, plus reasonable costs incurred. This compensation is subject to approval by the Board of Public Works. State Government Article, Section 6-105(c)(2) & Section 12-501. The current estimated total is subject to change.

**Fund Source:** 100% General Funds

**Appropriation Codes:** B0001, PCA10111, Object 0872

**Resident Business:** Yes

**Tax Compliance Number:** 25-1580-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS  
SECRETARY'S  
ACTION AGENDA  
May 21, 2025



Contact: Nicholas C. Sokolow 410-230-6124  
nicholas.sokolow@mayland.gov

12. **DEPARTMENT OF LABOR**  
*General Miscellaneous*

**Recommendation:** The Maryland Department of Labor, through the Office of the Attorney General, requests approval for a 22-month extension of the monitoring and enforcement period approved by the Board of Public Works on December 7, 2022 in the matter of *Mark Gorres, et al. v. Tiffany P. Robinson, in her Official Capacity as Maryland Secretary of Labor*, United States District Court for the District of Maryland, Case No. 1:21-cv-03029-GLR.

**Prior Approvals:** Secretary's Agenda, Item 18 (12/7/2022)  
Secretary's Agenda, Item 21 (6/5/2024)

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

**Request Amount:** \$0

**Fund Source:** N/A

**Appropriation Codes:** N/A

**Requesting Agency's Remarks:** For the purpose of avoiding the uncertainty of litigation, the Department of Labor and the Office of the Attorney General recommend extending the monitoring and enforcement provisions of the aforementioned settlement agreement such that they expire March 31, 2027

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS  
SECRETARY'S  
ACTION AGENDA  
May 21, 2025



Contact: Musa L. Eubanks 410-767-1866  
musa.eubanks@maryland.gov

13. **MARYLAND DEPARTMENT OF HEALTH**  
*General Miscellaneous*

**Recommendation:** The Maryland Department of Health, through the Office of the Attorney General, requests approval to pay a settlement of all claims, including claims for attorneys' fees, against three State employees in the matter of *Tracy L. Skinner v. Lori Mannino, et al.*, Case No. 20-cv-1996-TDC, in the United States District Court for the District of Maryland.

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

**Request Amount:** \$30,000

**Fund Source:** 100% General Funds

**Appropriation Codes:** M00A701

**Requesting Agency's Remarks:** The Department of Health and the Office of the Attorney General recommend approval of the payment of \$30,000.00 in full and final satisfaction of the plaintiff's claims, including attorneys' fees, as in the best interest of the State.

If this settlement is approved, a check should be issued payable to Tracy L. Skinner and Venable LLP in the amount of \$30,000.00. The check should be mailed to Musa L. Eubanks, Assistant Attorney General, Office of the Attorney General, Maryland Department of Health, 300 W. Preston Street, Suite 302, Baltimore, Maryland 21202, who will deliver the check and ensure all the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS  
SECRETARY'S  
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May 21, 2025



**SUPPLEMENTAL**

Contact: Myriem Seabron 443-679-6965  
myriem.seabron@maryland.gov

**14. THE BOARD OF PUBLIC WORKS**  
*Department of Housing and Community Development*  
*Compensation to Erroneously Confined Individual*  
*Mr. Tyrone Jones*

**Recommendation:** The Department of Housing and Community Development (“DHCD”) recommends approval of payment of \$99,720.00 to resolve all claims for housing benefits of claimant, Tyrone Jones, as ordered by the Office of Administrative Hearings, *In the Matter of the Wrongful Conviction of Tyrone Jones v. Board of Public Works*, Maryland Office of Administrative Hearings, OAH No. BPW-WLA-02-24-22836.

**Authority:** Sections 12-404 and 12-501, State Government Article, Annotated Code of Maryland; Section 10-501, State Finance & Procurement Article, Annotated Code of Maryland

**Request Amount:** \$99,720

**Fund Source:** \$99,720 DHCD – General Funds (Rental Services Division)

**Appropriation Codes:** S00A2505

**Requesting Agency’s Remarks:** DHCD requests and recommends Board approval to pay \$99,720.00 to resolve all claims for housing benefits made by Mr. Jones under the Walter Lomax Act as in the best interest of the State.

If this payment is approved, DHCD will make an electronic funds transfer to Mr. Jones, in the amount of \$99,720.00.

*See also Secretary Item 19 on the May 7, 2025 agenda for related item requesting approval for the award of payment of a compensation award and attorneys’ fees.*

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  
May 21, 2025



DNR 1

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

**1A. PROGRAM OPEN SPACE LOCAL SHARE**  
**Baltimore County**

**Recommendation:** Approval to commit \$2,825,000 for the following **development** projects.

**1. Northwest Regional Park Splash Pad - \$2,000,000**

Baltimore County  
POS# 7770-3-528 MD20250315-0150

**Background:** Design and construct a splash pad and associated site amenities at Northwest Regional Park.

**Fund Source:** Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022  
Program Open Space Local  
Source Code: 23002 \$153,993.75

Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$1,846,006.25

**2. Fields at Renaissance Park Exercise Pavilion - \$300,000**

Baltimore County  
POS# 7798-3-530 MD20250315-0149

**Background:** Design and construct an exercise pavilion with fitness stations, an ADA compliant access path, and associated site amenities at Fields at Renaissance Park.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$300,000.00

**3. Fort Howard Veterans Park Shore Path and Soft Launch - \$525,000**

Baltimore County  
POS# 7816-3-531 MD20250303-0126

**Background:** Construct a shore access path from the existing parking area at Fort Howard Veterans Park to the park's shoreline on Old Road Bay, an accessible soft launch for aquatic recreation, signage, and associated site amenities.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$525,000.00

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  
May 21, 2025



DNR 2

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

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

**Recommendation:** Approval to commit \$231,640 for the following **development** projects.

**1. Wiles Branch Park Exercise Equipment - \$16,875**

Town of Middletown  
POS# 7799-10-515 MD20250410-0265

**Background:** Purchase and install exercise equipment along the walking path at Wiles Branch Park.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$16,875.00

**2. Remsberg Park - ADA Accessibility Improvements- \$214,765.59**

Town of Middletown  
POS# 7814-10-516 MD20250227-0121

**Background:** Install multiple ADA accessible elements at Remsberg Park including paved ADA parking spots, walking paths, pads for existing bleachers, signage, and additional site amenities.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$214,765.59

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  
May 21, 2025



DNR 3

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

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

**Recommendation:** Approval to commit \$51,300 for the following **development** project.

***Garrett College Multi-Use Sports Field Upgrades - \$51,300***  
Garrett County  
POS #7676-11-301 MD20250314-0148

**Background:** Purchase and install an upgraded press box and audio/visual equipment for the multi-sports field at the college for use by the general public and the school.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$51,300.00

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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  
May 21, 2025



DNR 4

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

4A. **PROGRAM OPEN SPACE LOCAL SHARE**  
*Prince George's County*

**Recommendation:** Approval to commit \$1,500,000 for the following **development** project.

***Duvall Field Renovations Phase II - Amphitheater and Bandshell – \$1,500,000***  
City of College Park  
POS# 7824-16-884 MD20250320-0160

**Background:** Design and construct an amphitheater, bandshell, and associated site amenities.

**Fund Source:** Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022  
Program Open Space Local  
Source Code: 23002 \$1,500,000.00

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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  
May 21, 2025



DNR 5

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

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

**Recommendation:** Approval to commit \$126,000 for the following **development** projects.

**1. Shafer Park Basketball Resurfacing - \$63,000**

Town of Boonsboro  
POS# 7823-21-440 MD20250318-0154

**Background:** Implement multiple improvements including basketball court resurfacing, picnic tables, benches, and associated site amenities for Shafer Park.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$63,000.00

**2. Agriculture Center Recreational Field Bleachers - \$63,000**

Washington County  
POS# 7829-21-442 MD20250418-0279

**Background:** Replace the existing deteriorating bleachers at the Agriculture Education Center.

**Fund Source:** Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023  
Program Open Space Local  
Source Code: 24011 \$63,000.00

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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  
May 21, 2025



DNR 6

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

**6A. PROGRAM OPEN SPACE STATE SHARE**  
***Frederick County (Brandenburg Revocable Living Trust)***

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

**Description:** This completely forested property is adjacent on three sides to South Mountain State Park and will be managed by the Maryland Park Service as an addition to the park. The property buffers the Appalachian Trail Corridor and acquisition will add protection to the Eastern Flyway for migratory birds in the National Audubon Society recognized Maryland Blue Ridge Important Bird Area. Acquisition of the property will protect Forest Interior Dwelling Species habitat and provide water quality protection to the Catoclin Creek watershed.

**POS Scoring System:** 99 out of 100

**Targeted Ecological Area:** Yes

**Grantor:** Charles W. Brandenburg and Jennifer R. Brandenburg, Trustees of the Brandenburg Revocable Living Trust

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

**Property:** 19.46+/- acres, unimproved, POS No. 35049

**Price:** \$80,000

**Appraisals:** \$84,000 (9/23/24) – Terrence McPherson  
\$42,000 (8/13/24) – Terry R. Duncan  
All appraisals reviewed by Dave Wallenberg, Chief Review Appraiser

**Fund Source:** Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022  
Program Open Space Stateside  
Source Code: 23001 \$80,000

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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  
May 21, 2025



DNR 7

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

7A. **PROGRAM OPEN SPACE STATE SHARE**  
*Cecil County (Henson Cameron)*

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

**Description:** This completely forested property will be managed by the Maryland Forest Service as an addition to Elk Neck State Forest. Acquisition will provide a new public recreation opportunity for hiking through creation of a new trail network, protect a block of Forest Interior Dwelling Species habitat, and protect water quality in the Northeast River watershed.

**POS Scoring System:** 93 out of 100

**Targeted Ecological Area:** Yes

**Grantor:** Suzanne S. Felman and Thomas B. Strange, and Bruce D. Cameron and Carol D. Cameron

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

**Property:** 95.00+/- acres, unimproved, POS No. 35067

**Price:** \$850,000

**Appraisals:** \$855,000 (8/26/24) – Melody C. Campbell  
\$836,000 (8/19/24) – Georgia Nichols  
All appraisals reviewed by Gary Leak, Review Appraiser

**Stabilization funds:** \$75,000

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(f).

**Fund Source:** Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022  
Program Open Space Stateside  
Source Code: 23001 \$925,000

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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  
May 21, 2025



DNR 8

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

**8A. PROGRAM OPEN SPACE STATE SHARE**  
***Somerset County (Tull Farm Holdings, LLC)***

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

**Description:** This partially forested property is located at the intersection of Allen Road and US Route 13 and will be managed by the Maryland Forest Service as an addition to Chesapeake Forest Lands. Acquisition of the property will provide an access point to other state lands that are currently inaccessible, allow for development of a parking area, and expand a variety of recreational opportunities including hunting. It will also provide a buffer for Forest Interior Dwelling Species habitat in the National Audubon Society recognized Pocomoke-Nassawango Important Bird Area and provide water quality protection in the Wicomico Creek watershed.

**POS Scoring System:** 57 out of 100

**Targeted Ecological Area:** No

**Grantor:** Tull Farm Holdings, LLC

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

**Property:** 11.98+/- acres, improved, POS No. 35064

**Price:** \$133,500

**Appraisals:** \$120,000 (10/18/25) – William R. McCain  
\$138,000 (11/1/25) – M. Patrick Peters

All appraisals reviewed by Gary Leak, Review Appraiser

**Stabilization funds:** \$13,350

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. DNR intends to use a portion of the funds to dispose of, by razing, certain current structures that would not be a part of the management plan for the Maryland Forest Service. See Natural Resources Article §5-903(f) and §5-904(e).

**Fund Source:** Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022  
Program Open Space Stateside  
Source Code: 23001 \$146,850

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

Board of Public Works  
University System of Maryland  
Supplement  
May 21, 2025



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

**1-AE. UNIVERSITY OF MARYLAND BALTIMORE for  
TOWSON UNIVERSITY**  
*Design Services for the Fieldhouse and Towson Center*

**Contract ID:** Design Services for the Academic Achievement Expansion and Fieldhouse Renovation at Towson University, RFP #AE 22-060 CB, University Contract C-01014.

**Recommendation:** Award Architectural/Engineering services contract to Hord Coplan Macht.

**Project Description:** The project is for renovations to address sports facilities located in two adjacent buildings: The Towson Center, and the Fieldhouse at Johnny Unitas Stadium.

**Contract Description:** Provide complete professional design services for all design phases including schematic design, design development, construction documents, bidding and negotiation, construction administration and post construction.

**Procurement Method:** Sole Source

**Award:** Hord Coplan Macht, Inc, Baltimore, MD

**Amount:** \$1,764,185

**Contract Term:** 48 months from issuance of design notice to proceed, including construction and warranty period

**Fund Source:** Plant Funds

**MBE Participation:** 24.88%  
Subgoals of: 7.05% African-American Owned  
11.57% Women Owned

**Performance Security:** None

**Requesting Institution Remarks:** The firm successfully completed feasibility and space plan studies, structural evaluations, and programming services for the Fieldhouse, as well as studies for the interior lower-level renovation of the Towson Center. This original work was done beginning in 2021 through UMB's On Call Architectural/Engineering Services for an Academic Projects. That contract expired in 2023.

**1-AE. UNIVERSITY OF MARYLAND BALTIMORE for  
TOWSON UNIVERSITY (cont'd)  
*Design Services for the Fieldhouse and Towson Center***

***Requesting Institution Remarks (cont'd):***

The University has determined that it is in the best interest of the project to continue with the same firm for schedule efficiency and due to their familiarity with the project needs. Because the original contract has expired, the University recommends award to Hord Coplan Macht as a sole source. This award is based on the unique qualifications and expertise of the vendor. Hord Coplan Macht has a proven track record and specialized experience in similar projects.

The firm has extensive knowledge of the university requirements, making them uniquely capable of meeting the specific needs of this project. Engaging a different firm at this stage would cause significant disruption, potentially delaying the project and increasing costs due to the need for a new firm to familiarize themselves with the project's specific requirements and existing progress. The University's Executive Group, which includes a public member, approved the negotiated fee and price analysis. The contract award is for all phases of design.

The Towson Center, built in 1977, currently includes multipurpose spaces and an athletic training facility that serves various teams. This project will expand and modernize the 4,000 square foot athletic training facility to 7,200 square feet, addressing the current limitations in space and equipment. Key improvements include upgraded treatment areas, expanded hydrotherapy capabilities, and increased functional space for both athletic trainers and student-athletes. These changes will enhance the quality of care, increase rehabilitation capacity, and better support the overall wellness of student-athletes.

The Fieldhouse, built in 2003, supports a variety of Athletic Department functions. This work will address the Athletics Academic Achievement Center (AAAC), and Athletic Sports Medicine Facilities located within. Expansion will address the space needs of the AAAC, resolve existing office shortages, use operable partitions allowing flexible use as study halls or a large event space as needed, and replace lost classroom and storage areas from the Fieldhouse renovation. Football, lacrosse, field hockey, track and field, and cross-country student-athletes utilize the Athletic Sports Medicine Facility daily. The renovation will address updating high-demand hydrotherapy equipment and enhance the physician exam room, chiropractic and massage rooms, conference room, and staff offices. By expanding the upper floors on the existing footprint, no additional site work or impervious surfaces will be required.

The goal established for this project was 20%. The MBE commitment exceeded the goal by 4.88% for a total of 24.88%.

Board of Public Works  
University System of Maryland  
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1-AE. **UNIVERSITY OF MARYLAND BALTIMORE** *for*  
**TOWSON UNIVERSITY** *(cont'd)*  
*Design Services for the Fieldhouse and Towson Center*

**Sustainability:** The proposed addition to the facility is above an existing roof terrace, minimizing the environmental impact of new footings and foundations, as well as reducing any additional stormwater mitigation requirements associated with the addition. Environmentally sustainable materials and systems will be identified and explored throughout the design and into construction by the University and the design team, including recycled and regional materials. LED lighting and a high efficiency HVAC system will be designed to assist in achieving the energy goals for the University.

**Resident Business:** Yes

**MD Tax Clearance:** 25-1184-1111

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED** **DISAPPROVED**

**DEFERRED** **WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

**2-RP.      UNIVERSITY OF MARYLAND, COLLEGE PARK**  
***Real Property Acquisition***

**Recommendation:**      That the Board of Public Works approve the University of Maryland, College Park (the “University”) acquiring property located at 5700 Rivertech Court in Riverdale Park, Maryland.

**Property:**                      5700 Rivertech Court, Riverdale Park, Maryland, an approximately 6.99-acre parcel improved with a three-story office building containing approximately 150,898 rentable square feet.

**Seller:**                              Jemal’s Rivertech, LLC (“Seller”)

**Buyer:**                              The University System of Maryland on behalf of its constituent institution, the University of Maryland, College Park.

**Appraisals:**                      Newmark Valuation and Advisory      \$12,800,000 (October 30, 2024)  
Moroney & Associates, LLC              \$16,100,000 (October 30, 2024)

**Price:**                                      \$15,500,000

**Fund Source:**                      Institutional Funds

**Remarks:** The Property comprises one parcel totaling approximately 6.99 acres. The Property is improved with a 3-story, 150,898 square foot office building in good condition. The Property is located in the easternmost portion of the University’s Discovery District, in the center of more than 140 acres of land already owned by the University in the area east of the WMATA/CSX rail tracks. This is an area where the University has implemented a significant economic development mission.

The University views the Property and the surrounding area as a logical future growth area for the University’s academic and research mission. In addition to the innate benefits of this area from transit connectivity of the Purple Line and the WMATA/CSX rail and assemblage with immediately adjacent University land, the Property is valuable because it can immediately house private and public users affiliated with the State’s “Capital of Quantum” initiative. Of note, the Property is located within short walking distance of the proposed new national headquarters of IonQ, a leading quantum computing and networking firm founded on UMD research.

Board of Public Works  
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**2-RP.            UNIVERSITY OF MARYLAND, COLLEGE PARK (cont'd)**  
***Real Property Acquisition***

***Remarks (cont'd):***

At this time, 90,602 square feet of the Property is occupied by private tenants, almost all of which have less than two years remaining on their remaining lease terms but which, in the short term, generate annual net operating income of over \$1.3 million. The University anticipates closing on the sale of the Property in January 2026, but has negotiated the right to occupy unleased portions of the Property upon BPW approval and subsequent execution of a Purchase and Sale Agreement. Of special note, related to the Capital of Quantum Initiative, the first floor of the building, on the Property, contains a large data center with N+1 redundancy and connection to the University's Mid-Atlantic Crossroads broadband system.

***Board of Regents Approval:***            February 14, 2025

***Legislative Policy Committee Notification:*** A letter was sent on April 18, 2025, to the Legislative Policy Committee. No comments were received in the 14-day notification period.

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

Board of Public Works  
University System of Maryland  
Supplement  
May 21, 2025



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

**3-RP. UNIVERSITY OF MARYLAND CENTER FOR ENVIRONMENTAL SCIENCE  
*Real Property Acquisition***

**Recommendation:** That the Board of Public Works approve the acquisition of 190 Main Street in Annapolis, Maryland for the University of Maryland Center for Environmental Science.

**Authority:** §12-104 (h), Education Article, Annotated Code of Maryland

**Property:** 190 Main Street, Annapolis, Maryland 21401  
a/k/a 9 State Circle, Annapolis, Maryland 21401

**Grantor:** J&B Historic Properties, LLC

**Grantee:** State of Maryland for the use of the University System of Maryland on behalf of its constituent institution the University of Maryland Center for Environmental Science

**Price:** \$3,300,000

**Appraised Value:** Metzbower, Watts & Hulting (1/24/25): \$3,300,000  
Trefer Appraisal Group (1/13/25): \$3,380,000

**Fund Source:** Institutional Funds

**Requesting Institution Remarks:** University of Maryland Center for Environmental Science (UMCES) seeks approval to purchase 190 Main Street, Annapolis, Maryland 21401 a/k/a 9 State Circle, Annapolis, Maryland 21401 (the “Property”), currently owned by the J&B Historic Properties, LLC. The Property is improved by a 11,438 +/- square foot retail and office building on 4,837 +/- square feet of land. The University has identified the Property as an appropriate location for office/administrative purposes. The University currently leases office and administrative space at the nearby property known as 115 West Street, Annapolis, Maryland 21401. This lease will expire on February 28, 2029.

The University will take title to the Property subject to several existing tenancies. The University intends to terminate the existing tenancies as the lease terms expire, and to move its office/administrative functions from 115 West Street to the Property prior to the termination of the 115 West Street lease.



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**3-RP. UNIVERSITY OF MARYLAND CENTER FOR ENVIRONMENTAL SCIENCE (cont'd)  
*Real Property Acquisition***

**Board of Regents:** The USM Board of Regents of the University System of Maryland approved the proposed acquisition on April 11, 2025.

**Legislative Policy Committee Notification:** A letter was sent on April 17, 2025, to the Legislative Policy Committee. No comments were received in the 14-day notification period.

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



*Wes Moore*  
Governor

*Aruna Miller*  
Lt. Governor

*Paul J. Wiedefeld*  
Secretary

**BOARD OF PUBLIC WORKS  
ACTION AGENDA  
May 21, 2025**

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DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 1

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

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

**Contract ID:** Expanded Group V Aircraft Remote Parking at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport; *MAA-CO-24-015*  
EPICS No.: MAACO24015

**Contract Description:** To convert a portion of the Maryland Aviation Administration (MAA) manager’s parking lot located north of the International Terminal at BWI Thurgood Marshall Airport to an airside apron area to accommodate a Group V-sized aircraft and additional storage space for Ground Service Equipment (GSE). Work for the project will expand airport operations.

**Award:** Allan Myers MD, Inc. Fallston, MD

**Contract Term:** 210 calendar days from Notice to Proceed

**Amount:** \$4,186,000.00

**Procurement Method:** Competitive Sealed Bidding

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Allan Myers MD, Inc. Fallston, MD	\$4,186,000.00
P. Flanigan & Sons, Inc. Baltimore, MD	\$4,486,453.00
Baltimore Contractors Glen Burnie, MD	\$6,165,356.00

**MBE/VSBE Participation:** 19.018% / 0%

**Performance Security:** 100% Payment and Performance Bonds

**Hiring Agreement Eligible:** No

**Incumbent:** None

**Requesting Agency Remarks:** The solicitation was advertised on September 6, 2024, via eMaryland Marketplace Advantage notifying 117 potential contractors, the MAA’s website, and by way of direct solicitation to nine prospective bidders. Four bids were received on January 29, 2025. One bid was rejected.

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 2

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

*Requesting Agency Remarks (cont'd):*

One bidder failed to submit the required Minority Business Enterprise (MBE) Participation forms as set forth in the solicitation. Therefore, the bid was determined to be non-responsive because it did not conform to the requirements of the solicitation and rejected pursuant to COMAR 21.06.02.03B (2). No protest was filed.

This contract provides for conversion of portions of the MAA Manager's Parking lot from landside to secure airside apron and parking area for Ground Service Equipment. Work for the project shall include, milling and demolition of existing pavement; grading and excavation; installation of site drainage and structures; removal and relocation of low-mast lighting; airside security fence demolition; construction of a new retaining wall; installation of new airside security fence; drainage pipe and structure construction; water line construction and fire hydrant installation; new aircraft-rated bituminous pavement section construction; new aircraft-rated Portland cement concrete pavement section construction; installation of new high-mast lighting for aircraft illumination. installation of new electrical duct bank and handhole infrastructure; replacement of the existing concrete pavers at the demolition of the pavers; installation of stamped/textured concrete; and replacement of pedestrian walkway trench drain.

The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing an MBE goal and Veteran-Owned Small Business Enterprise (VSBE) goals, as well as a Small Business Enterprise designation. A 19% MBE participation goal was established for this contract, and Allan Myers MD has committed to achieve 19.018%. No VSBE participation goal was established as there were no VSBE firms certified to perform the subcontracting categories. An eMMA search of small businesses yielded an insufficient number of available certified small businesses.

*Fund Source:* 65% Other (Passenger Facility Charge) 35% Special (Transportation Trust Funds)  
*Approp. Code:* J06I0003  
*Resident Business:* Yes  
*MD Tax Clearance:* 25-1199-1010

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BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 3

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

**2-M. MARYLAND AVIATION ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Installation and Maintenance of 800 MHz Radio Communication System at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) and Martin State (MTN) Airports; *MAA-MC-24-011*  
EPICS No.: MAAMC24011

**Contract Description:** Provide maintenance of the BWI Thurgood Marshall and MTN State Airports' digital trunked radio system. The system provides emergency communications for all first responders at the airports including fire, emergency medical services, airport police, security, operations, and other emergency response personnel during declared airport emergencies.

**Award:** Motorola Solutions, Inc.; Linthicum Heights, MD

**Contract Term:** 07/01/2025 – 06/30/2030 (five years w/one 3-year renewal option)

**Amount:** \$ 9,804,372.00 (base, five years)  
\$ 3,338,938.62 (renewal option, three years)  
\$ 13,143,310.62 (aggregate total)

**Procurement Method:** Sole Source

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 6% / 0%

**Performance Security:** None

**Hiring Agreement Eligible:** Yes

**Incumbent:** Same

**Requesting Agency Remarks:** The primary task for this contract is to meet the customer service, operational, business, security, and life safety requirements of BWI Thurgood Marshall and MTN State Airports. The Motorola system is the only system that can ensure compatibility and direct interoperability of the BWI Thurgood Marshall 800 MHz system with surrounding local jurisdictions. The system includes all required preventative maintenance, repairs, modifications, parts, upgrades, and labor as required to fully maintain this "mission critical" radio system. MAA leverages this Motorola System to meet security, public safety, life safety and federal requirements mandated by agencies such as the Transportation Security Administration, Federal Aviation Administration, and Customs and Border Patrol.

**2-M. MARYLAND AVIATION ADMINISTRATION (cont'd)**

***Requesting Agency Remarks (cont'd):***

This Motorola system supports airfield Fire Station function, life safety alerting, emergency call taking and dispatching functions for Police, Fire, Emergency Medical Services and Airport Security. In accordance with COMAR 21.05.05.02A(1), a sole source procurement is appropriate due to only one source existing that meets the requirements. By nature of the proprietary hardware and software components, only Motorola and their Elite Services Providers are authorized to perform maintenance services on systems. They are also the only vendor who can make factory certified modifications or enhancements to the hardware/ software. These measures are enacted in an effort to protect the system investment.

In an effort to determine that the price is fair and reasonable, the Procurement Officer compared the pricing of a recent one-year modification with the CPI increase of 2.8% from the current contract for these services (MAA-MC-13-018; 11-M-MOD 08/28/2024) with the proposed first-year maintenance cost of the new contract. The price increased by 12.94%, and the price was determined to be fair and reasonable.

The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing Minority Business Enterprise (MBE) and Veteran-Owned Small Business Enterprise (VSBE) participation goal, as well as a Small Business Reserve (SBR) designation. A 6% MBE participation goal was established for this contract. No VSBE participation goal was established as there were no VSBE firms certified to perform the subcontracting categories.

***Fund Source:*** 100% Special (Transportation Trust Funds)  
***Approp. Code:*** J06I0002  
***Resident Business:*** Yes  
***MD Tax Clearance:*** 25-1197-0111

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

**REVISED**

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

**3-M. MARYLAND AVIATION ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Noise and Operations Monitoring System at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) and Martin State (MTN) Airports; *MAA-MC-24-012*

EPICS No.: MAAMC24012

**Contract Description:** Provide for the maintenance of the Noise and Operations Monitoring System (NOMS) at BWI Thurgood Marshall Airport. The NOMS system is a comprehensive monitoring and reporting program for aircraft flight track data and aircraft noise event measurements at BWI Thurgood Marshall Airport and surrounding communities. The system will also generate Geographic Information System (GIS) views, display noise metric measurements in chart and graphical format, display aircraft flight tracks, create graphics to support noise impact analysis (complaints), and produce a wide variety of useful reports. The system will support the MAA Noise Abatement Program and the mandated responsibilities under the Maryland Environmental Noise Act of 1974.

**Award:** EMS Bruel & Kjaer Inc. dba Envirosuite, Inc.; Folsom, CA

**Contract Term:** 06/12/2025\* – 05/31/2030 (\*or earlier upon BPW approval)  
(w/one 2-year renewal option)

**Amount:** \$ 859,567.92 NTE (base, five years)  
\$ 273,236.16 NTE (renewal option, two years)  
\$1,132,804.08 NTE (aggregate total)

**Procurement Method:** Competitive Sealed Bidding (*Single Responsive Bid*)

**Bid:**

<i>Bidder</i>	<i>Amounts</i>
EMS Bruel & Kjaer Inc. dba Envirosuite, Inc. Folsom, CA	\$ 859,567.92 NTE (base) \$ 273,236.16 NTE (renewal option) \$1,132,804.08 NTE (aggregate total)

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 3%

**Performance Security:** 100% Payment and Performance Bonds (Annualized)

**Hiring Agreement Eligible:** No

**REVISED**

**3-M. MARYLAND AVIATION ADMINISTRATION (cont'd)**

**Incumbent:** Same

**Requesting Agency Remarks:** The solicitation was advertised on November 6, 2024, via eMaryland Marketplace Advantage (eMMA), notifying 30 potential contractors registered under noise control commodity codes, the Maryland Aviation Administration (MAA)'s website, and by way of direct notification to five firms in eMMA. In addition, three contractors known to provide these services were direct solicited via email. Two bids were received on December 17, 2024. Of the five firms directly notified via eMMA, three expressed interest and two firms were non-responsive as they provide IT services, but not in conjunction with noise control services. The remaining three firms were also the firms direct solicited by the procurement officer. The Procurement Officer reached out to the principal of the third non-responsive firm multiple times and no response was given for why they did not submit a bid.

After review of the bids received, one bid was rejected due to failure to submit a bid guarantee as outlined in the General Provisions of the solicitation. Consequently, this resulted in a single bid award from Envirosuite, Inc. Envirosuite met all the minimum qualifications listed in the Technical Provisions of the solicitation, is authorized to work on the proprietary hardware and software components of the BWI Thurgood Marshall and MTN Airports' Noise and Operations Monitoring Systems (NOMS) and submitted the most financially advantageous offer to the State.

The Administration compared the single bid received to its current five-year contract for the maintenance and support of Noise and Operations Monitoring System for BWI Thurgood Marshall Airport's base bid pricing. The 2019 awarded NOMS at BWI Thurgood Marshall Airport contract's base bid pricing is 5% lower than Envirosuite's base bid amount. In comparison, the bid offer pricing is competitive and determined to be fair and reasonable.

The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing Minority Business Enterprise (MBE) and Veteran-Owned Small Business Enterprise (VSBE) participation goal, as well as a Small Business Reserve (SBR) designation. Historically, only three vendors can provide services for the MAA noise monitoring system, and none are MBE or VSBE certified. In addition, the overall percentage of sub-contractable opportunities for this contract amounted to less than 5% of the total contract amount. Therefore, a 2% VSBE participation goal was established for this contract. The contractor has committed to a 3% VSBE goal. An eMMA search of small businesses yielded an insufficient number of available certified small businesses.

**Fund Source:** 100% Special (Transportation Trust Funds)      **Approp. Code:** J0610003

**Resident Business:** No      **MD Tax Clearance:** 25-0014-0101

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 7

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

**4-M-MOD. MARYLAND AVIATION ADMINISTRATION**

***Modification: Maintenance Contract***

**Contract ID:** Integrated Airport Security Systems Repair and Maintenance at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport; *MAA-MC-19-009*

EPICS No.: CO425512

**Contract Approved:** MDOT 4-M. 12/19/2018

**Contract Description:** Provide supervision, labor, equipment, parts, and expertise to provide both general and preventive maintenance consisting of repair, replacement, and installations for the Integrated Airport Security System (IASS) at BWI Thurgood Marshall Airport.

**Modification Description:** Modification No. 2 provides for an extension of 365 days and additional funding in the amount of \$4,064,078.84 to allow contract continuity while the new procurement is being completed.

**Award:** M.C. Dean, Inc.; Tysons, VA

**Original Contract Term:** 01/01/2019 – 12/31/2023 (w/one 2-year renewal option)

**Modification Term:** 07/01/2025 – 06/30/2026 (one year)

**Original Amount:** \$ 7,066,268.00

**Modification Amount:** \$ 4,064,078.84

**Prior Options/Mods:** \$ 5,954,767.52 (Opt/Mod #1: Exercise the sole renewal option early for a period of two years and add \$2,954,767.52 in contract authority. Modify the contract to add \$3,000,000.00 to extra work allowance for system upgrades; MDOT 6-M-OPT/MOD, 06/07/2023.)

**Total Contract Amount:** \$17,085,114.36

**Percent +/- Change (this item):** 76%

**Total Percent +/- Change:** 142%

**Procurement Method:** Multi-Step Competitive Sealed Bidding

**Living Wage Eligible:** Yes

DEPARTMENT OF TRANSPORTATION  
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MDOT 8

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

**MBE/VSBE Participation:** 5% / 0%

**MBE/VSBE Compliance:** 4.15% / 0%

**Performance Security:** 100% Performance and Payment Bond

**Hiring Agreement Eligible:** No

**Requesting Agency Remarks:** This modification provides for additional time and funding for the continuity of services while the Maryland Aviation Administration (MAA) procures the new contract. The MAA is in the process of revising the technical specifications. The solicitation is anticipated to be advertised in May 2025.

M.C. Dean, Inc. maintains a high level of customer service at BWI Thurgood Marshall Airport while providing reliable on-call and scheduled maintenance and repairs to MAA's IASS. M. C. Dean, Inc. has completed multiple significant projects to enhance our security posture at the airport.

M.C. Dean, Inc., is achieving 4.15% of its established 5% MBE goal. MAA is confident that M.C. Dean, Inc., will meet its goal during the contract modification period. M.C. Dean Inc., plans to use its MBE subcontractors to perform preventive maintenance work where possible and any new systems upgrades.

**Fund Source:** 52% Other (Passenger Facility Charge)  
48% Special (Transportation Trust Fund)

**Approp. Code:** J06I0002

**Resident Business:** No

**MD Tax Clearance:** 25-1198-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 9

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

**5-M-OPT. MARYLAND AVIATION ADMINISTRATION**  
***Renewal Option: Maintenance***

**Contract ID:** Radio Equipment Repair and Maintenance at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) and Martin State (MTN) Airports; *MAA-MC-21-012*

EPICS No.: ~~CO425532~~  
CO430920

See next page for  
Record Correction  
Letter dated 7/16/25

**Contract Approved:** MDOT 4-M. 05/06/2020

**Contract Description:** This contract provides for all necessary supervision, labor, test equipment, jigs, fixtures, tools, insurance, safety, security, bonding, and experience to ensure the proper operation of approximately 280 pieces of communication equipment, radios, and similar or associated equipment at BWI Thurgood Marshall and MTN Airports.

**Option Description:** Exercise the sole, two-year renewal option.

**Award:** Mobile Communications America, Inc.  
Timonium, MD

**Contract Term:** 07/01/2020 – 06/30/2025 (five years)

**Option Term:** 07/01/2025 – 06/30/2027 (two years)

**Original Contract Amount:** \$ 818,987.50

**Option Amount:** \$ 332,811.95

**Prior Options/Mods:** None

**Total Contract Amount:** \$1,151,799.45

**Percent +/- Change (this item):** 40.63%

**Total Percent +/- Change:** 40.63%

**Procurement Method:** Competitive Sealed Bidding (Single Bid Received)

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%

*John Gontrum*

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## EXECUTIVE MEMORANDUM

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**TO:** EXECUTIVE SECRETARY JOHN GONTRUM  
**FROM:** MDOT MAA OFFICE OF PROCUREMENT; PROCUREMENT MANAGER,  
MONICA QUEEN  
**SUBJECT:** NOTICE OF CORRECTION – MDOT 5-M-OPT, BPW MEETING  
05/21/2025.  
**DATE:** JULY 16, 2025

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### 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 EPICS number on the Maryland Department of Transportation action agenda item previously approved by the Board of Public Works.

### MDOT Agenda 05/21/2025, Item 5-M-OPT

**Original EPICS Number:** CO425532  
**Corrected EPICS Number:** CO430920

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@bwairport.com](mailto:mqueen6@bwairport.com)

Requested by: Monica Queen

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Ms. Monica Queen  
Procurement Manager, Office of Procurement  
MDOT MAA

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 10

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

**Performance Security:** 100% Performance Bond

**Hiring Agreement Eligible:** No

**Requesting Agency Remarks:** This contract was originally awarded to Communications Electronics, Inc. on May 6, 2020, however; on February 12, 2024, a Novation Agreement was executed, and the successor-in-interest is Mobile Communications America, Inc. Mobile Communications America, Inc. (MCA) has satisfactorily provided all necessary labor, equipment, and tools for the repair and maintenance of the radio equipment physically located at, or in case of mobile equipment mounted on vehicles at BWI Thurgood Marshall and MTN Airports.

This contract allows for a Consumer Price Index (CPI) increase for the renewal period. When the original project was approved in 2020, a 2.6% CPI was estimated for the option period; the actual CPI for the renewal is 2.7%. The renewal labor and costs were compared to the labor rate pricing proposed in the original competitive sealed bid. 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's scope of work to determine the potential for establishing Minority Business Enterprise (MBE) and Veteran-owned Small Business Enterprise (VSBE) goals, as well as a Small Business Reserve designation. MBE and VSBE goals were not established due to the limited sub-contracting opportunities; the scope of work is considered a single element of work. An eMMA search yielded an insufficient number of certified small businesses.

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

**Approp. Code:** J06I0002

**Resident Business:** Yes

**MD Tax Clearance:** 25-1089-1101

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 11

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

**6-C-MOD. MARYLAND PORT ADMINISTRATION**  
***Modification: Construction Contract***

**Contract ID:** Cox Creek Expanded Dredged Material Containment Facility Construction;  
515925  
EPICS No.: CO425560

**Contract Approved:** MDOT 2-C; 04/01/2015

**Contractor:** Maryland Environmental Service  
Millersville, MD

**Contract Description:** This contract is for the third and final planned incremental phase of construction of the Cox Creek Expanded Dredged Material Containment Facility (DMCF).

**Modification Description:** Modification No. 3 extends the contract from July 1, 2025, through June 30, 2032, updates contract representatives and adds \$16,000,000 to the not-to-exceed (NTE) value of the contract to complete Phase III of the project.

**Original Contract Term:** 04/16/2015 – 06/30/2025

**Modification Term:** 07/01/2025 – 06/30/2032

**Original Contract Amount:** \$116,000,000 NTE

**Modification Amount:** \$16,000,000 NTE

**Prior Mods/Options:** \$0.00 (Mod #1: To update MES Contract Representative, Delegated Authority, 03/27/2019)

\$80,000,000 (Mod #2: Phase II Construction, MDOT 5-C-MOD 01/08/2020)

**Revised Total Contract Amount:** \$212,000,000 NTE

**Percent +/- Change:** 13.8%

**Overall Percent +/-:** 82.8%

**Original Procurement Method:** Interagency Agreement (Exempt)

**MBE Participation:** N/A (See Agency Remarks)

**6-C-MOD. MARYLAND PORT ADMINISTRATION (cont'd)**

**Requesting Agency Remarks:** The Maryland Port Administration (MPA) requests approval to extend the contract term and to increase the contract authority amount for the third and final phase of the construction of the Cox Creek Expanded DMCF, an MPA-funded and sponsored construction program. Construction of the Cox Creek Expanded DMCF was designed to be constructed in incremental phases and is advancing as planned. Phase III represents the final phase of construction. The MPA uses the Maryland Environmental Service's (MES) statutory authority and substantial experience in managing operations and construction at the Hart-Miller Island DMCF, Cox Creek DMCF, Poplar Island Environmental Restoration Project, and the Masonville DMCF.

Modification No. 3 will enable the implementation of the Cox Creek Expanded DMCF construction elements scheduled for the Phase III completion which includes dike raising to +80 feet above MLLW (mean lower low water level) of the original DMCF and of the lateral expansion upland cell of the DMCF. Phase II of the project included demolition of existing structures and remediation of the property upland of the existing DMCF, construction of a base dike, and dike raising to +60 feet for the existing and DMCF as well as lateral expansion upland of the DMCF. There are sufficient funds in the current contract to complete the Phase II tasks. Phase III tasks will include engineering support services including design review and preparation, survey and GIS support, preparation of bid documents, geotechnical support, coastal engineering and DMCF design, permitting, site development and operations planning services, CAD services and raising the dikes to the ultimate elevation of +80 feet above MLLW. Work is anticipated to commence in FY 2026 using Modification No.3 funding.

Construction of the mitigation and enhancement elements of the Cox Creek Expanded DMCF project includes mitigation for impacts to non-tidal wetlands and impacts to the Critical Area as a result of DMCF construction necessary per regulatory requirements. Community enhancements include: the design and construction of a walking trail at the Cox Creek site. Remediation of petroleum, metals, and PCB-impacted soils in the upland has been substantially completed.

The dredged material placement option responds to mandates of the Dredged Material Management Act of 2001. The Cox Creek DMCF provides essential placement capacity for Baltimore Harbor channels, berths, and anchorages, especially after the Hart-Miller Island DMCF closed for placement of dredged material at the end of 2009.

The MPA-owned Cox Creek property includes a 133-acre operational DMCF, a 115-acre upland DMCF cell and 126 acres of preserved land which includes 11 acres of tidal wetlands created by MPA. The Cox Creek DMCF has been operational since 2005 with containment dikes at 36 feet in elevation. The estimated annual placement capacity is 0.5 – 1.0 million cubic yards.

Additional dredged material placement capacity is needed because navigation channels in the Baltimore Harbor and around the Chesapeake Bay must be routinely cleaned of accumulated sediments that come from the Susquehanna River basin, the Patapsco River, shore erosion and re-suspension by tidal circulation. Keeping the Port of Baltimore's 50-foot deep channel navigable is critical for the larger vessels entering the Port from international destinations via the Suez Canal

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 13

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**6-C-MOD. MARYLAND PORT ADMINISTRATION (cont'd)**

***Requesting Agency Remarks (cont'd):***

and the increase in larger ships carrying more cargo from expanded Panama Canal. While the Interagency Agreement does not have a formal goal for Minority Business Enterprise (MBE) participation because the Agreement is between State entities, MBE participation is a priority for the MPA. MES attempts to annually award a minimum of 29% of the total dollar amount of all contracts to MBEs. MES follows the guidelines of the State of Maryland MBE Program, utilizing MBE goal setting worksheets and MDOT's MBE directory to actively solicit MBEs on subcontracts. As of December 31, 2024, MES has reported 32.5% MBE participation on this contract.

The Maryland Port Commission approved this modification on May 6, 2025.

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

***Approp. Code:*** J03D0002

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

**DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025**



MDOT 14

*Contact: Jamaal Turner 410-767-8374  
jturner5@mdot.maryland.gov*

**7-M. MARYLAND TRANSIT ADMINISTRATION  
*Maintenance Contract***

**Contract ID:** MARC Network Cabinets HVAC Systems Maintenance & Repairs;  
*MRC-24-042-MT*  
EPICS No.: MRC24042MT

**Contract Description:** This contract provides periodic inspections and maintenance to the MARC network cabinet HVAC systems and equipment at designated MARC Rail Station sites.

**Award:** Nova Facility Solutions, Inc.; McLean, VA  
*(Certified Minority Business Enterprise and Small Business)*

**Contract Term:** 07/01/2025 – 06/30/2030 (five years)

**Amount:** \$378,417.10

**Procurement Method:** Competitive Sealed Bidding *(SBR-designated)*

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Nova Facility Solutions, Inc. McLean, VA	\$378,417.10
Pride Mechanical, LLC Parkton, MD	\$411,706.00
LPC Services, Inc. Halethorpe, MD	\$830,989.04

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Hiring Agreement Eligible:** No

**Incumbent:** Pride Mechanical, LLC; Parkton, MD

**7-M. MARYLAND TRANSIT ADMINISTRATION (cont'd)**

**Requesting Agency Remarks:** This solicitation was advertised on e-Maryland Market Place Advantage (eMMA) as an IFB with a Small Business Reserve (SBR) designation. A total of 885 vendors were solicited through eMMA and seven companies were directly solicited. On the day of the bid opening, five bids were received. Nova Facilities Solutions, Inc. (Nova) was identified as the Apparent Lowest Bidder. This project is for the inspection and maintenance of the outdoor HVAC cabinets for 12 MARC facilities located throughout the Camden and Penn Lines. The services include, bi-annual inspections, on-call services and an annual pollen inspection, and pollen cleanout. After reviewing all bid packages, two bidders were deemed non-responsive, for failure to submit a bid form with their response.

Nova Facility Solutions, Inc.'s bid price was found fair and reasonable as it is 23% lower than the Engineer's Estimate. Nova, Control Sources and the incumbent, Pride Mechanical, submitted bids within 10% of one another. As there were two bids received with similar costs, the bid has been deemed fair and reasonable.

The solicitation was given a 0% MBE and 0% VSBE goal, as the scope is comprised of a single element of work. The contract was SBR designated as a search of eMMA yielded more than two available certified small businesses. Nova Facility Solutions Inc. is a dually Certified Minority Small Business.

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

**Approp. Code:** J05-H0104

**Resident Business:** No

**MD Tax Clearance:** 25-0419-1100

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

Contact: Jamaal Turner 410-767-8374  
jturner5@mdot.maryland.gov

**8-M. MARYLAND TRANSIT ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Metro Facilities Janitorial; *MTR-25-001-MT*  
EPICS No.: MTR25001MT

**Contract Description:** The Maryland Transit Administration (MTA) is requesting a five-year janitorial contract to facilitate janitorial services for 22 Metro facilities and stations.

**Award:** HNB Services, LLC; Baltimore, MD  
*(Certified Veteran-Owned Small Business Enterprise and Small Business)*

**Contract Term:** 07/03/2025 – 07/02/2030 (five years)

**Amount:** \$60,565,015.94

**Procurement Method:** Preferred Provider

**Living Wage Eligible:** No

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Hiring Agreement Eligible:** No

**Incumbent:** Same

**Requesting Agency Remarks:** This is a five-year preferred provider contract, to provide janitorial services to 22 Metro facilities and stations. The services include daily cleaning of administrative buildings and stations, end of line cleaning, vermin remediation, glass cleaning, gum removal, graffiti removal, biohazardous waste remediation, power washing, bulk trash pick-up, weed removal and other services.

In total, the contractor is expected to provide four Project Managers and ten Section Managers to oversee all day-to-day operations, and the several crews to work under this contract. The contractor is expected to supply 97 positions (28 Supervisors, 24 lead workers, and 45 workers) for routine cleaning services, as well as all supplies and equipment. Additional crews will be provided for end of line cleaning, trash pick-up, power washing and other routine services.

The Pricing and Selection Committee met on March 13, 2025, and certified the Employment Works Program's fair market cost analysis of \$60,565,015.94 as fair in the market for the five-year contract, under the current terms of the scope of work.

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 17

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

*Requesting Agency Remarks (cont'd):*

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

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

*Approp. Code:* J05H0104

*Resident Business:* Yes

*MD Tax Clearance:* 25-0421-0111

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BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025**



MDOT 18

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

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

**Contract ID:** Traffic Engineering Services, District 4; *BCS 2024-03 A and BCS 2024-03 B*  
EPICS No. SBCS2403A, SBCS2403B

**Contract Description:** Two of two indefinite delivery-indefinite quantity, work-order based contracts to provide traffic engineering services for Baltimore and Harford counties, District 4.

**Awards:**

Whitman, Requardt and Associates, LLP/ WSP USA Inc. (JV) Baltimore, MD	(Contract A)
Rummel, Klepper & Kahl, LLP/ Mead & Hunt, Inc. (JV) Baltimore, MD	(Contract B)

**Contract Term:** 06/12/2025 –06/11/2030 (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>
Whitman, Requardt and Associates, LLP / WSP USA Inc. (JV) Baltimore, MD	84.23 (1)	\$2,500,000 NTE Contract A
Rummel, Klepper & Kahl, LLP / Mead & Hunt, Inc. (JV) Baltimore, MD	83.87 (2)	\$2,500,000 NTE Contract B
Johnson, Mirmiran & Thompson, Inc. Hunt Valley, MD	83.42 (3)	

**DBE / VSBE Participation:** 25% / 0%

**Incumbents:** Brudis & Associates, Inc.; Johnson, Mirmiran & Thompson, Inc.;  
Century Engineering, Inc. / Greenman-Pedersen, Inc. JV

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 19

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

**Requesting Agency Remarks:** On January 9, 2024, the solicitation was advertised in The Daily Record, SHA's web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for two contracts for \$2.5 million each not to exceed \$5 million for traffic engineering services. A total of 1068 firms were notified via eMMA and an additional 623 DBE firms were directly solicited. SHA received 12 Expressions of Interest and developed a Reduced Candidates List. From the Reduced Candidate List, SHA invited three firms to submit technical proposals. SHA received three technical proposals. SHA used qualifications-based selection and found two consultants eligible for contract award. No protests were filed.

To perform traffic engineering studies and corridor analysis, prepare minor functional geometric design, review improvement options at identified high crash locations, and review specific traffic safety and operational problems and develop recommended solutions as required by State Highway Administration (SHA). Studies will primarily be performed in SHA District 4. The type and number of specific project assignments will depend upon the district's needs during the life of the contract.

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

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

**Approp. Code:** J02B0101 and J02B0102

**Resident Business:** Yes

**MD Tax Clearance:** Whitman, Requardt and Associates, LLP/ (Contract A)  
WSP USA Inc. (JV)  
25-0944-1111

Rummel, Klepper & Kahl, LLP/ (Contract B)  
Mead & Hunt, Inc. (JV)  
25-0945-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025**



MDOT 20

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

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

**Contract ID:** Federal Grant Programs – Planning and Engineering Services – Statewide;  
*BCS 2024-05 A, BCS 2024-05 B, BCS 2024-05 C, and BCS 2024-05 D*  
EPICS No. SBCS2405A, SBCS2405B, SBCS2405C and SBCS2405D

**Contract Description:** Four of four indefinite delivery-indefinite quantity, work-order based contracts to provide federal grant programs – planning and engineering services – statewide for the State Highway Administration (SHA).

**Awards:**

	Rummel, Klepper & Kahl, LLP Baltimore, MD	(Contract A)
	KCI Technologies, Inc. / Gannett Fleming, Inc. (JV) Sparks, MD	(Contract B)
	Whitman, Requardt and Associates, LLP Baltimore, MD	(Contract C)
	Mead & Hunt, Inc. / The Wilson T. Ballard Company (JV) Columbia, MD	(Contract D)

**Contract Term:** 06/12/2025 –06/11/2030 (five years)

**Amount:** \$7,500,000 NTE each  
\$30,000,000 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 Baltimore, MD	84.93 (1)	\$7,500,000 NTE Contract A
KCI Technologies, Inc. / Gannett Fleming, Inc. (JV) Sparks, MD	84.39 (2)	\$7,500,000 NTE Contract B
Whitman, Requardt and Associates, LLP Baltimore, MD	84.29 (3)	\$7,500,000 NTE Contract C

DEPARTMENT OF TRANSPORTATION  
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MDOT 21

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

**Proposals (cont'd):**

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
Mead & Hunt, Inc./The Wilson T. Ballard Co. (JV) Columbia, MD	84.14 (4)	\$7,500,000.00 NTE Contract D
Pennoni Associates, Inc. Baltimore, MD	83.60 (5)	
ACTS, P.L.C. / Greenman-Pedersen, Inc. (JV) Timonium, MD	82.93 (6)	
Stantec Consulting Services, Inc. Laurel, MD	82.42 (7)	
Johnson, Mirmiran & Thompson, Inc. / RS&H Inc. (JV) Hunt Valley, MD	82.23 (8)	
WSP USA Inc. / Wallace Montgomery & Associates, LLP (JV) Hunt Valley, MD	81.66 (9)	
McCormick Taylor, Inc. / TranSystems Corporation (JV) Baltimore, MD	81.65 (10)	
Century Engineering, LLC / Michael Baker International, Inc. (JV) Hunt Valley, MD	80.36 (11)	
A. Morton Thomas & Associates, Inc. Towson, MD	79.25 (12)	
AECOM Technical Services, Inc. Hunt Valley, MD	78.80 (13)	

**DBE / VSBE Participation:** 27% / 0% (Contracts A, B, C)  
30% / 0% (Contract D)

**Incumbents:** None

**Requesting Agency Remarks:** On May 7, 2024, the solicitation was advertised in The Daily Record, SHA's web page, and eMaryland Marketplace Advantage (eMMA). The advertisement was for four contracts for \$7.5 million each not to exceed \$30 million for federal grant programs – planning and engineering services – statewide for SHA. This is a new contract series and therefore there was no incumbent. A total of 1253 firms were notified via eMMA and an additional 780 DBE firms were directly solicited. SHA received 13 technical proposals. SHA used qualifications-based selection and found four consultants eligible for contract award. No protests were filed.

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 22

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

*Requesting Agency Remarks (cont'd):*

This project provides design services for federally funded grant programs including transportation alternatives, recreational trails, scenic byways, congressionally-directed spending, discretionary grants, and other efforts where local public agencies are receiving federal or state funding. Services will include grant development, preliminary engineering and final design, construction management and inspection, and bridge inspection performed on a statewide basis.

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. Mead & Hunt, Inc./ The Wilson T. Ballard Company (JV) has committed to exceed the 27% goal by 3% for a 30% DBE goal. No VSBE goal was established for this contract.

<b>Fund Source:</b>	80% Federal; 20% Special (Transportation Trust Fund)	
<b>Approp. Code:</b>	J02B0101 and J02B0102	
<b>Resident Business:</b>	Yes	
<b>MD Tax Clearance:</b>	Rummel, Klepper & Kahl, LLP	25-0953-1110
	KCI Technologies, Inc. / Gannett Fleming, Inc. JV	25-0954-1111
	Whitman, Requardt and Associates, LLP	25-0955-1110
	Mead & Hunt, Inc. / The Wilson T. Ballard Company (JV)	25-0956-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Contact: Ray Moravec 410-545-0410  
rmoravec@mdot.maryland.gov

**11-GM. STATE HIGHWAY ADMINISTRATION**  
***Priority Funding Area Law Exception Request***

**Recommendation:** That the Board of Public Works determine that extraordinary circumstances exist so that the State Highway Administration may fund a growth-related project near Grantsville, Garrett County, not in a Priority Funding Area (PFA).

**Project:** The Maryland portion of the proposed improvements associated with the US 219: Old Salisbury Road, Maryland to Meyersdale, Pennsylvania Study. Approximately 1.4 miles of the proposed 1.8-mile road realignment in Maryland are outside of any Priority Funding Area.

**Authority:** Article—State Finance and Procurement, §5-7B-05 (a)(1)(i); and §5-7B-05 (a)(2)(i)(ii)

§5-7B-05 (a):

(1) The State may provide funding for a growth-related project not in a priority funding area if:

(i) the Board of Public Works determines that extraordinary circumstances exist in accordance with the requirements of paragraph (2) of this subsection;

(2) In order to determine that extraordinary circumstances exist under paragraph (1) of this subsection, the Board shall determine by a majority vote that:

(i) the failure to fund the project in question creates an extreme inequity, hardship, or disadvantage that clearly outweighs the benefits from locating a project in a priority funding area; and

(ii) there is no reasonable alternative for the project in a priority funding area in another location within the county or an adjacent county.

***Extraordinary Circumstances:***

**(1) *Failure to Fund the Project Creates an Extreme Inequity, Hardship, or Disadvantage that Clearly Outweighs the Benefits from Locating the Project in PFAs***

Because the project would complete the final segment of Corridor N of the Appalachian Development Highway System (ADHS) to improve the roadway linkage in the Appalachian Region and provide a safe and efficient new four-lane roadway to support economic opportunities in the Region, failing to fund the project would leave a gap in Corridor N of the ADHS and lose the opportunity to facilitate economic development in the Appalachian Region including Garrett County and other Appalachian areas in Maryland. Additionally, failure to fund the project would create intrastate and State and federal funding agreement conflicts. The current inter-state agreement states that engineering is funded 85% by PennDOT and 15% by SHA.

**11-GM. STATE HIGHWAY ADMINISTRATION** (cont'd.)

*Extraordinary Circumstances (cont'd):*

**(2) There is no Reasonable Alternative for the Project in PFAs in Another Location Within the County or an Adjacent County**

It is not reasonable for the proposed highway connection to be within a PFA in adjacent Allegany County, Maryland because no such highway is currently planned in any designated PFA that borders Pennsylvania. Somerset County, Pennsylvania has planned to extend Corridor N from the designated growth area of Meyersdale, Pennsylvania to connect to US 219 near the Grantsville PFA, and ultimately to I-68 in Garrett County. Neither Somerset County, Pennsylvania or Bedford County, Pennsylvania have plans to extend Corridor N to connect to Allegany County. As such, appropriate supporting infrastructure for such a connection is also not planned. Additionally, the purpose and need of completing a connection of Corridor N (ADHS) would not be met and safe and efficient access for US 219 motorists would not be provided if the project were to be in an Allegany County PFA.

**Estimated Project Cost:**

This proposed major capital project is funded by both PennDOT and the Maryland Department of Transportation (MDOT). The current MDOT FY 2025 - FY 2030 CTP shows:

- Preliminary Engineering is fully funded at \$10 M
- Right of way acquisition is fully funded at \$5.5 M
- Construction for Maryland portion is currently not funded
- The current construction estimate for Maryland portion is approximately \$62.4 M

Maryland plans to fund most of the construction amount by utilizing federal ADHS funds. The total construction cost for the project is approximately \$332 M. Pennsylvania's construction estimate is approximately \$270 M. Maryland's total estimated project cost is approximately \$78 M.

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 25

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

**12-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

***Contract ID:*** Median and Roadside Tractor Mowing, Trimming and Litter Pickup at Various Locations in the Fairland Shop areas, Montgomery County District 3; 42715F1427SB  
EPICS No.: 42715F1427

***Contract Description:*** Providing Median and Roadside Tractor Mowing, Trimming and Litter Pickup at Various Locations in the Fairland Shop areas in Montgomery County.

***Award:*** A. Marquez Trucking, Inc. Silver Spring, MD  
*(Certified Minority Business Enterprise and Small Business)*

***Contract Term:*** 06/12/2025\* – 12/31/2027 *(\*or earlier upon BPW approval)*  
(two years, six months, 20 days)

***Amount:*** \$475,816.00

***Procurement Method:*** Competitive Sealed Bidding *(SBR-designated)*

***Bids:***

<b><i>Bidders</i></b>	<b><i>Amounts</i></b>
A. Marquez Trucking, Inc. Silver Spring, MD	\$475,816.00
Manuel Landscaping, Inc. Owings Mills, MD	\$515,816.00
HopperGrass Lawn Care, LLC Bowie, MD	\$731,636.00
Honeysuckle Nursery and Design Annapolis, MD	\$999,999.00
PLWMS DBA Patriot Natural Resources Beallsville, MD	\$2,320,900.00

***Living Wage Eligible:*** Yes

***MBE/VSBE Participation:*** 0% / 0%

***Performance Security:*** None

***Incumbent:*** Same

**12-M. STATE HIGHWAY ADMINISTRATION** (cont'd)

**Requesting Agency Remarks:** This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on October 15, 2024, notifying 722 potential contractors, 145 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. State Highway Administration (SHA) directly solicited seven contractors. Six bids were received and opened on November 14, 2024. One bid was rejected due to not meeting the equipment and experience requirements. There were no protests filed for this contract.

This project for litter pickup supports SHA's commitment to enhancing and safeguarding the environment by reducing litter strung across the roadsides, that can pollute our sewers and waterways. It also supports SHA's mowing program to promote safety for the travelling public by controlling undesirable brush and noxious weeds; and maintaining adequate sight distances and the free flow of water.

SHA has confirmed A. Marquez Trucking, Inc's bid price and the work conducted on this contract is performed 100% by a State-certified Small Business.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal, as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimum number of MBE firms available within the work area certified with the NAICS code to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

**Fund Source:** 100% Special (Transportation Trust Fund)  
**Approp. Code:** J02B0102  
**Resident Business:** Yes  
**MD Tax Clearance:** 25-0780-0110

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 27

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

**13-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Median and Roadside Tractor Mowing, Trimming and Litter Pickup at Various Locations in the Gaithersburg Shop areas Montgomery County District 3; 42715G1427SB  
EPICS No.: 42715G1427

**Contract Description:** Providing Median and Roadside Tractor Mowing, Trimming and Litter Pickup at Various Locations in the Gaithersburg Shop areas in Montgomery County.

**Award:** Hoppergrass Lawn Care LLC, Bowie, MD  
*(Certified Minority Business Enterprise and Small Business)*

**Contract Term:** 06/12/2025\* – 12/31/2027    *(\*or earlier upon BPW approval)*  
(two years, six months, 20 days)

**Amount:** \$510,283.00

**Procurement Method:** Competitive Sealed Bidding *(SBR-designated)*

***Bids:***

<b><i>Bidders</i></b>	<b><i>Amounts</i></b>
Hoppergrass Lawn Care, LLC Bowie, MD	\$510,283.00
Manuel Landscaping, Inc. Owings Mills, MD	\$554,134.00
A. Marquez Trucking, Inc. Silver Spring, MD	\$612,651.00
Just Work, LLC DBA Just Work Landscaping Gaithersburg, MD	\$652,510.00
Honeysuckle Nursery and Design Annapolis, MD	\$879,340.00
PLWMS DBA Patriot Natural Resources Beallsville, MD	\$1,994,500.00
Paradice General Construction, LLC Parkville, MD	\$138,806,620.00

***Living Wage Eligible:***      Yes

***MBE/VSBE Participation:***    0% / 0%

***Performance Security:***      None

**13-M. STATE HIGHWAY ADMINISTRATION** (cont'd)

**Incumbent:** Manuel Landscaping, Inc, Owings Mills, MD

**Requesting Agency Remarks:** This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on October 15, 2024, notifying 176 potential contractors, 145 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. The State Highway Administration (SHA) directly solicited eight contractors. Seven bids were received and opened on November 21, 2024. There were no protests filed for this contract.

This project for Litter Pick Up supports the SHA's commitment to enhancing and safeguarding the environment by reducing litter strung across the roadsides and polluting our sewers and waterways. It also supports SHA's mowing program to promote safety for the traveling public by controlling undesirable brush and noxious weeds; and maintaining adequate sight distances and the free flow of water.

SHA has confirmed Hoppergrass Lawn Care LLC's bid price, and the work conducted on this contract is performed 100% by a State-certified Small Business.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimum number of MBE firms available within the work area certified with the NAICS code to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

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

**Approp. Code:** J02B0102

**Resident Business:** Yes

**MD Tax Clearance:** 24-5268-0011

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 29

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

**14-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Roadside Litter Pick-up at Various Locations Cecil County District 2;  
4320721427SB  
EPICS No.: 4320721427

**Contract Description:** Providing roadside litter pick-up at various locations Cecil County.

**Award:** New Age Contracting Services, LLC., Oxon Hill, MD  
*(Certified Small Business)*

**Contract Term:** 06/12/2025\* – 12/31/2027    *(\*or earlier upon BPW approval)*  
(two years, six months, 20 days)

**Amount:** \$459,990.00

**Procurement Method:** Competitive Sealed Bidding *(SBR-designated)*

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
New Age Contracting Services, LLC Oxon Hill, MD	\$459,990.00
The Sisters Janitorial Services, Inc. Owings Mills, MD	\$511,100.00
MCNA, LLC Rockville, MD	\$630,565.32
Unified Solutions Services, LLC Columbia, MD	\$722,150.00

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** None

**Incumbent:** None

**14-M. STATE HIGHWAY ADMINISTRATION** (cont'd)

**Requesting Agency Remarks:** This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on November 26, 2024, notifying 784 potential contractors, 148 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. No direct solicitation was done. Five bids were received and opened on January 09, 2025. This is a new contract. This work was previously handled by the individual shops under their routine activities. One bid was withdrawn. There were no protests filed for this contract.

This project for litter pick-up supports the State Highway Administration (SHA)'s commitment to enhancing and safeguarding the environment by reducing litter strung across the roadsides and polluting our sewers and waterways.

SHA has confirmed New Age Contracting Services, LLC's bid price and the work conducted on this contract is performed 100% by a State-certified Small Business.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal, as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimum number of MBE firms available within the work area certified with the NAICS code to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

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

**Approp. Code:** J02B0102

**Resident Business:** Yes

**MD Tax Clearance:** 25-0267-0000

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED** **DISAPPROVED**

**DEFERRED** **WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

**DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025**



MDOT 31

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

**15-M.      STATE HIGHWAY ADMINISTRATION  
*Maintenance Contract***

**Contract ID:** Roadside Litter Pick-up at Various Locations Queen Annes County District 2;  
4321721427SB

EPICS No.: 4321721427

**Contract Description:** Providing roadside litter pick-ups at various locations in Queen Anne’s County.

**Award:** New Age Contracting Service, LLC, Oxon Hill, MD  
(Certified Small Business)

**Contract Term:** 06/12/2025\* – 12/31/2027 (\*or earlier upon BPW approval)  
(two years, six months, 20 days)

**Amount:** \$345,885.00

**Procurement Method:** Competitive Sealed Bidding (SBR -designated)

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
New Age Contracting Services, LLC Oxon Hill, MD	\$345,885.00
C & C Management Group, LTD Clarksburg, MD	\$348,180.00
Foxx’s Cleaning Service Simpsonville, MD	\$413,625.00
Smallwood’s Grounds Maintenance, Inc. Forestville, MD	\$423,150.00
Waste Collection Resolve, LLC Baltimore MD	\$442,200.00
MCNA, LLC Rockville, MD	\$467,384.58

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** None

**Incumbent:** None

**15-M.      STATE HIGHWAY ADMINISTRATION (cont'd)**

**Requesting Agency Remarks:**      This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on December 17, 2024, notifying 814 potential contractors, 148 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. This is a new contract. This work was previously handled by the individual shops under their routine activities. No direct solicitation was done. Six bids were received and opened on January 30, 2025. There were no protests filed for this contract.

This project for Litter Pick Up supports the State Highway Administration's commitment to enhancing and safeguarding the environment by reducing litter strung across the roadsides and polluting our sewers and waterways.

SHA has confirmed New Age Contracting Service, LLC's bid price and the work conducted on this contract is performed 100% by a State-certified Small Business.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goals as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimum number of MBE firms available within the work area certified with the NAICS code to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

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

**Approp. Code:**                              J02B0102

**Resident Business:**                      Yes

**MD Tax Clearance:**                      25-0518-0000

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 33

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

**16-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Miscellaneous Structure Repairs at Various Locations Carroll, Frederick, and Howard Counties. District 7; AZ2857714  
EPICS No.: AZ2857714

**Contract Description:** Provide Miscellaneous Roadway Structure Repairs at Various Locations in Carroll, Frederick, and Howard Counties.

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

**Contract Term:** 06/12/2025\* – 12/31/2026 *(\*or earlier upon BPW approval)*  
(one year, six months, 20 days)

**Amount:** \$1,443,092.35

**Procurement Method:** Competitive Sealed Bidding

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
PDI-Sheetz Construction Corporation Linthicum, MD	\$1,443,092.35
Concrete General, Inc. Gaithersburg, MD	\$2,019,140.70
Brawner Builders, Inc. Hunt Valley, MD	\$2,137,878.71
Allied Contractors, Inc. Baltimore, MD	\$2,171,814.70

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 3% / 0%

**Performance Security:** Annual Renewable Performance & Payment Bonds

**Incumbent:** Same

**Requesting Agency Remarks:** This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on December 10, 2024, notifying 762 potential contractors, 156 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. SHA directly solicited four contractors. Four bids were received and opened on January 16, 2025. There were no protests filed for this contract.

**16-M. STATE HIGHWAY ADMINISTRATION (cont'd)**

***Requesting Agency Remarks (cont'd):***

The contract shall consist of providing labor, materials, and equipment necessary to perform the physical maintenance of miscellaneous roadway structures at various locations throughout District 7, on an on-call basis.

SHA and their contractors work together to select materials from the SHA Qualified Products List that are green, sustainable, and designed to minimize environmental impacts throughout their life cycle.

The State Highway Administration has confirmed PDI-Sheetz Construction Corporation's bid price.

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

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

***Approp. Code:*** J02B0102

***Resident Business:*** Yes

***MD Tax Clearance:*** 25-0346-1110

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 35

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

**17-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Repair Maintenance and Preservation of Environmental Assets in Carroll, Frederick, and Howard Counties - District 7; *AZ2966114*  
EPICS No.: AZ2966114

**Contract Description:** Providing Maintenance and Preservation of Environmental Assets in Carroll, Frederick, and Howard Counties (District 7).

**Award:** ED’s Plant World, Inc.; Brandywine, MD

**Contract Term:** 06/12/2025\* – 06/30/2027    (*\*or earlier upon BPW approval*)  
(two years, 19 days)

**Amount:** \$708,353.62

**Procurement Method:** Competitive Sealed Bidding

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
ED’s Plant World, Inc. Brandywine, MD	\$708,353.62
PLWMS DBA Patriot Natural Resources Beallsville, MD	\$837,009.60
Environmental Quality Resources, LLC Gambrills, MD	\$1,259,982.65

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** Annual Renewable Performance & Payment Bonds

**Incumbent:** PLWMS DBA Patriot Natural Resources, Beallsville, MD

**Requesting Agency Remarks:** This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on December 3, 2024, notifying 678 potential contractors, 140 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. State Highway Administration (SHA) directly solicited 93 contractors. Four bids were received and opened on January 09, 2025. One bid was withdrawn. There were no protests filed for this contract.

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

*Requesting Agency Remarks (cont'd):*

SHA performed aggressive outreach to eight businesses that executed work under the highway drainage commodity code. We believe that the advertisement was competitive and that the low bidder's total price accurately reflects the cost of performing the work.

This project is for enhancing and safeguarding the environment by maintaining and preserving existing environmental assets, including trees, shrubs, perennials, and grasses throughout SHA corridors. Additionally, this project contributes to SHA's commitment to safety for the travelling public in maintaining adequate sight distances through mowing and regular environmental asset maintenance.

SHA has confirmed ED's Plant World, Inc's bid price.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal, Small Business Preference as well as a Small Business Reserve designation. A 0% MBE goal has set for this project based on the limited availability of MBE firms certified with the NAICS codes to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

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

**Approp. Code:** J02B0102

**Resident Business:** Yes

**MD Tax Clearance:** 25-0588-1110

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BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 37

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

**18-M.      STATE HIGHWAY ADMINISTRATION**  
***Maintenance Contract***

**Contract ID:** Maintenance and Preservation of Environmental Assets in Calvert, Charles, and St. Mary's Counties - District 5; AZ7096114  
EPICS No.: AZ7096114

**Contract Description:** Providing Maintenance and Preservation of Environmental Assets in Calvert, Charles, and St. Mary's Counties (District 5).

**Award:** E & F Landscaping, LLC, Brandywine, MD  
(Certified Minority Business Enterprise and Small Business)

**Contract Term:** 06/12/2025\* – 12/31/2027 (\*or earlier upon BPW approval)  
(two years, six months, 20 days)

**Amount:** \$815,393.80

**Procurement Method:** Competitive Sealed Bidding

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
E & F Landscaping, LLC Brandywine, MD	\$815,393.80
ED's Plant World, Inc. Brandywine, MD	\$885,945.44
Environmental Quality Resources, LLC Gambrills, MD	\$1,385,285.25
PLWMS DBA Patriot Natural Resources Beallsville, MD	\$1,488,629.80

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** Annual Renewable Performance & Payment Bonds

**Incumbent:** Same

**18-M.      STATE HIGHWAY ADMINISTRATION (cont'd)**

**Requesting Agency Remarks:**      This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on December 10, 2024, notifying 686 potential contractors, 140 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. The State Highway Administration (SHA) directly solicited 89 contractors. Four bids were received and opened on January 09, 2025. There were no protests filed for this contract.

This project is for enhancing and safeguarding the environment by maintaining and preserving existing environmental assets, including trees, shrubs, perennials, and grass throughout SHA corridors. Additionally, this project contributes to SHA's commitment to safety for the travelling public in maintaining adequate sight distances through mowing and regular environmental asset maintenance.

The State Highway Administration has confirmed E & F Landscaping, LLC's bid price.

Per BPW Advisory 2001-1, the SHA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing MBE and VSBE participation goal, Small Business Preference as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimum number of MBE firms available within the work area certified with the NAICS code to perform the work. No VSBE participation goal was set due to a lack of certified firms to perform these services.

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

**Approp. Code:**                              J02B0102

**Resident Business:**                        Yes

**MD Tax Clearance:**                        25-0161-0110

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**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED      DISAPPROVED**

**DEFERRED      WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**

DEPARTMENT OF TRANSPORTATION  
ACTION AGENDA  
May 21, 2025



MDOT 39

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

**19-RP. STATE HIGHWAY ADMINISTRATION**  
*Real Property – Access Break*

**Recommendation:** That the Board of Public Works approve the State Highway Administration (SHA) granting a break in access controls.

**Authority:** Transportation Article, § 8-310  
Annotated Code of Maryland

**Property:** MC# 23-2823  
Eastpoint, Inc. (± 196.69 ft.), located within the Eastpoint Mall property on the southside of MD Route 150 in Baltimore County. The break in access will be left of the main access into the mall off Eastern Avenue, from station 68+29.16 to station 70+25.85 as shown on SHA Plat # 62262.

**Grantor:** State of Maryland, SHA

**Grantee:** TRP-MCB Eastpoint LLC, a Maryland limited liability company

**Consideration:** \$34,800

**Appraised Value:** \$34,800 – Calvin Thomas & Stacy Harman, (Approved)  
Casey Fitzpatrick, Review Appraiser

**Requesting Agency Remarks:** In 1955, SHA acquired the above access controls in conjunction with the MD 150 from the Baltimore City Line to Ebenezer Road right-of-way project. SHA intends to grant a break in access at the location referenced above. SHA proposes to allow the break in access for a Royal Farms project. SHA proposes to grant this access break to TRP-MCB Eastpoint, LLC through a negotiated sale of \$34,800, 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  
May 21, 2025



MDOT 40

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

**20-RP. STATE HIGHWAY ADMINISTRATION**  
*Real Property – Disposition*

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

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

**Property:** MC# 24-2888  
James H. McMillan, (± 0.304 acres), located on the northeast side of MD Route 272 and Quaker Lane intersection, east of Rising Sun, Cecil County.

**Grantor:** State of Maryland, SHA

**Grantee:** Shree Jee Ganesh, Inc., a Maryland corporation

**Consideration:** \$39,680

**Appraised Value:** \$49,600 – Harry Begg, (Approved)  
Lisa Ward, Review Appraiser

**Requesting Agency Remarks:** In 1982, SHA acquired the subject property for the MD Route 272 Calvert Relocation right-of-way project. SHA proposes to convey the subject property to the adjoining owner (Shree Jee Ganesh, Inc.) through a negotiated sale of \$39,680, which is 80% of the appraised value.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Contact: Daniel Guthrie 410-859-7097  
dguthrie@bwiairport.com

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

**Contract ID:** DX/DY Apron Reconstruction at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport; *MAA-CO-25-001*  
EPICS No.: MAACO25001

**Contract Description:** To provide furnishing of all supervision, labor, materials, equipment, tools, and associated work necessary for the DX/DY Apron Reconstruction project at BWI Thurgood Marshall Airport.

**Award:** Allan Myers MD, Inc. Fallston, MD

**Contract Term:** 600 calendar days from Notice to Proceed

**Amount:** \$31,577,555.00

**Procurement Method:** Competitive Sealed Bidding

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Allan Myers MD, Inc. Fallston, MD	\$31,577,555.00
P. Flanigan & Sons, Inc. Baltimore, MD	\$32,749,929.00
Atlantic Contracting & Material Upper Marlboro, MD	\$32,803,603.00

**DBE/VSBE Participation:** 31% / 0%

**Performance Security:** 100% Payment and Performance Bonds

**Hiring Agreement Eligible:** No

**Incumbent:** None

**Requesting Agency Remarks:** The solicitation was advertised June 12, 2024, via eMaryland Marketplace Advantage notifying 150 potential contractors, the Maryland Aviation Administration (MAA)'s website, and by way of direct solicitation to five prospective bidders. Three bids were received on August 12, 2024.

**21-C. MARYLAND AVIATION ADMINISTRATION (cont'd)*****Requesting Agency Remarks (cont'd):***

On August 23, 2024, MAA received a protest. On January 16, 2025, MAA denied the protest. An appeal was filed with the Maryland State Board of Contract Appeals (MSBCA) on January 24, 2025.

On February 20, 2025, the MSBCA granted the firm a hearing. The hearing was originally scheduled for May 6, 2025, but has been rescheduled for July 23, 2025.

MAA requests approval of this contract in the face of the pending appeal at the MSBCA. Execution of this contract, pursuant to COMAR 21.10.02.11, without delay is necessary to protect the State's substantial interest in the federal funds MAA plans to use for this Contract. Seventy-five percent of this project is to be funded through federal grant funds. The Federal approval process to allow MAA to issue a Notice to Proceed for this contract could take up to 60 days after approval from the Board of Public Works and contract execution. Therefore, awarding and executing this contract in the face of the appeal is crucial to securing federal funding.

MAA anticipates that federal funds will be lost if the contract is not awarded and executed before the end of the federal fiscal year (September 30, 2025).

The DX/DY Apron Reconstruction project will reconstruct approximately 240,000 square feet of aircraft apron pavement between Concourses DX and DY, as well as 1,300 linear feet of Taxiway T at BWI Thurgood Marshall Airport. The existing asphalt pavement in this area is experiencing numerous pavement distresses. The 2023 Pavement Management Program (PMP) for BWI Thurgood Marshall noted a Pavement Condition Index (PCI) of 36-67 for the apron, which is classified as poor-fair condition. The portion of Taxiway T adjacent to the DX/DY apron was noted to have a PCI of 52 in the 2023 PMP, classified as poor condition. Continued pavement degradation in these areas could result in pavement failures and unplanned airfield closures, which would have serious negative impacts to airport operations. By reconstructing these areas of pavement in concrete, the pavement will be stronger and more able to accommodate the weight of the aircraft which utilize this section of the airfield. The durable concrete pavement has a longer lifespan than asphalt and therefore will extend the time until the next rehabilitation project is needed. The project will also install energy-efficient LED lighting in the Taxiway T centerline and edge lights, as well as install a clear water diversion vault and an oil/water separator (OWS) within the apron pavement. The OWS will collect potentially contaminated storm runoff and filter out oils before stormwater is discharged to the storm system and surrounding waterways.

The MAA Procurement Review Group reviewed the contract scope of work to determine the potential for establishing a Disadvantaged Business Enterprise (DBE) goal and Veteran-Owned Small Business Enterprise (VSBE) goals, as well as a Small Business Enterprise designation.

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

*Requesting Agency Remarks (cont'd):*

A 31% DBE participation goal was established for this contract. No VSBE participation goal was established, as this is a federally funded project. An SBR designation was not feasible for this contract because it is federally funded.

*Fund Source:* 75% Federal, 25% Special (Transportation Trust Funds)

*Approp. Code:* J06I0003

*Resident Business:* Yes

*MD Tax Clearance:* 25-1200-1010

**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  
May 21, 2025**

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**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 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 Trustees of the Wildfowl Trust of North America, Inc.**

Chesapeake Bay Environmental Center- Lakeside Educational Pavilion  
(Queen Anne’s County)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Chesapeake Bay Environmental Center (CBEC) Lakeside Educational Pavilion .*

*Maryland Consolidated Capital Bond Loan of 2024 (LHI– Chapter 720, Acts of 2024)  
DGS Item 24-666, (SL-217-230-038)                      **\$ 100,000***

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$100,000
	<b>24-666 (This Action)</b>	<b>\$100,000 (Non-match)</b>
	Local Cost	\$ 0

(Prior Actions: None)

**Remarks:**

1. By retroactive authority, DGS is administratively correcting the grantee name, pursuant to Section 1(3)(9)(b) and (d) of Ch 720, Acts of 2024 DB 3.12.2025.
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 rebuilding the Lakeside Pavilion, which serves as the primary gathering place for school students attending CBEC for environmental education classes.

**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  
May 21, 2025**



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

**5-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 Fund for Educational Excellence, Inc.**

Johnston Square (Baltimore City)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the [outside areas surrounding] INTERIOR AREAS OF Johnston Square. Notwithstanding Section 1(6) of this Act, the Maryland Historical Trust may not require a grantee that receives funds from this grant to convey or grant a perpetual easement.”*

*Maryland Consolidated Capital Bond Loan of 2022 (LSI– Chapter 344, Acts of 2022) DGS Item 22-544; as amended by Chapter 722, Acts of 2024 (SL-252-220-038)*

**\$ 200,000**

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 200,000
	<b>22-544 (This Action)</b>	<b>\$ 200,000 (Non-match)</b>
	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 improvements to the auditorium including seating and audio-visual systems.

**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  
May 21, 2025**



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

**6-CGL.      CAPITAL GRANTS AND LOANS**

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

**Kent County School Board**

Kent County School High School Tennis Courts (Kent County)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Kent County High School Tennis Courts.”*

*Maryland Consolidated Capital Bond Loan of 2024 (LSI– Chapter 720, Acts of 2024)  
DGS Item 24-515, (SL-079-240-038)                      \$ 100,000*

*Maryland Consolidated Capital Bond Loan of 2024 (LHI– Chapter 720, Acts of 2024)  
DGS Item 24-630 (SL-079-240-038)                      \$ 206,000*

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 381,000
	<b>24-515 (This Action)</b>	<b>\$ 100,000 (Non-match)</b>
	<b>24-630 (This Action)</b>	<b>\$ 206,000 (Non-match)</b>
	Local Cost	\$ 75,000

(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 design and construction of the Kent County High School Tennis Courts.

**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  
May 21, 2025



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

**7-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 Colmar Manor**  
Lariscy Park (Prince George’s County)

*“Provide a grant to the Mayor and Town Council of Colmar Manor for the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of Lariscy Park.”*

*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-660, (SL-090-240-038)      **\$100,000***

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 100,000
	<b>24-660 (This Action)</b>	<b>\$ 100,000 (Non-match)</b>
	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 Lariscy Park to build a park at a vacant commercial property located in town on Bladensburg Rd.

**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  
May 21, 2025**



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

**8-CGL.      CAPITAL GRANTS AND LOANS**

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

**Board of Directors of The National Federation of the Blind**

Museum of the Blind People’s Movement (Baltimore City)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Museum of the Blind People’s Movement.”*

*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-465, (SL-082-240-038)      **\$ 125,000***

*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-586, (SL-082-240-038)      **\$ 125,000***

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 1,500,000
	<b>24-465 (This Action)</b>	<b>\$ 125,000 (Non-match)</b>
	<b>24-586 (This Action)</b>	<b>\$ 125,000 (Non-match)</b>
	Local Cost	\$ 1,250,000

(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 supporting the next stage in the development process: the schematic design phase, which is the determination of physical requirements for each space that will occupy the eventual museum.

**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  
May 21, 2025**



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

**9-CGL.      CAPITAL GRANTS AND LOANS**

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

**Board of Directors of the Robert W. Johnson Community Center, Inc.**

Robert W. Johnson Community Center Infrastructure Refurbishment Project  
(Washington County)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Robert W. Johnson Community Center building .”*

*Maryland Consolidated Capital Bond Loan of 2022 (MISC– Chapter 344, Acts of 2022)  
DGS Item 22-325, (SL-252-210-038)                      **\$ 100,000***

Robert W. Johnson Community Center

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of Robert W. Johnson Community Center, located in Washington County (Washington County).”*

*Maryland Consolidated Capital Bond Loan of 2021 (MISC– Chapter 63, Acts of 2021)  
DGS Item 21-300, (SL-252-210-038)                      **\$ 100,000***

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 766,000
	<b>22-325 (This Action)</b>	<b>\$ 100,000 (Non-match)</b>
	<b>21-300 (This Action)</b>	<b>\$ 100,000 (Non-match)</b>
	Local Cost	\$ 566,000

(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.



DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025



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

- 3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
- 4. This project may include the restoration of its swimming pool to provide local youth with essential water safety skills and serve as a community hub.

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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  
May 21, 2025**



**REVISED**

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

**10-CGL.      CAPITAL GRANTS AND LOANS**

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

**SBC Outreach and Worship Ministries, Inc.**

Seed Church (Baltimore City)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Seed Church property.”*

*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-383, (SL-102-240-038)                      \$ 250,000*

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 250,000
	<b>24-383 (This Action)</b>	<b>\$ 250,000 (Non-match)</b>
	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 renovating a historic building to be used for the purpose of therapeutic services [...] to serve over a thousand people with drug addictions and families that need family services.

**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  
May 21, 2025**



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

**11-CGL.      CAPITAL GRANTS AND LOANS**

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

**Board of Trustees of The Lord’s Church, Baltimore, Maryland**  
 Outreach Center – The Lord’s Church (Baltimore City)  
*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of The Outreach Center.”*  
*Maryland Consolidated Capital Bond Loan of 2024 (MCCBL– Chapter 720, Acts of 2024) DGS Item 24-466, (SL-067-240-038)                      \$ 250,000*

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 250,000
	<b>24-466 (This Action)</b>	<b>\$ 250,000 (Non-match)</b>
	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 parking lot resurfacing, storage room upgrades, replacement of fixtures, roof replacement, and public meeting space.

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**REVISED**

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

**12-CGL.      CAPITAL GRANTS AND LOANS**

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

**University of Maryland St. Joseph Medical Center LLC**

University of Maryland St. Joseph Medical Center (Baltimore County)

*“To assist in the design, construction, renovation, and equipping of the Digestive Disease Center, subject to the requirement that the grantee provide an equal and matching fund for this purpose. Notwithstanding Section 1(5) of this Act, the matching fund may consist of funds expended prior to the effective date of this Act.”*

*Maryland Consolidated Capital Bond Loan of 2023 (MHA– Chapter 102, Acts of 2023)  
DGS Item 23-G013, (SL-212-230-038)                      **\$ 1,000,000***

**Matching Fund:** The MCCBL requires the grant recipient to provide a matching fund no later than June 1, 2025, and the Board of Public Works to certify a matching fund. The Board of Directors of **University of Maryland St. Joseph Medical Center, LLC** has **submitted proof of payment of \$1,000,000 to vendors for work on their grant project to meet the matching fund requirement for this project.**

<b>Background:</b>	Total Project	\$ 3,187,332
	<b>23-G013 (This Action)</b>	<b>\$ 1,000,000 (Match)</b>
	Local Cost	\$ 2,187,332
(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.
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 the renovation of the Digestive Disease Center to address patient safety and privacy.

**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  
May 21, 2025**



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

**14-AE.      ARCHITECTURE AND ENGINEERING  
*Department of General Services***

See next page for  
Record Correction  
Letter dated 5/21/25

**Contract ID:** Baltimore City Community College Curtain Wall Replacement at the Fine Arts Building; CC-623-230-001

ADPICS No.: ~~001B3600331~~, CTR023120  
**001B5600398**

**Contract Description:** Develop a comprehensive design package to replace the building's outdated envelope, including adjacent and intersecting finishes, fixtures, partitions, and roof edges along the perimeter. Also remove antiquated heating and cooling systems and install a modern mechanical system to meet the needs of the classrooms and students in the Fine Arts Building at Baltimore City Community College.

**Award:** Waldon Studio Architects, a Michael Graves Company;  
Baltimore, MD

**Contract Term:** 07/01/2025\* - 10/27/2028 (\*Or earlier upon BPW approval)

**Amount:** \$121,752.20

**Procurement Method:** Sole Source (*Continuity of Service*)

**MBE/VSBE Participation:** 26.01 / 0%

**Incumbent:** Same

**Requesting Agency Remarks:** This continuity of work is necessary to support the following phases. The ongoing design, construction administration, close-out documentation, and two-year warranty period for the observation and reporting of any deficiencies during this time. The original Indefinite Quantity Contract (IQC) DGS-17-100-IQC, under which this project was initially procured, is set to expire on June 30, 2025. Waldon Studio Architects was not awarded under the replacement master IQC. As a result, it has been determined that the project should be transferred from the current master IQC contract to a sole source contract.

The price has been determined to be fair and reasonable. The price remained the same as in the prior contract.

The contractor has committed to exceeding the established 15% MBE participation and achieve 26.01% MBE participation.



Wes Moore, Governor | Aruna Miller, Lt. Governor | Atif Chaudhry, Secretary

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May 21, 2025

Accepted 5/22/2025- JTG

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

Board of Public Works  
Louis L. Goldstein Treasury Building,  
Room 117 Annapolis, Maryland 21401

Dear BPW Members:

This is to advise you of the following change to the Board of Public Works Action Agenda Item previously approved by the Board of Public Works.

**BPW – May 21, 2025**

**Department of General Services, Item 14-AE**  
*Department of General Services,*  
*001B3600331*

FROM: ADPICS No. *001B3600331*

TO: ADPICS No. *001B5600398*

REASON: Clerical error

Regards,

A handwritten signature in black ink that reads "Jason Valuntis".

Jason Valuntis  
Associate Director  
Department of General Services Office  
of State Procurement



DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025



**14-AE.      ARCHITECTURE AND ENGINEERING (cont'd)**

**Fund Source:**                      MCCBL 2023 *Baltimore City Community College Deferred Maintenance. Provide funds to design, construct, and equip various infrastructure, building systems, and site improvements.*  
Item 121

**Resident Business:**                      Yes

**MD Tax Clearance:**                      24-4811-1000

**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  
May 21, 2025**



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

**15-AE.      ARCHITECTURE AND ENGINEERING  
*Department of General Services***

**Contract ID:** Restroom Renovations at Life Science Building; *CC-622-230-001*

ADPICS No.: ~~001B3600325~~, CTR022778  
001B6600022

See next page for Record  
Correction Letter dated 5/22/25

**Contract Description:** Design for renovating the first and second-level restrooms to meet the Americans with Disabilities Act (ADA) at the Life Science Building at Baltimore City Community College in Baltimore City. Includes water-saving touchless fixtures and LED lighting.

**Award:** Noelker and Hull Associates, Inc.; Frederick, MD  
(Certified Small Business)

**Contract Term:** 07/01/2025\* - 06/30/2027 (\*Or earlier upon BPW approval)

**Amount:** \$11,234.15

**Procurement Method:** Sole Source (*Continuity of Service*)

**MBE/VSBE Participation:** 0% / 0%

**Incumbent:** Same

**Requesting Agency Remarks:** This contract was originally assigned through an indefinite-quantity contract, DGS-34-GM-1.1, 04/19/2023 which expires on June 29, 2025 and will not be extended. It is essential that the design team continue to maintain project continuity to ensure the remaining design effort and construction administration services can be completed in a timely manner. The Procurement Officer confirmed that this firm understands the scope and requirements of this contract. A new solicitation is not feasible because a new firm will not take liability for previous design work, the project would need to start over, incurring additional costs to the State.. The price has been determined to be fair and reasonable. The price remained the same as in the prior contract.

MBE and VSBE participation were not assigned because the amount is under \$50,000.



# Maryland

## DEPARTMENT OF GENERAL SERVICES

Wes Moore, Governor · Aruna Miller, Lt. Governor · Atif Chaudhry, Secretary

May 22, 2025

Accepted 5/27/2025- JTG

John Gontrum, Esq.  
Secretary to the Board of Public Works  
Louis L. Goldstein Treasury Building, Room 117  
Annapolis, Maryland 21401-1991

SUBJECT: Record Correction – May 21, 2025, Board of Public Works Action Agenda

Dear Mr. Gontrum:

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

**BPW – May 21, 2025**

**DGS 15-AE**

Restroom Renovations at  
Life Science Building  
CC-622-230-001  
Page 98

FROM: ADPICS No.: 001B3600325

TO: ADPICS No.: 001B6600022

Reason: Clerical error. The following item was originally a work order from an expiring IQC that had to become a sole-source. The original BPO was used on the agenda, and after it got approved, the procurement officer was directed to use a new BPO for the sole-source contract.

Regards,

Jason Valuntis  
Associate Director  
Department of General Services  
Office of State Procurement



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**15-AE.      ARCHITECTURE AND ENGINEERING (cont'd)**

**Fund Source:**                      MCCBL 2022 *Deferred maintenance. Provide funds to design, construct, and equip various infrastructure, building system, and site improvements.* Item 156

**Approp. Code:**                      N/A

**Resident Business:**                Yes

**MD Tax Clearance:**                25-0639-0111

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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**  
**May 21, 2025**



**REVISED**

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

**16-AE.      ARCHITECTURE AND ENGINEERING**  
*Department of General Services*

See next page for Record  
Correction Letter dated  
6/10/25

**Contract ID:** Central Services Building ADA Modifications, BA-681-240-001  
ADPICS No.: ~~001B4600375~~, CTR023143  
001B5600502

**Contract Description:** Survey and analysis activities to develop a code-compliant barrier-free modification: men's/women's locker/toilet/shower rooms, assess and replace exterior access ramp, and develop two ADA parking spaces in the attached garage **at the Central Services Building in Annapolis.**

**Award:** Morris & Ritchie Associates, Inc.; Abingdon, MD

**Contract Term:** 07/01/2025 - 06/30/2027

**Amount:** \$55,865

**Procurement Method:** Sole Source (*Continuity of Service*)

**MBE/VSBE Participation:** 0% / 0%

**Incumbents:** Same

**Requesting Agency Remarks:** This contract was originally assigned through an indefinite-quantity contract, DGS-46-GM-1.0, 12/13/2023, which expires on June 30, 2025, and will not be extended. The ADA design phase has experienced delays primarily due to significant space constraints that have made compliance with applicable ADA laws and building codes particularly challenging. As part of the due diligence process, a comprehensive structural engineering assessment was required to evaluate the feasibility of incorporating ADA-compliant features within the existing spatial limitations. Additionally, a civil site assessment was necessary to determine whether the current ADA ramp configuration meets current compliance standards.

Progress has also been impacted by the need to coordinate and await feedback from multiple stakeholders, including the using agency, internal design reviewers, and the project architect. Their input is critical to ensure that all ADA requirements are met effectively and sustainably within the constraints of the site.



Wes Moore, Governor | Aruna Miller, Lt. Governor | Atif Chaudhry, Secretary

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June 10, 2025

Accepted 7/22/2025-JTG

John Gontrum, Esq.  
Secretary to the Board of Public Works  
Louis L. Goldstein Treasury Building, Room 117  
Annapolis, Maryland 21401-1991

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

SUBJECT: Record Correction – May 21, 2025, Board of Public Works Action Agenda

Dear Mr. Gontrum:

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

**BPW – May 21, 2025**

**DGS 16-AE**

Central Services Building ADA Modifications,  
BA-681-240-001

Page 100

FROM: ADPICS No.: 001B4600375

TO: ADPICS No.: 001B5600502

Reason: Clerical error. There was an error when entering the BPO number. The correct BPO has been provided above.

Regards,

*Jason Valuntis*

Jason Valuntis  
Associate Director  
Department of General Services  
Office of State Procurement



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**REVISED**

**16-AE.      ARCHITECTURE AND ENGINEERING (cont'd)**

***Agency Remarks (cont'd):***

An additional two years are required to allow for the completion of the construction documents, bidding, construction, and post-construction phases. This extended timeline ensures adequate time for construction procurement, phased construction execution, while maintaining facility access, and thorough post-construction verification to confirm full ADA compliance.

It is essential that the current design team continue the work to maintain project continuity and to ensure the remaining design effort and construction administration services can be completed in a timely manner. A new solicitation is not feasible because a new firm will not take liability for previous design work, and the project would need to start over, and the State would incur additional costs.

The price has been determined to be fair and reasonable. The price remained the same as in the prior contract.

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

***Fund Source:***                      MCCBL 2023 *Accessibility Modifications. Provide funds to design and construct architectural upgrades at state-owned facilities to improve accessibility for persons with disabilities.* Item 159

***Resident Business:***              Yes

***MD Tax Clearance:***              25-0181-1110

**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**  
**May 21, 2025**



**REVISED**

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

**17-AE.      ARCHITECTURE AND ENGINEERING**  
***Department of General Services***

See next page for  
Record Correction  
Letter dated  
5/22/25

**Contract ID:** Renovation of Farthings Bathroom; SM-850-230-002  
ADPICS No.: ~~001B3600388~~, CTR023123  
001B5600407

**Contract Description:** Design work for the interior and exterior of the bathroom to meet ADA requirements, replace and update to code; bathroom fixtures including new floor drains and piping, tile, water-saving fixtures, soap dispensers, and faucets. Paint and replace drywall/tile, install infant changing stations, and hand dryers. Replace and upgrade all interior and exterior lights with LED and energy-efficient light fixtures **at the Farthings Bathroom at Historic St. Mary's City Commission.**

**Award:** Morris & Ritchie Associates, Inc.; Baltimore, MD

**Contract Term:** 07/01/2025 - 06/30/2027

**Amount:** \$7,680

**Procurement Method:** Sole Source (*Continuity of Service*)

**MBE/VSBE Participation:** 0% / 0%

**Incumbent:** Same

**Requesting Agency Remarks:** This contract was originally assigned through an indefinite-quantity contract, DGS-17-100-IQC DGS-59-GM, 06/07/2023 which expires on June 30, 2025, and will not be extended. The warranty period of two years needs to be accounted for, which requires the continuation of this contract.

The price has been determined to be fair and reasonable. The price remained the same as in the prior contract.

MBE and VSBE participation were not assigned because the amount is under \$50,000.

**Fund Source:** MCCBL2022 Site improvements. Provide funds to design, construct, and equip infrastructure improvements in Historic St. Mary's City. Item 148



Wes Moore, Governor | Aruna Miller, Lt. Governor | Atif Chaudhry, Secretary

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May 22, 2025

Accepted 5/23/2025- JTG

*John Jontum*

Board of Public Works  
Louis L. Goldstein Treasury Building,  
Room 117 Annapolis, Maryland 21401

Dear BPW Members:

This is to advise you of the following change to the Board of Public Works Action Agenda Item previously approved by the Board of Public Works.

**BPW – May 21, 2025**

**Department of General Services, Item 17-AE**  
*Historic St. Mary's City, 001B3600388*

FROM: ADPICS No. *001B3600388*

TO: ADPICS No. *001B5600407*

REASON: Clerical Error of ADPICS date

FROM: Award: 7,680.00

TO: Award: 6,735.00

REASON: Clerical Error of Award Amount

Regards,

*Jason Valuntis*

Jason Valuntis  
Associate Director  
Department of General Services Office  
of State Procurement



DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025



**REVISED**

17-AE. ARCHITECTURE AND ENGINEERING (cont'd)

*Resident Business:* Yes

*MD Tax Clearance:* 25-1355-1110

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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  
May 21, 2025**



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

**18-AE.      ARCHITECTURE AND ENGINEERING  
*Department of General Services***

**Contract ID:** Historic St. Mary's City Public Relations Building Design Recommendations and Alterations; SM-000-230-001

ADPICS No.: ~~001B4600432~~, CTR023108  
**001B6600023**

**See next page for Record Correction  
Letter dated 5/22/25**

**Contract Description:** Analyze the Public Relations Building in Historic St. Mary's City to design recommendations for alterations to the public parking, accessible route, building entrance-reception, and ADA-compliant toilet room.

**Award:** Waldon Studio Architects, a Michael Graves Company, Inc.;  
Baltimore, MD.

**Contract Term:** 07/01/2025 - 07/01/2026

**Amount:** \$ 15,939.85

**Procurement Method:** Sole Source (*Continuity of Service*)

**MBE/VSBE Participation:** 0% / 0%

**Incumbent:** Same

**Requesting Agency Remarks:** This contract was originally assigned through an indefinite-quantity contract, DGS-36-GM, 09/6/2023 which expires on June 30, 2025, and will not be extended. The design has been delayed due to an abundance of design errors flagged by the technical review group. The architect has had multiple submissions for each design phase which has extended the design schedule.

It is essential that the current design team continue the work to maintain project continuity and ensure the remaining design effort and construction administration services can be completed in a timely manner. A new solicitation is not feasible because a new firm will not take liability for previous design work, and the project would need to start over, causing the State to incur additional costs.



# Maryland

## DEPARTMENT OF GENERAL SERVICES

Wes Moore, Governor · Aruna Miller, Lt. Governor · Atif Chaudhry, Secretary

May 22, 2025

Accepted 5/27/2025- JTG

John Gontrom, Esq.  
Secretary to the Board of Public Works  
Louis L. Goldstein Treasury Building, Room 117  
Annapolis, Maryland 21401-1991

SUBJECT: Record Correction – May 21, 2025, Board of Public Works Action Agenda

Dear Mr. Gontrom:

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

**BPW – May 21, 2025**

**DGS 18-AE**

Historic St. Mary's City  
Public Relations Building  
Design Recommendations  
and Alterations  
SM-000-230-001  
Page 104

FROM: ADPICS No.: 001B4600432

TO: ADPICS No.: 001B6600023

Reason: Clerical error. The following item was originally a work order from an expiring IQC that had to become a sole-source. The original BPO was used on the agenda, and after it got approved, the procurement officer was directed to use a new BPO for the sole-source contract.

Regards,

Jason Valuntis  
Associate Director  
Department of General Services  
Office of State Procurement



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**18-AE.      ARCHITECTURE AND ENGINEERING (cont'd)**

***Agency Remarks (cont'd):***

The price has been determined to be fair and reasonable. The price remained the same as in the prior contract.

MBE and VSBE participation were not assigned because the amount is under \$50,000.

***Fund Source:***                      *MCCBL 2022 Accessibility Modifications. Provide funds to design and construct architectural upgrades at State-owned facilities to improve accessibility for persons with disabilities. Item 146*

***Resident Business:***              Yes

***MD Tax Clearance:***              25-0259-1000

**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  
May 21, 2025**



*Contact: Rene Alonso 410-260-8052  
rene.alonso2@maryland.gov*

**19-C.            CONSTRUCTION CONTRACT**

**Recommendation:** That the Board of Public Works approve the following Task Order under previously-approved Master Contracts.

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

**Procurement Method:** Task Order under Master Contract

**1.0 Master Contract:** *General Construction and Related Services, Statewide*  
Contract No.: DGS-23-306-IQC  
**Approved:** DGS 15-C, 05/01/2024  
**Term:** 05/16/2024 - 05/15/2029  
*\*As of publication, the remaining balance of this master contract is \$\$973,559,126.*

**1.1 Using Agency:** Department of Natural Resources  
**Description:** Merkle Wildlife Sanctuary road resurfacing in Prince George's County, G017250010/BPM048159

**Award:** Baltimore Contractors, Inc.; Glen Burnie, MD  
(MBE) (Certified Small Business)

**Number of Qualified**

**Master Contractors:** 19

**Number of Bids:** 4 (SBR - Designated)

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Baltimore Contractor, Inc.; Glen Burnie, MD	\$319,088.00
Warwick Supply; Hunt Valley, MD	\$324,400.00
LG Construction, Inc.; Perryville, MD	\$451,563.84
Hayes Construction Company; Phoenix, MD	\$761,420.00

**Amount:** \$319,088

**Term:** 90 Calendar Days

**MBE/VSBE Participation:** 20% / 0%



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19-C. CONSTRUCTION CONTRACT (cont'd)

*Resident Business:* Yes  
*Fund Source:* 100% Parks Service – Critical Maintenance

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES  
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*Contact: Amanda Sadler 301-429-7780  
amanda.sadler@maryland.gov*

**20-S. SERVICES CONTRACT  
*Department of Housing and Community Development, Community Development  
Administration Energy Programs***

**Contract ID:** Energy Kit Supplier; BPM044740  
ADPICS No.: S00B5600069

**Contract Description:** Energy kit program that provides energy conversation kits to eligible first-time applicants. The kit contains a small number of direct-install measures such as LED light bulbs, faucet aerators, shower timers, educational materials and resources with energy saving tips to each new applicant.

**Award:** Data Integrators, Inc.; Fredericksburg, VA  
(Certified Small Business)

**Contract Term:** 07/03/2025\* - 07/02/2028 (w/one 1-year renewal option)  
(\*Or earlier upon BPW approval)

**Amount:** \$2,625,120 NTE (Base Term)  
\$ 964,560 NTE (Renewal Option #1)  
\$3,589,680 NTE Total

**Procurement Method:** Competitive Sealed Bidding (*SBR - Designated*)

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Data Integrators, Inc.; Fredericksburg, VA	\$3,589,680.00
Energy Earth, LLC d/b/a EE Incentives; Chattanooga, TN	\$3,748,080.00
Paranada FW LLC d/b/a Conservation Mart; Fort Worth, TX	\$3,886,075.88
ABJ Squared Consulting; Waldorf, MD	\$3,930,970.20
Metier Solutions, LLC; Gaithersburg, MD	\$5,644,960.00
Lion King, LLC; Baltimore, MD	\$5,886,240.00



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**20-S.      SERVICES CONTRACT (cont'd)**

***Living Wage Eligible:***      Yes

***MBE Participation:***      0% / 0%

***Incumbent:***      Energy Earth, LLC; Chattanooga, TN

***Requesting Agency Remarks:*** A notice of availability of an Invitation for Bids (IFB) was posted on eMaryland Marketplace Advantage on October 4, 2024 notifying approximately 1,018 potential contractors. Eight bids were received and opened on December 6, 2024. Two bids were rejected because they failed to provide the required affidavits/documents. Data Integrators, Inc. has been found responsible and its bid responsive. The bid pricing has been confirmed. This contract engages Marylanders in the energy savings process and provides energy savings to every eligible household.

***Fund Source:***      100% Special (EmPOWER Maryland Fund)

***Approp. Code:***      A2504

***Resident Business:***      No

***MD Tax Clearance:***      25-1092-0000

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**





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**21-S.            SERVICES CONTRACT (cont'd)**

***Agency Remarks (cont'd):***

No MBE or VSBE participation goals were established for this contract since the specialized core services (psychiatric services/evaluations, case management, therapy, recreational therapeutic programs, educational services etc.) are available within the facility and require specialized training, certification, and clearances.

The Maryland State Department of Education (MSDE), Division of Special Education/Early Intervention Services (DSE/EIS), Nonpublic Special Education Section is responsible for approving rates for facilities that serve Maryland youth which are located outside of the State of Maryland.

***Fund Source:***                            100% General Funds

***Approp. Code:***                        N00G0001

***Resident Business:***                 No

***MD Tax Clearance:***                25-1046-0000

**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  
May 21, 2025**



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

**22-S.            SERVICES CONTRACT  
*Department of Public Safety and Correctional Services***

**Contract ID:** Court Required Monitoring of Medical Health Provisions under Duvall Settlement Agreement; 57; Q00B6600001  
ADPICS No.: Q00B6600001

**Contract Description:** Medical Health Monitor to maintain compliance with the Settlement Agreement in *Jerome Duvall, et al. v. Wes Moore, et al.* (D.Md. Civil No. 94-cv-02541)(“Duvall”).

**Award:** Mangai, LLC; Coppell, TX

**Contract Term:** 07/01/2025 - 12/31/2026

**Amount:** \$184,000

**Procurement Method:** Sole Source

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Incumbent:** Michael Puisis, DO, Inc.; Evanston, IL

**Requesting Agency Remarks:** The Board of Public Works on November 18, 2015 approved a Settlement Agreement (Agreement), under which the parties agreed that the Department’s compliance with the Agreement’s substantive provisions would be assessed by three mutually agreed-upon “Monitors”, whose responsibilities include, but are not limited to, inspections of Baltimore Central Booking and Intake Center (BCBIC) to monitor the implementation of the agreement and reviewing evidence relating to compliance. Each monitor manages a specific provision of the Agreement, with one for the medical provisions (Medical Monitor), one for the mental health provisions, and one for the physical plant provisions.





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*Contact: John P Lloyd 410-230-8886  
john.lloyd@maryland.gov*

**23-S. SERVICES CONTRACT  
*Maryland State Lottery & Gaming Control Agency,  
Creative Product Services Division***

**Contract ID:** Baltimore Ravens Licensing Contract; #2025-01  
ADPICS No.: E75B5600004

**Contract Description:** License to use Baltimore Ravens NFL football team marks and logos and purchase exclusive prizes. These marks and logos will be used for instant lottery games. The contract also includes the purchase of Ravens ticket packages and experiential prizes to be utilized as part of the instant ticket promotion.

**Award:** Baltimore Ravens Limited Partnership, Owings Mills, MD

**Contract Term:** 06/12/2025\* - 12/31/2027 (\*Or earlier upon BPW approval)

**Amount:** \$364,250

**Procurement Method:** Sole Source

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Incumbent:** Same

**Requesting Agency Remarks:** The recommended contractor is the owner and exclusive licensor of the marks and logos of the Baltimore Ravens NFL football team and may only be used with permission and in accordance with all applicable NFL rules.

The Contract will provide a license to MLGCA to use the Baltimore Ravens marks and logos in its instant lottery games, advertising, and marketing. The contract also purchases Baltimore Ravens ticket packages and experiential prizes to be utilized as part of instant ticket promotion, including approximately six different second chance drawings associated with two scratch-off ticket games and one Fast Play game. These prizes include Baltimore Ravens season tickets for 20 years, Baltimore Ravens 2025 and 2026 season tickets, pre-game access to the sidelines, opportunities to participate in an on-field activity during 2025 home games and a trip with the team to attend a 2025 Baltimore Ravens regular season NFL away game.



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**23-S.      SERVICES CONTRACT (cont'd)**

***Agency Remarks (cont'd):***

The MLGCA anticipates producing one scratch-off ticket game using the Baltimore Ravens' NFL marks and logos that will have a quantity of 3,120,000 tickets, a \$2.00 price point and a total retail face value of \$6,240,000 and a second game that will have a quantity of 3,120,000, a \$10.00 price point and a total retail face value of \$31,200,000. These games need to be submitted for production by early-June 2025 in order to have the tickets produced and available for distribution mid-summer 2025. This contract also allows the MLGCA to produce a terminal based instant ticket game known as Fast Play with the Baltimore Ravens's marks and logos.

The 2025 NFL season will be the seventeenth consecutive year that the MLGCA has produced instant ticket games using the Baltimore Ravens' logos and marks. In many of these previous years, the Baltimore Ravens instant ticket games have been among the more popular and highest performing at their price point category. The second chance prizes are also quite popular, as unique player entries into these contests are some of the highest seen.

By law, instant game players have 182 days after a game is closed-out to claim winning tickets. As such, the MLGCA must allow for that period to elapse before the Contract expires but during which time no additional tickets are produced or sold. This Contract provides the MLGCA with the ability to produce the specified instant ticket games, procure associated experiential prizes, and use the Baltimore Ravens' logos and marks in 2025 and 2026.

The MLGCA reviewed the overall prices and terms of other similar promotions that it has done which involved the licensing of proprietary properties and tickets or other exclusive prizes (e.g., Ravens, Powerball Power Cruise, Willie Wonka, Monopoly, Price is Right, MGM, Royal Caribbean). The amount of this license contract compares favorably with those similar projects and was determined to be fair and reasonable.

No MBE or VSBE participation goal was established for this sole source contract because it is a license agreement with no available subcontracting opportunities.

<b>Fund Source:</b>	100% Special Funds (Lottery Proceeds)		
<b>Approp. Code:</b>	E75D0001		
<b>Resident Business:</b>	Yes	<b>MD Tax Clearance:</b>	25-0740-1110

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES**  
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**May 21, 2025**



**REVISED**

*Contact: Jeffrey Davis 410-537-7832  
 jdavis8@mdta.state.md.us*

**24-S. SERVICES CONTRACT**  
***Department of Transportation, Maryland Transportation Authority***

**Contract ID:** Communications and Related Services, *SV-00211187*  
 ADPICS No.: J01B5600050

**Contract Description:** Communications and Related Services to aid in public education, promote public safety on MDTA roadways and provide exceptional and equitable customer service.

**Award:** McAndrew Company, Inc.; Bethesda, MD (MBE)  
 (Certified Small Business)

**Contract Term:** 06/12/2025\* - 05/11/2028 (w/one 2-year renewal option)  
 (\*Or earlier upon BPW approval)

**Amount:** \$ 4,950,000 NTE (Base Term)  
 \$ 3,300,000 NTE (Renewal Option #1)  
 \$ 8,250,000 NTE Total

**Procurement Method:** Competitive Sealed Proposals

**Proposals:**

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
McAndrew Company, Inc.; Bethesda, MD	1	\$1,759,200 (1)	1
Integrated Designs, Inc.; Glen Burnie, MD	2	\$2,074,296 (2)	2
Pulsar Advertising, Inc.; Baltimore, MD	3	\$2,593,950 (3)	3

*\*Technical and financial proposals were weighted equally.*

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 24% / 1%

**Performance Security:** No

**Hiring Agreement Eligible:** Yes



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**REVISED**

**24-S. SERVICES CONTRACT (cont'd)**

**Incumbent:** Same

**Requesting Agency Remarks:** A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) and on June 28, 2024. A total of 775 potential contractors were notified of the solicitation and 39 were directly solicited. Three offers were received, and all were determined to be reasonably susceptible of being selected for award. The recommended offeror McAndrew Company, Inc. was determined to be most advantageous to the State as its proposal was both ranked highest technically and was lowest in price.

Work under this contract includes, development, production and implementation of public-safety and traffic-management campaigns/messages utilizing traditional media, digital media, social media, public relations, community outreach, research, and analytics; crisis communications services; website management; as well as other related activities necessary to carry out the work of the Maryland Transportation Authority’s (MDTA) Office of Communications.

Services will be provided by McAndrew to MDTA on an “as needed” Work Order basis. MDTA will utilize the hourly rates submitted in McAndrew’s cost proposal through the duration of the contract. The award amount is based upon the final budget. The financial cost was for evaluation purposes only and was based upon a model number of labor hours by job classifications and fixed hourly rates for those classifications.

The contract includes a provision authorizing an extension for a total period no longer than one-third of the base term to spend funds remaining on the contract as provided in the Board of Public Works (BPW) Advisory 1995-1 found on the BPW website.

Maryland Works provided a waiver for this procurement on February 8, 2024.

**Fund Source:** 100% Special Funds (Toll Revenue)

**Approp. Code:** J00.J00.41

**Resident Business:** Yes      **MD Tax Clearance:** 25-0813-0111

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**      **DISAPPROVED**  
**WITH DISCUSSION**

**DEFERRED**      **WITHDRAWN**  
**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**REVISED**

*Contact: Cynthia Washington 410-767-7675  
cynthia.washington2@maryland.gov*

**25-S-OPT/MOD. SERVICES OPTION/MODIFICATION**  
*Department of Human Services, Family Investment Administration,  
Office of Home Energy Programs*

**Contract ID:** Administration of the Maryland Energy Assistance Program and Electric Universal Service Program; *See Attachment 1*  
ADPICS No.: COK87631

**Contract Approved:** DGS 11-S, 06/22/2022

**Contract Description:** Multiple contracts to provide local administrative services for Maryland Energy Assistance Program (MEAP) and the Energy Assistance Program and Electric Universal Service Program (EUSP) and the recording of applications for the Utility Service Protection Plan (USPP) in Anne Arundel, Calvert, Carroll, Charles, Garrett, Howard, St. Mary's and Washington Counties. These services provide monetary assistance and crisis assistance to low-income families for heating and electric expenses.

**Option Description:** Exercise the third renewal option.

**Modification Description:** Due to an increase in the volume of energy assistance applications as a result of the implementation of Categorical Eligibility, the price of all remaining renewal options are increased by 5%.

**Awards:** See Attachment 1

**Original Contract Term:** 07/01/2022 - 06/30/2023 (w/four 1-year renewal options)

**Option Term:** 07/01/2025 - 06/30/2026

**Modification Term:** 07/01/2025 - 06/30/2026

**Original Contract Amount:** \$3,172,807

**Option Amount:** \$3,172,807

**Modification Amount:** \$158,640



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**REVISED**

**25-S-OPT/MOD. SERVICES OPTION/MODIFICATION (cont'd)**

**Prior Options/Mods:** \$3,172,807 (Renewal Option #1 07/01/2023 - 6/30/2024.  
DGS 15-S OPT, 06/21/2023)  
\$3,172,807 (Renewal Option #2: 07/01/2024 - 06/30/2025  
DGS 37-S-OPT, 06/5/2024)  
\$0 (Mod #1: Remove requirements for processing bulk fuel and  
landlord payments, Delegated Authority - DHS, 10/11/2024)

**Total Contract Amount:** \$12,849,868

**Percent +/- (This Item):** 105%

**Total Percent Change:** 305%

**Original Procurement Method:** Sole Source

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%

**Performance Security:** No

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** The Department of Human Services' Office of Home Energy Programs (OHEP) provides energy assistance benefits and services to eligible low-income customers using a combination of federal and state funds. Local Administrative Agencies (LAAs) are responsible for outreach activities, application intake, certification for benefits, payment processing, notification of eligibility determinations, and appeals of benefit amounts or benefit denial.

DHS is adding five percent to the renewal option due to an increase in the volume of energy assistance applications as a result of the implementation of Categorical Eligibility, as a result of Chapter 207 of 2023, beginning January 1, 2024. The implementation of Categorical Eligibility has resulted in an increased number of energy assistance applications to process for the Local Administering Agencies (LAAs). LAAs are both local departments of social services and



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**REVISED**

**25-S-OPT/MOD. SERVICES OPTION/MODIFICATION (cont'd)**

**Agency Remarks (cont'd):**

not-for-profit, community action organizations. From state fiscal year 2023 to 2024, we received a 70% increase in overall home energy applications. OHEP's LAAs have been flat-funded for the past four years despite numerous program changes that have significantly increased their workload. The LAA's are integral to ensuring limited-income Marylanders have access to needed energy assistance to reduce their energy burden.

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

**Fund Source:** 50% Federal Funds  
50% Special (Electric Universal Service Program)

**Approp. Code:** N00I0006

**Resident Business:** Yes

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



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**REVISED**

**25-S-OPT. SERVICES OPTION (cont'd)**

**ATTACHMENT I**

<b>Contractor</b>	<b>Option Amount</b>
Anne Arundel County Community Action Agency, Inc.; Annapolis, MD; <i>FIA/OHEP-23-002-A4</i>	\$586,724 (Base Term) \$586,724 (Renewal Option #1) \$586,724 (Renewal Option #2) \$0 (Mod #1) <b>\$586,724 (Renewal Option #3)</b> <b>\$ 29,336 (Mod #2)</b> \$2,376,232 Revised Total
Human Services Programs of Carroll County, Inc.; Westminster, MD; <i>FIA/OHEP-23-003-A4</i>	\$366,041 (Base Term) \$366,041 (Renewal Option #1) \$366,041 (Renewal Option #2) \$0 (Mod #1) <b>\$366,041 (Renewal Option #3)</b> <b>\$ 18,302 (Mod #2)</b> \$1,482,466 Revised Total
Garrett County Community Action Committee, Inc.; Oakland, MD; <i>FIA/OHEP-23-004-A4</i>	\$426,652 (Base Term) \$426,652 (Renewal Option #1) \$426,652 (Renewal Option #2) \$0 (Mod #1) <b>\$426,652 (Renewal Option #3)</b> <b>\$ 21,333 (Mod #2)</b> \$1,727,941 Revised Total
Community Action Council of Howard County Maryland, Inc.; Columbia, MD; <i>FIA/OHEP-23-006-A4</i>	\$464,663 (Base Term) \$464,663 (Renewal Option #1) \$464,663 (Renewal Option #2) \$0 (Mod #1) <b>\$464,663 (Renewal Option #3)</b> <b>\$ 23,233 (Mod #2)</b> \$1,881,885 Revised Total



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**REVISED**

**25-S-OPT. SERVICES OPTION (cont'd)**

**ATTACHMENT I**

<p>Southern MD Tri-County Community Action Committee, Inc;  Hughesville, MD;  <i>FIA/OHEP-23-007-A4</i></p>	<p>\$161,106 (Base Term)  \$161,106 (Renewal Option #1)  \$161,106 (Renewal Option #2)  \$0 (Mod #1)  <b>\$161,106 (Renewal Option #3)</b>  <b>\$ 8,055 (Mod #2)</b>  \$652,479</p>
<p>Southern MD Tri-County Community Action Committee, Inc;  Hughesville, MD;  <i>FIA/OHEP-23-008-A4</i></p>	<p>\$319,799 (Base Term)  \$319,799 (Renewal Option #1)  \$319,799 (Renewal Option #2)  \$0 (Mod #1)  <b>\$319,799 (Renewal Option #3)</b>  <b>\$ 15,990 (Mod #2)</b>  \$1,295,186 Revised Total</p>
<p>Southern MD Tri-County Community Action Committee, Inc;  Hughesville, MD;  <i>FIA/OHEP-23-009-A4</i></p>	<p>\$319,799 (Base Term)  \$319,799 (Renewal Option #1)  \$319,799 (Renewal Option #2)  \$0 (Mod #1)  <b>\$319,799 (Renewal Option #3)</b>  <b>\$ 15,990 (Mod #2)</b>  \$1,295,186 Revised Total</p>
<p>Washington County Community Action Council, Inc.;;  Hagerstown, MD;  <i>FIA/OHEP-23-014-A4</i></p>	<p>\$528,023 (Base Term)  \$528,023 (Renewal Option #1)  \$528,023 (Renewal Option #2)  \$0 (Mod #1)  <b>\$528,023 (Renewal Option #3)</b>  <b>\$ 26,401 (Mod #2)</b>  \$2,138,493 Revised Total</p>



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**REVISED**

*Contact: Cynthia Washington 410-767-7675  
cynthia.washington2@maryland.gov*

**26-S-OPT/MOD. SERVICES OPTION/MODIFICATION**  
***Department of Human Services, Family Investment Administration,  
Office of Home Energy Program***

**Contract ID:** Administration of the Office of Home Energy Programs in Harford, Somerset, Talbot, Wicomico, and Worcester Counties; *FIA/OHEP-24-005-A3, FIA/OHEP-24-010-A3, FIA/OHEP-24-013-A3*

ADPICS No.: COK87645, COK87647, COK87649

**Contract Approved:** DGS 8-S, 06/21/2023

**Contract Description:** Local administrative services for the Maryland Energy Assistance Program (MEAP) and the Electric Universal Service Program (EUSP). These services provide monetary assistance and crisis assistance to low-income families for heating and electric expenses.

**Option Description:** Exercise the second renewal option.

**Modification Description:** Due to an increase in the volume of energy assistance applications as a result of the implementation of Categorical Eligibility, the price of all remaining renewal options are increased by 5%.

**Awards:** See Attachment 1

**Original Contract Term:** 07/01/2023 - 06/30/2024 (w/four 1-year renewal options)

**Option Term:** 07/01/2025 - 06/30/2026

**Modification Term:** 07/01/2025 - 06/30/2026

**Original Contract Amount:** Harford County - Harford Community Action Agency, Inc.  
\$ 559,656.00

Talbot County - Neighborhood Service Center, Inc.  
\$ 246,052.56

Somerset, Wicomico, and Worcester Counties - Shore Up! Inc.  
\$ 769,630.80

\$1,575,339.36 Total



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**REVISED**

**26-S-OPT/MOD.      SERVICES OPTION/MODIFICATION (cont'd)**

<b>Option Amount:</b>	Harford County - Harford Community Action Agency, Inc. \$559,656.00
	Talbot County - Neighborhood Service Center, Inc. \$247,372.56
	Somerset, Wicomico, and Worcester Counties - Shore Up! Inc. \$769,630.80
	\$1,576,659.36 Total
<b>Modification Amount:</b>	Harford County - Harford Community Action Agency, Inc. \$27,983
	Talbot County - Neighborhood Service Center, Inc. \$11,966.44
	Somerset, Wicomico, and Worcester Counties - Shore Up! Inc. \$38,482.20
	\$78,431.64 Total
<b>Prior Options/Mods:</b>	\$1,576,275.36 (Renewal Option #1 07/01/2024 - 06/30/2025 DGS 38-S-OPT, 06/5/2024) \$0 (Mod #1: Remove requirements for processing bulk fuel and landlord payments, Delegated Authority - DHS, 10/11/2024)
<b>Total Contract Amount:</b>	\$4,806,705.72
<b>Percent +/- (This Item)</b>	105.06%
<b>Total Percent Change:</b>	205.12%
<b>Original Procurement Method:</b>	Competitive Sealed Proposals
<b>Living Wage Eligible:</b>	Yes



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**REVISED**

**26-S-OPT/MOD. SERVICES OPTION/MODIFICATION (cont'd)**

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%

**Performance Security:** No

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** The Department of Human Services' Office of Home Energy Programs (OHEP) provides energy assistance benefits and services to eligible low-income customers using a combination of federal and state funds. Local Administrative Agencies (LAAs) are responsible for outreach activities, application intake, certification for benefits, payment processing, notification of eligibility determinations, and appeals of benefit amounts or benefit denial.

DHS is adding five percent to the renewal option due to an increase in the volume of energy assistance applications as a result of the implementation of Categorical Eligibility, as a result of Chapter 207 of 2023, beginning January 1, 2024. The implementation of Categorical Eligibility has resulted in an increased number of energy assistance applications to process for the Local Administering Agencies (LAAs). LAAs are both local departments of social services and not-for-profit, community action organizations. From state fiscal year 2023 to 2024, we received a 70% increase in overall home energy applications. OHEP's LAAs have been flat-funded for the past four years despite numerous program changes that have significantly increased their workload. The LAA's are integral to ensuring limited-income Marylanders have access to needed energy assistance to reduce their energy burden.

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

**Fund Source:** 50% Federal Funds  
50% Special Funds (Electric Universal Service Program)

**Approp. Code:** N00I0006

**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**  
**May 21, 2025**



**REVISED**

**26-S-OPT/MOD. SERVICES OPTION/MODIFICATION** (cont'd)

**ATTACHMENT I**

<b>Contractor</b>	<b>Modification Amount</b>
Harford County Community Action, Inc. Edgewood, MD FIA/OHEP-24-005-A3	\$559,656.00 (Base Term) \$559,656.00 (Renewal Option #1) <b>\$559,656.00 (Renewal Option #2)</b> <b>\$0 (Mod#1)</b> <b>\$ 27,983.00 (Mod#2)</b> \$1,706,951.00 Total
Neighborhood Service, Inc. Easton, MD Center) FIA/OHEP-24-013-A3	\$246,052.56 (Base Term) \$246,988.56 (Renewal Option #1) <b>\$247,372.56 (Renewal Option #2)</b> <b>\$0 (Mod #1)</b> <b>\$ 11,966.44 (Mod #2)</b> \$752,380.12 Total
Shore Up! Inc. Salisbury, MD FIA/OHEP-24-010, 011, 012-A3	\$ 769,630.80 (Base Term) \$ 769,630.80 (Renewal Option #1) <b>\$ 769,630.80(Renewal Option #2)</b> <b>\$0 (Mod\$1)</b> <b>\$ 38,482.20 (Mod #2)</b> \$2,347,374.60 Total



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



*Contact: Alison Barry 667-203-9095  
alison.barry@maryland.gov*

**27-S-OPT. SERVICES OPTION  
*Department of Health/Office of Medical Benefit Management***

**Contract ID:** Administrative Service Organization Maryland Healthy Smiles Dental Program;  
MDH-OPASS 16-14344  
ADPICS No.: COK87226

**Contract Approved:** DBM 2-S 9/16/2015

**Contract Description:** Dental Benefit Administrator (DBA) Services to administer a fee for services dental program for Medicaid participants

**Option Description:** Exercise the final six month renewal option from Mod. #15.

**Award:** Skygen USA, LLC.; Menomonee Falls, WI

**Original Contract Term:** 01/16/2016 - 12/31/2018 (w/two 1-year renewal options)

**Option Term:** 07/01/2025 - 12/31/2025

**Original Contract Amount:** \$8,985,600

**Option Amount:** \$4,635,000

**Prior Mods/Options:** \$ 0 (Mod. #1: Revise contract language; Delegated Authority - MDH, 09/12/2017)  
\$ 0 (Mod. #2: Revise contract language; Delegated Authority - MDH, 10/30/2017)  
\$ 0 (Mod. #3: Change due date for SOC 2 Type II audit; Delegated Authority - MDH, 12/05/2017)  
\$ 260,000 (Mod. #4: Additional funding; DBM 5-S-MOD, 07/19/2018)  
\$ 0 (Mod. #5: Removed credentialing; Delegated Authority - MDH, 08/27/2018)  
\$3,570,544 (Renewal Option #1/Mod. #6: 01/01/2019 - 12/31/2019, increase funding by \$388,144; DBM 14-S-MOD, 12/19/2018)  
\$ 139,200 (Mod. #7: Increase funding; DBM 17-S-MOD, 05/08/2019)



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
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**May 21, 2025**



**27-S-OPT. SERVICES OPTION (cont'd)**

***Prior Mods/Options (cont'd):***

\$3,576,000 (Renewal Option #2/Mod. #8: 01/01/2020 - 12/31/2020, increase funding by \$300,000; DGS 18-S-OPT, 01/08/2020)  
 \$3,576,000 (Mod. #9: Extension 01/01/2021 - 12/31/2021 and add 6-month renewal option; DGS 18-S-MOD, 11/18/20)  
 \$6,628,001 (Renewal Option #3/Mod #10 01/01/2022 - 06/30/2023. Increase funding and extend the contract for an additional 12-months and add a 6-month renewal option, DGS 29-S-OPT/MOD 10/06/2021.)  
 \$ 2,100,000 (Mod #11 Increase funding to add Adult Medicaid patients to the current contract for fiscal year 2023 as mandated by the Maryland Medical Assistance Program - Dental Coverage for Adults. DGS 39-S-MOD 12/07/2022)  
 \$0 (Mod. # 12 Extension 07/01/2023 - 07/06/2023 Delegated Authority - MDH, 05/8/2023)  
 \$2,295,000 (Renewal Option #4 07/01/2023 -12/31/2023 DGS 14-S-OPT/MOD 06/21/2023)  
 \$2,613,486.80 (Mod. #13 Add funding for adult expansion population. DGS 14-S-OPT/MOD 06/21/2023)  
 \$9,889,596 (Mod #14: Extension 01/01/2024 - 12/31/2024 DGS 40-S-MOD 10/25/2023)  
 \$4,635,000 (Mod#15 Extension and add a six month renewal option 01/01/2025 - 06/30/2025 DGS 13-S-MOD, 12/04/2024)

***Total Contract Amount:*** \$52,903,427.80

***Percent +/- (This Item):*** 51.74%

***Total Percent Change:*** 488.76%

***Original Procurement Method:*** Competitive Proposals

***MBE/VSBE Participation:*** 20% / 0.05%

***MBE/VSBE Compliance:*** 27.64% / 0.98%



**DEPARTMENT OF GENERAL SERVICES  
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**27-S-OPT. SERVICES OPTION (cont'd)**

**Requesting Agency Remarks:** The Maryland Department of Health (MDH) wishes to request to exercise a 6-month option for the current Dental Benefits Administrator (DBA) OCMP number 16-14344 held by SKYGEN USA that is set to expire 6/31.2025. This extension will be paid .515 per member per month. The option term will run from 7/1/2025 through 12/31/2025. The option term will allow time for the successful transition to the new contract. The new contract was approved by BPW (DGS-21-IT, 01/29/2025).

**Fund Source:** 50% General Funds, 50% Federal Funds

**Approp. Code:** M00Q0103

**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  
May 21, 2025**



*Contact: Alison Barry 667-203-9095  
alison.barry@maryland.gov*

**28-S-OPT. SERVICES OPTION  
*Department of Health, Developmental Disabilities Administration***

**Contract ID:** Financial Management and Counseling Services; OCMP 22-00062  
ADPICS No.: COK89044

**Contract Approved:** MDH/DDA 06/05/2006

**Contract Description:** Financial Management and Counseling Services (FMCS) required for Self-Directed Services. The Contractor will be designated as an Organized Health Care Delivery System (OHCDS). As an OHCDS, the Contractor may subcontract with Medicaid and Non-Medicaid Providers to support program Participants to receive services approved in their Person-Centered Plan (PCP)/Plan of Service (POS) and budget in the manner which best suits their needs.

**Option Description:** Exercise the first renewal option from modification #1.

**Award:** The Arc of Central Chesapeake Region, Inc.; Severn, MD

**Original Contract Term:** 06/05/2006 - 06/08/2022 (w/two 1-year renewal options)

**Option Term:** 06/01/2025 - 05/31/26

**Original Contract Amount:** \$17,462,835.00

**Option Amount:** \$ 6,134,301.97

**Prior Options/Mods:** \$14,589,825.99 (Mod. #1 Extension 06/09/2022 - 05/31/2025 and add two one-year renewal options. DGS 44-S-MOD, 06/08/2022)

**Total Contract Amount:** \$38,186,962.96

**Percent +/- (This Item):** 35.13%

**Total Percent Change:** 118.68%

**Original Procurement Method:** Sole Source (Continuity of Service)

**Living Wage Eligible:** Yes



**DEPARTMENT OF GENERAL SERVICES  
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**28-S-OPT. SERVICES OPTION (cont'd)**

**MBE/VSBE Participation:** 20% / 3%

**MBE/VSBE Compliance:** 60% / 6%

**Performance Security:** No

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** This contract supports the Developmental Disabilities Administration (DDA) by providing Financial Management and Consulting Services (FMCS), which are required for Self-Directed Services. In accordance with Maryland state law, the FMCS provider is responsible for the operational management of participant-directed budgets, including payroll processing, tax filings, and expenditure tracking. This contract enables participants to receive services approved in their Person-Centered Plan or Plan of Service in a budget-conscious and individualized manner.

**Fund Source:** 57% General Funds, 43% Federal Funds

**Approp. Code:** 32.13.01

**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  
May 21, 2025**



*Contact: Allison Barry 410-767-6819  
alison.barry@maryland.gov*

**29-S-OPT. SERVICES OPTION**  
*Department of Health, Office of Medicaid Finance*

**Contract ID:** Behavioral Health Rate Setting; MDH-OCMP-22-19518  
ADPICS No.: COK89004

**Contract Approved:** DGS 33-S, 06/05/2024

**Contract Description:** Development of rates for Behavioral Health Providers (BHP) to determine the costs of providing services.

**Option Description:** Exercise the first renewal option.

**Award:** Myers and Stauffer, LC; Owings Mills, MD

**Original Contract Term:** 07/01/2024 - 06/30/2025 (w/two 1-year renewal options)

**Option Term:** 07/01/2025 - 06/30/2026

**Original Contract Amount:** \$455,000.00

**Option Amount:** \$469,782.20

**Prior Options/Mods:** N/A

**Total Contract Amount:** \$924,782.20

**Percent +/- (This Item):** 103.25%

**Total Percent Change:** 103.25%

**Original Procurement Method:** Competitive Sealed Proposals

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**29-S-OPT. SERVICES OPTION (cont'd)**

**Performance Security:** Yes

**Requesting Agency Remarks:** This contract will provide the Department with a designed cost report that will be utilized in a future study to determine the actual cost of providing services and base future rates on that cost. The outcome of the cost report will be that providers will be able to report their costs and analysis to show actual costs per type of service rendered.

The contractor, Myers and Stauffer, LC (M&S), has proven to be an exceptional partner by supporting the goals of MDH and demonstrating cooperation and flexibility as needed to adjust or respond to unexpected issues. The firm has extensive knowledge using the procedures and principles of accounting, consulting, and reviewing of cost reports in a healthcare environment. MDH has been extremely satisfied with the services provided by the Contractor over the past year.

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

**Fund Source:** 50% General Funds, 50% Federal Funds

**Approp. Code:** M00Q0103

**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  
May 21, 2025**



**REVISED**

*Contact: Moises Umanzor 410-260-8044  
moises.umanzor@maryland.gov*

**30-S-MOD. SERVICES MODIFICATION**  
*Department of Natural Resources,  
Fishing and Boating Services/Shellfish Division*

**Contract ID:** Oyster Reef Seeding for Eastern Bay Region Sanctuary Restoration;  
605B3600002; ADPICS No.: ~~COK32924~~  
COK88862

See next page for  
Record Correction  
Letter dated 6/16/25

**Contract Approved:** DGS 35-S, 02/15/2023

**Contract Description:** Conduct surveys of submerged areas of the State to map oyster habitats and plant hatchery-reared oysters on oyster reefs in the Eastern Bay sanctuaries of the Chesapeake Bay.

**Modification Description:** Due to the SB830, which calls for the Department to plant spat in the sanctuaries within Eastern Bay in the amount of \$1,000,000 annually, DNR is seeking an additional \$1,000,000 modification to the contract; as well as, approval to use the funding immediately to continue the restoration efforts and avoid a lapse in services.

**Award:** WRF Group, LLC; Cambridge, MD (SBE)

**Original Contract Term:** 02/15/2023 – 12/31/2024 (w/three 1-year renewal options)

**Modification Term:** 06/15/2025- 12/31/2025

**Original Contract Amount:** \$1,000,000

**Modification Amount :** \$1,000,000

**Prior Options/Mods:** \$1,000,000 (Renewal Opt. #1/Mod #1: 04/04/2024-12/31/2025 Time and funding; as well as, approval to use the funding immediately to continue the restoration efforts and avoid a lapse in services. DGS 63 S-OPT/MOD, 04/03/2024)

**Total Contract Amount:** \$3,000,000

**Percent +/- (This Item):** 100%

**Total Percent Change:** 200%



Wes Moore, Governor  
Aruna Miller, Lt. Governor  
Josh Kurtz, Secretary  
David Goshorn, Deputy Secretary

Accepted 6/24/2025- JTG

*John Gontrum*

June 16, 2025

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

Dear Mr. Gontrum:

This is to advise you of the following change to the Board of Public Works action agenda item previously approved by the Board of Public Works.

BPW – May 21, 2025

DGS Agenda Item 30-S-MOD  
Maryland Department of Natural Resources  
Oyster Reef Seeding for Eastern Bay Region Sanctuary Restoration

**ADPICS No.**

**FROM:** COK32924  
**TO:** COK88862  
**REASON:** Clerical Error

If you have any questions, please feel free to reach out to me at (443) 875-8540 or via email at [Samantha.buchanan2@maryland.gov](mailto:Samantha.buchanan2@maryland.gov).

Best Regards,

*Samantha L. Buchanan*

Samantha Buchanan  
Associate Director of Procurement  
Department of Natural Resources



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
**ACTION AGENDA**  
**May 21, 2025**



**REVISED**

**30-S-MOD. SERVICES MODIFICATION (cont'd)**

**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 Natural Resources (DNR) is seeking approval of a modification to the current contract to ensure funding is readily available for services rendered per this contract. SB830 requires the department to plant the equivalent amount of spat for \$1,000,000 annually. To ensure work can continue at the current pace when weather and other environmental factors allow, and to avoid a gap in these efforts; DNR is seeking to add a modification to the contract valued at \$1,000,000 upon BPW approval.

The contract for seeding in the Eastern Bay region sanctuaries was awarded with a base of 22-months and three 1-year renewal options, each term period valued at \$1,000,000. Although the first renewal option was exercised ahead of the base term expiration due to the exceptional seeding season experienced and to ensure services could continue without pause, the funding associated with the renewal options could only provide for services across one season.

The seeding of spat is only done seasonally (April-October), due to the biological needs of the spat. Further, the services provide are mandated by the law 2022 SB830, which requires the department to spend \$1,000,000 per year planting spat in the Eastern Bay region sanctuaries. Renewal Option #1 was exercised for a lengthier term than the originally planned 1-year (04/04/2024-12/31/2025); however, funding was not increased to account for the additional active spat planting season. As such, the DNR is seeking approval of a modification for an additional \$1,000,000 to continue spat seeding through 2025.

Due to the technical survey work required for this project, a search of the MDOT MBE site yielded only two vendors capable of providing biological science services but none capable of specifically providing the work needed for the Oyster Reef project; therefore, no MBE or VSBE participation was established for this contract.





**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
**ACTION AGENDA**  
**May 21, 2025**



**REVISED**

*Contact: Jesse Lawyer 410-767-4036  
 jesse.lawyer@maryland.gov*

**31-S-MOD. SERVICES MODIFICATION**  
***Department of Budget and Management, Central Collection Unit***

**Contract ID:** Statewide Debt Collection Services; *F10B2600023*  
 ADPICS No.: CTR012963, F10B2600023

**Contract Approved:** DGS 30-S, 05/17/2023

**Contract Description:** Debt collection services of delinquent debts owed to the State other than taxes, child support, and certain other debts listed by statute. Typical debts are college tuition and fees, a small number of student loans, public assistance and food stamp overpayments, Parole and Probation restitution/Supervisory Fees/Court Cost accounts, reimbursement for damage to the State property, bounced checks, reimbursement for care at the State hospitals, unpaid workers' compensation insurance premiums, Home Improvement Commission awards, Motor Vehicle Administration fines, toll violations, and environmental fines

**Modification Description:** This item is to correct the erroneously reported end date to the base contract term, which incorrectly listed the base term contract end date as 05/31/2025. The correct base term contract end date is 05/31/2026.

**Award:** Harris & Harris Ltd; Chicago, IL

**Original Contract Term:** 06/01/2023 - 05/31/2026 (w/one 2-year renewal option)

**Modification Term:** 06/12/2025\* - 05/31/2026 (\*Or earlier on BPW approval)

**Original Contract Amount:** \$385,143

**Modification Amount:** \$0

**Prior Options/Mods:** N/A

**Total Contract Amount:** \$385,143

**Percent +/- (This Item):** 0%

**Total Percent Change:** 0%

**Original Procurement Method:** Competitive Sealed Proposals



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**REVISED**

**31-S-MOD. SERVICES MODIFICATION (cont'd)**

**Living Wage Eligible:** Yes

**Performance Security:** \$250,000 Surety Bond

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** The Central Collection Unit (CCU) is responsible for the collection of nearly all delinquent debt, claims, and accounts due to the State other than the majority of taxes owed to the State, child support, and certain other debts listed by statute. Typical debts include college tuition and fees, a small number of student loans, public assistance and food stamp overpayments, Parole and Probation restitution/Supervisory Fees/Court Cost accounts, Motor Vehicle Administration insurance lapse default fines, reimbursement for damage to State property, returned checks, reimbursement for care at a State hospital, unpaid workers' compensation insurance premiums, Home Improvement Commission awards, and environmental fines. State agencies refer to CCU an average of 295,000 new debts with an average dollar value of \$250 million. Due to the large volume of debt referrals, approximately 92,000 (excluding toll-violation) debts per year with a dollar value of \$132.2 million are referred to an outside collection service.

Accounts referred to the outside collection agency typically consist of 85% in-state accounts and 15% out-of-state accounts. CCU normally refers debts to the Contractor after six months of unsuccessful collection efforts by CCU. Debts are referred monthly via electronic files. The Contractor, as the primary outside collection agency, is authorized to make collection efforts for six months before returning uncollected accounts by electronic media to CCU. The contractor's role is pivotal to ensure thorough and effective collection procedures are utilized in a manner calculated to achieve maximum recovery from debtors.

**Fund Source:** 100% Special Funds (Debt Collection Fees)

**Approp. Code:** F10A0103

**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  
May 21, 2025**



*Contact: Amanda Sadler 301-429-7780  
amanda.sadler@maryland.gov*

**32-S-MOD. SERVICES MODIFICATION**  
*Department of Housing and Community Development,  
Division of Finance and Administration*

**Contract ID:** Temporary Financial Staffing Services; S00R2600040  
ADPICS No.: COK86923

**Contract Approved:** DGS 19-S, 04/05/2023

**Contract Description:** Temporary staffing agency to supplement accounting and loan support.

**Mod Description:** Revise estimated hours of work for certain temporary employee classifications to meet the needs of the program.

**Award:** AdNet/AccountNet, Inc.; Baltimore, MD (MBE)

**Original Contract Term:** 04/17/2023 - 04/16/2026

**Modification Term:** 06/12/2025\* - 04/16/2026 (\*Or earlier upon BPW approval)

**Original Contract Amount:** \$369,377.00

**Modification Amount:** -\$35.40

**Prior Options/Mods:** N/A

**Total Contract Amount:** \$369,341.60

**Percent +/- (This Item):** -0.01%

**Total Percent Change:** -0.01%

**Original Procurement Method:** Competitive Sealed Proposals

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**32-S-MOD. SERVICES MODIFICATION (cont'd)**

**Performance Security:** No

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** DHCD seeks to revise the estimated hours of work for certain temporary employee classifications to meet the needs of the Department. These changes reflect a decrease in total contract hours for accountants and an increase in total contract hours for loan processors and fiscal accounting technicians. If approved, modifications will be made to Line Item A. Accountants, reducing 2,722 work hours and decreasing the contracted amount by \$105,314.18. These hours and funds will be reallocated to Line Item B. Loan Processors (an increase of 1,413 hours and \$48,126.78) and Line Item E. Fiscal Accounting Technicians (an increase of 1,880 hours and \$57,152.00). The net change to the total contract amount is a decrease of \$35.40. These adjustments will allow the contractor to conduct necessary work without an increase to the Contract's total NTE Amount or hourly rates.

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

**Fund Source:** 100% Special Funds (General Bond Reserve Fund)

**Approp. Code:** A2401

**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  
May 21, 2025**



*Contact: Amanda Sadler 301-429-7780  
amanda.sadler@maryland.gov*

**33-S-MOD. SERVICES MODIFICATION**

*Department of Housing and Community Development; Community,  
Development Administration Energy Programs*

**Contract ID:** Weatherization Training and Technical Assistance Provider; S00R3600005  
ADPICS No.: COK85684

**Contract Approved:** DGS 27-S, 02/14/2024

**Contract Description:** Training services and Quality Control Inspection and Technical Assistance for Weatherization Provider Network.

**Modification Description:** Support increased hiring by our network partners and address a higher volume of unanticipated training requests resulting from a statewide skilled labor shortage.

**Award:** JCN Partners, Inc. dba Everblue Training Institute;  
Columbia, MD (VSBE) (Certified Small Business)

**Original Contract Term:** 02/15/2024 - ~~02/28/2027~~  
02/14/2027

**Modification Term:** 07/01/2025 - ~~02/28/2027~~  
02/14/2027

See next page for Record  
Correction Letter dated  
6/12/25

**Original Contract Amount:** \$1,950,000

**Modification Amount:** \$1,706,280

**Prior Mods/Options:** \$0 (Mod. #1: Correction of contract execution date 02/15/2023 -  
02/15/2024 Delegated Authority - DHCD 05/07/2024)

**Total Contract Amount:** \$3,656,280

**Percent +/- (This Item):** 87.50%

**Total Percent Change:** 87.50%

**Original Procurement Method:** Competitive Sealed Proposals

June 12, 2025

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

Accepted 6/13/2025- JTG



Dear Mr. Gontrum:

This is to advise you of the following change to the Board of Public Works Action Agenda Item previously approved by the Board of Public Works.

**BPW – May 21, 2025**

**Department of Housing and Community Development, Item 33-S-MOD**  
Weatherization Training and Technical Assistance Provider; *S00R3600005*

**1) Original Contract Term:**

FROM: 02/15/2024 - 02/28/2027

TO: 02/15/2024 - **02/14/2027**

REASON: Clerical Error

**2) Modification Contract Term:**

FROM: 07/01/2025 - 02/28/2027

TO: 07/01/2025 - **02/14/2027**

REASON: Clerical Error

Sincerely,



Joy Niles, Procurement Officer  
Office of Procurement





**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**33-S-MOD. SERVICES MODIFICATION (cont'd)**

**MBE/VSBE Participation:** 15% / 0%

**MBE/VSBE Compliance:** 0% / 0%

**Agency Remarks:** JCN Partners, Inc. dba Everblue Training Institute is familiar with the courses and lessons required for certification in the energy field; therefore, increasing their contract to perform the same services is more efficient and effective than initiating a new RFP for the same services. Furthermore, there has been a significant shortage of qualified workers in the energy efficiency field. Throughout the state, our network partners have increased their recruiting efforts to hire the staff necessary to handle the workload. As a result, DHCD is experiencing a higher volume of training requests than anticipated to get new staff certified and maintain certifications for existing staff. The Weatherization Training and Technical Assistance Provider contract provides training to DHCD Staff and contractors who perform weatherization work for our programs. This training ensures all parties obtain the necessary credentials and keep current on industry standards to provide energy-efficiency services to limited-income residents in the State. Since our programs have production targets set by legislation, it is imperative that our workforce receives training to remain in compliance.

The current vendor is not meeting their MBE participation of 15%. JCN Partners, Inc. dba Everblue Training Institute will work closely with their MBE partners to ensure they are prepared to conduct these trainings on short notice when opportunities arise. Additionally, they will maintain open lines of communication with DHCD to stay informed about upcoming training needs and advocate for increased Mechanical Systems training when appropriate.

**Fund Source:** 100% Federal Funds

**Approp. Code:** S00A2504

**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  
May 21, 2025**



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

**34-IT.      INFORMATION TECHNOLOGY  
*Department of Transportation, State Highway Administration***

**Contract ID:** Mobile LiDAR Hardware and Software; *SS-OIT-FY25-012*  
ADPICS No.: J02P5600048

**Contract Description:** Survey-grade Light Detection and Ranging (LiDAR) hardware and software to collect point cloud data on transportation projects directly supporting the Federal Highway Administration, Every Day Counts initiative.

**Award:** KMEL Corporation DBA/ Keystone Precision Solutions;  
Allentown, PA

**Contract Term:** Anticipated delivery date - 07/01/2025

**Amount:** \$882,670.69

**Procurement Method:** Sole Source

**DBE/VSBE Participation:** 0% / 0%

**Performance Security:** None

**Hiring Agreement Eligible:** No

**Incumbents:** None

**Requesting Agency Remarks:** The Office of Highway Development (OHD) currently utilizes the Trimble X9 terrestrial LiDAR scanner and Trimble Business Center (TBC) software for LiDAR data collection and processing. Data collected from Trimble units can only be georeferenced, modeled, and processed using Trimble software to produce LAS point cloud files. The Trimble mobile LiDAR unit being procured is the only solution compatible with OHD's existing terrestrial LiDAR system, and no other manufacturer's hardware is interoperable. KMEL Corporation DBA/ Keystone Precision Solutions is the only authorized reseller of Trimble hardware and software for the region.



**DEPARTMENT OF GENERAL SERVICES  
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May 21, 2025**



**34-IT.      INFORMATION TECHNOLOGY (cont'd)**

***Agency Remarks (cont'd):***

Approval of this contract will allow OHD to remain compliant with Title 23 US 503(c)(2)(C), and facilitate the necessary research and technology development to complete transportation projects and reduce risks to transportation workers and public safety during design data collection.

The price has been deemed fair and reasonable compared with purchases made by other government entities through the manufacturer’s authorized reseller indicating the proposed price is approximately 2.57% higher than the comparative quotes.

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

***Fund Source:***                                80% Federal Funds,  
                                                          20% Special Funds (System Construction & Equipment)

***Approp. Code:***                             J02B0101

***Resident Business:***                     No

***MD Tax Clearance:***                    25-0626-1110

**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  
May 21, 2025**



*Contact: Susan Phillips 410-260-6043  
sPhillips@marylandtaxes.gov*

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

**Contract ID:** Mainframe Software Support; E00B5600032  
ADPICS No.: E00B5600032

**Contract Description:** Software maintenance and support services for the mainframe software products used by the Annapolis Data Center and its customer agencies to maintain critical applications, systems, and operational functions.

**Award:** SAS Institute, Inc.; Cary, NC

**Contract Term:** 07/01/2025 - 06/30/2026

**Amount:** \$186,419

**Procurement Method:** Sole Source

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Incumbent:** Same

**Requesting Agency Remarks:** The Annapolis Data Center (ADC) functions as a Data Processing Service Bureau for many State agencies and departments. To support that effort, the ADC obtains and manages licenses and maintenance services for numerous mainframe software products including SAS Institute products. SAS Institute provides the use and maintenance for Base SAS, SAS Graph and SAS/ETS. The software serves as analytical tools, allowing programmers to read, format, analyze and report on data quickly, regardless of format. SAS Institute is the sole manufacturer, publisher, and sole source of SAS® software in the United States and is the only vendor that can license and maintain the mainframe software and provide support services.

The price has been determined to be fair and reasonable. Comptroller of Maryland is currently on a legacy pricing schedule that no longer exists for new customers, so they do not have a customer who is a match for a pricing comparison. However, pricing for this license as a new customer would be \$280,140. This software is not available on a GSA contract for a comparison. Past pricing for this contract for FY23-\$169,774.90, FY24-\$174,868.15, and FY25-\$180,114.19, which represented a 3% increase each year. The price for this contract is an increase of 3.5%.



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

***Agency Remarks (cont'd):***

Due to the proprietary nature of this contract, no MBE or VSBE subcontracting opportunities are available.

***Fund Source:***                      100% Reimbursable (ADC Agencies)

***Approp. Code:***                      E00A1001

***Resident Business:***              No

***MD Tax Clearance:***              25-0635-1110

**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  
May 21, 2025**



*Contact: Alison Barry 667-203-9095  
alison.barry@maryland.gov*

**36-IT-OPT. INFORMATION TECHNOLOGY OPTION  
*Department of Health, Office of Medicaid Provider Services***

**Contract ID:** Scanning Services for Claims Processing; MDH/OCMP #23-19493  
**ADPICS No.:** ~~CO#86638~~ **COK86638**

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

**Contract Approved:** DGS, 16-IT 07/06/2022

**Contract Description:** Scanning of various Medicaid documents into the State's Medicaid Management Information System (MMIS) and or appropriate database that includes cloud storage.

**Option Description:** Exercise the first renewal option.

**Award:** iScan, Inc., a Division of Humanim Columbia, MD  
(Preferred Provider)

**Original Contract Term:** 08/01/2022 - 07/31/2025 (w/one 2-year renewal option)

**Option Term:** 08/01/2025 - 07/31/2027

**Original Contract Amount:** \$1,427,928.00 NTE

**Option Amount:** \$1,055,852.75 NTE

**Prior Options/Mods:** NA

**Total Contract Amount:** \$2,483,780.75 NTE

**Percent +/- (This Item):** 73.94%

**Total Percent Change:** 73.94%

**Original Procurement Method:** Preferred Provider

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 0% / 0%

**MBE/VSBE Compliance:** 0% / 0%



## DEPARTMENT OF HEALTH

Wes Moore, Governor · Aruna Miller, Lt. Governor · Meena Seshamani, M.D., Ph.D., Secretary

September 25, 2025

Accepted 9/25/2025- JTG

*John Gontrum*

John Gontrum, Esquire  
Executive Secretary  
Board of Public Works  
Louis L. Goldstein Treasury Building, Room 117  
Annapolis, MD 21401-1991

SUBJECT: Record Correction -May 21, 2025, Board of Public Works Action Agenda

Dear Mr. Gontrum:

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

**BPW-May 21, 2025**

**DGS 36-IT-OPT**

Scanning of various Medicaid documents into the State's Medicaid Management Information System (MMIS) and or appropriate database that includes cloud storage.

CO#86638

Page 147

**FROM: ADPICS# CO86638**

**TO: ADPICS# COK86638**

Reason: Typographical/ clerical error

Thank you for your attention to this matter.

Sincerely  
*Lisa Brown*

Lisa Brown, Procurement Officer, Office of Contract Management and Procurement



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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**36-IT-OPT. INFORMATION TECHNOLOGY OPTION (cont'd)**

**Performance Security:** No

**Requesting Agency Remarks:** The Maryland Department of Health (OMPS) Office of Medicaid Provider Services is responsible for processing and storing Medicaid paper claims submitted by Medicaid providers. The Department must have Medicaid claim documents scanned for storage and retrieval purposes. This contract is for scanning, storing, and providing cloud access to electronic documents that must be kept for an extended period of time for Medicaid claims history research. This eliminates the need to keep paper documents on-site and allows for more efficient document retrieval. iScan, Inc., is a Preferred Provider under MD Works of Maryland that employs people with disabilities and has agreed to continue providing these services.

**Fund Source:** 25% General Funds, 75% Federal Funds

**Approp. Code:** 32.17.01.03

**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**  
**May 21, 2025**



**REVISED**

*Contact: Alison Barry 667-203-9095  
alison.barry@maryland.gov*

**37-IT-OPT. INFORMATION TECHNOLOGY OPTION**  
***Department of Health***

**Contract ID:** Pharmacy Point-of-Sale Electronic Claims Management Services;  
MDH/OPASS OPASS-20-17712  
ADPICS No.: COK85945

**Contract Approved:** DGS **3-IT**, 10/16/2019

**Contract Description:** Provide design, implementation, administration, management and maintenance to a Point-of-Sale (POS) electronic claims capturing, management and adjudication network in conjunction with administering a drug utilization review system to continue the State of Maryland's compliance with Federal requirements (Omnibus Budget Reconciliation Act – OBRA 90). Additional services include PRODUR + Coordinated PRODUR, Clinical Support Services, Drug Formulary Updating, Patient Care Services, E-Prescribing, Manufacturers Drug Rebate, Quality Management Compliance Audit, Web Portal, and Call Center Management.

**Option Description:** Exercise the first renewal option.

**Award:** Conduent State Healthcare; LLC Elkridge, MD

**Original Contract Term:** 01/06/2020 - 07/05/2020 (6-months, Implementation Period)  
07/06/2020 - 07/05/2025 (5-years w/two 2-year renewal options)

**Option Term:** 07/6/2025 - 07/5/2027

**Original Contract Amount:** \$41,207,922.00

**Option Amount:** \$15,902,048.57

**Prior Options/Mods:** -\$ 667,045.00 (Mod. #1: Alter various cost components of this contract, resulting in an overall savings from the original award value, DGS 49-IT, 07/07/2021)  
\$0.00 (Mod #2: Modified the SLAs for an effective date of 03/25/2024, Delegated Authority - MDH, 04/11/2024)

**Total Contract Amount:** \$56,442,895.57



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**REVISED**

**37-IT-OPT. INFORMATION TECHNOLOGY OPTION (cont'd)**

**Percent +/- (This Item):** 38.59%

**Total Percent Change:** 36.97%

**Original Procurement Method:** Competitive Sealed Proposals

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 17% / 0%

**MBE/VSBE Compliance:** 23.63% / 0%

**Performance Security:** Yes

**Requesting Agency Remarks:** MDH is satisfied with the contractor’s performance and they have the technical and professional capabilities to implement and perform total operations and management of the Pharmacy Point-of-Sale Electronic Claims Management System, Medicaid National Manufactures Drug Rebate Program, Prospective Drug Utilization Review (ProDUR), Coordinated ProDUR, Clinical Support Services, Call Center Services, and the Automated Drug Formulary Updating Service.

**Fund Source:** 24% Gen / 74% Fed / 1% Special (Cigarette Restitution)

**Approp. Code:** 32.17.01.03 & 32.17.01.02

**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  
May 21, 2025**



*Contact: Kareen Davis 410-260-4084  
kareen.davis@maryland.gov*

### **38-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

<b>1.0</b>	<b>Master Contract:</b>	<b>Consulting and Technical Services Plus (CATS+)</b> Contract No.: 060B2490023
	<i>Approved:</i>	DoIT 3-IT, 04/03/2013
	<i>Term:</i>	04/22/2013 - 04/21/2028
		<i>**As of publication, the remaining balance of this master contract is \$437,091,254.24.</i>

**1.1 Using Agency:** Department of Education  
**Description:** Help Desk, Training, and Application Support for the Child Care Administrative Tracking System (eCCATS). The system tracks all licensed childcare programs throughout the State including all individuals that work in the programs, and all individuals that live in family child care homes. It also tracks the qualifications for individuals working in child care centers and large family child care homes.  
R00B2600152.

**Modification Description:** This request is to correct the erroneously reported end date for the base contract term (DGS-46-IT. 1.3, 12/27/2022) which incorrectly listed the end date as 10/31/2025. The correct base term contract end date is 12/07/2025. Expand the current Help Desk Functions by providing additional staffing to provide technical assistance support to families experiencing homelessness that encounter technical problems during CCS initial/renewal application or document submission processes and adding critical resources to support the quality of portal mapping in the Child Care Administration and Tracking System (CCATS) End-to-End Testing process which support the Child Care Family and Provider Portals.

**Award:** Bithgroup Technologies, Inc Baltimore, MD  
(MBE) (Certified Small Business)

**Original Term:** 12/08/2022 - 12/07/2025

**Modification Term:** 06/12/2025\* - 12/07/2025

(\*Or earlier upon BPW approval)

**Original Amount:** \$16,722,326.40

**Modification Amount:** \$413,628



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
**ACTION AGENDA**  
**May 21, 2025**



**38-IT.      INFORMATION TECHNOLOGY (cont'd)**

**1.0      *Consulting and Technical Services Plus (CATS+) (cont'd)***

**Prior Mods/Options:**            \$0 (Mod. #1 Included required contract retainage language; Delegated Authority - MSDE, 12/31/2023)  
**Total Contract Amount:**      \$17,135,954.40  
**MBE/VSBE Participation:**    15% / 0%  
**MBE/VSBE Compliance:**    22.04% / 0%  
**Resident Business:**            Yes  
**Fund Source:**                    100% Federal Funds

**1.2      *Using Agency:***            Department of Information Technology  
**Description:**                    Network Operations Center to monitor the network 24/7. Technical support staff to maintain and remediate issues with networkMaryland and engineering resources to expand and enhance the program which supplies agencies with high-speed data services. The contract supports DoIT's Security Operations Center and Managed Firewall Service; *F50B2600045; COK88115*  
**Option Description:**          Exercise the first renewal option,  
**Award:**                            Skyline Technology Solutions, LLC; Glen Burnie, MD  
**Original Term:**                    07/28/2022 - 06/30/2025 (w/two, 2-year renewal options)  
**Option Term:**                    07/01/2025 - 06/30/2027  
**Original Amount:**                \$ 31,428,449  
**Option Amount:**                \$ 21,466,424  
**Prior Mods/Options:**            \$ 77,625,000 (Mod. #1 Increase in the Task Order ceiling for the current term. DGS 72-IT, 1.1, 06/07/2023)  
**Total Contract Amount:**      \$130,519,873  
**MBE/VSBE Participation:**    15% / 2%  
**MBE/VSBE Compliance:**    18.51% / 3.11%  
**Resident Business:**            Yes  
**Fund Source:**                    100% Reimbursable (Using Agencies)



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**38-IT.      INFORMATION TECHNOLOGY (cont'd)**

**1.0      *Consulting and Technical Services Plus (CATS+) (cont'd)***

- 1.3      *Using Agency:***      Department of Transportation, The Secretary's Office
- Description:***      System Business Administrator resources responsible for the administration, maintenance and support of CMAPS (Capital Management and Programming System), a mission critical application that supports OPPPD (Office of Planning, Programming, and Project Delivery).
- Modification Description:***      ***Recommendation 1:*** Correct the erroneously reported term of 06/04/2020 - 06/03/2023 to 06/15/2020 - 06/14/2023 (w/one 2-year renewal option) and correct the start date to 06/15/2020
- Recommendation 2:*** Extend the contract to allow time to complete the new procurement and provide for transition services; COK88171.
- Award:***      Dravida Consulting, LLC; Baltimore, MD (MBE)
- Original Term:***      06/04/2020 - 06/03/2023
- Modification Term:***      06/15/2020 - 06/14/2023 (w/one 2-year renewal option)  
(*Recommendation 1*)
- Modification Term:***      06/15/2025 - 06/14/2026 (*Recommendation 2*)
- Original Amount:***      \$ 2,270,000
- Modification Amount:***      \$ 478,000
- Prior Options/Mods:***      \$            0.00 (Renewal Option #1: 06/15/2023 -  
06/14/2025 Delegated Authority - MDOT, 05/12/2023)
- Total Contract Amount:***      \$ 2,748,000
- MBE/VSBE Participation:***      0% / 0%
- MBE/VSBE Compliance:***      0% / 0%
- Resident Business:***      Yes
- 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.





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

**2.0      *Agile Team Resources; F50B2600034 (cont'd)***

**MBE/VSBE Participation:** 0% / 0%  
**Resident Business:** Yes  
**Fund Source:** 100% Special Funds (Real Estate Commission Fund)  
**Agency Remarks:** MBE and VSBE participation were not established for this contract because there are no subcontracting opportunities.

**2.2      *Using Agency:*** Comptroller of Maryland  
**Description:** One Technical Writer/Editor and one Training Specialist Instructor to work in the Business Transformation Office on the 21st Century Financial Systems (21CFSE) project. In 2023 House Bill 709 and Senate Bill 659 created a project to implement one centralized Enterprise Resource Planning (ERP) system for use by all State agencies. This system will replace the current Financial Management Information System (FMIS) as the official accounting system of record for the State of Maryland; E00P4600502  
**Modification Description:** Extend the contract for continuity of services.  
**Award:** OST, Inc.; McLean, VA  
**Original Term:** 06/05/2024 - 04/04/2025  
**Modification Term:** 07/01/2025 - 03/31/2027  
**Original Amount:** \$210,960  
**Modification Amount:** \$474,081  
**Prior Options/Mods:** \$ 50,000 (Mod. #1: Extension 04/05/2025 - 06/30/2025; Delegated Authority - Comptroller, 03/10/2025)  
**Total Contract Amount:** \$735,041  
**MBE/VSBE Participation:** 0% / 0%  
**MBE/VSBE Compliance:** 0% / 0%  
**Resident Business:** No  
**Fund Source:** 100% Reimbursable (ADC Agencies)





**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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**38-IT.      INFORMATION TECHNOLOGY (cont'd)**

**3.0      *Commercial Off-the-Shelf Software (COTS) 2012 (cont'd)***

**Amount:** \$684,773.12  
**Term:** 06/12/2025\* - 05/31/2026  
 (\* Or earlier upon BPW approval)  
**MBE/VSBE Participation:** 0% / 0%  
**Resident Business:** No  
**Fund Source:** 100% Special (M00382 Board Fee Collections)

**Agency Remarks:** MBON worked with technologists to determine the types and quantities of Oracle software licenses necessary to bring them into compliance. MBON is upgrading their MYLO (My License Office) application which serves as the system of record for all licensing and certification details. Due to MBON utilizing old technology, they need to upgrade their version to support these critical applications. In order to resolve the compliance issue, a procurement was initiated to remedy the under licensed status of their critical applications. Oracle has agreed to this reasonable solution to resolve the compliance issue. MBE and VSBE participation were not established for this contract because there are no subcontracting opportunities.

**3.2      *Using Agency:*** Department of Education

**Description:** IBM Licenses for database used for the application Cognos which is the standard reporting tool for Grants Accounting Financial Report (AFR), Financial Data Warehouse (FDW), Web Data Collections System (WDCS), Notice of Grant Award (NOGA), and Education Data Warehouse (EDW); R00B5600110.

**Award:** Advanced Computer Concepts; Baltimore, MD  
 (MBE) (Certified Small Business)

**Number of Qualified**

**Master Contractors:** 15 (SBR- Designated)

**Number of Bids:** 5

**Bids:**

<i>Bidders</i>	<i>Amounts</i>
Advanced Computer Concepts; Mclean, VA	\$801,914.97
Software Productivity Strategist Inc.; Rockville, MD	\$812,569.22
Applied Technology Services Inc.; Middle River, MD	\$813,865.00
Oakland Consulting Group; Lanham, MD	\$828,551.90
En-Net Services LLC; Frederick, MD	\$836,790.01

**Amount:** \$801,914.97





**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



**38-IT.      INFORMATION TECHNOLOGY (cont'd)**

**4.0    *Data Management and Analytic Services; F50B2600034 (cont'd)***

**Prior Options/Mods:**      \$1,932,115.20 (Renewal Option #1 07/01/2023 - 06/30/2024. DGS 55-IT 3.1, 06/07/2023)  
                                          \$1,961,088.00 (Renewal Option #2 07/01/2024 - 06/30/2025 DGS 31-IT 2.1, 05/15/2024)  
                                          \$0 (Novation, Celerens LLC to Azulo LLC Delegated Authority - DoIT, 01/24/2025)

**Total Contract Amount:**      \$7,918,137.41

**MBE/VSBE Participation:**      0% / 0%

**MBE/VSBE Compliance:**      0% / 0%

**Resident Business:**              Yes

**Fund Source:**                      100% General Funds

**Agency Remarks:** MDH needs this extension to allow time to complete a work order off the new Agile 2.0 statewide contract to replace this DPMO Task Order Award (TOA).

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**  
**May 21, 2025**



**REVISED**

*Contact: Kareen Davis 410-260-4084  
kareen.davis@maryland.gov*

**39-M.      MAINTENANCE CONTRACT**  
***RETROACTIVE - Department of General Services,***  
***Office of Facilities Management***

**Contract ID:** Community Place Building Industrial Hygienist Services; 001B5600355  
ADPICS No.: 001B5600355, CTR022802

**Contract Approved:** DGS Delegated Authority - Notification to proceed was given on 09/17/2024 The written contract was approved on 04/02/2025.

**Contract Description:** *RETROACTIVE* approval for industrial hygienist testing services for all areas of the 100 Community Place building in Crownsville. Includes air quality and physical testing of the building and overseeing mold remediation efforts by the remediation contractor. Also performing clearance testing after remediation was complete.

**Award:** Norman Creek Environmental, LLC; Essex, MD

**Contract Term:** 09/17/2024 - 03/31/2025 (**Retroactive**)

**Amount:** \$60,020 (**Retroactive**)

**Procurement Method:** Small Procurement

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Requesting Agency Remarks:** Norman Creek Environmental is an industrial hygienist that conducted air quality and physical testing on all five floors, basement through 4th floor of the 100 Community Place building to identify areas with potential mold growth, and to clear areas as the remediation work was completed. They also acted as an independent third party monitor to oversee the mold remediation work being performed by the remediation company. The vendor provided post-testing reports, assisted in developing ongoing mitigation plans dependent upon testing results, and provided guidance and on-site support throughout this project. **Norman Creek began work on September 17, 2024, after a verbal notification to proceed was issued without a contract in place, and completed work on March 31, 2025.**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**REVISED**

**39-M.        MAINTENANCE CONTRACT (cont'd)**

*Agency Remarks (cont'd):*

**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:**                              H00C0101 33171 0812  
**Resident Business:**                        Yes  
**MD Tax Clearance:**                        25-0410-0100

**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**  
**May 21, 2025**



**REVISED**

**2<sup>nd</sup> Revision**

*Contact: Kareen Davis 410-260-4084  
kareen.davis@maryland.gov*

**40-M.      MAINTENANCE CONTRACT**  
***RETROACTIVE - Department of General Services,***  
***Office of Facilities Management***

**Contract ID:** Community Place Building Mold Remediation; 001B5600354  
ADPICS NO.: 001B5600354, CTR022809

**Contract Approved:** DGS Delegated Authority - Notification to proceed was given on 09/18/2024. The written contract was approved on 04/02/2025.

**Contract Description:** **RETROACTIVE** approval for mold remediation/abatement services for the 100 Community Place building in Crownsville. The vendor provided equipment, monitoring, and comprehensive mold remediation services.

**Award:** Waterworks Restoration of Baltimore DBA Paul Davis Restoration of Greater Baltimore; Hunt Valley, MD

**Contract Term:** 09/18/2024 - 03/31/2025 (**Retroactive**)

**Amount:** \$1,009,725.59 (**Retroactive**)

**Procurement Method:** **Small Procurement**

**MBE/VSBE Participation:** 0% / 0%

**Performance Security:** No

**Requesting Agency Remarks:** The vendor engaged in mold remediation work on September 18, 2024, after a verbal notification to proceed was issued without a contract in place and completed work on March 31, 2025. After several areas were initially identified to test positive for mold, the DGS Office of Facilities Maintenance (OFM) moved quickly to begin the remediation work due to the potential impact to the health and safety of employees. After the initial testing and remediation work began, OFM staff proactively tested additional areas of the building in phases, which caused the initial scope of the remediation work to gradually expand, which led the contract's total value to exceed the small procurement threshold.



DEPARTMENT OF GENERAL SERVICES  
 OFFICE OF STATE PROCUREMENT  
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**REVISED**  
**2<sup>nd</sup> Revision**

**40-M.      MAINTENANCE CONTRACT (cont'd)**

**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:**                    H00C0101 33171 0812  
**Resident Business:**              Yes  
**MD Tax Clearance:**              25-0360-0000

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**  
**DISAPPROVED**  
**WITH DISCUSSION**

**DEFERRED**                      **WITHDRAWN**  
**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
May 21, 2025**



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

**41-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 2021 *Provide funds to complete design and begin construction of the Veditz building renovation on the Frederick campus, 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 (Frederick County). Item 114*

**1.1    Contract ID:**                Furniture, Fixtures, Equipment and Assembly; *BPM035602*  
**Description:**                 Furniture, fixtures, equipment, and assembly at the School for the Deaf, Veditz building in Frederick. *A-500-190-001*  
**Procurement Method:**       Preferred Provider  
**Award:**                         Maryland Correctional Enterprises, Jessup, MD  
**Amount:**                        \$ 300,007  
**MBE/VSBE Participation:**   0% / 0%  
**Resident Business:**         Yes  
**Remarks:** MBE and VSBE participation was not assigned because this is a Small Procurement.



**DEPARTMENT OF GENERAL SERVICES  
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**41-GM.      GENERAL MISCELLANEOUS (cont'd)**

**2.0    Agency:** Department of General Services  
**Fund Source:** MCCBL 2023 *Barrack V – New Barrack, New Forensic Lab, and Garage. Provide funds to continue construction and begin equipping of a new barrack, East Regional Forensic Lab, and garage, to replace the Barrack V– Berlin, 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 (Worcester County).* Item 152

**2.1    Contract ID:** Waters Toxicology Testing and Analyzation Equipment;  
*W00P5601255*  
**Description:** Customized Waters™ toxicology testing and analyzation equipment for the Forensic Sciences Lab at the new State Police Barrack in Berlin;  
*PV-975-200-001*  
**Procurement Method:** Statewide Contract 001B5600065  
**Award:** Safeware, Inc.; Lanham, MD  
**Amount:** \$916,422.81  
**MBE/VSBE Participation:** 0% / 0%  
**Resident Business:** Yes  
**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  
May 21, 2025**



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

**42-RP.      REAL PROPERTY  
*Department of Agriculture  
Maryland Agricultural Land Preservation Foundation  
File # 22-20-02  
Wicomico County***

**Recommendation:** The Maryland Department of Transportation State Highway Administration (“MDOT SHA”) has determined that it needs to acquire certain fee interests and permanent easements for the public purpose of road improvements on US 50 in Wicomico Count in order to make necessary road widening. Board of Public Works approval is requested to grant a partial release of ±0.685 acres of land from the operation and effect of the existing agricultural preservation easement as permitted by Agriculture Article Section 2-515 of the Annotated Code of Maryland. MDOT SHA will reimburse MALPF for the released acreage according to the formula set forth in Agriculture Article Section 2-515 of the Annotated Code of Maryland. The total compensation due to MALPF is \$2,055.00, which will be deposited in the MALPF fund.

**Releasor:** The State of Maryland, to the use of the Maryland Agricultural Land Preservation Foundation of the Department of Agriculture

**Releasee:** Robert E. Holloway, Virginia B. Holloway, and Maryland Department of Transportation State Highway Administration

**Property:** ±0.685 acres

**Consideration:** \$2,055.00

**Remarks:** Reference is made to Item 34-RP of this Department's Agenda of June 17, 2020, for the meeting of the Board of Public Works wherein approval was given to MALPF to acquire an agricultural preservation easement on 160.00 acres of land for \$620,100.00. The purchase of the easement was completed on February 7, 2022. The requested partial release was approved by the MALPF Board of Trustees at their meeting of August 27, 2024.

**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  
May 21, 2025**



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

**43-LL.      LANDLORD LEASE  
*Department of Health***

***Recommendation:***                      Approve a new lease

***Prior Board Action:***                      N/A

***Landlord:***                                      Department of Health, 201 W. Preston Street,  
Baltimore, Maryland 21201

***Property Location:***                      Holly Center, 926 Snow Hill Rd, Activities Building Room 201  
and 206, Salisbury, Maryland 21804

***Space Type:***                                      Office Space (1,482 Sq ft)

***Lease Type:***                                      New Lease

***Term:***                                              06/12/2025\* - 05/21/2028 (*\*Or earlier upon BPW approval*)

***Future Option Term:***                      05/22/2028 - 05/21/2031

***Annual Rent:***                                      \$1.00

***Utilities/Custodial Responsibility:***                      Tenant

***Remarks:***                      This location shall service the Affiliated Sante Group's Eastern Shore Crisis Response Services program, a 24/7/365 Mobile Crisis Team. Clinicians are based in this office and are dispatched to the individual(s) with the crisis is/are when someone from the community calls the Call Center with a person-centered crisis.

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
ACTION AGENDA  
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*Contact: Wendy Scott- Napier 410-767-4088  
wendy.scott-napier@maryland.gov*

**44-LT.      TENANT LEASE  
*Department of Human Services***

***Recommendation:***                      Approve lease renewal

***Prior Board Action:***                      DGS 47-LT, 10/26/2022

***Landlord/Owner:***                      Baltimore County Revenue Authority  
115 Towsontown Blvd, MD 21286

***Property Location:***                      110 W Susquehanna Avenue, Towson, MD 21286

***Space Type:***                              Garage Parking (7 Spaces)

***Lease Type:***                                Renewal (Continued Use)

***Term:***                                        06/01/2025 - 05/31/2027 (w/ standard 6-month holdover)

***Future Option Term:***                      06/01/2027- 05/31/2029

***Annual Rent:***                              \$8,652.00                      ***Rate/Month:***                      \$103.00 per space

***Fund Source:***                              43% General Funds, 57% Federal Funds

***Appropriation Code:***                      PCA GF010

***Utilities/Custodial Responsibility:***                      Lessor/Lessor

***Termination for Convenience Clause:***                      **Yes**

***Procurement Method:***                      Exempt – Intergovernmental Lease  
See Annotated Code of Maryland, State Finance & Procurement  
Article, Section 4-318 (1)

***Remarks:*** Maryland Department of Human Services employees have been utilizing garage parking spaces at this location since 1993. There is no rent escalation.



DEPARTMENT OF GENERAL SERVICES  
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44-LT.      TENANT LEASE (cont'd)

*Climate / Sustainability:*      N/A

*Residential Business:*      Yes

*MD Tax Clearance:*      25-0065-1110

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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*Contact: Wendy Scott- Napier 410-767-4088  
wendy.scott-napier@maryland.gov*

**45-LT.      TENANT LEASE  
*Department of Judiciary, District Courts of Maryland***

***Recommendation:***                      Approve a lease renewal

***Prior Board Action:***                      DGS 46-LT, 08/23/2023

***Landlord/Owner:***                      Harford County Government, Harford County Sheriff's  
Office Division of Property Management, 611 N. Fountain Green  
Rd., Bel Air, MD. 21015

***Property Location:***                      1030 North Rock Spring Road,  
Bel Air, Maryland 21014

***Space Type:***                              District Court Commissioner's Office (1,219 NUSF)

***Lease Type:***                                Renewal Lease (Continued Use)

***Term:***                                        06/01/2025 - 05/31/2026 (w/ standard 6-month holdover)

***Future Option Term:***                      06/01/2026 - 05/31/2027

***Annual Rent:***                              \$12,433.80                      ***Rate/Month:***                      \$1,036.15

***Fund Source:***                              100% General Funds    ***Appropriation Code:*** PCA 40621

***Utilities/Custodial Responsibility:***                      Lessor/Lessor

***Termination for Convenience Clause:***                      Yes

***Procurement Method:*** Exempt – Intergovernmental Lease  
See Annotated Code of Maryland, State Finance & Procurement Article,  
Section 4-318 (1)

***Remarks:***      The District Court Commissioner's Office has been at this location since 2010.  
The lease incorporates use-in-common parking spaces. There is no rental rate escalation.



DEPARTMENT OF GENERAL SERVICES  
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45-LT. TENANT LEASE (cont'd)

*Climate / Sustainability:* N/A (Short Term Intergovernmental Lease Renewal)

*Residential Business:* Yes

*MD Tax Clearance:* 25-0416-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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*Contact: Wendy Scott- Napier 410-767-4088  
wendy.scott-napier@maryland.gov*

**46-LT.      TENANT LEASE  
*Maryland 529***

***Recommendation:***                      Approve a lease renewal

***Prior Board Action:***                      DGS 52-LT, 01/26/2022

***Landlord:***                                      MCB 200 East Lombard LLC  
2002 Clipper Park Rd, Suite 105, Baltimore MD 21211

***Property Location:***                      200 E. Lombard Street, Baltimore MD 21201

***Space Type:***                                  Parking Garage (9 spaces)  
***Lease Type:***                                  Renewal (*Continued Use*)

***This Term:***                                      06/01/2025 - 05/31/2027 (w/ standard 6-month holdover)  
***Future Option Term:***                      06/01/2027 - 05/31/2029

***Annual Rent:*** \$16,200.00                      ***Rate/Month:*** \$150.00 Per Space  
***Fund Source:*** 100% Special Funds (Plan Participant Fees)    ***Appropriation Code:*** PCA 40417

***Utilities/Custodial Responsibility:***                      Lessor/Lessor  
***Termination for Convenience Clause:***                      Yes

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

***Remarks:***      Maryland 529 employees have been using the parking lot at 200 E. Lombard Street since 2011. The number of parking spaces complies with the standard parking-to-employee ratio. The rental rate remains the same for years 1-2, with no rental rate escalations during the lease period.

***Climate / Sustainability:***                      N/A (Parking Lease)

***Resident Business:***                      Yes                      ***MD Tax Clearance:***                      25-0025-0000

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

**47-LT.      TENANT LEASE  
*Department of Disabilities***

***Recommendation:***                      Approve lease renewal

***Prior Board Action:***                      DGS 61-LT, 12/01/2021

***Landlord:***                                      MCB 200 East Lombard LLC  
2002 Clipper Park Rd, Suite 105, Baltimore, MD 21211

***Property Location:***                      200 E. Lombard Street, Baltimore, MD 21201

***Space Type:***                                      Parking Garage (14 spaces)  
***Lease Type:***                                      Renewal (*Continued Use*)

***This Term:***                                      06/01/2025 - 05/31/2027 (w/ standard 6-month holdover)  
***Future Option Term:***                      06/01/2027 - 05/31/2029

***Annual Rent:*** \$25,200.00                      ***Rate/Month:***                      \$150.00 Per Space  
***Fund Source:*** 100% General Funds    ***Appropriation Code:*** PCA 11000

***Utilities/Custodial Responsibility:***                      Lessor/Lessor  
***Termination for Convenience Clause:***                      Yes

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

***Remarks:*** Employees of the Maryland Department of Disabilities have been using the parking lot at 200 E. Lombard Street since 2011. The number of parking spaces complies with the standard parking-to-employee ratio. The rental rate remains the same for years 1-2, with no rental rate escalations during the lease period.

***Climate / Sustainability:***                      N/A (Parking)

***Resident Business:***                      Yes                      ***MD Tax Clearance:***                      25-0025-0000

**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  
May 21, 2025**



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

**48-LT.      TENANT LEASE  
*Maryland Longitudinal Data System Center***

**Recommendation:** Approve lease renewal

**Prior Board Action:** DGS 57-LT, 04/27/2022

**Landlord:** Baltimore Arena Parking Associates, LLC., 300 E. Lombard Street, Suite 630; Baltimore, MD 21202

**Property Location:** 210-218 W. Baltimore Street; Baltimore, MD 21201

**Space Type:** Parking Garage (3 spaces)  
**Lease Type:** Renewal (*Continued Use*)

**This Term:** 06/01/2025 - 05/31/2027 (w/ standard 6-month holdover)  
**Future Option Term:** 06/01/2027 - 05/31/2029

**Annual Rent:** \$4,860.00      **Rate/Month:** \$135.00 Per Space  
**Fund Source:** 100% General Funds      **Appropriation Code:** PCA 97002

**Utilities/Custodial Responsibility:** Lessor/Lessor  
**Termination for Convenience Clause:** Yes

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

**Remarks:** Since 2018, the state has secured parking at this location to support employees and operations located at 6 Saint Paul Street. There is no annual rental rate escalation.

**Climate / Sustainability:** N/A (Parking)

**Resident Business:** Yes      **MD Tax Clearance:** 24-4368-0000

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



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

**49-LT.      TENANT LEASE  
*State Police***

***Recommendation:***                      Approve New Lease

***Prior Board Action:***                      N/A

***Landlord:***                                      H, H &W, LLC  
100 Painters Mills Road, Ste 900, Owings Mills, MD 21117

***Property Location:***                      10 Crossroads Dr, Owings Mills, MD 21117

***Space Type:***                                      Office (2,223 sq. ft.)

***Lease Type:***                                      New

***This Term:***                                      08/01/2025 - 07/31/2035 (w/standard 6-month holdover)

***Future Option Term:***                      08/01/2035 - 07/31/2040 (w/standard 6-month holdover)

***Annual Rent:*** \$54,374.58

***Square Foot Rate:***    \$24.46

***Fund Source:*** 100% General Funds

***Appropriation Code:*** PCA 11101

***Utilities/Custodial Responsibility:***                      Lessee / Lessee

***Termination for Convenience Clause:***                      Yes

***Procurement Method:***    Sole Source  
See COMAR 21.05.05.02.A(1); DGS Space Mgmt Manual ¶ 6-60E

***Remarks:*** The Maryland State Police will house 8 employees providing: General Administration, including performing depositions, litigations, mitigations and virtual hearings. The rental rate will escalate 2% per year. In accordance with State Finance and Procurement, Section 4-319, notification of this new lease location was made to the local government on April 15, 2025



DEPARTMENT OF GENERAL SERVICES  
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49-LT.      TENANT LEASE (cont'd)

*Climate / Sustainability:* As part of this lease, the landlord will provide energy improvements, including LED lighting fixtures, solar shades, and digital programmable thermostats throughout, resulting in energy efficiency.

*Resident Business:*                      Yes

*MD Tax Clearance:*                      25-1260-0000

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  
May 21, 2025**



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

**50-LT.      TENANT LEASE  
*Maryland Uninsured Employers' Fund Board***

***Recommendation:***                      Approve lease renewal

***Prior Board Action:***                      DGS 19-LT, 08/16/17

***Landlord:***                                      B&B Partners-Towson, LLC, 3299 K Street, NW #700,  
Washington D.C. 20007

***Property Location:***                      300 E. Joppa Road, Suite 401,  
Towson, MD 21286

***Space Type:***                                      Office (7,427 sq. ft.)

***Lease Type:***                                      Renewal

***This Term:***                                      07/01/2025 - 06/30/2028 (w/ standard 6-month holdover)

***Future Option Term:***                      N/A

***Annual Rent Office:*** \$134,577.24

***SF Rate:***                                      \$18.12/sq. ft.

***Fund Source:*** 100% Special Funds  
(General Administration)

***Appropriation Code:*** 1001 1301 10003

***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*

***Remarks:***

The Uninsured Employers' Fund Board (UEF) has occupied space at this location since November 1988. The rental rate has no annual increases over the 3-year term.



DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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50-LT. TENANT LEASE (cont'd)

*Climate / Sustainability:* No improvements due to this being a short-term lease renewal.

*Resident Business:* Yes

*MD Tax Clearance:* 24-4609-0000

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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  
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May 21, 2025**



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

**51-LT.      TENANT LEASE  
*Department of General Services***

***Recommendation:***                      Approval for additional design services for low voltage work

***Landlord:***                                      One South Street Baltimore LLC  
123 Tice Blvd, Ste 102-A, Woodcliff Lake, NJ 07677

***Prior Board Actions:***                      DGS 26-LT, 12/04/2024

***Property Location:***                      1 South St. Baltimore, MD 21202

***Space Type:***                                      Office w/client interaction (134,687 sq. ft.)

***Lease Type:***                                      Amendment

***Change Order for Low Voltage:***      \$71,827.00

***Fund Source:***                                      100% General Funds

***Appropriation Code:***                      AOBJ 0899/PCA 55253 (Dedicated Purpose Account)

***Utilities/Custodial Responsibility:***      Landlord/Landlord

.

***Original Procurement Method:*** Competitive Sealed Proposals  
*See COMAR 21.05.03.01; DGS Space Mgmt Manual ¶ 6-605 D*

***Remarks:***      The Maryland Department of General Services is transitioning from its State-owned Baltimore City location located at 300/301 W Preston Street to leased space at 1 South Street per the initiative to relocate State presences to leased space in the central business district for Baltimore. This new location provides an efficient, safe workplace for staff to operate. DGS finds the proposal from CSP Consultants for sub-consultant work reasonable and responsive. The scope of work includes design and documentation for audio-visual systems and low-voltage structure cabling for offices, training rooms, huddle rooms, conference rooms and specialty rooms including video conferencing and audio systems, documentation, and coordination with the DGS team for the design and coordination of the low voltage and audio-visual systems with the tenant fit out. The change order will be issued to the landlord, One South Street Baltimore, LLC who has hired CSP Consultants for this work.



DEPARTMENT OF GENERAL SERVICES  
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51-LT.      TENANT LEASE (cont'd)

*MD Tax Clearance:*                      24-4374-0000

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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  
May 21, 2025**



**SUPPLEMENTAL**

**REVISED**

*Contact: Kareen Davis 410-260-4084  
kareen.davis@maryland.gov*

**53-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION**

*Department of General Services, Office of State Procurement*

**Contract ID:** Call Center, Contact Center Services; 001B3600088  
ADPICS No.: ~~001B3600088~~  
001B5600486

See next page for  
Record Correction  
Letter dated 6/20/25

**Contract Approved:** DGS, 22-IT, 12/18/2024, **DGS-26-IT-MOD, 4/23/2025**

**Contract Description:** Call center, contact center services.

**Modification Description:** Correct the total contract amounts on the original item DGS, 22-IT, 12/18/2024, and modification item DGS-26-IT-MOD, 04/23/2025.

**Award:** CMD Investment Group, Inc.; Hunt Valley, MD  
(Certified Small Business)

**Original Contract Term:** 01/01/2025 - 12/31/2030 (w/two 1-year renewal options)

**Modification Term:** 06/12/2025 - 12/31/2030

**Original Contract Amount:** \$ 73,253.50

**Modification Amount:** \$ 1,500,000 (NTE)

**Prior Options/Mods:** N/A

**Total Contract Amount:** \$1,573,253.50

**Original Procurement Method:** Competitive Sealed Proposals

**MBE/VSBE Participation:** 25% / 5%

**MBE/VSBE Compliance:** 0% / 0%

**Performance Security:** No



Wes Moore, Governor · Aruna Miller, Lt. Governor · Atif Chaudhry, Secretary

Accepted 6/20/2025- JTG

*John Gontrum*

June 20, 2025

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

SUBJECT: Record Correction – May 21, 2025, Board of Public Works Action Agenda, Item 53-IT

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 – May 21, 2025 DGS Agenda, Item 53-IT**

**Contract ID:** Call Center, Contact Center Services;  
001B36000

**FROM:** ADPICS No.: 001B3600088

**TO:** ADPICS No.: 001B5600486

**REASON:** Clerical Error. The ADPICS number was incorrectly stated.

Regards,

A handwritten signature in cursive script that reads "Kacia Bolling".

Kacia Bolling

Procurement Officer III, CPMO, CMCM  
DGS/OSP



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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**SUPPLEMENTAL**

**REVISED**

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

**Requesting Agency Remarks:** The original agenda item approved on 12/18/2024 inadvertently listed the awardee’s one-year price instead of the Statewide Contract’s Not-to-Exceed (NTE) amount. Additionally, while the RFP noted the contract would be available for statewide use, the scope and pricing documents did not adequately reflect projected demand. As a result, the procurement will be re-solicited to include historical usage and clarity around scope and pricing. In the interim, the NTE amount of \$1.5 million is necessary to maintain continuity of services while DGS conducts the new procurement. This item also corrects the total contract amount listed on DGS-26-IT-MOD, 04/23/2025, as \$1,500,000 to the correct total contract amount of \$1,573,253.

The award amount differs from the evaluated price because the evaluated price is based on a model in the RFP solely for evaluation purposes. The call center contract financial page included per-minute and per-unit costs multiplied by an estimated number of calls. The award amount represents an estimate of the amount to be paid to the contractor, which may vary depending on the actual usage of the contract by State agencies. However, the per-minute and per-unit prices remain fixed for the duration of the contract.

Call center services are established by work orders based on the individual needs of each agency. The Contractor provides various agencies with general program support and fulfillment services related to the Call/Contact Center. Services include distributing information packets to individuals who have contacted the Call Center. These call center services allow agencies to enhance customer service to citizens through a toll-free number and, in some cases, by sending emails to a general email account. Under the call center arrangement, citizens reach an answering point located in Maryland that is staffed between 8:00 AM and 8:00 PM Monday through Friday, except for State holidays. In addition, citizens are provided some information 24 hours per day, 7 days per week. This contract is used by several agencies, including DBM, DHCD, MDH, MDOT, SBE, SRA, and the Governor's Office, and each agency maintains its toll-free call center number independently. MBE compliance is not yet available as this contract was approved on 12/18/2024 with the incorrect contract value. Therefore, no work has been approved.

MBE compliance is not yet available as this contract was approved on 12/18/2024.

**Fund Source:** Various  
**Approp. Code:** Various

**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  
May 21, 2025**



**SUPPLEMENTAL**

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

**54-LL.      LANDLORD LEASE  
*Department of Natural Resources***

**Recommendation:**            Approve a New Lease

**Tenant:**                        Southern Maryland Archery Club, LLC  
P.O. Box 337, Cheltenham, MD 20632

**Property Location:**        Cheltenham Wildlife Management Area  
U.S. 301 & Frank Tippet Rd., Cheltenham, MD 20613

**Space Type:**                 Office Building and indoor/outdoor archery range

**Lease Type:**                 New Lease

**This Term:**                    07/01/2025 - 06/30/2035

**Future Option Term:**        N/A

**Annual Rent [...]:**            \$0

**Utilities/Custodial Responsibility:**    Tenant /Tenant

**Termination for Convenience Clause:**    Yes

**Remarks:** This is a new lease with the Southern Maryland Archery Club at Cheltenham Wildlife Management Area (WMA). The current lease for 10 acres of land plus an office building and indoor archery range for use by the club, twelve (12) days each year, was approved by the State of Maryland Board of Public Works as Item 15-LT on June 23, 2015. The new lease is for the same land and facilities for a period of ten (10) years. The property is used as an archery facility for public and private use, including hunter education. The lease is consistent with the previous lease approved by the Board between Southern Maryland Archery Club, Inc., at Cheltenham WMA. The tenant has remained in good standing with the State of Maryland as well as with DNR.

**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  
May 21, 2025**



**SUPPLEMENTAL**

*Contact: Kareen Davis 410- 767-7572  
kareen.davis@maryland.gov*

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

**Contract ID:** New System Integrator (SI) eMMA IT Project Support; 001B5600375  
ADPICS No.: 001B5600375/CTR022894

**Contract Description:** Stabilize and enhance the existing Ivalua platform (“eMaryland Marketplace Advantage” or “eMMA”) as necessary to implement a full Source-to-Pay procurement operating model, enable core business functions and procurement operations, and adhere to governing legislation to include the State Code of Maryland Regulations (COMAR).

**Award:** KPMG LLP, Wilmington, DE

**Contract Term:** 06/12/2025\* - 12/31/2027 (\*Or earlier upon BPW approval)

**Amount:** \$19,810,000

**Procurement Method:** Intergovernmental Cooperative Purchase Agreement (ICPA)  
#MA18P23091500000000000034

**MBE/VSBE Participation:** 29% / 3.47%

**Performance Security:** Yes

**Incumbent:** Nitor Partners, Cleveland, OH

**Requesting Agency Remarks:** The State of Maryland seeks approval to award a new contract to KPMG LLP to serve as the State’s System Integrator (SI) for the eMaryland Marketplace Advantage (eMMA), Maryland’s eProcurement platform powered by Ivalua.

Over the past five years, the State’s current SI has been engaged in implementing eMMA, yet the system currently operates primarily as a bid board, with key functionalities still unrealized. This new engagement with KPMG represents a pivotal transition toward stabilizing and enhancing eMMA to fully support a modern, end-to-end Source-to-Pay procurement model.

KPMG brings extensive and proven experience as a system integrator for Ivalua, having successfully implemented the platform in eight other states. They will deploy highly qualified resources to support the State’s ongoing procurement reform initiatives, in alignment with both the State’s regulatory requirements and the Governor’s Executive Order issued in December 2024.



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
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**SUPPLEMENTAL**

**55-IT.      INFORMATION TECHNOLOGY (cont'd)**

***Agency Remarks (cont'd):***

Under this contract, KPMG will:

- Stabilize and upgrade the State's version of Ivalua, currently more than 20 versions behind and at end-of-life;
- Remediate long-standing system defects and data inconsistencies;
- Develop and implement enhancements to support statewide procurement operations, including AI-enabled features;
- Create new dashboards and reporting tools to support the Governor's Executive Order and improve transparency and adoption of eProcurement;
- Deliver enhanced reporting to support recovery of the State's 1% procurement fee and GOSBA's oversight goals;
- Facilitate operational stabilization and prepare the eMMA system for integration with the Office of State Financial Integration (OSFI) project;
- Support organizational change management and business transformation to promote vendor participation, procurement standardization, and increased competition.

The contract is being awarded through an Intergovernmental Cooperative Purchasing Agreement (ICPA) under the NASPO ValuePoint Master Agreement, which was competitively procured by the lead State of Maine in 2022 in accordance with applicable Maryland statutes. That national procurement effort received 35 proposals, and 15 awards were made across four categories based on responsiveness and final rankings against pre-established evaluation criteria. This cooperative purchasing method provides access to best-in-class vendors while leveraging the volume and competition of a nationally conducted procurement.

As a result of this process, the State has negotiated highly favorable pricing with KPMG, receiving a 59.6% discount off their published list pricing for annual licensing and maintenance. This significant cost benefit underscores the value of the cooperative procurement approach. Additionally, the total contract cost remains within the originally planned budget for the eMMA project.

KPMG has also committed to meeting the State's Minority Business Enterprise (MBE) participation goal of 29% and the Veteran-Owned Small Business Enterprise (VSBE) goal of 3.47%, reinforcing the State's commitment to inclusive economic growth.

Approval of this contract will allow the State to move forward with a stable, modern eProcurement platform that fully supports Maryland's procurement goals, regulatory obligations, and strategic vision for digital government.



DEPARTMENT OF GENERAL SERVICES  
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**SUPPLEMENTAL**

**55-IT.      INFORMATION TECHNOLOGY (cont'd)**

*Fund Source:*                      100% Reimbursable - Major Information Technology  
Development (MITD)

*Approp. Code:*                      H00A0103

*Resident Business:*              No

*MD Tax Clearance:*              25-1058-1111

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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  
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May 21, 2025



**SUPPLEMENTAL**

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

**56-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION**  
*Department of General Services,  
Department of Public Safety and Correctional Services*

**Recommendation:** That the Board of Public Works unanimously grant a temporary exception for one year from the automatic termination of funds for the following authorization.

**Authority:** Section 8-128, State Finance and Procurement Article,  
Annotated Code of Maryland

**Reference:** Baltimore Pre-Release - Women; K-000-220-003

**Description:** The Department of General Services requests Board of Public Works approval of a temporary exception for one (1) year in the termination of Maryland Consolidated Capital Bond Loan (MCCBL) funds authorized under Chapter 102, Acts of 2023, MCCBL Item 176, to provide funds to begin design of a new prerelease unit for women in Baltimore City. The authorization amount was \$3,000,000.00 of which \$3,000,000.00 remains unencumbered. The Department has been notified by the Maryland State Treasurer that these funds will expire on June 1, 2025.

Approval of this time extension is being requested in accordance with Finance and Procurement Article SF&P 8-128 §8-128. (a) If, within 2 years after the date of an authorization of State debt, evidence that a required matching fund will be provided has not been presented to the Board or no part of the project or program for which the enabling act authorized the State debt is under contract and the Board has not encumbered money for any part of the project or program, the authorization terminates unless: (1) the enabling act provides otherwise; or (2) in an emergency, the Board unanimously grants a temporary exception for a period of 1 year".

Unfortunately, due to the required procurement office evaluation and recommendation process, the schedule will not allow for a construction contract to be brought to the Board prior to June 1, 2025. fund expiration date, necessitating the request for an exception. This temporary 1- year extension will allow the Department to expend the prior authorized funds and continue the forward progress of the project.

*This Item was withdrawn as Item 45-GM from the 05/07/2025 DGS Agenda.*

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED\*** DISAPPROVED

DEFERRED WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

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



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
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**May 21, 2025**



**SUPPLEMENTAL**

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

**57-RP.      REAL PROPERTY**  
*Department of General Services*  
*Title Company Services*

***Recommendation:*** Board of Public Works approval is requested for contracts to all offerors passing both Technical and Price requirements to perform acquisitions and additional related activities as required for residential, commercial, agricultural, and unimproved properties in the following jurisdictions: Dorchester, Wicomico, Worcester, and Somerset Counties, representing the Lower Eastern Shore Region.

The Comprehensive Settlement Fee represents the offeror's fee for title and settlement services for a single transaction. This covers all services normally associated with property transactions, such as settlement charges, document preparation, travel expenses, notary fees, return of deeds, reports after recording, and photocopies. The cost of title insurance is by fixed rates approved by The Maryland State Insurance Administration.

***Procurement Method:***            Competitive Sealed Proposals

***Proposals/Awards - Lower Eastern Shore Region***

	<u>Technical/Price Evaluation</u>	<u>Comprehensive Settlement Fee</u>
Absolute Title Group Glen Burnie, MD	Technical – Pass Price - Pass	\$1,200.00
Cooch & Bowers Corporation Arnold, MD	Technical – Pass Price - Pass	\$1,200.00
Eagle Title LLC Annapolis, MD	Technical - Pass Price - Pass	\$1,200.00
Property Title and Escrow Baltimore, MD	Technical – Pass Price - Pass	\$1,200.00
Law Office of Thomas N. Yeager Chestertown, MD	Technical - Pass Price – Pass	\$1,100.00

***Term:***                                    07/01/2025 - 06/30/2028

***Amount:***                                \$100,000 (NTE)



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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**SUPPLEMENTAL**

**57-RP.      REAL PROPERTY (cont'd)**

**MBE Participants:**                      None

**Remarks:**      A notice of the Request for Proposal (RFP) was posted on eMarylandMarketplace. The RFP was posted on the DGS website, the eMaryland Marketplace's Facebook and Twitter pages. The RFP was advertised in the Daily Record.

A notice of the RFP was mailed to 121 companies and individuals certified to provide the required services; one of the notices was a direct solicitation to an MDOT-certified MBE. Five proposals were received and evaluated. Each offeror was evaluated on a pass/fail basis as to whether the proposal met the mandatory requirements of the RFP for all aspects of titling, including the offeror's depth of experience in transactional history, the range of knowledge and experience within the offeror's team, plus abstractors' experience and insurance information. Fees were evaluated as pass/fail based on prevailing market rates.

Task orders for title services will be awarded on a rotating basis, and the contract contains strict time limits and per diem penalties for delays. The State reserves the right to terminate any contract in whole or part for convenience or default. Each of the five (5) contracts awarded will be for a value Not To Exceed \$20,000 during the three-year term. The aggregate value of the overall contract award will not exceed \$100,000.00. The actual contract cost will depend on the number and contract price of the properties acquired during the term of the contract.

**Resident Business:**                      Yes

**Tax Compliance Nos.:**                      25-1097-0111 Absolute Title Group  
25-1096-0111 Cooch & Bowers Corp  
25-1098-0110 Eagle Title, LLC  
25-1094-0001 Property Title & Escrow, LLC  
25-1095-0110 Law Office of Thomas N. Yeager

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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**SUPPLEMENTAL**

*Contact: Jamaal Turner 410-767-8374  
jturner5@mdot.maryland.gov*

**58-S-OPT. SERVICES CONTRACT OPTION  
*Department of Transportation, Maryland Transit Administration***

**Contract ID:** Professional Mobility Certification Services for Paratransit Program;  
*MOL-20-001-SR;*  
ADPICS No.: COK86279

**Contract Approved:** DGS 30-S, 08/12/2020

**Contract Description:** Provide professional services including staff, supervision, and training to operate and maintain MTA's American Disabilities Act (ADA) certification process.

**Option Description:** Exercise the second and final renewal option.

**Award:** Institute of Health and Human Performance, Inc. dba Biokinetix;  
Chicago, IL

**Original Contract Term:** 08/13/2020 – 08/12/2023 (w/two 1-year renewal options)

**Option Term:** 06/01/2025 – 05/31/2026

**Original Contract Amount:** \$6,455,160

**Option Amount:** \$2,301,202

**Prior Options/Mods:** \$0 (Mod. #1: Extension 08/12/2023 – 10/26/2023; Delegated Authority – MTA, 08/10/2023)  
\$50,000 (Mod. #2: Extension 10/27/2023 – 01/31/2024; Delegated Authority – MTA, 10/27/2023)  
\$2,225,175 (Renewal Option #1: 02/01/2024 – 01/31/2025; DGS 37-S-OPT, 01/31/2024)  
\$0 (Mod. #4: Extension 02/01/2025 – 05/31/2025; Delegated Authority – MTA, 01/28/2025)

**Total Contract Amount:** \$11,031,537

**Percent +/- (this item):** 35.65%

**Total Percent -/- Change:** 70.89%



**DEPARTMENT OF GENERAL SERVICES**  
**OFFICE OF STATE PROCUREMENT**  
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**May 21, 2025**



**SUPPLEMENTAL**

**58-S-OPT. SERVICES CONTRACT OPTION (cont'd)**

**Original Procurement Method:** Competitive Sealed Bidding

**Living Wage Eligible:** Yes

**MBE/VSBE Participation:** 34% / 0%

**MBE/VSBE Compliance:** 13.51% / 0%

**Performance Security:** No

**Hiring Agreement Eligible:** Yes

**Requesting Agency Remarks:** In compliance with the ADA, MTA has provided paratransit services for individuals with disabilities and elderly adults since the late 1990s. A critical aspect of the Paratransit Program is the eligibility determination process, which involves interviews and physical or cognitive functional assessments to certify individuals for the use of door-to-door paratransit transportation services in lieu of MTA's fixed-route transit services. The contractor is responsible for: ensuring quality assurance of the eligibility process; providing appeals and complaints resolution; and dissecting complex medical information to make accurate eligibility decisions.

The MTA Procurement Review Group initially established the MBE goal as 9%, but at the time of award, IPS Lynx, Inc. (IPS) had a workforce strategy to meet a 34% MBE participation goal through a Maryland certified MBE firm. During the process of contract award, COVID-19 was declared an epidemic, and a "stay at home" order was issued by the Maryland Governor, which put a pause on mobility services being performed. MTA, GOSBA, and IPS discussed what steps could be taken to address the reality of IPS not achieving the goal. IPS was directed to document why they weren't able to achieve the goal and to continue working towards achieving the 34% goal. When the orders were lifted, rising costs and inflation made the workforce strategy of utilizing a staffing agency unsustainable, in addition to the staffing company changing the business model from direct employment to employee recruitment. IPS was acquired by Biokinetix, and although they are an MBE firm in their home state of Illinois, they are not yet a Maryland Certified MBE firm. Biokinetix initially planned to self-perform half of the overall MBE participation goal but has not been granted Maryland MBE certification. Biokinetix continues to make efforts to meet the 34% MBE goal, through resubmission of their Maryland MBE certification, which would allow them to self-perform 17% of the goal and utilize the Maryland certified MBE staffing agency when possible.



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**SUPPLEMENTAL**

**58-S-OPT. SERVICES CONTRACT OPTION (cont'd)**

MTA is satisfied with Biokinetix service. Exercising the second and final renewal is in the best interests of MTA and the State. MTA is currently finalizing the new solicitation for these services and anticipates presenting the award for approval by the Board of Public Works prior to the expiration of this contract.

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

***Approp. Code:*** J05H0102

***Resident Business:*** No

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**HAND CARRIED**

*Contact: Deirdra Bell 410-767-4950  
deirdra.bell@maryland.gov*

**59-CGL.      CAPITAL GRANTS AND LOANS**

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

**Prince George’s County, Maryland**  
**Blue Line Corridor – The Pavilion at Lottsford Parcel Development (Prince George’s County)**  
*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of infrastructure improvements along the Blue Line Corridor, including parcel development for The Pavilion at Lottsford (Prince George’s County)*  
*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)*  
*DGS Item 24-415, (SL-111-240-038)                      \$16,800,000*

**Matching Fund:** No match is required.

<b>Background:</b>	Total Project	\$ 92,930,512.00
	<b>24-415 (This Action)</b>	<b>\$ 16,800,000.00 (Non-match)</b>
	Local Cost	\$ 76,130,512.00

(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.
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 supporting the development of a mostly vacant parcel into a new lifestyle mixed use community in downtown Largo.

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**



**DEPARTMENT OF GENERAL SERVICES  
OFFICE OF STATE PROCUREMENT  
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May 21, 2025**



**HAND CARRIED**

*Contact: Deirdra Bell 410-767-4950  
deirdra.bell@maryland.gov*

**60-CGL.      CAPITAL GRANTS AND LOANS**

***Recommendation:*** The Department of General Services' Office of Capital Grants and Loans recommends that the Board of Public Works approve the following actions:

1. Enter into a grant agreement for

**Maryland Economic Development Corporation**

Secure Compartmented Information Facilities (Regional)

*“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of secure compartmented information facilities in Southern Maryland.*

*Maryland Consolidated Capital Bond Loan of 2023 (MISC– Chapter 102, Acts of 2023) DGS Item 206, (SL-204-230-038)                      \$ 2,500,000*

***Matching Fund:*** No match is required.

2. Grant the waiver to exclude the property owner as Beneficiary to the grant. Maryland Economic Development Corporation (MEDCO) has been authorized to improve the property. St. Mary's County Commissioners is the property owner of 44174 Airport Road Hollywood, Maryland 2636-0000 and acknowledges that it owns the physical property. St. Mary's County Commissioners will not be the recipient of any of the funds from the Grantee (MEDCO) at any point during this project. St. Mary's requests to not be liable for any funds it does not receive.
3. Grant the waiver to exclude the property owner as Beneficiary to the grant. Maryland Economic Development Corporation (MEDCO) has been authorized to improve the property. Fourth Exploration LLC is the property owner of 22299 Exploration Drive, Suite 400, Lexington Park, MD 20653. However, Fourth Exploration will not be the recipient of any of the funds from the grantee (MEDCO) at any point during the project and is not liable for any funds it does not receive. Further, Fourth Exploration needs to preserve its ability to finance the Property and, therefore, not be required to seek consent for any change in interest of the Property, which is already leased to ACE and other defense contractor tenants.



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**HAND CARRIED**

**60-CGL.      CAPITAL GRANTS AND LOANS**

4. Grant the waiver to exclude the property owner as Beneficiary to the grant. Maryland Economic Development Corporation (MEDCO) has been authorized to improve the property. J.F. Taylor, Inc. (JFTI) is the property owner of 21517 Great Mills Road, Lexington Park, MD 20653. JFTI will not be the recipient of any of the funds from the grantee (MEDCO) at any point during the project and is not liable for any funds it does not receive. Further, JFTI needs to preserve its ability to finance the Property and, therefore, not be required to seek consent for any change in interest of the Property, which is already leased to NSI.

<b>Background:</b>	Total Project	\$ 5,755,000
	<b>23-206 (This Action)</b>	<b>\$ 2,500,000 (Non-match)</b>
	22-435 (Prior Action)	\$ 2,500,000 (Non-match)
	Local Cost	\$ 755,000

(Prior Action: 1/25/2023 Agenda, Item 31-CGL)

**Remarks:**

1. This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may provide secure compartmental information facilities at several locations in St. Mary's County, Maryland.

**BOARD OF PUBLIC WORKS**

**THIS ITEM WAS:**

**APPROVED**

**DISAPPROVED**

**DEFERRED**

**WITHDRAWN**

**WITH DISCUSSION**

**WITHOUT DISCUSSION**