

BOARD OF PUBLIC WORKS
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MAY 7, 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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REVISED

*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 20 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: \$796,300

Fund Source: MCCBL of 2022: Provide funds for assistance for the implementation of best management practices that reduce soil and nutrient runoff from Maryland farms. Item 22132

County	Grantee	Agreement #	Amount
Carroll	James T. Rawlings	MP-2025-2619-C	\$100,000
Harford	Brian M. Simmons	LS-2025-2017	\$3,900
Kent	Rocky Mount Farm LLC	CH-2025-2662	\$15,900

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	Keymar Farms LLC	MP-2025-2680	\$12,600
		RS-2025-2681	\$28,200
	Richard W. Lawrence, III	RS-2025-2490	\$13,300
	Wooden Hill Farms LLC	MP-2025-2701-C	\$91,900
Cecil	Mason's Chrome View Limited	AT-2025-2687	\$36,000
Frederick	Eric Kodish	MP-2025-2690-R	\$3,400
	Richvale Farm LLC	MP-2025-2678	\$14,000
	Robert J. Kline	MP-2025-2649	\$87,600
		MP-2025-2650	\$52,500
		MP-2025-2651	\$33,500
		MP-2025-2652	\$51,200
MP-2025-2653	\$83,400		

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REVISED

1. DEPARTMENT OF AGRICULTURE (cont'd)

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 (cont'd)*

Frederick <i>(cont'd)</i>	Sowers Farm Holdings LLC	MP-2025-2688	\$28,800
		MP-2025-2689	\$30,700
Kent	Rocky Mount Farm LLC	CH-2025-2661	\$31,500
		CH-2025-2663	\$33,100
Wicomico	Thu Thi Huynh	NW-2025-2672-B	\$44,800

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

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**BOARD OF PUBLIC WORKS
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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," Sections 8-701 to 8-705, Agriculture Article, Annotated Code of Maryland; COMAR 15.01.05

Amount: \$3,039.11

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

County	Recipient	Agreement #	Amount
Carroll	Linda S. Neal	MP-2024-2720	\$1,374.11
Frederick	The Jorgensen Family Foundation, Inc.	MP-2025-2359	\$1,665.00

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.

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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 projects 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: \$148,155.31

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

County	Recipient	Agreement #	Amount	Status
Baltimore	Mary E. Price	RS-2022-2566-R	\$40,200.00	Completed
Carroll	George C. Schooley, Jr.	RS-2024-2582	\$23,921.49	Completed
	Tyler N. Bruchey	MP-2022-2404	\$23,700.00	Completed
Cecil	David C. Meulenber	AT-2020-2607-B	\$7,722.27	Completed
Frederick	James A. Stull, Jr.	MP-2024-2548	\$4,692.58	Completed
		MP-2024-2550	\$1,030.07	Completed
Harford	Audrey R. Murray	LS-2024-2493	\$18,518.43	Completed
Queen Anne's	Bennett's Outlet, Inc.	CH-2020-2366	\$943.72	Completed
	Ralph C. Whaley, Jr.	CH-2024-2820	\$1,377.00	Completed
Somerset	Tracy Chan	PR-2022-2470-B	\$23,400.00	Completed
Washington	Robert E. Martz	UP-2022-2510-R	\$2,649.75	Completed

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

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

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

<i>Department of General Services</i>	<i>March 2025</i>
<i>Department of Transportation</i>	<i>March 2025</i>
<i>State Treasurer's Office</i>	<i>1st Quarter 2025</i>

Authority: COMAR 21.02.01.05

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

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Contact: Bill Morgante 410-260-7791
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5. **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 removing a cable in the navigable waters of Maryland.

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

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

ANNE ARUNDEL COUNTY

24-1178 *SELBY BAY MARINA LLC.* – To improve navigable access by removing an existing pier and associated structures, constructing a pier with finger piers, replacing in-kind boat lifts with associated pilings, installing new boatlifts with associated pilings, removing a section of existing bulkhead, and constructing a boat ramp with a finger pier.

Edgewater, Selby Bay

Special conditions: Time of year restriction.

25-0082 *MARK FRIEDMAN* – To reduce shoreline erosion and provide beach nourishment by replacing an existing bulkhead, constructing groins, filling and grading with sand, and planting marsh vegetation.

Edgewater, South River

Special conditions: Requirements for signing and acceptance of marsh maintenance plan, marsh establishment area, bulkhead construction, and construction of the beach nourishment area.

HARFORD COUNTY

25-0117 *VERIZON MARYLAND INC.* – To remove an inactive cable from the river as required by the construction of the Amtrak Susquehanna Bridge project (23-0811 approved by BPW on 3/19/2025, Secretary’s Agenda, Item 7).

Havre de Grace & Perryville, Susquehanna River

Special conditions: Time of year restrictions. Requirements for cable removal activity completion date.

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Contact: Bill Morgante 410-260-7791
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6. **BOARD OF PUBLIC WORKS**
***Wetland License -- #23-1174 – St Mary’s Church and School
Mitigation***

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

1. Grant a tidal wetlands license to construct an oyster revetment, place sand fill, plant marsh vegetation, and
2. Require mitigation, due to open water tidal wetland impacts, to be satisfied by establishing successful oyster habitat.

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

- Application received December 27, 2023
- Public comment period ended October 1, 2024
- MDE Report and Recommendation April 8, 2025

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

Mitigation: Constructing an oyster revetment will result in permanent impacts to 6,192 square feet of open water. MDE considers the oyster establishment as “ecological uplift” and recommends that the mitigation requirement be satisfied when the applicant submits annual monitoring reports for five years and the five years of monitoring show successful oyster habitat establishment. After five years, if the project is not successful, the licensee will be required to mitigate for the 6,192 square feet of impact to open water (COMAR 23.02.04.11).

ANNE ARUNDEL COUNTY

23-1174 **ST MARY’S CHURCH AND SCHOOL** – To stabilize an eroding shoreline and create habitat by constructing an oyster revetment, placing sand fill, and planting marsh vegetation.

Annapolis, Spa Creek

Special conditions: Time of year restriction. Requirements for maintaining and monitoring project site. Restrictions on design and construction of oyster brick/riprap revetment.

Wetlands Enhanced: 2,700 square feet

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Contact: Suzanne Dorsey 410-218-1720
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7. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Maryland Water Quality State Revolving Loan Fund
Bay Restoration Fund

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

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

Project: Region II Sewer System Extension of Sewer (Resolution 235)

Recipient: Talbot County

Amount: Up to \$10,366,934

Location: Talbot County/Legislative District 37B

Project Description: This project consists of sewer line extensions to connect 313 parcels (311 residential and 2 commercial properties) located in the subdivisions of Aveley, Doncaster, North Bend, Arcadia Shores, Yacht Club Road, and nearby areas, to the St. Michaels Region II Wastewater Treatment Facility, an Enhanced Nutrient Removal (ENR) plant. Work includes decommissioning existing septic systems for installation of STEP systems, new small-diameter sewer connections and low pressure force mains. Additionally, the project includes rehabilitation of the existing Royal Oak Pump Station #1 consisting of upgrading the wet well and pumps, addition of emergency storage, instrumentation and electrical work, and other necessary appurtenances to bring the station to current standards. Completion of this work will remove failing septic systems in environmentally sensitive areas, ensuring higher level treatment through conveyance to an existing wastewater treatment plant. This project is part of MDE efforts to achieve additional nutrient reductions to offset the projected increase in nutrient and sediment loadings from runoff.

Financing Description:

A. New Loan \$3,509,471 (up to) – Water Quality State Revolving Fund

Term. Period not to exceed 30 years following project completion.

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

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

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7. MARYLAND DEPARTMENT OF THE ENVIRONMENT (cont'd)

B. New Loan Forgiveness (up to) \$3,509,471 – Water Quality State Revolving Loan Fund

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

C. Additional Grant (up to) \$3,347,992 – Bay Restoration Fund

Project Funding Sources:

<i>Water Quality State Revolving Loan Fund (this Item)</i>	\$ 3,509,471
<i>Water Quality State Revolving Loan Fund Forgiveness (this Item)</i>	\$ 3,509,471
<i>Bay Restoration Fund Grant BR-OC 01.21 (this Item)</i>	\$ 3,347,992
Bay Restoration Fund Grant BR-OC 01.21 (prior approval Sec. 13 [7/3/24])	\$ 1,873,800
Local Share	<u>\$ 1,893,573</u>
Total Estimated Project Cost	<u>\$14,134,307</u>

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

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

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Contact: Suzanne Dorsey 410-218-1720
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8. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Maryland Drinking Water State Revolving Loan Fund

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

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

Project: Extension of Public Water to Springview & Gilbert Mobile Home Parks and
Briercrest Apartments

Recipient: Frederick County

Amount: Up to \$2,198,339

Location: Frederick County/Legislative Districts 3 and 4

Project Description: This design-build project consists of the design, construction, and inspection of water mains, water service connections, meter vaults, private onsite water service piping, paved and non-paved restoration, traffic control, sediment control, and appurtenances for the Briercrest Apartments and the Springview and Gilbert Mobile Home Parks in Frederick County. The purpose of the project is to extend public water service to PFAS-contaminated drinking water source areas. This project will be constructed in accordance with coastal and non-coastal resiliency guidelines developed as part of the Coast Smart Program to reduce climate change risks to such projects.

Financing Description:

A. New Loan Forgiveness (up to) \$2,198,339 – Drinking Water State Revolving Loan Fund

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

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

Project Funding Sources:

Drinking Water State Revolving Loan Fund Forgiveness (<i>this Item</i>)	\$ 2,198,339
Local funding	<u>\$ 45,352</u>
Total Estimated Project Cost:	\$ 2,243,691

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

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

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Contact Person: Suzanne Dorsey 410-218-1720
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9. **MARYLAND DEPARTMENT OF THE ENVIRONMENT**
Bay Restoration Fund

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

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

Project: WSSC Sewer Basin Reconstruction Program – Oxon Run Basin
Section 4: Task Orders No. 34, 43, 45, 46

Recipient: Washington Suburban Sanitary Commission

Amount: Up to \$7,252,996

Location: Prince George's County/Legislative Districts 24-26

Project Description: WSSC's Sewer Reconstruction Program includes the repair, replacement and rehabilitation of sewers and manholes located on or near state, local and county road right-of-ways throughout Prince George's County and Montgomery County. Trenchless technologies such as grouting and the installation of structural liners will be predominantly used for repair and rehabilitation activities. Additionally, there will be some open cut, and sewer manhole replacement projects that will require ground disturbance. This Board of Public Works action is to encumber Bay Restoration Fund grant funding for task orders 34, 43, 45, and 46 within Oxon Run Basin Section 4 under the WSSC Sewer Basin Reconstruction Program. This project will be constructed in accordance with coastal and non-coastal resiliency guidelines developed as part of the Coast Smart Program.

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

Project Funding Sources:

<i>Bay Restoration Fund Grant BR-CR 19.16 (this Item) Oxon Run Basin PGC</i>	\$7,252,996
Bay Restoration Fund Grant BR-CR 11.17 (prior approval Sec 13 [4/3/24]) Northwest Sewer Basin MC	\$2,697,625
Bay Restoration Fund Grant BR-CR 14.16 (prior approval Sec 13 [4/3/24]) Broad Creek Sewer Basin PGC	\$4,550,000
Bay Restoration Fund Grant BR-CR 15.16 (prior approval Sec 10 [7/19/23]) Beaverdam Sewer Basin PGC	\$3,843,000
Bay Restoration Fund Grant BR-CR 10.16 (prior approval Sec 9 [4/6/22]) Beaverdam Sewer Basin PGC	\$2,219,000
Bay Restoration Fund Grant BR-CR 13.16 (prior approval Sec 9 [4/6/22]) Northwest Sewer Basin PGC	\$3,134,250
Bay Restoration Fund Grant BR-CR 16.16 (prior approval Sec 9 [4/6/22]) Parkway Sewer Basin PGC	\$ 159,250
Bay Restoration Fund Grant BR-CR 20.16 (prior approval Sec 9 [4/6/22]) Piscataway Sewer Basin PGC	\$2,235,311
Bay Restoration Fund Grant BR-CR 12.16 (prior approval Sec 10 [9/2/20]) Northeast Sewer Basin PGC	\$5,362,875
Bay Restoration Fund Grant BR-CR 11.16 (prior approval Sec 10 [9/2/20]) Lower Anacostia Sewer Basin PGC	\$3,791,375
Bay Restoration Fund Grant (Future)	\$20,448,637
Water Quality State Revolving Loan Fund (prior approval Sec 13 [7/1/20])	\$150,174,502
Water Quality State Revolving Loan Fund Forgiveness (prior approval Sec 13 [7/1/20])	\$3,714,188
Local Share	<u>\$2,424,189</u>
Total Estimated Project Cost	<u>\$212,007,190</u>

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

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BOARD OF PUBLIC WORKS
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10. **DEPARTMENT OF NATURAL RESOURCES**
Resiliency through Restoration Initiative

Recommendation: That the Board of Public Works approve the Department of Natural Resources granting \$28,024.17 in general obligation bond proceeds for adaptive management of one restoration project.

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

Project ID:	Franklin Point / CRP 01-17
Prior Approval:	Secretary's Agenda, Item 4 (March 28, 2018)- \$70,000.00
Prior Approval:	Secretary's Agenda, Item 14 (July 6, 2022)- \$1,461,717.54
Grantee:	Arundel Rivers Federation
Location:	Chesapeake Bay, Shady Side, Anne Arundel County
Amount:	\$28,024.17
Fund Source:	MCCBL of 2018 (Chapter 9, Acts of 2018): Coastal Resiliency Program \$28,024.17 Source Code: 18251

Remarks: This project will support adaptive management of a living shoreline through additional plantings and plant protection measures at Franklin Point State Park. This project will establish marsh vegetation in areas impacted by shifting sand, geese activity, and park visitors since project construction in 2023. DNR is seeking approval to award adaptive management funds for this living shoreline project.

The Resiliency through Restoration Initiative was developed to address escalating risks to Maryland's coastal and inland communities and public resources from extreme weather and climate-related events. This Program implements on-the-ground natural and nature-based projects in priority areas where nature can help communities become more resilient to impacts from water. Targeting models, such as the Coastal Resiliency Assessment, identify areas where restoration can provide the greatest protection benefits for infrastructure, communities, businesses, and habitats. Datasets, such as impervious cover, highlight urban and inland areas where green infrastructure is needed to address more intense rain events. Projects will protect both public and private investments, while demonstrating a suite of nature-based projects that will enhance the ability of communities to respond to or recover from extreme hazards like storms and more frequent and intense rain events, or chronic hazards like nuisance flooding and sea level rise.

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10. **DEPARTMENT OF NATURAL RESOURCES** *(cont'd)*

Remarks (cont'd):

DNR will provide technical assistance and grant funds to entities to design and construct living shoreline, marsh enhancement, green infrastructure, and nature-based projects. These projects will reduce the impacts of flooding on vulnerable communities across the state.

DNR will provide technical assistance and grant funds to entities to design and construct living shoreline, marsh enhancement, green infrastructure, and nature-based projects. These projects will reduce the impacts of flooding on vulnerable communities across the state.

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May 7, 2025



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11. **MORGAN STATE UNIVERSITY**
HBCU Capital Financing Program, DoEd Federal Program

Recommendation: That the Board of Public Works approve Morgan State University Borrowing \$35 million from the Historically Black College and University Capital Financing Program (HBCU) Federal Program.

Lender: Rice Capital Access Program, LLC, 1075 Peachtree Street, NE, Suite 3650, Atlanta, GA 30309

Borrower: Morgan State University, 1700 E. Cold Spring Lane, Baltimore, MD 21251

Amount: \$35,000,000

Term: 30-year repayment at fixed rates.

Repayment: Repayment of the loan begins with each installment disbursement with payment dates of January 1 and July 1. When the Trustee disburses funds from this loan account to the University, the Trustee is reimbursing the University for incurred expenses paid by the University for construction and/or renovation projects. Interest is only incurred after disbursement funds are sent to the University by the Trustee. Each installment disbursement has its Debt Service Payment Schedule. The draws have an interest-only period, at which time principal and interest payments are due.

Maturity: July 1, 2055

Security: General obligation of the University. Additionally, limited pledge of the University's Academic Fees and Auxiliary Facility Fees under the University's 1993 Trust Agreement.

Interest Rate: Fixed rates based on U.S. Treasury yields prevailing at the date of each advance plus applicable Federal Financing Bank and Designated Bonding Authority fees (fixed-rate, equal to the 30-year Federal Financing Bank rate + 22.5 basis points (.225%))

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

Remarks: Board of Public Works approval of the HBCU Loan is required for closing. Closing is anticipated for June 2025. Projects for which the borrowed funds are planned to be used include:

1) \$1,500,000 – for the demolition of the existing 205-bed O’Connell Hall and preparations for the new O’Connell Hall Project consisting of an approximate 670 bed student housing facility with a dining facility.

2) \$12,500,000 – for the design and construction of an approximate 10,000 square foot dining and retail facility to be owned by the University (the "Dining Facility") as part of the development project for approximately 670-beds of replacement housing to be owned by MEDCO (the “Student Housing Facility”), collectively with the Student Housing Facility, the O’Connell Hall Project on the main campus of the University.

3) \$6,000,000 – for a safety bridge connecting the new O’Connell Hall Project to the main campus.

4) \$12,300,000 – for construction of a multi-level parking structure on the site of and to support the O’Connell Hall Project.

5) If funds remain after the projects in (1-4), the remaining funds can be used for various campus deferred maintenance projects;

6) \$2,700,000 – Capitalized Interest, Cost of Issuance and funded escrow as required by the HBCU Cap Fin program.

MSU Board of Regents: The Morgan State University Board of Regents approved this HBCU financing at the May 6, 2025 Regular Meeting.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



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

12. **MORGAN STATE UNIVERSITY**

Ground Lease Amendment for Harper-Tubman Student Housing Project

Recommendation: That the Board of Public Works approve Morgan State University entering into an amendment to the existing Ground Lease and Air Rights Amendment with Maryland Economic Development Corporation to facilitate the renovation and redevelopment of the Harper-Tubman Student Housing Facility.

Prior Approvals: Secretary's Agenda, Item 20 (10/21/2020)
Secretary's Agenda, Item 15 (10/12/2022)

Ground Lessor: State of Maryland on behalf of Morgan State University

Lessee: Maryland Economic Development Corporation

Property: Thurgood Marshall Housing and Dining Complex, including Legacy Tower, and the addition of Harper-Tubman House
1700 E. Cold Spring Lane, Baltimore, MD 21251

Term: 2-year extension (approximately July 1, 2070)
The air rights and ground lease term is amended to extend the lease term from its current expiration date of 7/1/2068 to 7/1/2070 to accommodate bond financing for a 40-year payment term plus five (5) years beyond the term of the bonds, for a total 45-year term, that will finance the renovation of the Harper-Tubman Student Housing Facility. The five years beyond the 40-year Bond payment term represents a "tail" period for the ground lease standard in student housing public-private partnerships to provide bondholders additional payment assurance.

Rent: The Maryland Economic Development Corporation ("MEDCO"), will pay ground rent to the University in an amount equal to the annual surplus generated from operations after paying debt service and operating expenses and funding reserves.

Remarks: The Ground Lease Amendment is required for the Harper-Tubman Student Housing Renovation Project. The air rights and ground lease is part of a cross-collateralization structure with the MEDCO-Morgan View Project (completed in 2002), the Thurgood Marshall Housing Facility (completed in 2022), and the Legacy Tower (completed 2024) added to the Thurgood Marshall Housing and Dining Services facility whereby the existing air rights and the ground lease will be amended and restated to include the property for Harper-Tubman Student Housing Renovation Project. The collective projects will secure the existing Morgan View Bonds, the existing Thurgood Marshall Housing Bonds, the existing Legacy Tower Bonds and the new Harper-Tubman Student Housing Bonds for the renovation of Harper-Tubman, with the properties and cash flow as collateral.

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12. MORGAN STATE UNIVERSITY (cont'd)

Remarks (cont'd):

In the fiscal year 2021, Morgan State University, in conjunction with MEDCO, began a development project for 670-beds of replacement housing to be owned by MEDCO (the "Student Housing Facility") and approximately 30,000 square foot replacement dining and retail facility to be owned by the University (the "Dining Facility" and, collectively with the Student Housing Facility, the "Thurgood Marshall Project") on the main campus of the University. This Student Housing Facility of this project was opened to students in August 2022. In fiscal year 2023, MSU and MEDCO collaborated on adding a Legacy Tower to the Thurgood Marshall Project, providing 604 beds which opened to students in August 2024.

MSU and MEDCO are now collaborating on the renovation of the Harper-Tubman Student Housing Project providing approximately 226 beds to assist with the University's next phase of its student housing master plan and to support the on-going housing demand and enrollment growth. The Harper-Tubman Student Housing Project will be financed through a privatized financing structure where the State of Maryland, on behalf of MSU, will enter into an amendment to the existing air rights and ground lease (the "Ground Lease") with MEDCO for a term extending beyond the duration of the financing. MEDCO will develop and renovate the 226 bed Harper-Tubman Student Housing Project which is planned to open August 2026. MEDCO will issue tax-exempt bonds (the "Bonds"), the proceeds of which will fund the costs of design, development and renovation of the Harper-Tubman Student Housing Project. The revenues from the Harper-Tubman Student Housing Project will be used for and pledged by MEDCO to secure the repayment of the Bonds.

Board of Public Works approval of the Ground Lease Amendment is required for closing. The MEDCO Bonds closing is anticipated for June 2025. The University seeks to enter into an amendment to the Ground Lease with MEDCO. MEDCO will contract with underwriter's RBC Capital Markets, LLC, and Rice Financial Products for the issuance of the Bonds. The project is to be located on the MSU campus and is consistent with the strategic student housing plan for the University.

Construction Manager: MEDCO engaged in a competitive process to procure the construction manager. MEDCO evaluated submitted proposals and selected Plano-Coudon Construction ("Plano-Coudon") based in Baltimore. The development costs are estimated at \$50 million (including construction costs, development costs, soft costs, and financing fees). Plano-Coudon will provide 100% performance and payment bonds for the facility's construction, consistent with the ground lease terms. In addition, Mahogany Inc., based in Baltimore, will be a Construction Mentee working closely with Plano-Coudon.

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

Financing: The Harper-Tubman Student Housing Project will be substantially funded through tax-exempt Bonds issued by MEDCO. The Bonds will not constitute a debt to the State or Morgan State University for legal or accounting purposes. The term of the bond financing has a 40-year payment term plus five years beyond the term of the bonds, for a total 45-year term to make the project financing possible. The financing is expected to close in June 2025.

Board of Regents: The Morgan State University Board of Regents approved this Ground Lease on May 6, 2025 at its regular meeting.

Resident Business: Yes

MD Tax Clearance: 25-1422-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



Contact: Gary McGuigan 410-223-4118
gmcguigan@mdstad.com

13. **MARYLAND STADIUM AUTHORITY**
Harry Grove Stadium Improvements
Design-Build (D/B) Services

Contract ID: MILB-003

Recommendation: Approve the award of Guaranteed Maximum Price (GMP) Package No. 2 for the Harry Grove Stadium Improvements Project in Frederick.

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

Contractor: The Whiting-Turner Contracting Company
Baltimore, MD

Prior Approvals: Secretary's Agenda, Item 13 (January 3, 2024)
Secretary's Agenda, Item 18 (March 19, 2025)

Project: Design and construction of improvements to Harry Grove Stadium

Bid Package Description: GMP Package #2 – Masonry, Miscellaneous Metals, Roofing, Elevators, Fire Protection, Plumbing, HVAC, Electrical, Audio Visual / Telecommunications, Security and Site Fencing trade packages

Procurement Method: Competitive Sealed Proposals

Term: 1/7/2024 – 12/31/2026

Pre-Construction Amount: \$ 978,107.08
GMP Package #1: \$ 13,202,043.19
GMP Package #2 (this Item): \$ 13,438,446.35
Revised Amount: \$ 27,618,596.62

MBE Participation (this item): 62.02%
MBE Participation (Cumulative GMP 1-2): 48.69%
MBE Subgoals: African American 8%
Women 11%

MBE Compliance (Construction Services): 0%

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13. MARYLAND STADIUM AUTHORITY (cont'd)

Remarks: The Board approved the contract with The Whiting-Turner Contracting Company for design and pre-construction services at its meeting on January 3, 2024 (Secretary's Agenda, Item 13). The Authority represented as part of that approval that it would return to the Board with a recommendation to modify the design and pre-construction contract upon negotiating an acceptable GMP.

The procurement process for this GMP proceeded as follows:

On March 13, 2025, The Whiting-Turner Contracting Company advertised the Masonry, Miscellaneous Metals, Roofing, Elevators, Fire Protection, Plumbing, HVAC, Electrical, Audio Visual / Telecommunications, Security and Site Fencing packages for trade contractor participation in the following publications/services: eMaryland Marketplace Advantage, MSA's website, Whiting-Turner's website and via direct solicitation utilizing Building Connected.

A Virtual Pre-Bid conference was held on March 18, 2025 and a site visit was conducted for interested bidders on March 21, 2025.

On March 26, 2025, competitive sealed trade contractor bids were received and opened using the DB's online bidding system. Starting March 28, 2025, post-bid scope review meetings were conducted to ensure the bids were both responsive and complete. The post bid scope review meetings were conducted virtually.

The identified MBE goals are for the construction phase as a whole and are not specific to just this GMP Package submission. The Whiting-Turner Contracting Company has a cumulative GMP commitment of 48.69% MBE participation (Combined GMP #1-2) for the construction phase of the Project. The Whiting-Turner Contracting Company continues to demonstrate the good faith effort required to satisfy the MBE participation goals established for the Project.

MSA anticipates presenting at least one more GMP submission to the Board of Public Works for approval in the future.

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

Sports Entertainment Revenue Bonds Series 2025
Secretary's Agenda, Item 10 (4/23/2025)

Tax Compliance No.: 25-1405-1111

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

REVISED

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



Contact: Gary McGuigan 410-223-4118
gmcguigan@mdstad.com

14. MARYLAND STADIUM AUTHORITY
Redevelopment of Maryland Racing Facilities
Construction Services

- Contract ID:** MDR-002-GMP
- Recommendation:** Approve the award of Guaranteed Maximum Price (GMP) Package #1 for the Redevelopment of Maryland Racing Facilities Project
- Contractor:** Clark Construction Group, LLC.
145 West Ostend Street, Suite 100
Baltimore, MD 21230
- Prior Approvals:** Secretary’s Agenda, Item 19 (October 2, 2024)
- Project:** Redevelopment of Maryland Racing Facilities
- Bid Package Description:** GMP Package #1: Demolition, Abatement, General Conditions, General Requirements, Construction Administration for the Pimlico Racing Facility
- Contract Description:** Professional Services – Construction
- Procurement Method:** Competitive Sealed Proposals
- Pre-Construction Amount:** \$ 889,750
- GMP Package #1 (this Item):** \$ 14,309,959
- Revised Amount:** \$ 15,199,709
- Original Term:** 10/2/2024 – 12/31/2027
- MBE Participation (this Item):** **35.06%**
- MBE Sub-goals:** 8% African-American; 11% Women-Owned
- MBE Compliance (Construction Services):** 0%

Remarks: The Board approved the contract with Clark Construction Group, LLC (“Clark”) for pre-construction services at its meeting on October 2, 2024 (Secretary’s Agenda, Item 19). The Authority represented as part of that approval that it would return with a recommendation to enter into a Guaranteed Maximum Price contract for construction services for the first of several bid packages if the performance of the preconstruction services is satisfactory and an acceptable price is negotiated.

BOARD OF PUBLIC WORKS
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REVISED

14. MARYLAND STADIUM AUTHORITY (cont'd)

Remarks (cont'd):

The procurement process for this GMP occurred as follows:

On March 5, 2025 Clark advertised bid packages for Pest Control, Security, Construction Trailers, Structural Demolition, Abatement, Electrical (temporary power, cut/cap/make-safe), Erosion and Sediment Control, Site Demolition, Temporary Fencing and Water Utilities (temporary water, cut/cap/make-safe) for trade contractor participation in the following publications/services: eMaryland Marketplace Advantage, MSA's website, Clark's website, Maryland Washington Minority Companies Association (MWMCA) website and via direct solicitation.

On March 11, 2025 Clark hosted a Trade Contractor Outreach Event at Pimlico. The event was open to the public and allowed trade contractors interested in the packages being procured under GMP#1, as well as future GMP packages, to obtain information specific to the project's scope and schedule and to participate in a site walk of the Pimlico Racing Facility.

On March 26, 2025 and April 3, 2025 competitive sealed trade contractor bids were received and opened using Clark's online bidding system (BuildingConnected). MSA was present for the opening of bids. Post-bid scope review meetings were conducted to ensure the bids were both responsive and complete.

Clark has demonstrated good faith effort to satisfy the MBE overall goal of 35% as well as the subgoals of 8% African American and 11% Women Owned business established for the Project.

MSA will submit additional GMP submissions to the Board of Public Works for approval in the future.

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

Fund Source: The Racing and Community Development Financing Fund (Economic Development Article, Section 10-657.2) funded with lottery deposits pursuant to State Government Article, Section 9-120.

Tax Compliance No.: 25-1419-1110

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



Contact: Jonathan Dobry 240-895-3346
jadobry@smcm.edu

15. **ST. MARY'S COLLEGE OF MARYLAND**
Encumbrance of State Pay-Go Funds

Recommendation: That the Board of Public Works approve St. Mary's College of Maryland encumbering PayGo Funds to procure equipment needed local area network (LAN) and wireless local area network (WLAN) for the Maryland Heritage Interpretive Center (MHIC) project.

Description: Equipment for LAN and WLAN

Procurement Method: Interagency

Award: Maryland Department of Information Technology, Crownsville, MD

Amount: \$33,744.40

Fund Source: PAYGO 2023 (002)

Remarks: The Department of Budget and Management approved the use of Pay-Go funds for the equipment for the LAN and WLAN network requirements for the Maryland Heritage Interpretive Center (MHIC). All procurements conform to the *St. Mary's College of Maryland Procurement Policies and Procedures*.

Under a MOU dated July 31, 2007, between the Department of General Services, St. Mary's College of Maryland, and Historic St. Mary's City, the College has responsibility for overall project management of the Maryland Heritage Interpretive Center

Resident Business: Yes

MD Tax Clearance: 25-1445-0000

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



Contact: Brittany F. Ferrier 410-576-6598
bferrier@oag.state.md.us

16. **DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES**
General Miscellaneous

Recommendation: The Maryland Department of Public Safety and Correctional Services, through the Office of the Attorney General, requests approval of payment to resolve all claims, including claims for attorneys' fees and costs, in the matter of *Jeffrey Corporal v. Lt. J. Smith, et al.*, United States District Court for the District of Maryland, No. 1:20-cv-01193-DKC.

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

Request Amount: \$50,000

Fund Source: 100% General Funds

Appropriation Codes: Q00A0101

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

If this settlement is approved, the Department of Public Safety and Correctional Services will deposit \$50,000 directly into Jeffrey Corporal's institutional account. Brittany F. Ferrier, Assistant Attorney General, Office of the Attorney General of Maryland, will ensure that all of the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



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

17. **DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONAL SERVICES**
General Miscellaneous

Recommendation: The Maryland Department of Public Safety and Correctional Services, through the Office of the Attorney General, requests approval to pay a settlement of all claims, including claims for attorneys' fees, against defendant in the matter of *David Perkins, v. Lt. W. Donoway, et al.*, United States District Court for the District of Maryland, No. 1:20-cv-00811-DLB.

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

Request Amount: \$75,000

Fund Source: 100% General Funds

Appropriation Codes: Q00A0101

Requesting Agency's Remarks: The Department of Public Safety and Correctional Services and the Office of the Attorney General recommend paying \$75,000 to settle all claims, including attorneys' fees, as in the best interest of the State.

If this settlement is approved, the Department of Public Safety and Correctional Services will deposit \$75,000 directly into Mr. Perkins's institutional account. Sharon Conners, Assistant Attorney General, Office of the Attorney General of Maryland, will ensure that all of the necessary documentation and releases are complete.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025



SUPPLEMENTAL
REVISED

Contact: Marc Broady 443-571-5823
marc.broady@maryland.gov

18. **MARYLAND THOROUGHBRED RACETRACK OPERATING AUTHORITY**
Real Property - Acquisition
Thoroughbred Training Center

Recommendation: (1) Approve the purchase of real property, and (2) approve the use of "Shamrock" as part of the official name for the property.

Authority: Section 10-1006, Economic Development Article,
Annotated Code of Maryland

Owner: The following persons as tenants in common:

Arthur J. Rooney, II, Patricia R. Gerrero, Caitlin Miller, Lawrence Alexander Conway, Mary D. Rooney, Daniel M. Rooney, Jr., John T. Rooney, James E. Rooney, Christopher K. Clancy, Arthur J. Rooney, Jr., Timothy J. Rooney, Timothy J. Rooney, Jr., Christopher Mara (a/k/a Timothy C. Mara) and Kathleen Mara, Robert Galterio and Margaret Galterio, as tenants by the entirety, Bridget Koch (previously known as Bridget Rooney), Cara Moore (previously known as Cara Rooney), Patrick J. Rooney, Jr., Joseph A. Rooney, Theresa Meis (previously known as Theresa A. Rooney), Christopher Rooney, Thomas Rooney, Brian Rooney, Monica Rooney-Smith (previously known as Molly Rooney), Sean A. Rooney, Mary J. Gormley, Alice R. Mahoney, Peter Rooney and Matthew Rooney

Purchaser: State of Maryland, in and to the use of the Maryland Stadium Authority as successor interest to the Maryland Thoroughbred Racetrack Operating Authority, effective July 1, 2025.

Ownership Interest: Fee Simple

Property: 4926 Woodbine Road, Woodbine, MD 21797

Property Description: Parcels 0028 and 0119 on Tax Map 0066, Woodbine, Carroll County; One (1) 3,000± square foot Dwelling on approximately 328.37 acres of land

Amount: \$4,480,000

BOARD OF PUBLIC WORKS
SECRETARY'S
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SUPPLEMENTAL
REVISED

18. MARYLAND THOROUGHBRED RACETRACK OPERATING AUTHORITY
(cont'd)

Appraised Value:

The appraisals were conducted in December 2024. Maryland Thoroughbred Racetrack Operating Authority obtained two appraisals and the Department of General Services performed a reconciling in-house appraisal which is the purchase price.

Benjamin R. Hills, dated December 30, 2024 - \$4,185,000
Jodi Pries, dated December 10, 2024 - \$3,700,000
DGS, dated December 10, 2024 - \$4,480,000

Remarks: The Maryland Thoroughbred Racetrack Operating Authority (“MTROA”) was established by Chapter 111 of the 2023 Session, which authorizes MTROA to acquire real property and establish new thoroughbred training facilities in the State. Chapter 410 of the 2024 Session authorizes at least \$110 million in funding for the purposes of constructing a new thoroughbred training facility in the state. Approval is requested to acquire real property for a new Thoroughbred Training Center in Woodbine, MD. The property, known as Shamrock Farm, consists of approximately 328.37 acres.

With the anticipated centralization of thoroughbred racing at Pimlico Race Track in Baltimore, MD, there is no sufficient, geographically proximate training facility to support day-to-day racing at the track nor the current and projected needs of the thoroughbred racing industry, the State of Maryland’s objectives, and MTROA’s mandated objectives. To that end, MTROA has been searching for a suitable site for a new Thoroughbred Training Facility.

Efforts to acquire a site to-date have included an extensive property search by MTROA and its consulting experts including a detailed analysis of eight potential sites across the State. The sites were assessed according to a range of criteria approved by the MTROA Board, including location, natural resources, topography, transportation and access, utility infrastructure, jurisdictional approvals, size, estimated acquisition cost, and relative estimated cost of development. After reviewing the sites in accordance with the criteria, the properties were narrowed to the three highest-scoring and evaluated sites. Further due diligence was performed on the three potential sites, with particular consideration given to overall size, proximity to Pimlico, potential infrastructure needs to make the site functional, anticipated acquisition cost, likely construction needs and process, horsemen and industry input, and anticipated county support, among others.

Shamrock Farm ranked first in this assessment, receiving the positive endorsement of the horsemen and industry representatives and a \$1.5 million commitment from the Carroll County Board of County Commissioners, all of which were material considerations in its selection as the preferred site. The Shamrock Farm was ultimately selected by MTROA Board vote on December 17, 2024.

The required notices were sent to the Legislative Policy Committee and Carroll County Board of County Commissioners on March 19, 2025. No additional time or cost-benefit analysis was requested, nor were any comments received.

BOARD OF PUBLIC WORKS
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SUPPLEMENTAL
REVISED

18. MARYLAND THOROUGHBRED RACETRACK OPERATING AUTHORITY
(cont'd)

Remarks (cont'd):

The Budget Reconciliation and Financing Act of 2025 sunsetted the functions and operations of the MTROA effective July 1, 2025, with the Maryland Stadium Authority ("MSA") and the Maryland Economic Development Corporation ("MEDCO") are the successor agencies of specified functions of MTROA. MSA will assume ownership of properties acquired by MTROA, to include Shamrock Farm.

Fund Source: The Racing and Community Development Financing Fund (Economic Development Article, Section 10-657.2) funded with lottery deposits pursuant to State Government Article, Section 9-120.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

Approved 2-0 vote (Comptroller recused herself)

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025**



HAND CARRIED

*Contact: David Bohannon 410-260-7335
david.bohannon4@maryland.gov*

**19. BOARD OF PUBLIC WORKS
*Office of Administrative Hearings
Compensation to Erroneously Confined Individual, Mr. Tyrone Jones.***

Recommendation: That the Board of Public Works pay Mr. Tyrone Jones compensation for erroneous confinement in the amount of \$976,233.85, and attorneys’ fees in the amount of \$246,861.00 to Brown Goldstein & Levy, LLP and Kramer Levin Naftalis & Frankel, LLP.

Authority: Section 10-501(e), State Finance & Procurement Article, Annotated Code Maryland
“The Board of Public Works shall pay the compensation ordered [by the Office of Administrative Hearings] under subsection (d) of this section in:
(1) one initial payment equal to the annual amount of the State’s most recent median household income to be paid within 60 days after receiving the order; and
(2) (i) after the initial payment under item (1) of this subsection, installments paid over a period not to exceed 6 fiscal years; or (ii) in accordance with an expedited payment schedule recommended under subsection (d)(1)(iv) of this section.”

Order Received: April 28, 2025

Amount: \$ 976,233.85 – Compensation
\$ 246,861.00 – Attorney’s Fees & Expenses
 \$ 1,223,094.85 Total

Compensation Payment Schedule:

Payment	Date	Amount
1	Within 60 days of Court Order (March 3, 2025) (FY25)	\$ 98,678.00
2	By December 30, 2025 (FY26)	\$ 219,388.96
3	By July 1, 2026 (FY26)	\$ 219,388.96
4	By December 30, 2026 (FY27)	\$ 219,388.96
5	By July 1, 2027 (FY27)	\$ 219,388.97

**BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
May 7, 2025**



HAND CARRIED

19. BOARD OF PUBLIC WORKS (cont'd)

Attorney's Fees Payment Schedule:

Payment	<i>By July 31, 2025</i>	Amount
6	To Brown Goldstein & Levy, LLP (FY26)	\$ 136,676.03
7	To Kramer Levin Naftalis & Frankel, LLP (FY26)	\$ 110,184.97

Fund Source: BPW Settlements and Judgements D05E01.15

Remarks: *Conviction & Release.* On July 19, 1999, Mr. Jones was convicted in Baltimore City Circuit Court of conspiracy to commit murder, and sentenced to life in prison.

Actual Innocence. On January 29, 2010, Mr. Jones' conviction was vacated, and on May 25, 2010, the State entered a *nolle prosequi* in the matter. A petition for relief under the Lomax Act was initially filed in 2023, and denied by Summary Decision as his conviction was for a misdemeanor, and ineligible under the then effective version of the Act. While under judicial review, the Legislature amended the law to provide eligibility for conspiracy to commit felonies, and by agreement of the parties, the matter was remanded to the Office of Administrative Hearings. Accordingly, a contested hearing regarding Mr. Jones' innocence for purposes of this petition was held before the Office of Administrative Hearings. Following a review of several records and taking additional witness testimony, the Administrative Law Judge concluded "the Claimant has proved by clear and convincing evidence that he "did not commit the crime for which he was originally but wrongfully convicted, sentenced, and confined."

Compensation. In its decision, the Administrative Law Judge found that: (1) Mr. Jones was confined for 3,611 days, (2) the current annual household income figure to use is \$ 98,678, and (3) under the statutory formula Mr. Jones is entitled to \$ 976,233.85 in compensation.

Recommended Expedited Payment Schedule. Additionally, pursuant to SFP § 10-501(d)(1)(iv), the Administrative Law Judge determined it is in the best interests of the exoneree to recommend an expedited payment schedule over approximately two years. The Department of Budget and Management has reviewed this schedule and concurs.

Attorneys' Fees. Pursuant to SFP § 10-501(d)(1), the Administrative Law Judge ordered the state to pay \$246,861 as reasonable attorney's fees and expenses associated with this petition. This was specified as: \$124,251.13 in fees \$12,424.90 in expenses (total: \$ 136,676.03) to Brown, Goldstein & Levy LLP; and \$110,184.97 in fees to Kramer Levin Naftalis & Frankel LLP.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
May 7, 2025



APP 1

Contact: Raelene Glasgow 410-767-7050
raelene.glasgow3@maryland.gov

A1. MARYLAND DEPARTMENT OF LABOR

Contract Title: Federal Worker Emergency Loan Program
(Maryland Department of Labor – LABOR-FY2025-035)

Contract Type: IT Services

Contract Description: Per HB1424/SB683 (Ch. 97) of 2025, administer the Federal Government Employee Assistance Fund and extend loan eligibility to federal workers who are residents of Maryland and have been terminated due to mass layoffs or similar events.

Procurement Method: Emergency (Sole Source)

Award: Submittable Holdings, Inc.; Missoula, MT

Amount: \$734,407

Term: 3/31/2025 – 3/20/2026

Date Emergency Declared: 03/25/2025

Contract Award Date: 03/31/2025

Date Emergency Reported: 04/12/2025

MBE / VSBE Participation: 8.17% / 0%

Fund Source: Special funds - Fund 3840
Federal Government Shutdown Employee Assistance Loan Fund

Appropriation Code: P00H0101

Remarks: Nature of Emergency: In 2019, the Maryland General Assembly passed the Federal Shutdown Paycheck Protection Act, which created the Government Shutdown Employee Assistance Loan Fund (Fund). The Maryland Department of Labor (MD Labor) administers the Fund to provide no-interest loans to federal civilian employees who are (1) required to report to work at a work site located in the state and (2) not being paid because of a full or partial federal government shutdown due to a lapse in appropriations. The Governor is authorized, but not required, to transfer money from the Catastrophic Event Account to the Fund. In 2024, a law passed extending eligibility to federal non-civilian employees.

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
May 7, 2025



APP 2

A1. MARYLAND DEPARTMENT OF LABOR (cont'd)

Remarks (cont'd):

Proposed emergency legislation currently pending before the General Assembly (HB1424/SB683, the Protect Our Federal Workers Act) is likely to be passed in April 2025. The emergency legislation would extend loan eligibility to federal workers who are residents of Maryland and have been terminated due to mass layoffs, closures, relocations, or similar circumstances beyond their control. Maryland has approximately 270,000 residents who work for the federal government. This bill aims to provide needed financial assistance to the thousands of federal workers who will be impacted by the mass layoffs and similar actions enacted by the Trump Administration.

Due to the imminent need presented by the pending emergency legislation, MD Labor is engaging in program planning and buildout. The Department is preparing to provide aid to eligible federal workers and requires vendor support to ensure effective, efficient services and to prevent fraud. MD Labor has initiated this current emergency procurement to minimize delays in providing loans to impacted workers once the emergency legislation is signed into law.

Basis for Selection: On March 26, 2025, a Sole Source Emergency procurement was initiated with Submittable Holdings, Inc., to work on the platform needed for the passing of the Protect Our Federal Workers Act (HB1424/SB683). When faced with a government shutdown in 2023, MD Labor engaged Submittable Holdings, Inc. to stand up an individual management software solution that would process applications and loan repayment for those affected by the shutdown. In 2024, when the Key Bridge collapsed, Submittable used the platform that was erected in 2023 to accommodate the Maryland employees who were affected by bridge collapse and was able to meet the mandates of the PORT Act and Executive Order 01.01.2024.11 to again accommodate the needs of MD Labor by providing the application portal for the Port workers applicant eligibility determination, fraud prevention, and customer support services. Submittable has been able to provide the software needed to help Maryland citizens apply for aid and receive the payments from those eligible, back to the state. With the already established platform, it is advantageous to the state to engage Submittable, rather than engage a new vendor who will not only rebuild the portal to match their specifications and software, but in doing so, will cost the state significantly more than what is being spent and lead the work and platform already created to be of no use to the state. For these reasons and the vendor's willingness to accommodate MD Labor and the State, Submittable Holdings, Inc., was chosen to continue the work and accommodate the Protect Our Federal Workers Act that is set to be passed by the General Assembly.

Resident Business: No

Tax Clearance: 23-3708-1110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
May 7, 2025



APP 3

Contact: Sharon Skarda 410-238-5822
sharon.skarda@maryland.gov

A2. MARYLAND STATE POLICE
Aviation Command

Contract Title: Aircraft: N383MD / SN: 41289 Fuel Management Module
CTR020102 / W00P5601672

Contract Type: Commodity

Contract Description: Aircraft On Ground - Fuel Management Module replacement on
Aircraft # N383MD /SN: 41289

Procurement Method: Emergency (Sole Source)

Award: VSE Aviation, Inc.; Miami, FL

Amount: \$140,128

Term: N/A – One time purchase

Date Emergency Declared: 3/31/2025

Contract Award Date: 4/1/2025

Date Emergency Reported: 4/16/2025

MBE / VSBE Participation: 0% / 0%

Fund Source: Special Funds: 20%, General Funds: 80% MEMSOF

Appropriation Code: W00A0104

Remarks: Nature of Emergency: On Monday, 3/31/2025, MSPAC Helicopter N383MD was performing ground run checks, which are required to be completed satisfactorily, before the aircraft could be returned to service following a heavy inspection. Following ground checks, an inspection of the engine bay was conducted and fuel was found to be leaking from the Fuel Management Module (FMM). The FMM is a critical engine component responsible for delivering the proper amount of fuel to the engine during operation. A fuel leak in the engine bay can quickly lead to a catastrophic fire due to the high operating temperatures of the engine. After troubleshooting, it was found to be an internal failure of the FMM. Immediate replacement was necessary to ensure the aircraft could be returned to service.

BOARD OF PUBLIC WORKS
SECRETARY'S ACTION AGENDA
APPENDIX
May 7, 2025



APP 4

A2. **MARYLAND STATE POLICE** (cont'd)

Remarks (cont'd):

Each section is a 24/7 operation, and each aircraft at the section must be airworthy and operational at all times. The Maryland State Police Aviation Command (MSPAC) has a public safety mandate to protect and improve the quality of life through the airborne delivery of emergency medical transportation, law enforcement, search and rescue, homeland security, and disaster assessment services. When an aircraft becomes inoperable, it must be taken out of operation, and the aircraft is grounded. In order to bring this aircraft back into service, an Emergency Procurement was declared, and a FMM was purchased.

Basis for Selection: Sole Source. Pratt & Whitney Canada is the Original Equipment Manufacturer (OEM) of engine parts for this helicopter. Pratt & Whitney Canada has appointed VSE Aviation, Inc. to distribute line maintenance, new spares and the exchange of line replacement units effective May 31, 2021. Engine parts from other manufacturers cannot be used.

Resident Business: No

Tax Clearance: 25-1057-1001

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

ACCEPTED

REMANDED

WITH DISCUSSION

WITHOUT DISCUSSION

Board of Public Works
Department of Natural Resources – Real Property
Supplement
May 7, 2025



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

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

Recommendation: Approval to commit \$58,500 for the following **development** project.

Brantwood Regional Park - Parking Lot Paving – \$58,500
Cecil County
POS# 7811-7-288 MD20250227-0118

Background: Pave the gravel parking area at Brantwood Regional Park to enhance usability.

Fund Source: Outdoor Recreation Land Loan 2021, Chapter 19, Acts of 2020
Program Open Space Local
Source Code: 21011 \$9,960.56

Outdoor Recreation Land Loan 2022, Chapter 357, Acts of 2021
Program Open Space Local
Source Code: 22011 \$31,871.92

Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022
Program Open Space Local
Source Code: 23002 \$16,667.52

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 7, 2025



DNR 2

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

2A. **PROGRAM OPEN SPACE LOCAL SHARE**
COMMUNITY PARKS AND PLAYGROUNDS
LOCAL PARKS AND PLAYGROUNDS INFRASTRUCTURE
Frederick County

Recommendation: Approval to commit \$676,077 for the following **development** projects.

1. E. Eugene Myers Community Park Restroom/Concession Stand - \$41,427.50

Town of Emmitsburg
POS# 7337-10-464 MD20211019-0839

Prior Approval: \$147,980.00 (DNR-RP Item 3A(7) [January 5, 2022])
\$3,234.90 (DNR-RP Item 3A [July 17, 2024])

Background: Additional funds to construct a new ADA-accessible restroom/concession stand and provide associated site amenities at E. Eugene Myers Community Park.

Fund Source: Outdoor Recreation Land Loan 2022, Chapter 357, Acts of 2021
Program Open Space Local
Source Code: 22011 \$112.67

Outdoor Recreation Land Loan 2023, Chapter 484, Acts of 2022
Program Open Space Local
Source Code: 23002 \$639.83

Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$40,675.00

2. Memorial Park Improvements – \$7,650

Town of Emmitsburg
POS# 7825-10-519 MD20250319-0157

Background: Purchase and install a new scoreboard and associated amenities for ballfield #7 at Memorial Park.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$7,650.00

2A. **PROGRAM OPEN SPACE LOCAL SHARE**
COMMUNITY PARKS AND PLAYGROUNDS
LOCAL PARKS AND PLAYGROUNDS INFRASTRUCTURE (cont'd)
Frederick County

3. *Kim Weddle Park Renovation Phase II - \$137,000*

Town of Brunswick
POS# 7827-10-521 MD20250319-0159

Background: Renovate Kim Weddle Park to include new playground equipment, outdoor fitness equipment, playground safety surfacing, benches, picnic tables, and associated site amenities.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$137,000.00

4. *Valley Street Park Playground Renovation - \$30,000*

City of Frederick
POS# 7831-10-522 MD20250325-0205

Background: Replace outdated playground equipment and safety surfacing, and add a playground border and associated site amenities at Valley Street Park.

Fund Source: Outdoor Recreation Land Loan 2024, Chapter 101, Acts of 2023
Program Open Space Local
Source Code: 24011 \$30,000.00

5. *B&O Railroad Park Development - \$220,000*

Town of Brunswick
CPP# 7714-10-500 MD20240515-0349

Background: Construct multiple railroad-themed elements at the B&O Railroad Park including stamped sidewalks, train viewing platform, play features, and associated site amenities. Project also includes rehabilitation of the railroad tower and boxcar for community events.

Fund Source: Maryland Consolidated Capital Bond Loan of 2024, Chapter 720, Acts of 2024
Community Parks and Playgrounds Program
Source Code: 24126 \$220,000.00

2A. **PROGRAM OPEN SPACE LOCAL SHARE**
COMMUNITY PARKS AND PLAYGROUNDS
LOCAL PARKS AND PLAYGROUNDS INFRASTRUCTURE (cont'd)
Frederick County

6. *Young Nature Preserve Deerwoods Hiker Biker Extension - \$200,000*

Town of Myersville
LPPI #LPPI-10-80

Background: Construct a linear hiker biker trail through the Young Nature Preserve. The proposed trail will connect local communities with Doubs Meadow Park.

Fund Source: Maryland Consolidated Capital Bond Loan 2022, Chapter 344, Acts of 2022
Local Parks and Playgrounds Infrastructure
Source Code: 22116 \$200,000.00

7. *Doubs Meadow Park Soccer Pavilion - \$40,000*

Town of Myersville
LPPI #LPPI-10-81

Background: Construct a pavilion with a concrete base near the soccer fields at Doubs Meadow Park.

Fund Source: Maryland Consolidated Capital Bond Loan 2022, Chapter 344, Acts of 2022
Local Parks and Playgrounds Infrastructure
Source Code: 22116 \$40,000.00

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 7, 2025



DNR 5

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

3A. **LOCAL PARKS AND PLAYGROUNDS INFRASTRUCTURE**
Somerset County

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

Long Centralized Athletic Complex - Expansion – \$1,000,000
Somerset County
LPPI# LPPI-19-4

Background: Design and construct an expansion to this facility including paved surfaces for pickleball, basketball, walking path extension, ADA playground equipment, establishment of natural turf playing surfaces, and other park amenities.

Fund Source: Maryland Consolidated Capital Bond Loan 2022, Chapter 344, Acts of 2022
Local Parks and Playgrounds Infrastructure
Source Code: 22116 \$1,000,000.00

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 7, 2025



DNR 6

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

4A. RURAL LEGACY PROGRAM FUNDS

Cecil County

Recommendation: Approval to grant \$185,418.47 to the **Cecil Land Trust, Inc.**, from Rural Legacy Funds to acquire a 42.33-acre conservation easement.

Fair Hill Rural Legacy Area – Mason, David and Monica

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

Project Description: Acquisition of this conservation easement will protect productive agricultural and forested land, as well as protecting 1,890 linear feet of forested stream buffers along Little North East Creek, which is a source of drinking water for the Town of North East. The property is located within a permanently preserved easement block of more than 2,000 contiguous acres. This Rural Legacy easement, RL No. 35474, will be held by the Department of Natural Resources and the Cecil Land Trust, Inc..

Easement Value: \$243,359.47 (\$5,750.46 per acre)

Purchase Price: \$167,000.00 (\$3,945.19 per acre)

Total Other DNR Costs:

Administrative:	\$ 5,010.00
Incidental:	\$10,903.47
Compliance:	<u>\$ 2,505.00</u>
	\$18,418.47

Amount Requested: \$185,418.47

Fund Sources: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Rural Legacy Program
Source Code: 23003 \$185,418.47

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 7, 2025



DNR 7

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

5A. PROGRAM OPEN SPACE STATE SHARE

Charles County (GY Scot)

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

Description: This improved and forested property is located along a tributary of Mattawoman Creek and will be managed by the Maryland Park Service as an addition to adjacent Smallwood State Park. Acquisition of the property will help protect Mattawoman Creek, improve access to remote areas of the park, and provide a buffer for Forest Interior Dwelling Species habitat.

POS Scoring System: 82 out of 100

Targeted Ecological Area: Yes

Grantor: GY Scot, Inc.

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

Property: 23.71+/- acres, improved, POS No. 34722

Price: \$274,000

Appraisals: \$275,000 (5/30/24) – David N. Lamb
\$270,000 (6/11/24) – George L. Peabody

All appraisals reviewed by Gary Leak, Review Appraiser

Stabilization funds: \$27,400

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, by razing, certain current structures that would not be a part of the management plan for Maryland Park 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 \$301,400

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 7, 2025



DNR 8

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

6A. PROGRAM OPEN SPACE STATE SHARE
Worcester County (Edinger)

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

Description: This mostly forested property is located along Snow Hill Road and will be managed by The Maryland Wildlife and Heritage Service as an addition to E.A. Vaughn Wildlife Management Area. Acquisition will remove an area of private ownership along the road and potentially provide an opportunity to connect the WMA to electricity and fresh water which are not currently available.

POS Scoring System: 80 out of 100 **Targeted Ecological Area:** Yes

Grantor: David E. Edinger

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

Property: 0.23+/- acres, unimproved, POS No. 34990

Price: \$13,500.00

Appraisals: \$12,000 (6/11/24) – William R. McCain
\$14,000 (5/27/24) – M. Patrick Peters
All appraisals reviewed by Gary Leak, Review Appraiser

Stabilization funds: \$1,350
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. 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 \$14,850

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 7, 2025



DNR 9

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

7A. PROGRAM OPEN SPACE STATE SHARE
Washington County (Physioc Parcel 298)

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

Description: This completely forested property shares two boundaries with South Mountain State Park and will be managed by the Maryland Park Service as an addition to the park. Acquisition of the property will provide additional public recreational opportunities, buffer the Appalachian Trail Corridor, provide habitat protection along the Eastern Flyway for migratory birds, and protect water quality in the Antietam Creek watershed.

POS Scoring System: 100 out of 100 **Targeted Ecological Area:** Yes

Grantor: Willis J. Physioc IV, and Gwendolyn N. Henson

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

Property: 26.5+/- acres, unimproved, POS No. 35025

Price: \$95,000

Appraisals: \$101,000 (8/17/24) – Phillip C. Elliott
\$68,000 (9/1/24) – Stacy A. Harman
All appraisals reviewed by Gary Leak, Review Appraiser

Fund Source: Outdoor Recreation Land Loan of 2023, Chapter 484, Acts of 2022
Program Open Space Stateside
Source Code: 23001 \$95,000

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



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

1-GM. GENERAL MISCELLANEOUS

Recommendation: That the Board of Public Works approve use of general obligation bond funding proceeds and General Fund (PayGo) funding for the following contracts totaling: \$491,058.

Authority: State Finance and Procurement Article, Annotated Code of Maryland, §8-301 (GO Bond Funds)

University of Maryland, Baltimore County
Sherman Hall IT System (Phase 1)

Description: Furnish Sherman Hall IT System to include Network, Phase 1
Procurement Method: Cooperative Contract (MEEC # 972016)
Award: DISYS Solutions Inc., Ashburn, VA
Amount: \$168,348
Fund Source: MCCBL 2024: *Provide funds to continue construction and begin equipping of the renovation of Sherman Hall, 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.* Item 122.
MBE Participation: 0%
Resident Business: No **MD Tax Clearance:** 25-1293-1110

University of Maryland College Park for The Universities at Shady Grove
Biomedical Education and Engineering Building

Description: Furniture for Instructional Spaces and Meeting Rooms
Procurement Method: Preference Purchase
Award: Maryland Correctional Enterprises, Jessup, MD
Jessup, Maryland
Amount: \$72,780
Fund Source: MCCBL 2018: *Provide funds to complete construction and equipping of an academic facility at Shady Grove Educational Center.* Item 248.
MBE Participation: 0%
Resident Business: Yes **MD Tax Clearance:** 25-1185-0000



1-GM. GENERAL MISCELLANEOUS (cont'd)

University of Maryland College Park for Salisbury University
Blackwell Hall Renovation

Description: Design, fabricate and install Public Art
Procurement Method: Qualifications Based Selection
Award: Michael Szabo Studio, LLC, San Francisco, CA
Amount: \$165,230
Fund Source: MCCBL 2024: *Provide funds to complete design and begin construction of the renovation of Blackwell Hall to create a Student Services Center, Item 120.*
MBE Participation: 0%
Resident Business: No **MD Tax Clearance:** 25-1026-0000

University of Maryland College Park for University System of Maryland at Southern Maryland
Building No, 2 HVAC System Controls

Description: Upgrade controls on the HVAC system in Building No. 2
Procurement Method: Sole Source
Award: Siemens Industry, Beltsville, MD
Amount: \$84,700
Fund Source: General Funds (FY 2023 PayGo Funds)
MBE Participation: 0%
Resident Business: Yes **MD Tax Clearance:** 25-0745-0111

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 7, 2025



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

**2-C-BP. UNIVERSITY OF MARYLAND BALTIMORE for
TOWSON UNIVERSITY
Smith Hall Renovation and Reconstruction-Bid Package 4 of 5**

Contract ID: Construction Management at Risk Services for the Smith Hall, RFP #22-333 ML,
University Contract #C-00933

Recommendation: Award construction bid package 4 of 5. Bid Package 4 includes final cleaning, masonry, miscellaneous metals, ornamental metals, finish carpentry/millwork, air and vapor barrier, spray fireproofing, acoustic spray, roofing, doors, frames, and hardware, overhead doors, fire shutters/smoke curtains, interior glazing, drywall, flooring, tiling, acoustic wall panels, painting, polished concrete, specialties, signage, fall protection, window treatments, fixed audience seating, elevator, fire protection, plumbing, HVAC, electrical, sitework, paving, landscaping, site concrete, utilities, geothermal wells and well drilling, CM Allowances, Owner Allowances, subcontractor default insurance, CM general conditions, CM contingency and CM Fee.

Contractor: Consigli Construction Company Inc., Washington, DC

Prior Approval:	USM Item 3-C	8/31/2022 (pre-construction services)
	USM Item 7-C-BP	11/29/2023 (bid package #1)
	USM Item 6-C-MOD	7/17/2024 (modification)
	USM Item 11-C-BP	10/30/2024 (bid package #2)
	USM Item 3-C-BP/MOD	2/12/2025 (bid package #3)

Project: The primary goal of the project is to renovate and reconstruct the Smith Hall building in order to consolidate academic programs. The project will support these programs through shared classrooms, study and student support spaces, media production projects, and workforce demand initiatives. The proposed facility will improve operational efficiency, provide up-to-date media production technology, and maximize the provision of student services. The renovation and reconstruction of the existing Smith Hall building will extend the useful life of the existing part of the building being renovated and include the restoration of the building envelope, address building site accessibility issues and upgrade mechanical, plumbing, electrical and life safety systems.

The overall project estimate is \$166,720,000 which includes design, construction, and equipment.

This Bid Package Amount: \$84,688,724

Current Contract Amount: \$49,880,015

Revised Amount: \$134,568,739

**2-C-BP. UNIVERSITY OF MARYLAND BALTIMORE for
TOWSON UNIVERSITY (cont'd)**

Contract Term: 76 months from issuance of Notice to Proceed (includes construction and warranty period)

Fund Source: MCCBL 2024 Provide funds to complete design and continue construction of the partial demolition, renovation, and reconstruction of Smith Hall for the College of Fine Arts and Communication, 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. Item 114: \$1,000,000

Note: Chapter 720, Acts of 2024 preauthorized \$70,509,000 in FY 2026 and \$15,128,000 in FY 2027 for this project.

Note: MCCBL 2024 funds will be used to fund this Bid Package at this time. Chapter 702, Acts of 2024 preauthorized \$70,509,000 for FY 2026 and \$15,128,000 for FY 2027. Board approval is requested for the full amount of the Bid Package of \$84,685,978, with the understanding that the University will initially authorize the contractor to perform construction work in a not to exceed amount of \$1,000,000. The University will return to the Board of Public Works to authorize the \$83,688,724 when the FY 2026 funds become available.

This Bid Package

MBE Participation: 27.84%

MBE Participation: 20%

MBE Compliance to date: 27.02%

Performance Security: 100% performance bond is required.

Requesting Institution Remarks: This Construction Management at Risk contract was initially awarded for pre-construction services. As design progresses and design information becomes available, the contractor sequentially and competitively bids construction packages. This is the fourth of five bid packages. The MBE participation on this bid package is 27.84%.

Sustainability: Smith Hall will undergo a major renovation/addition/reconstruction to transition from use as a science facility to future use for departments of media arts within the College of Fine Arts and Communication. A major emphasis of the project is to provide a healthy and sustainable environment that supports the university's mission. A renovation project is often inherently more sustainable given the approach reduces the amount of building that is demolished and rebuilt.

**2-C-BP. UNIVERSITY OF MARYLAND BALTIMORE for
TOWSON UNIVERSITY (cont'd)**

Sustainability (cont'd):

The building has been a notoriously heavy user of energy – the factors that lead to this are being addressed as part of the renovation process – an uninsulated masonry exterior will be replaced with a highly efficient modern rainscreen that will significantly reduce energy consumption. The renovated/reconstructed Smith Hall will be an all-electric building to allow a “net-zero ready” strategy that is forward looking in its decoupling from fossil fuel energy production. The building will utilize geothermal wells, and a water-source heat pump-based HVAC system that will reduce electricity consumption by 85-90% for building heating and cooling.

The project will target LEED gold certification – and maximize potential efforts inherent in the LEED scoring system within the project’s available budget. The re-visioned building will reduce the impervious site area while introducing non-irrigated local landscaping and stormwater management facilities. Design is intended to make the building ready for photovoltaic power generation. Finish and material selections will be made with an end goal of providing a healthy environment for occupants.

Resident Business: No

MD Tax Clearance: 25-1138-1110

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 7, 2025



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

3-C-BP. UNIVERSITY OF MARYLAND BALTIMORE
School of Social Work-Bid Package 2 of 3

Contract ID: Construction Management at Risk Services for a New School of Social Work Building, RFP #20-399 CB, University Contract #C-00948

Recommendation: Award construction bid package 2 of 3. Bid Package 2 includes: concrete structure, masonry, terracotta wall panels, structural steel, roofing & above grade waterproofing, curtainwall/glass & glazing, fire protection, mechanical, plumbing, & controls, electrical, dry utilities, wet utilities, University Allowances, CM Allowances, and subcontractor default insurance.

Contractor: The Whiting-Turner Contracting Company, Baltimore, MD

Prior Approval: USM Item 6-C 4/19/2023 (pre-construction services)
USM Item 1-C-BP 12/4/2024 (bid package 1)

Project: The project involves the design of a new School of Social Work building on the north side of campus to adequately house its current and projected courses of study, faculty, administration, and associated Program centers. The school is currently scattered across 6 buildings, including two off-campus leased locations. The project includes new office, research, and academic space.

This Bid Package Amount: \$49,880,630

Current Contract Amount: \$28,338,803

Revised Amount: \$78,219,433

Contract Term: 55 months from issuance of Construction notice to proceed (includes construction and warranty period)

Fund Source: MCCBL 2024: Provide funds to complete design and begin construction of a new School of Social Work, provided that notwithstanding Section 6 of this Act, work may commence on this project prior to the appropriation of all funds necessary to complete this project. Item 107: \$8,000,000

Note: Chapter 720, Acts of 2024 preauthorized \$37,089,000 in FY 2026 and \$41,665,000 in FY 2027 for this project. Board approval is requested for the full amount of the Bid Package in the amount of \$49,880,630 with the understanding that the University will initially authorize the contractor to perform construction work in a not to exceed amount of \$8,000,000. The University will return to the Board of Public Works to authorize the remainder when funds become available.



REVISED

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

**4-S. UNIVERSITY OF BALTIMORE
*Bookstore Services***

Contract ID: University Bookstore Management and Operation Services
RFP #UB-25-BK-11

Contract Description: Manage and operate the University Bookstore, sell or rent course materials, textbooks (including digital books), offer emblematic merchandise, school supplies and graduation items.

Award: **MBS Direct, LLC dba BNC Services**
Columbia, MO

Contract Term: 7/1/2025 - 6/30/2030 (with five (5), one-year renewal options).

Amount: \$2,391,733 Est. Sales Base Five-Year Term
\$564,703 Est. Sales – First Renewal Option
\$597,456 Est. Sales – Second, Renewal Option
\$632,108 Est. Sales – Third Renewal Option
\$668,770 Est. Sales – Fourth Renewal Option
\$707,559 Est. Sales – Fifth Renewal Option
\$5,562,329

Proposals:

Offeror	Technical Rank	Financial Rank	Est. Sales (First Five Years and Five Renewal Terms)	Overall Rank
MBS Direct, LLC dba BNC Services, Columbia, MO	1	1	\$5,562,329	1

Procurement Method: Competitive Sealed Proposals (Single Proposal Received)

MBE Participation Goal: None (See Requesting Institution Remarks)

Performance Security: Not applicable

Fund Source: This is a revenue-generating contract.

Incumbent: **Same**

REVISED

4-S. UNIVERSITY OF BALTIMORE (cont'd)

Requesting Institution Remarks: This solicitation was advertised on *eMaryland Marketplace Advantage* and on the University's electronic bid board. Four firms were directly solicited. Only one proposal was received from the incumbent vendor, BNC. The feedback received from other vendors indicated that UBalt's sales were too low for consideration. BNC offered an alternate proposal, which was authorized under the solicitation, for a virtual/online store. The alternate proposal was evaluated by a University evaluation committee.

BNC's proposal was deemed responsive and susceptible for award and the firm was invited to an oral presentation and later invited to submit a financial proposal. After BNC provided additional information regarding their services and fees, they were invited to submit a best and final offer.

This is a revenue-generating contract. The University will receive a commission of 7-12% for all book sales and other designated items sold online. Additionally, UBalt will be paid over the first five years a total of \$20,000 in bonuses (\$4,000, per year) and \$12,500 (\$2,500, per year) in scholarships.

Award is recommended to BNC as the best value to the University considering technical qualifications, their financial proposal and textbook pricing model. Although only one proposal was received, BNC has extensive experience with higher education institutions and deploying virtual bookstores.

BNC's financial proposal was deemed fair and reasonable based on BNC's historical commission percentages and textbook pricing model. BNC's commission percentages and pricing model are both comparable with current percentages and aligns with findings from recent research. The commission percentage is guaranteed regardless of UBalt's total sales, which is advantageous given UBalt's relatively modest sales projections. Furthermore, BNC's textbook pricing model is consistent with UBalt's current approach. New textbooks will be sold at or below the publisher's list price. Net-priced textbooks, course materials, and digital material will carry no more than a 25% gross profit margin or no higher than the publisher's retail price. For buybacks, BNC will pay students up to 50% of the original retail price.

There was no MBE goal established as there are no subcontracting opportunities.

Resident Business: No

MD Tax Clearance: 25-1298-1000

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 7, 2025**

<u>Item #s</u>	<u>Mode</u>	<u>Pages</u>
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7	Maryland Port Administration (MPA)	12 - 14
8 - 9	Maryland Transit Administration (MTA)	15 - 17
10	Motor Vehicle Administration (MVA)	18 - 19
11 - 13	State Highway Administration (SHA)	20 - 26

Contact: Tanya Wojtulewicz 410-859-7930
twojtulewicz@bwiairport.com

1-GM. MARYLAND AVIATION ADMINISTRATION
Lease and Concession Contract

Contract ID: Lease and Concession Contract granting the exclusive right to Establish, Operate and Manage a Travel Accessory, Passenger Baggage and Lost Property Concession Service at Baltimore/Washington International Thurgood Marshall (BWI Thurgood Marshall) Airport; *MAA-LC-26-001*.

Contract Description: Lease and Concession Contract granting the right to provide travel accessories and passenger luggage services, including luggage carts, bag storage, bag shipping, bag wrapping, bag porter, and lost property concession services at BWI Thurgood Marshall.

Contractor: Smarte Carte, Inc.; St. Paul, MN

Contract Term: 07/01/2025 – 06/30/2035 (10 years)

Amount: Contractor shall pay the Maryland Aviation Administration (MAA) each month of the contract term, the greater of:

1. A Percentage Concession Fee of 5% of gross revenues, or
2. A Minimum Monthly Guarantee (MMG) of \$7,651.33.

The MMG is based on the following:

1. Contractor shall pay an office rental fee of \$42,872.00 per annum based upon a rental rate of \$184.00 per square foot per annum for 233 square feet of office space with public access, and
2. Contractor shall pay an office rental fee of \$48,944.00 per annum based upon a rental rate of \$184.00 per square foot per annum for 266 square feet of office space with public access, and
3. Contractor shall pay the office rental fee on a prorated monthly basis, the sum of which shall be paid to MAA as the MMG. Rental rates are set forth in the current Airport Tenant Directive 401.1, *Standard Rates and Fees at Baltimore/Washington International Thurgood Marshall Airport*.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 2

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

Requesting Agency Remarks: Since 2005 and, most recently, under Contract No. MAA-LC-21-005 approved by the Board of Public Works as Item 3-GM on May 20, 2020, the Contractor has provided for the operation and management of the Airport's self-service baggage cart concession to accommodate the traveling public 24 hours per day, seven days per week throughout the Airport Terminal Building, both inside and outside, and free of charge to military passengers only. The Contractor shall also provide baggage carts and service in the hourly parking garage, adjacent to the Airport Terminal Building, as well as in the Consolidated Rental Car Facility located approximately three miles from the Terminal.

Initially, the Contractor shall charge no more than \$7.00 per cart rental in approved areas, with a gradual increase in the cost of the cart rental to \$8.00 commencing January 1, 2028, and then increasing to \$9.00 commencing January 1, 2030. Military personnel shall not be charged for the use of the carts.

The Contractor is the leading provider of self-service baggage cart services world-wide and the only U.S.-based company. It is anticipated that the minimum revenues to be realized by MAA over the ten-year term of this Contract shall be approximately \$1,200,000.00.

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

Resident Business: Yes

MD Tax Clearance: 25-0747-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 3

Contact: Tanya Wojtulewicz 410-859-7930
twojtulewicz@bwairport.com

2-GM-MOD. MARYLAND AVIATION ADMINISTRATION
Modification: Lease Contract

Contract ID: U.S. Air National Guard at Martin State (MTN) Airport; *MAA-LC-15-017*

Contract Approved: MDOT 18-GM, 09/17/2014

Contract Description: A Joint Use Agreement with the U.S. Air National Guard for use of runways, taxiways and other common-use facilities at MTN Airport, with payment of a proportionate share of maintenance and operating costs of common-use airfield-related facilities at MTN Airport. The specifics of Title 49, United States Code, " Airport Development," (49 U.S.C. Sections 47101-47129), provides that each of an Airport's facilities developed with financial assistance from the United States Government and each of the Airport's facilities (in this case, MTN Airport) usable for the landing and taking off of aircraft always will be available without charge for use by Government aircraft in common with other aircraft, except that if the use is substantial, the Government may be charged a reasonable share, proportionate to the use, of the cost of operating and maintaining the facilities used.

The Government shall have the use, in common with other users of the Airport, present and prospective, of the Jointly Used Flying Facilities, together with all necessary and convenient rights of ingress and egress to and from the Air National Guard installation and other Government facilities located on the Airport. Routes for ingress and egress for the Government's employees, agents, customers, and contractors shall not unduly restrict the Government in its operations.

Modification Description: Modification No. 2 provides for a three-month extension of the contract through September 30, 2025.

Contractor: United States of America, acting by and through the Chief of the National Guard Bureau, and the State of Maryland acting by and through its Adjutant General.

Original Contract Term: 07/01/2014 – 06/30/2024 (10 years)

Modification Term: 07/01/2025 – 09/30/2025 (three months)

Original Contract Amount: \$46,382.00 Per year
\$463,820.00 (10-year total)

Modification Amount: \$11,595.51 (three months)

Prior Mods: \$46,382.00 (Contract No. MAA-LC-15-017 Amendment No. 1 for one additional year, 07/01/2024 – 06/30/2025, effective 04/25/2024)

Revised Total Contract Amount: No change to the current financial conditions of the contract.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 4

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

Requesting Agency Remarks: The Maryland Aviation Administration (MAA) has a long-standing relationship with the Maryland Air National Guard (Guard) for Government use of flying facilities and other common-use facilities including runways, taxiways, lighting systems, and all improvements owned by the MAA. The Guard, consistent with federal guidelines, prepares the contracts for joint use operations at airports. The Guard's Operations have decreased to less than 2.89% and will terminate its Joint Use Agreement at MTN Airport effective September 30, 2025. The total number of movements of Government aircraft at MTN Airport is less than 300 a month and therefore does not qualify as a substantial use facility in accordance with Federal Aviation Administration Compliance Manual Order 5190.6B and Grant Assurance 27 and 49 U.S.C 47107(a)(11). For the three-month period of the modification the Guard will continue to pay MAA a monthly fee of \$3,865.17 based on an annual fee of \$46,382 until the Joint Use Agreement expires.

Under contract MAA-LC-87-066, the government will continue to use MTN and maintain a separate land lease until the expiration of that agreement on February 28, 2087.

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

Resident Business: N/A

MD Tax Clearance: N/A

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025**



MDOT 5

*Contact: Jeffrey Davis 410-537-7832
jdavis8@mdta.state.md.us*

**3-M. MARYLAND TRANSPORTATION AUTHORITY
*Maintenance Contract***

Contract ID: HVAC and ATC Maintenance and Repairs for MDTA Northern Region Facilities;
MT-00211314

Contract Description: This contract provides on-call HVAC and Automated Temperature Control (ATC) Maintenance & Repairs for Maryland Transportation Authority’s (MDTA) Northern Region Facilities.

Award: Denver-Elek Inc., Essex, MD

Contract Term: 06/09/2025* – 05/31/2028 (**or earlier upon BPW approval*)
(w/one, two-year renewal option)

Amount: \$ 1,262,520.70 NTE (three years)
\$ 893,139.90 NTE (w/one two-year renewal option)
\$ 2,155,660.60 NTE Total (five years)

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Denver-Elek, Inc. Essex, MD	\$ 2,155,660.60
EASI Service, Inc. Pasadena, MD	\$ 2,393,426.00
Ainsworth, Inc. Southfield, MI	\$ 2,673,372.00
American Air, LLC Frederick, MD	\$ 3,612,730.00

Living Wage Eligible: Yes

MBE/VSBE Participation: 14% / 1%

Performance Security: None

Hiring Agreement Eligible: Yes

Incumbent: Same

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

Requesting Agency Remarks: The Maryland Transportation Authority (MDTA) issued this Invitation for Bids (IFB) to procure on-call HVAC & ATC Maintenance and Repairs for MDTA's Northern Region Facilities. Maryland Works provided a waiver on September 16, 2024. The solicitation was advertised on e-Maryland Marketplace Advantage (eMMA) on November 1, 2024, as an IFB. A total of 314 firms were notified through eMMA. Copies of the solicitation notice were sent directly, via email to 15 prospective firms. A copy of the solicitation was also sent to the Governor's Office of Small, Minority & Women Business Affairs and Maryland Department of Veterans Affairs. Six bids were received on December 3, 2024.

Of the six bids received, two were rejected. One Bid was rejected due to the Bidder's failure to provide minimum qualification documents and certifications. The second Bid was rejected because the Bidder did not include the Bid Worksheet and various other required submittal forms with the Bid submission. No protests were filed. Denver-Elek, Inc. was determined to be the responsive and responsible Bidder with the lowest total overall price and therefore is being recommended for award of this contract.

There is no guaranteed maximum or minimum amount of work to be performed under this contract. The MBE Goal established for this procurement was 14%, and Denver-Elek, Inc. has committed to meeting the 14% goal. The VSBE Goal established for this procurement was 1%, and Denver-Elek, Inc. has committed to meeting the 1% goal.

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.

Fund Source: 100% Toll Revenue

Approp. Code: J00.J00-41

Resident Business: Yes

MD Tax Clearance: 25-0474-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 7

Contact: Jeffrey Davis 410-537-7832
jdavis8@mdta.state.md.us

**4-M. MARYLAND TRANSPORTATION AUTHORITY
*Maintenance Contract***

Contract ID: HVAC and ATC Maintenance and Repairs for MDTA Central Region Facilities;
MT-00211389

Contract Description: This contract provides on-call HVAC and Automated Temperature Control (ATC) Maintenance & Repairs for Maryland Transportation Authority’s (MDTA) Central Region Facilities.

Award: Denver-Elek Inc., Essex, MD

Contract Term: 06/09/2025* – 05/31/2028 (*or earlier upon BPW approval)
(w/one, two-year renewal option)

Amount: \$ 1,320,045.00 NTE (three years)
\$ 940,768.00 NTE (w/one two-year renewal option)
\$ 2,260,813.00 NTE Total (five years)

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Denver-Elek, Inc. Essex, MD	\$ 2,260,813.00
Patapsco Mechanical Hanover, MD	\$ 2,375,070.00
EASI Service, Inc. Pasadena MD	\$ 2,503,806.00

Living Wage Eligible: Yes

MBE/VSBE Participation: 14% / 1%

Performance Security: None

Hiring Agreement Eligible: Yes

Incumbent: Same

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 8

4-M. MARYLAND TRANSPORTATION AUTHORITY (cont'd)

Requesting Agency Remarks: The Maryland Transportation Authority (MDTA) issued this Invitation for Bids (IFB) to procure On-Call HVAC & ATC Maintenance and Repairs for MDTA's Central Region Facilities, which includes the Baltimore Harbor Tunnel , Fort McHenry Tunnel , Francis Scott Key , Police Headquarters and Point Breeze Facilities. Maryland Works provided a waiver on September 16, 2024.

The solicitation was advertised on e-Maryland Marketplace Advantage (eMMA) on January 3, 2025, as an IFB . Copies of the solicitation notice were sent directly, via email to 28 prospective firms. A copy of the solicitation was also sent to the Governor's Office of Small, Minority & Women Business Affairs and Maryland Department of Veterans Affairs. A total of 762 firms were notified through eMMA.

Bids were due on February 19, 2025, and the MDTA received three Bids. Denver-Elek, Inc. was determined to be the responsive and responsible Bidder with the lowest total overall price and therefore is being recommended for award of this contract.

There is no guaranteed maximum or minimum amount of work to be performed under this contract. The MBE Goal established for this procurement was 14%, and Denver-Elek, Inc. has committed to meeting the 14% goal. The VSBE Goal established for this procurement was 1%, and Denver-Elek, Inc. has committed to meeting the 1% goal.

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.

Fund Source: 100% Toll Revenue

Approp. Code: J00.J00-41

Resident Business: Yes

MD Tax Clearance: 25-0474-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 9

*Contact: Jeffrey Davis 410-537-7832
jdavis8@mdta.state.md.us*

**5-M. MARYLAND TRANSPORTATION AUTHORITY
*Maintenance Contract***

Contract ID: HVAC and ATC Maintenance and Repairs for MDTA’s Inter-County Connector (ICC) Facility; *MT-00211392*

Contract Description: This contract provides on-call HVAC and Automated Temperature Control (ATC) Maintenance & Repairs for Maryland Transportation Authority’s (MDTA) Inter-County Connector (ICC) Facility.

Award: Denver-Elek Inc., Essex, MD

Contract Term: 06/09/2025* – 05/31/2028 (**or earlier upon BPW approval*)
(w/one, two-year renewal option)

Amount: \$ 599,713.00 NTE (three years)
\$ 429,585.00 NTE (w/one, two-year renewal option)
\$ 1,029,298.00 NTE Total (five years)

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Denver-Elek, Inc. Essex, MD	\$ 1,029,298.00
EASI Service, Inc. Pasadena, MD	\$ 1,067,744.00
Patapsco Mechanical Hanover, MD	\$ 1,162,145.00
RSC Electrical Company Washington, DC	\$ 1,239,125.00

Living Wage Eligible: Yes

MBE/VSBE Participation: 14% / 1%

Performance Security: None

Hiring Agreement Eligible: Yes

Incumbent: EASI Service, Inc.; Pasadena, MD

5-M. MARYLAND TRANSPORTATION AUTHORITY (cont'd)

Requesting Agency Remarks: The Maryland Transportation Authority (MDTA) issued this Invitation for Bids (IFB) to procure On-Call HVAC & ATC Maintenance and Repairs for MDTA's ICC Facility. Maryland Works provided a waiver on September 16, 2024.

The solicitation was advertised on e-Maryland Marketplace Advantage (eMMA) on January 6, 2025, as an IFB. Copies of the solicitation notice were sent directly, via email to 14 prospective firms. A copy of the solicitation was also sent to the Governor's Office of Small, Minority & Women Business Affairs and Maryland Department of Veterans Affairs. A total of 167 firms were notified through eMMA.

MDTA received five Bids; however, one Bid was rejected for failing to meet the MBE requirements of the solicitation. No protest was filed. Denver-Elek, Inc. was determined to be the responsive and responsible Bidder with the lowest total overall price and therefore is being recommended for award of this contract.

There is no guaranteed maximum or minimum amount of work to be performed under this contract. The MBE Goal established for this procurement was 14%, and Denver-Elek, Inc. has committed to meeting the 14% goal. The VSBE Goal established for this procurement was 1%, and Denver-Elek, Inc. has committed to meeting the 1% goal.

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.

Fund Source: 100% Toll Revenue

Approp. Code: J00.J00-41

Resident Business: Yes

MD Tax Clearance: 25-0474-1111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 11

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

6-RP. MARYLAND TRANSPORTATION AUTHORITY
Real Property – Declaration of Restrictive Covenants

Recommendation: That the Board of Public Works approve the Maryland Transportation Authority (MDTA) placing a Declaration of Restrictive Covenant over real property as it was determined there are no needs for the property.

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

Property: MC# 24-7051
1325 G Street Associates, LLLP – (7.464 acres ±), located east of Konterra Drive and Virginia Manor Road, adjacent to MD Route 200 (ICC) in Laurel, Prince George’s County.

Consideration: N/A

Requesting Agency Remarks: As compensatory mitigation under Federal and State law for Department of the Army Permit No. CENAB-OP-RMS (MD SHA & MTA/INTERCOUNTY CONNECTOR 05-6011-1 (“Permit”) issued by the U.S. Army Corps of Engineers, Baltimore District (“Corps” or “Baltimore District,” to include any successor agency), and certification(s) and/or permit(s) issued by the Maryland Department of the Environment (“MDE,” to include any successor agency), and in recognition of the continuing benefit to the permitted property, and for the protection of waters of the United States and scenic, resource, environmental, and general property values, Declarant has agreed to execute and record this Declaration of Restrictive Covenants (“Declaration”) placing certain restrictive covenants on a Conservation Area within the Property, in order that the Conservation Area shall remain substantially in its natural condition in perpetuity. A covenant area for Wetland 6j containing 7.464 acres, plus or minus, was acquired as part of the MD Route 200 (Intercounty Connector) project.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 12

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

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

Contract ID: Janitorial Services at Dundalk Marine Terminal; 225002-S
EPICS No.: P225002

Contract Description: This contract provides the Maryland Port Administration (MPA) with janitorial services at Dundalk Marine Terminal.

Award: Duncan Commercial Cleaning Services, Inc.; Glen Burnie, MD
(Certified Small Business)

Contract Term: 06/01/2025 – 05/31/2030 (five years)

Amount: \$545,663 NTE

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

Bids:

<i>Bidders</i>	<i>Amounts</i>
Duncan Commercial Cleaning Services, Inc. Glen Burnie, MD	\$ 545,663
RNA Cleaning Service, LLC Ellicott City, MD	\$ 709,840
Sustainable Facilities Management Services Washington, DC	\$ 724,325
CMS, LLC Laurel, MD	\$ 772,900
P2 Cleaning Services, LLC Laurel, MD	\$ 835,912
Beck & Call Professional Services Baltimore, MD	\$ 844,451
Global Maintenance Group, LLC Glen Allen, VA	\$ 852,400
Cleaning Better, Inc. Towson, MD	\$ 1,026,685
GOV Services, Inc. Falls Church, VA	\$ 1,094,828
Sparkle Cleaning, Inc. Fairfax, VA	\$ 1,484,817

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 13

7-M. MARYLAND PORT ADMINISTRATION (cont'd)

Bids (cont'd):

<i>Bidders</i>	<i>Amounts</i>
MSNoble Consulting Baltimore, MD	\$ 1,553,745
Benesyle Cleaning, LLC Columbia, MD	\$ 1,786,977

Living Wage Eligible: Yes

MBE/VSBE Participation: 16% / 1%

Performance Security: No

Hiring Agreement Eligible: No

Incumbent: P2 Cleaning Services, LLC, Laurel, MD

Requesting Agency Remarks: This solicitation was advertised on eMaryland Marketplace Advantage, which directly solicited approximately 302 certified Small Businesses. The Procurement Officer directly solicited 10 certified MBEs and certified Small Businesses. The scope of work requires the contractor to provide janitorial services at Dundalk Marine Terminal in Baltimore, MD.

MPA rejected one bid in the amount of \$369,003 on the grounds that the bid was nonresponsive for failure to submit the required MBE forms with the bid and the bidder lacks required minimum experience. The bidder did not file a protest against the rejection of its bid and the deadline for filing a protest has passed.

The Procurement Officer received a protest on March 7, 2025, from the fifth lowest bidder, the incumbent contractor, P2 Cleaning Services, LLC, contending that the bid price of Duncan Commercial Cleaning Services, Inc., is so low as to indicate an inability to perform in accordance with contract requirements. MPA denied the protest on March 18, 2025. No appeal has been filed and the deadline for filing an appeal has passed. Duncan Commercial Cleaning Services, Inc. has explained satisfactorily how it can perform the contract for the price bid and all reference checks have been favorable.

Per BPW Advisory 2001-1, the MPA Office of Fair Practices and the Procurement Review Group reviewed this contract to determine the potential for establishing MBE and VSBE goals and Small Business Preference or Reserve designation. They determined a 16% MBE goal and a 1% VSBE goal should be established for this contract based on the number of MBE firms available for the significant work area identified as potentially subcontractable.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 14

7-M. MARYLAND PORT ADMINISTRATION (cont'd)

Requesting Agency Remarks (cont'd):

Maryland Works provided a waiver on September 6, 2024.

The Maryland Port Commission approved this award on April 1, 2025.

Fund Source: 100% Special (Transportation Trust Funds)

Approp. Code: J03D0001

Resident Business: Yes

MD Tax Clearance: 25-0630-1100

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 15

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

8-M. MARYLAND TRANSIT ADMINISTRATION
Maintenance Contract

Contract ID: Secondary Safety Devices; AGY-24-045-MT
EPICS No.: AGY24045MT

Contract Description: This contract is for repair, maintenance, inspection, testing, repairs, emergency response and training services for the Protran secondary safety devices installed for Metro and Light Rail systems.

Award: Harsco Rail, LLC; Camp Hill, PA
Contract Term: 05/22/2025 - 05/21/2027 (two years)
Amount: \$733,350.00 NTE
Procurement Method: Sole Source
Living Wage Eligible: Yes
MBE/VSBE Participation: 0% / 0%
Performance Security: No
Hiring Agreement Eligible: No
Incumbent: Same

Requesting Agency Remarks: Harsco Rail, LLC is the original and sole manufacturer of the Protran Secondary Safety Devices that are currently installed in both Light Rail and Metro vehicles. The equipment is proprietary, and no other company exists that can provide spare parts or perform service or maintenance on the system. For this reason, a sole source procurement with Harsco Rail, LLC is the only option.

The Protran Secondary Safety Device is a visual and audible early warning system, designed to enhance Light Rail and METRO's Railway Worker Protection safety procedures and protocols. The system is worn by workers on the track and alerts them of any oncoming rail vehicles. This allows them ample time to clear the track before the arrival of these vehicles.

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 16

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

Requesting Agency Remarks (cont'd):

The Light Rail and Metro vehicles are equipped to alert the operators of workers in the track area. This allows time to slow the vehicles down or complete any necessary safety procedures required to avoid any potential collisions. The system includes various warning devices, such as trespass units, track intrusion, floor detectors and third rail voltage alarms.

When compared to historical pricing from a 2019 contract (Contract No. AGY-18-020-MT), the scope of work is similar with the differences being that the contract term in 2019 was for three years, the current specifications only requiring service for two years, and the hours for the extra material allowance was doubled. The price increased by 24% per year, due the aforementioned, as well as inflation and increased wages.

As this is a single component of work, an MBE/VSBE goal was not established for this sole source contract due to the lack of subcontracting opportunities since the manufacturer, Harsco Rail LLC is the only vendor who can provide parts and maintenance services. On June 13, 2024, the MTA Procurement Review Group approved the procurement.

Fund Source: 100% Special (Transportation Trust Funds)

Approp. Code: J05H0105

Resident Business: No

MD Tax Clearance: 24-4488-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 17

Contact: Matthew A. Lattin 410-856-4310
mlattin@mdot.maryland.gov

9-RP. MARYLAND TRANSIT ADMINISTRATION
Real Property – Acquisition

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

Authority: Transportation Article, § 7-204 (d)(1)
Annotated Code of Maryland

Property: MTA RE No. 0988.07
Perpetual Utility Easement (± 5,382 SF) located at 50 Schilling Road, Hunt Valley, MD 21031.

Grantor: Schilling Partners, LLC

Grantee: State of Maryland, MTA

Consideration: \$93,000

Appraised Value: \$93,000 – Karen Belinko, (Selected)
\$69,850 – Harry Begg, (Approved)
Casey Fitzpatrick, Review Appraiser

Special Conditions: Compensation includes an allowance for landscaping and the value of the loss of three trees and four bushes totaling \$1,700.

Fund Source: Account 1531-0130

Requesting Agency Remarks: The MTA requires the acquisition of a Perpetual Utility Easement totaling approximately 5,382 square feet for the construction, operation and maintenance of the Light Rail Signal System, along with associated landscaping in Hunt Valley, MD. In December 2024, the property owner was provided with a written offer in the amount of \$93,000. Schilling Partners, LLC accepted the offer, and an Option Contract was signed on December 16, 2024, for the original offer amount of \$93,000. MTA recommends acceptance of the negotiated settlement.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 18

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

10-M. MOTOR VEHICLE ADMINISTRATION
Maintenance Contract

Contract ID: Janitorial Services at MVA Waldorf Complex; *V-WAL-25030-M*
EPICS No.: VWAL25030M

Contract Description: Provides janitorial services at the Motor Vehicle Administration (MVA) Waldorf Branch.

Award: The Arc of Southern Maryland, Inc; Prince Frederick, MD

Contract Term: 08/01/2025 – 07/31/2030 (five years)

Amount: \$749,461.47 NTE

Procurement Method: Preferred Provider

Living Wage Eligible: No

MBE/VSBE Participation: 0% / 0%

Performance Security: None

Incumbent: Same

Requesting Agency Remarks: The Arc of Southern Maryland, Inc. is a certified preferred provider under the Employment Works Program pursuant to COMAR 21.11.05. The pricing for this contract has been determined to reflect fair market value and received approval from the Pricing and Selection Committee on February 20, 2025. The contractor is required to purchase available cleaning supplies from Blind Industries of Maryland.

Preferred Provider Program does not warrant establishing Minority Business Enterprise (MBE) or Veteran-Owned Small Business Enterprise (VSBE) participation goals. Therefore, no MBE/VSBE goals were established.

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

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MDOT 19

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

Fund Source: 100% Special (Transportation Trust Funds)

Approp. Code: J04E0001

Resident Business: Yes

MD Tax Clearance: 25-0085-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

**DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025**



MDOT 20

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

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

Contract ID: Federal Grant Programs – Planning and Engineering Services – Statewide – SBE;
BCS 2024-06 A and BCS 2024-06 B
EPICS No. SBCS2406A, SBCS2406B

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

Awards: EBA Engineering, Inc. / iDesign Engineering, Inc. (JV) (Contract A)
Laurel, MD
(Certified Disadvantaged and Small Business Enterprise)

Rossi Transportation Group, Inc. (Contract B)
Hunt Valley, MD
(Certified Disadvantaged and Small Business Enterprise)

Contract Term: 05/22/2025 – 05/21/2030 (five years)

Amount: \$2,500,000.00 NTE each
\$5,000,000.00 NTE total

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

Proposals:

<i>Offerors</i>	<i>Technical Proposal Rating (Max 100) (Rankings)</i>	<i>Awards</i>
EBA Engineering, Inc. / iDesign Engineering, Inc. (JV) Laurel, MD	82.62 (1)	\$2,500,000 NTE Contract A
Rossi Transportation Group, Inc. Hunt Valley, MD	81.61 (2)	\$2,500,000 NTE Contract B
Straughan Environmental, Inc. / Brudis & Associates, Inc. (JV) Columbia, MD	76.43 (3)	
Precision Systems, Inc. Washington, DC	64.93 (4)	

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MDOT 21

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

DBE / VSBE Participation: 27% / 0% (Contract A)
100% / 0% (Contract B)

Incumbents: None

Requesting Agency Remarks: On May 07, 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 planning and engineering services statewide for SHA. This is a new contract series and therefore there was no incumbent. This procurement was reserved for Small Business Enterprise vendors. A total of 1252 firms were notified via eMMA and an additional 640 DBE firms were directly solicited. SHA received four technical proposals. SHA used qualifications-based selection and found two consultants eligible for contract award. No protests were filed.

This project provides project design services for federally funded grant programs including transportation alternatives, recreational trails, scenic byways, congressionally-directed spending and 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, bridge inspection, and other support services performed on a statewide basis.

SHA has confirmed EBA Engineering, Inc. / iDesign Engineering, Inc. (JV) and Rossi Transportation Group, Inc. bid price and the work conducted on this contract is performed by a State-certified Disadvantaged and Small Business Enterprise.

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. Rossi Transportation Group, Inc. committed to exceeding the 27% goal by 73% for a 100% DBE goal. No VSBE goal was established for this contract.

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

Approp. Code: J02B0101 and J02B0102

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MDOT 22

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

Resident Business: Yes

MD Tax Clearance: EBA Engineering, Inc. / iDesign Engineering, Inc. (JV) (Contract A)
25-0722-1110

Rossi Transportation Group, Inc. (Contract B)
25-0723-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 23

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

12-M. STATE HIGHWAY ADMINISTRATION
Maintenance Contract

Contract ID: Maintenance and Preservation of Environmental Assets in Harford County (District 4); HA0446114.

EPICS No.: HA0446114

Contract Description: Providing Maintenance and Preservation of Environmental assets in Harford County (District 4).

Award: Native Terrain Restoration Services, Inc, Fallston, MD
(*Certified Minority and Small Business Enterprise*)

Contract Term: 05/22/2025* – 10/31/2027 (*or earlier upon BPW approval)
(two years, five months, 10 days)

Amount: \$598,013.75

Procurement Method: Competitive Sealed Bidding

Bids:

<i>Bidders</i>	<i>Amounts</i>
Native Terrain Restoration Services, Inc. Fallston, MD	\$598,013.75
PLWMS DBA Patriot Natural Resources Beallsville MD	\$642,844.35
ED’s Plant World, Inc. Brandywine, MD	\$674,797.30
BRY’S Lawn Care and Landscaping, LLC Forest Hill, MD	\$764,036.56
Environmental Quality Resources, LLC Gambrills, MD	\$840,424.80

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Performance Security: Yes

Incumbent: ED’S Plant World, Inc, Brandywine, MD

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

Requesting Agency Remarks: This solicitation was advertised on eMaryland Marketplace Advantage (eMMA) on December 10, 2024, notifying 688 potential contractors, 135 of which were MDOT-certified Minority Business Enterprises (MBEs). Maryland Works granted a waiver for these services. SHA directly solicited 80 contractors. Five bids were received and opened on January 16, 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 grasses throughout the State Highway Administration's (SHA's) 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 (SHA) has confirmed Native Terrain Restoration Services, 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, Small Business Preference as well as a Small Business Reserve designation. A 0% MBE goal has been set for this project based on the minimal 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: 25-0347-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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WITHOUT DISCUSSION

DEPARTMENT OF TRANSPORTATION
ACTION AGENDA
May 7, 2025



MDOT 25

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

13-RP. STATE HIGHWAY ADMINISTRATION
Real Property – Disposition

Recommendation: That the Board of Public Works approve the State Highway Administration (SHA) disposing 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# 24-2883
Blufe B. Harbin & The Trustees of The Presbytery of Potomac, Inc.
(± 4.37 acres), located on the south side of I-70, adjacent to 2690
Old Saint John’s Lane in Ellicott City, Howard County.

Grantor: State of Maryland, SHA

Grantee: 2690 Wide Left, LLC, a Maryland limited liability company

Consideration: \$540,000

Appraised Value: \$540,000 – Karen Belinko, (Selected)
\$552,000 – Mohammad Akbarieh, (Approved)
Kathleen Kohler, Review Appraiser

Legislative Notice: Notice was sent to the Senate Budget and Taxation Committee and the House Appropriations Committee of the General Assembly on December 19, 2024. The 45-day review period expired February 3, 2025.

State Clearinghouse: The Clearinghouse conducted an intergovernmental review of the project under **MD20240822-0674**. It is recommended to declare the +/- 4.37 acres located south of I-70, east of Marriottsville Road, and west of St. John’s Lane in Ellicott City, Howard County—the former Blufe B. Harbin & The Trustees of The Presbytery of Potomac, Inc. property—surplus to the needs of the State upon consideration of the Maryland Department of the Environment’s qualifying comments. None of the local or state agencies that provided review comments expressed an interest in acquiring the property.

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MDOT 26

13-RP. STATE HIGHWAY ADMINISTRATION (cont'd)

Requesting Agency Remarks: In 1965, SHA acquired the subject property for the construction of I-70 from the Patapsco River to Sand Hills. SHA proposes to convey the subject property to the adjoining owner (2690 Wide Left, LLC) through a competitive sealed bid sale of \$540,000, which is 100% of the appraised value.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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<i>22 - 24</i>	<i>Construction</i>	<i>22 - 30</i>
<i>25 - 33</i>	<i>Services</i>	<i>31 - 55</i>
<i>34 - 42</i>	<i>Information Technology</i>	<i>56 - 80</i>
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<i>54</i>	<i>Supplemental: Information Technology</i>	<i>98 - 99</i>
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DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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REVISED

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

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

Board of Directors of the Southeast Community Development Corporation
Conkling Street Garden (Baltimore City)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Conkling Street Garden.”

Maryland Consolidated Capital Bond Loan of 2022 (LSI– Chapter 344, Acts of 2022)
DGS Item 22-538, (SL-334-220-038) \$ 200,000

Matching Fund: No match is required.

Background:	Total Project	\$ 200,000
	22-538 (This Action)	\$ 200,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include the purchase of 25 South Conkling Street to use as Conkling Street Garden, a community-designed and led green space.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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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 a grant agreement for the following grant:

Board of Directors [...] of Drink at the Well, Inc.

Drink at the Well (*Baltimore City*)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Drink at the Well, Inc. property.”

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-314, (SL-050-230-038) \$ 350,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 620,000
	24-314 (This Action)	\$ 350,000 (Non-match)
	23-237 (Prior Action)	\$ 150,000 (Non-match)
	Local Cost	\$ 120,000

(Prior Actions: 1/31/2024 Agenda, 8-CGL)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include purchasing the headquarters building on Pennington Avenue, allowing us to stay anchored in the community of Curtis Bay as part of a larger project to renovate the building, double classroom space, and expand childcare space.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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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:

Educare Resource Center, Inc.

Educare Resource Center – Homeshare Plus (Prince George’s County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Educare Resource Center – Homeshare Plus property.”

Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-296, (SL-098-240-038) **\$ 25,000**

Matching Fund: No match is required.

Background:	Total Project	\$ 25,000
	24-296 (This Action)	\$ 25,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include upgrades to common areas and the outside structure to ensure the building's secure foundation.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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*Contact: Deirdra Bell 410-767-4107
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8-CGL. CAPITAL GRANTS AND LOANS

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

Executive Committee of the Francis Scott Key Post 11, The American Legion, Inc.
Francis Scott Key Post 11 (Frederick County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Francis Scott Key Post 11.”

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-340, (SL-097-240-038) \$ 250,000*

Matching Fund: No match is required.

Background:	Total Project	\$250,000
	24-340 (This Action)	\$250,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include repairing the roof, updating the lights and restrooms, and adding lift assistance to access the museum's second floor.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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*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 a grant agreement for the following grant.

**Commissioners of The Maryland–National Capital Park and Planning Commission
Gunpowder Golf Course (Prince George’s County)**

*“For the acquisition, planning, design, construction, repair, renovation,
reconstruction, site improvement, and capital equipping of the Gunpowder Golf
Course.”*

*Maryland Consolidated Capital Bond Loan of 2023 (LHDI-Chapter 102, Acts of 2023)
DGS Item 23-607 (SL- 215-230-038) **\$ 100,000***

Matching Fund: None

Background:	Total Project	\$ 510,000
	23-607 (This Action)	\$ 100,000 (Non-match)
	Local Cost	\$ 410,000

(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 tree trimming and improvements to cart paths at the Gunpowder Golf Course.

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**DEPARTMENT OF GENERAL SERVICES
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*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:

Partners of the Henderson Crossing, LLC.

Henderson Crossing (Baltimore City)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Henderson Crossing properties.”

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-460, (SL-101-240-038) **\$ 100,000***

Matching Fund: No match is required.

Background:	Total Project	\$100,000
	24-460 (This Action)	\$100,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include the construction of boarded and vacant homes to enable people to become first-time home buyers.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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*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 Directors of the Identity of Maryland, Inc A/K/A Identity, Inc.
Identity Headquarters and Community Center (Montgomery County)
“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the Identity Headquarters and Community Center property.”
Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-310, (SL-028-240-038) \$ 800,000

Matching Fund: No match is required.

Background:	Total Project	\$ 1,973,000
	24-310 (This Action)	\$ 800,000 (Non-match)
	Local Cost	\$ 1,173,000

(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.
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 25,000-square-foot building.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

13-CGL. CAPITAL GRANTS AND LOANS

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

Board of Directors of the Kennedy Krieger Institute, Inc.

Kennedy Krieger – Innovation Care Center (Baltimore City)

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

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-232, (SL-017-240-038) \$ 750,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 300,000,000
	24-232 (This Action)	\$ 750,000 (Non-match)
	Local Cost	\$ 299,250,000

(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 the capital equipping of the Innovation Care Center to improve the environment for patient care and staff working conditions, while increasing the number of people served and employed from East Baltimore.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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**DEPARTMENT OF GENERAL SERVICES
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*Contact: Deirdra Bell 410-767-4107
deirdra.bell@maryland.gov*

14-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 NorthBay Education, Inc.

NorthBay Environmental Education Center (Statewide)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of infrastructure improvements to NorthBay facilities.”

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-228, (SL-085-240-038) **\$ 500,000***

Matching Fund: No match is required.

Background:	Total Project	\$500,000
	24-228 (This Action)	\$500,000 (Non-match)
	Local Cost	\$ 0

(Prior Actions: None)

Remarks:

1. This action is in accordance with the enabling legislation and complies with the tax- exempt bond provisions of the Internal Revenue Code.
2. The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.
3. Procurement/Contracts should be submitted to the Department of General Services for eligibility determination.
4. This project may include assisting students to study aquatic life by reopening the waterfront and making it more navigable.

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

15-CGL. CAPITAL GRANTS AND LOANS

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

Oakdale Church, Inc.

Oakdale Church (Montgomery County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of community space at Oakdale Church, including Americans with Disabilities Act improvements.”

*Maryland Consolidated Capital Bond Loan of 2024 (MISC– Chapter 720, Acts of 2024)
DGS Item 24-434, (SL-042-240-038) **\$ 50,000***

Matching Fund: No match is required.

Background:	Total Project	\$ 114,000
	24-434 (This Action)	\$ 50,000 (Non-match)
	Local Cost	\$ 64,000

(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 interior renovations to upgrade flooring, walls, and ceiling to preserve historic character, new lighting, retrofitting of the entrance to meet ADA accessibility standards, and mechanical, electrical, and plumbing updates.

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 7, 2025**



REVISED

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

16-CGL. CAPITAL GRANTS AND LOANS

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

Wicomico County, Maryland

Salisbury Wicomico Regional Airport Terminal Rehabilitation Design- Construction (Wicomico County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of Salisbury Wicomico Regional Airport.”

*Maryland Consolidated Capital Bond Loan of 2023 (LHDI-Chapter 102, Acts of 2023) DGS Item 23-628 (SL- 214-230-038) (Wicomico County) **\$ 150,000***

Matching Fund: None

Background:	Total Project	\$ 208,131.52
	23-628 (This Action)	\$ 150,000.00 (Non-match)
	Local Cost	\$ 58,131.52

(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.
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 renovations of the Salisbury Wicomico Regional Airport to correct uneven surfaces, deaden sound reflection, and enhance the general appearance of the passenger terminal building.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Deirdra Bell 410-767-4107
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20-CGL. CAPITAL GRANTS AND LOANS

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

Anne Arundel County, Maryland

Ralph J. Bunche Community Center (Anne Arundel County)

“For the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of infrastructure improvements to the Ralph J. Bunche Community Center.”

*Maryland Consolidated Capital Bond Loan of 2023 (MISC– Chapter 102, Acts of 2023)
DGS Item 23-370, (SL-216-230-038) \$ 1,000,000*

Matching Fund: No match is required.

Background:	Total Project	\$ 1,000,000
	23-370 (This Action)	\$ 1,000,000 (Non-match)
	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 12.4.2024.
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 updating all infrastructure in the Community Center and creating a family support center.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Joe Cameron 667-203-9229
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**21-CGL. CAPITAL GRANTS AND LOANS
*Department of Health***

Recommendation: That the Board of Public Works approve a grant of \$107,250.00 to *Cornerstone Montgomery, Inc. (Montgomery County)*.

Project: The phased renovation of Grantee’s real property located at 1398 Lamberton Drive, Silver Spring, MD 20902. Grantee provides a large continuum of services to individuals with serious mental illness and co-occurring disorders at this facility.

Funding Source: The Maryland Department of Health has determined the grantee is responsible for providing 25% of the eligible project cost.

Total Project Cost	\$143,000.00
State Share (75%)	\$107,250.00 (MCCBL 2023, CB-08415-03)
Grantee Share (25%)	\$ 35,750.00 (Cash Reserves)

Remarks:

1. Grantee is a nonprofit organization that provides comprehensive, community- and evidence-based mental health and co-occurring mental health and substance use disorder treatments and interventions.
2. In accordance with § 24-606(d) of the Health-General Article of the Annotated Code of Maryland, the Board’s approval is further contingent upon the State’s right of recovery being recorded among the Land Records of Montgomery County.
3. No State funds will be disbursed until the grantee has presented suitable evidence to the Office of Facilities Management and Development that it has expended the required matching funds.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Courtney League 410-767-5516
courtney.league@maryland.gov*

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

Contract ID: Statewide Master Contract – Indefinite Quantity Contract to Provide Electrical Work & Related Services; *DGS-25-304-IQC*
ADPICS No.: Attachment I

Contract Description: Provide Electrical Work and Related Electrical Services in four regions: Central (Frederick, Carroll, Howard, Baltimore, Baltimore City, Harford, Cecil, and Anne Arundel Counties), Eastern (Somerset, Wicomico, Worcester, Dorchester, Caroline, Talbot, Queen Anne’s and Kent Counties), Western (Garrett, Allegany and Washington Counties), and Southern (Montgomery, Prince Georges, Calvert, Charles and St. Mary’s Counties). Electrical work includes activities such as the installation, replacement, or repair of Electrical systems.

Awards: See Attachment I

Contract Term: 05/22/2025* - 05/08/2030 (w/two 1-year renewal options)
(*Or earlier upon BPW approval)

Amount: \$330,000,000 NTE Base Term (\$30,000,000 per firm)
\$110,000,000 NTE Renewal Option #1 (\$10,000,000 per firm)
\$110,000,000 NTE Renewal Option #2 (\$10,000,000 per firm)
\$550,000,000 Total NTE

Procurement Method: Master Contracting

Proposals: See Attachment I

MBE/VSBE Participation: Determined by Purchase Order Request for Proposals (PORFP)

Performance Security: Required for Individual Purchase Orders over \$100,000

Incumbents: N/A



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22-C. CONSTRUCTION CONTRACT (cont'd)

MD Tax Clearance:

- 25-0386-1110 - Bailey & Shipp Electric LLC.; Millersville, MD
- 25-0387-1110 - Dvorak LLC; Baltimore, MD
- 25-0395-1110 - The Eastern Sales & Engineering; Baltimore, MD
- 25-0388-1110 - Electrical Advantage Inc; Rockville, MD
- 25-0389-0110 - Glenelg Construction Inc; Hanover, MD
- 25-0390-0110 - IGM Innovations Solutions LLC; Hagerstown, MD
- 25-0391-1110 - Plexus Installations Inc; Baltimore, MD
- 25-0392-0110 - QSS International Inc; Centerville, VA
- 25-0393-1100 - Rife International LLC; Bethesda MD
- 25-0394-0111 - RSC Electrical & Mechanical Contractors Inc;
Washington DC
- 25-0396-1110 - Urban Francis LLC; Baltimore MD

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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22-C. CONSTRUCTION CONTRACT (cont'd)

ATTACHMENT I

<i>Offerors</i>	<i>Regions</i>				<i>ADPICS No.</i>	<i>MBE/ CSB</i>
	Central	Eastern	Western	Southern		
Bailey & Shipp Electric LLC.; Millersville, MD	X	X	X	X	001B5600327	CSB
Dvorak LLC; Baltimore, MD	X	X	X	X	001B5600328	VSBE
The Eastern Sales & Engineering; Baltimore, MD	X	X	X	X	001B5600329	CSB
Electrical Advantage Inc; Rockville, MD	X	X	X	X	001B5600337	CSB
Glenelg Construction Inc.- Hanover, MD	X				001B5600330	



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22-C. CONSTRUCTION CONTRACT (cont'd)

ATTACHMENT I (cont'd)

<i>Offerors</i>	<i>Regions</i>				<i>ADPICS No.</i>	<i>MBE/ CSB</i>
	Central	Eastern	Western	Southern		
IGM Innovative Solutions LLC; Hagerstown, MD	X			X	001B5600331	MBE, CSB
Plexus Installations Inc; Baltimore, MD	X	X	X	X	001B5600332	MBE, CSB
RSC Electrical & Mechanical Contractors Inc; Washington DC	X			X	001B5600335	MBE, CSB
Urban Francis LLC; Baltimore, MD	X	X		X	001B5600336	CSB
QSS International Inc; Centerville, VA	X			X	001B5600333	MBE, CSB
Rife International LLC; Bethesda, MD	X	X	X	X	001B5600334	MBE, CSB



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Rene Alonso 410-260-8052
rene.alonso2@maryland.gov*

23-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 \$974,246,659*

1.1 Using Agency: Department of Natural Resources
Description: Roof replacement at Natural Resources Police located in Queen Anne's County; F-018-241-010/BPM048143
Award: Warwick Supply & Equipment Co., Inc; Hunt Valley, MD (MBE) (Certified Small Business)

Number of Qualified

Master Contractors: 10

Number of Bids: 4 (SBR - Designated)

Bids:

<i>Bidders</i>	<i>Amounts</i>
Warwick Supply & Equipment Co., Inc.; Hunt Valley, MD	\$295,400
Hawkeye Construction, LLC, Cockeysville, MD	\$298,536
Prisma, LLC, Gaithersburg, MD	\$477,500
Baltimore Contractors, Inc.; Glen Burnie, MD	\$771,288

Amount: \$295,400

Term: 90 Calendar Days

MBE/VSBE Participation: 0% / 0%

Resident Business: Yes

Fund Source: 100% Parks Services - Critical Maintenance

Agency Remarks: Five bids were received but one bid was rejected for failing to submit all required documentation.



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23-C. CONSTRUCTION CONTRACT (cont'd)

No MBE or VSBE subcontracting participation was established for this contract because there are no subcontracting opportunities.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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DEFERRED

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WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contact: Courtney League 410-767-5516
courtney.leauge@maryland.gov*

24-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 \$972,246,659.*

1.1 Using Agency: Department of Juvenile Services
Description: Window, door, and transom replacement at Charles H. Hickey, Jr.
 School in Baltimore; DT-561-230-003
Award: Jeffrey Brown Contracting, LLC; Towson, MD
 (Certified Small Business)

Number of Qualified

Master Contractors: 32

Number of Bids: 6

Bids:

<i>Bidders</i>	<i>Amounts</i>
Jeffrey Brown Contracting, LLC; Towson, MD	\$392,133.00
Garcete Construction Co., Inc; Bladensburg, MD	\$399,000.00
Total Contracting, Inc; Lanham, MD	\$459,020.00
Hayes Construction Company; Phoenix, MD	\$489,440.00
Matos Builders, LLC; Baltimore, MD	\$613,093.72
Autumn General Contracting, LLC; Springfield, VA	\$799,699.12



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

Amount: \$392,133
Term: 210 Calendar Days
MBE/VSBE Participation: 10.18% / 0%
Resident Business: Yes
Fund Source: 100% General Funds
Agency Remarks: The contractor has committed to exceed the established 10% MBE participation and achieve 10.18%.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEFERRED

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WITH DISCUSSION

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**DEPARTMENT OF GENERAL SERVICES
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*Contact: Monica Hariri 410-767-9661
monica.hariri2@maryland.gov*

**25-S. SERVICES CONTRACT
*Department of Human Services, Social Services Administration***

Contract ID: Out-of-State Residential Child Care Services; SSA/OOS-25-009
ADPICS No.: N00B5600372

Contract Description: Continuity of care for one youth currently placed with the provider.

Awards: Childhelp, Inc.; Lignum, VA

Contract Term: 05/22/2025* - 05/31/2027 (*Or earlier upon BPW approval)

Amount: \$409,530 NTE

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Requesting Agency Remarks: The Child Help, Inc. residential programs consist of a cognitive behavioral treatment model with a trauma-informed focus that encourages youth to safely explore thoughts and feelings related to the development of positive and desirable behavior within their homes and communities. The program is designed to provide a safe therapeutic environment to each child who has a history of and exhibits trauma responses related to emotional, behavioral, psychological, as well as physical and sexual abuse.

This Out-of-State Provider can clinically address the specialized needs of the youth and when clinically appropriate the youth will be stepped down to a less restrictive placement. The Provider's performance and compliance is reviewed by the State of Virginia and SSA Contract and Placement Units. The last monitoring visit was conducted on January 27, 2025. There were no concerns noted during this review.



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25-S. SERVICES CONTRACT (cont'd)

Agency Remarks (cont'd):

No MBE or VSBE participation was 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) is the State Agency responsible for setting rates for facilities that serve Maryland youth which are located outside of the State of Maryland. The Division of Special Education/Early Intervention Services (DSE/EIS), Nonpublic Special Education Section provides oversight for this work. Maryland rates are set to ensure equal rates are paid for equal services regardless of the placing agency, placing state, or location of the facility. All rates issued by Maryland must comply with all cost approval guidelines and instructions.

Fund Source: 100% General Funds

Approp. Code: N00G0001

Resident Business: No

MD Tax Clearance: 25-0496-0100

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: Alison Barry 667-203-9095
alison.barry@maryland.gov*

26-S. SERVICES CONTRACT
***Department of Health, Medicaid Administration, Office of Medical Benefits
Management, Managed Care Services***

Contract ID: External Quality Review of the Maryland HealthChoice Program; MDH-OCMP-23-20810

ADPICS No.: M00B5600633

Contract Description: External quality review that evaluates nine Medicaid managed care organizations on the quality, access, and timeliness of care delivered for HealthChoice, Maryland's mandatory Medicaid managed care program.

Award: Qlarant Quality Solutions, Inc.; Easton, MD

Contract Term: 06/12/2025* - 05/31/2030 (*Or earlier upon BPW approval)

Amount: \$8,298,998.06

Procurement Method: Competitive Sealed Proposals

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
Qlarant Quality Solutions, Inc.; Easton, MD	1	\$8,298,998.06 (2)	1
Carolinas Center for Medical Excellence; Raleigh, NC	2	\$5,784,500.19 (1)	2

Technical and financial proposals were weighted equally.

Living Wage Eligible: Yes

MBE/VSBE Participation: 25.10% / 4.12%

Performance Security: No

Hiring Agreement Eligible: Yes

Incumbent: Same



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*Contact: Richard Proctor 410-764-3558
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**27-S. SERVICE CONTRACT
*RETROACTIVE -Maryland Health Care Commission***

Contract ID: Third-Party Administration Services for the Maryland Physician Services Trauma Fund; *MHCC 25-004*

ADPICS No.: M00B5600589

Contract Description: *RETROACTIVE* approval for a third-party administrator responsible for adjudicating uncompensated care claims, confirming claims eligibility, educating trauma providers on claims submission requirements, operating a help desk to respond to questions, and providing real-time claims status information.

Award: SCAS Management Group, LLC; Milwaukee, WI

Contract Term: 02/01/2025 - 05/07/2025 (**Retroactive**)
05/08/2025 - 01/31/2026 (Proactive)
(w/one 2-year renewal option)

Amount: \$ 45,000 (**Retroactive**)
\$ 135,000 (Proactive)
\$ 316,500 (Renewal Option #1)
\$ 496,500 Total

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

Proposals:

<i>Offerors</i>	<i>Technical Rankings</i>	<i>Financial Offers (Rankings)</i>	<i>Overall Rankings</i>
SCAS Management Group, LLC; Milwaukee, WI	1	\$ 496,500 (1)	1

**Technical and financial proposals were weighted equally.*

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Luminare Health; Northbrook IL



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27-S. SERVICES CONTRACT (cont'd)

Requesting Agency Remarks: A notice of the availability of the Request for Proposals (RFP) was advertised on eMaryland Marketplace Advantage (eMMA) on November 5, 2024. Five potential offerors were directly solicited. Two proposals were received, and one was determined to be reasonably susceptible of being selected for award. One proposal was determined to be not reasonably susceptible of being selected for award because the proposal was submitted incorrectly, negating the two-part submission requirement of the procurement method. The recommended offeror SCAS Management Group, LLC was determined to be most advantageous to the State.

The Maryland Trauma Physician Services Fund, Md. Code, Health-Gen. § 19-130 covers the costs of medical care provided by trauma physicians and practitioners at Maryland’s designated trauma centers for uncompensated care, Medicaid-enrolled patients, trauma-related on-call and standby expenses, and trauma equipment grants. The Fund is financed through a surcharge on motor vehicle registrations and renewals.

Expediting the procurement was critical in ensuring the Trauma Fund Uncompensated Care reimbursements, which cover the costs of trauma-related medical care provided to the uninsured and Medicaid enrollees, would not accumulate a significant backlog of claims. The Trauma Fund was a priority of the 2023 and 2024 legislative sessions. In 2023, the General Assembly enacted SB0493/HB0675, Commission to Study Trauma Center Funding in Maryland, establishing the Trauma Funding Commission to examine the adequacy of trauma center funding across the State for operating, capital, and workforce costs. Recommendations derived from the Trauma Funding Commission informed the passing of SB1092/HB1439 during the 2024 session, which is expected to double the number of claims submitted for reimbursement. Previously, only certain physicians were eligible for reimbursement; now, all healthcare practitioners are eligible.

Procuring this service competitively has historically been challenging as the incumbent has been providing the service for almost twenty years. While negotiating a sole source contract with the incumbent, they were acquired by another health care provider affecting the responsiveness and pace of completing the contract. Procurement staff released a “Request for Expressions of Interest” to gauge, if any, potential vendors. Only two vendors expressed interest. Shortly thereafter, the Commission received a 90-day notice of termination from the incumbent. Agency leadership was not only left with determining how to procure the services in 90 days but also alternative solutions and the time it would take to implement. Another “Request for Expressions of Interest,” a quick and easy-to-fill survey, was sent to over three hundred TPA firms registered with the Maryland Insurance Administration, and three responded with interest.



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*Contact: Monica Hariri 410-767-9661
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28-S-OPT. SERVICES OPTION

Department of Human Services, Maryland Legal Services Program

Contract ID: Legal Representation Services for Children Involved in Child In Need of Assistance (CINA), Termination of Parental Rights (TPR) and Related Proceedings and Indigent Adults Involved in Adult Protective Services (APS) Guardianship Hearings and Adult Public Guardianship Review Board (APGRB) Hearings; *N00B2600352*

ADPICS No.: *COK85946*

Contract Approved: DGS 25-S, 04/27/2022

Contract Description: Multiple contract awards to provide legal services through two Functional Areas (FA): FA I - for children involved in Child in Need of Assistance (CINA) and Termination of Parental Rights (TPR) Proceedings; and FA II - indigent adults involved in Adult Protective Services (APS) and Adult Public Guardianship Review Board (APGRB) hearings throughout the State including all 24 jurisdictions.

Option Description: Exercise the second renewal option.

Awards: See Attachment I

Original Contract Term: 06/01/2022 - 05/31/2024 (w/three 1-year renewal options)

Option Term: 06/01/2025 - 05/31/2026

Original Contract Amount: \$24,815,786 (Functional Area I and II)

Option Amount: \$12,407,893 (Functional Area I and II)

Prior Options/Mods: \$12,407,893 (Renewal Option #1 06/01/2024 - 05/31/2025
DGS 23-S-MOD/OPT, 01/17/2024)
\$0 (Mod. #1 Add adult protective services representation in
Property-only cases, resulting from HB909/SB694 (2022). DGS
23-S-MOD/OPT, 01/17/2024)

Total Contract Amount: \$49,631,572 (Functional Area I and II)

Percent +/- (This Item): 50%

Total Percent Change: 100%



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28-S-OPT. SERVICES OPTION (cont'd)

Original Procurement Method: Competitive Sealed Proposals

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 is statutorily mandated to ensure the provision of quality legal representation to children involved in Child In Need of Assistance (CINA), and indigent adults involved in Adult Protective Services (APS) proceedings statewide. Compensation must be provided to contractor attorneys for the representation of children who have been victims of abuse and/or neglect and alleged disabled individuals when the services are the responsibility of the Local Department of Social Services or Department of Aging. (See Courts and Judicial Proceedings Article, §3-813 and Family Law Article, §5-307 and Estates and Trusts Article, §13-705 or §13-709 and Family Law Article, §14-404 of the Annotated Code of Maryland).

The Maryland Legal Services Program (MLSP) at the Department of Human Services (DHS) was created to ensure quality and effective legal representation in State courts to Maryland's most vulnerable population. Therefore, it is imperative to guarantee these CINA and indigent adult clients, equal legal representation under this program throughout the State of Maryland.

It is in the State's best interest to exercise the second one-year renewal option for all twenty-four (24) jurisdictions. Exercising the option will ensure that continuous quality legal representation is provided to this vulnerable population.

No MBE or VSBE participation was included due to the lack of MBE or VSBE vendors to perform the services.

Fund Source: 93% General Funds, 7% Federal Funds



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28-S-OPT. SERVICES OPTION (cont'd)

Approp. Code: N00A0104

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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REVISED

28-S-OPT. SERVICES OPTION (cont'd)

ATTACHMENT I

FA I – CINA/TPR
FA II – APS/APRGB

No.	Contractor	FA I	FA II	Jurisdiction(s) Served	Caseload
1	OS/MLSP-22-101-A2 <i>Children's Legal Services of Baltimore, LLC</i> Baltimore, MD	x		Baltimore City (3)	2728
2	OS/MLSP-22-102 <i>Darlene A. Wakefield, PA</i> Belair, MD	x		Baltimore City (2) Baltimore County (1) Carroll County (1) Cecil County (2) Harford County (1) Howard County (1) Prince George's County (2) Washington County (1)	3400 2250 375 500 750 350 1525 425
3	OS/MLSP-22-103-A2 <i>The Franklin Law Group, P.C</i> Baltimore, MD	x		Anne Arundel County (2) Baltimore City (4) Frederick County (2) Howard County (2)	500 7500 500 350
4	OS/MLSP-22-104-A2 <i>Podzius Birch Law Group</i> Montgomery, MD	x		Montgomery County (1)	1000



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28-S-OPT. SERVICES OPTION (cont'd)

ATTACHMENT I (cont'd)

No.	Contractor	FA I	FA II	Jurisdiction(s) Served	Caseload
5	OS/MLSP-22-105-A2 <i>Jennings law firm, LLC</i> Sharon Jennings Easton, MD	x		Caroline County (2) Dorchester County (2) Kent County (2) Queen Anne's County (2) Talbot County (2)	140 140 15 74 64
			x	Caroline County (2) Dorchester County (2) Kent County (1) Queen Anne's County (1) Talbot County (2)	75 85 85 6 85



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28-S-OPT. SERVICES OPTION (cont'd)

ATTACHMENT I (cont'd)

No.	Contractor	FA I	FA II	Jurisdiction(s) Served	Caseload
6	OS/MLSP-22-106-A2 <i>Legal Aid Bureau, Inc.</i> Baltimore, MD	x		Allegany County (1) Anne Arundel County (1) Baltimore City (1) Baltimore County (2) Calvert County (1) Caroline County (1) Cecil County (1) Charles County (1) Dorchester County (1) Frederick County (1) Garrett County (1) Harford County (2) Kent County (1) Montgomery County (1) Prince George's County (1) Queen Anne's County (1) St. Mary's County (1) Somerset County (1) Talbot County (1) Washington County (2) Wicomico County (1) Worcester County (1)	394 704 7500 2660 344 140 554 364 100 509 370 1319 15 2389 2164 74 365 74 64 699 159 166
			x	Anne Arundel County (1) Baltimore City (3) Prince George's County (2)	506 2490 1068



DEPARTMENT OF GENERAL SERVICES
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28-S-OPT. SERVICES OPTION (cont'd)

ATTACHMENT I (cont'd)

No.	Contractor	FA I	FA II	Jurisdiction(s) Served	Caseload
7	OS/MLSP-22-107-A2 <i>The Law Firm of Sharon M. Donahue</i> Sharon Donahue Ocean City, MD	x		Somerset County (2) Wicomico County (2) Worcester County (2)	74 159 166
			x	Caroline County (1) Dorchester County (1) Somerset County (1) Talbot County (1) Wicomico County (1) Worcester County (1)	75 85 75 85 362 25
8	OS/MLSP-22-108-A2 <i>Williams, McCleran, & Stack, LLC</i>	x		Calvert County (2) Charles County (2) St. Mary's County (2)	344 364 365
			x	Calvert County (2) Charles County (2) St. Mary's County (1)	96 352 45
9	OS/MLSP-22-001-A2 <i>King Hall, LLC</i> Barrett King Ellicott City, MD		x	Anne Arundel County (2) Baltimore City (2) Baltimore County (3) Carroll County (1) Frederick County (2) Harford County (2) Howard County (1) Montgomery County (2) Queen Anne's County (2)	380 2470 1872 220 95 552 544 2278 5



DEPARTMENT OF GENERAL SERVICES
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28-S-OPT. SERVICES OPTION (cont'd)

ATTACHMENT I (cont'd)

No.	Contractor	FA I	FA II	Jurisdiction(s) Served	Caseload
10	OS/MLSP-22-002-A2 <i>Maryland Volunteer Lawyers Service</i> Janet Fedder Baltimore, MD		x	Baltimore City (1) Baltimore County (1)	2200 586
11	OS/MLSP-22-003-A2 <i>McGuire Grimes, LLC</i>		x	Baltimore County (2)	2750
12	OS/MLSP-22-004-A2 <i>Skolnick Law Firm, P.C.</i> Bowie, MD Jayne Moreland		x	Allegany County (1) Calvert County (1) Carroll County (2) Cecil County (1) Charles County (1) Frederick County (1) Garrett County (1) Harford County (1) Howard County (2) Montgomery County (1) Prince George's County (1) Washington County (1)	266 96 292 45 352 126 5 735 725 2278 2132 4358



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



*Contact: Jared DeMarinis 410-269-2840
jared.demarinis@maryland.gov*

**29-S-OPT SERVICES OPTION
*State Board of Elections***

Contract ID: Election Staffing Services D38B2600021
ADPICS No.: D38B5600008

Contract Approved: DGS 26-S, 04/05/2023

Contract Description: Temporary election staffing services for various job roles leading up to and during the 2024 election cycle.

Option Description: Exercise the first renewal option.

Award: Abacus Corporation; Baltimore MD

Original Contract Term: 07/01/2023 - 06/30/2025 (w/two 2-year renewal options)

Option Term: 07/01/2025 - 06/30/2027

Original Contract Amount: \$11,518,142.40

Option Amount: \$11,806,095.96

Prior Options/Mods: N/A

Total Contract Amount: \$23,324,238.36

Percent +/- (This Item): 102.50%

Total Percent Change: 102.50%

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes

MBE/VSBE Participation: 30% / 0%

MBE/VSBE Compliance: 29.25% / 0%

Performance Security: No



**DEPARTMENT OF GENERAL SERVICES
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29-S-OPT. SERVICES OPTION (cont'd)

Requesting Agency Remarks: Abacus Corporation provided exceptional service during the base term. Throughout this term they successfully recruited and deployed election support staff for the 2024 Presidential Election Cycle, along with the 2024 and 2025 Special Elections in Prince George’s County. In total, over 1,100 staffing resources were requested and recruited to support the 24 local boards of election and the over 1,500 voting locations. They successfully met all needed resources within a timely manner and displayed an ability to adapt and fulfill last-minute requests or changes to the project scope.

Abacus Corporation worked closely with their MBE and while they fell 0.75% short of their 30% MBE participation, they did show tangible improvement in that area over the course of the base period as evident by their allocation of 29.25% of the contract to the MBE. Given the unique demands associated with providing staffing support for the elections within a short timeframe (350+ resources within a 45-day period), they demonstrated dedication and commitment to fulfilling the needs of Maryland in an efficient, effective, and professional manner. SBE believes compliance will be met within the upcoming option period.

Fund Source: 50% General Funds, 50% Special Funds(County Funds)

Approp. Code: D38I0102

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 7, 2025**



*Contact: Jared DeMarinis 410-269-2840
jared.demarinis@maryland.gov*

**30-S-OPT SERVICES OPTION
*State Board of Elections***

Contract ID: Project Management for Voting Equipment Transportation and Delivery;
D38B2600022

ADPICS No.: D38B5600007

Contract Approved: DGS 33-S, 06/07/2023

Contract Description: Logistical and transportation project management services for the Statewide voting system equipment.

Option Description: Exercise the first renewal option.

Award: Interstate Moving Solutions Inc.; Landover, MD

Original Contract Term: 07/01/2023 - 06/30/2025 (w/two 2-year renewal options)

Option Term: 07/01/2025 - 06/30/2027

Original Contract Amount: \$5,231,866.58

Option Amount: \$5,502,192.41

Prior Options/Mods: N/A

Total Contract Amount: \$10,734,059.99

Percent +/- (This Item): 105.18%

Total Percent Change: 105.18%

Original Procurement Method: Competitive Sealed Proposals

Living Wage Eligible: Yes

MBE/VSBE Participation: 30% / 0%

MBE/VSBE Compliance: 37.46% / 0%



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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30-S-OPT **SERVICES OPTION** *(cont'd)*

Performance Security: No

Requesting Agency Remarks: Interstate Moving Systems Inc. provided exceptional service to the State during the base term which covered the 2024 election cycle. Throughout this period, they successfully transported voting equipment to over 1,500 voting locations and nearly 600 ballot drop box locations across the state during both the Primary and General Elections. They adhered to security protocols, ensuring that a chain of custody was maintained throughout the entire delivery process and exceeded their MBE Participation.

Fund Source: 50% General Funds, 50% Special Funds (County Funds)

Approp. Code: D38I0102

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

**31-S-MOD. SERVICES MODIFICATION
*Department of Public Safety and Correctional Services***

Contract ID: Sexual Offender Treatment Service; *SRV FY23011/Q00B3600153*
ADPICS No.: COK79594

Contract Approved: DGS 21-S, 09/06/2023

Contract Description: Provide specialized psychotherapeutic services to sexual offenders in 11 identified jurisdictions for the State of Maryland.

Modification Description: Add funds to provide services to incarcerated individuals housed in jurisdictions outside of the awarded area.

Award: Royal Minds, Inc.; Baltimore, MD (Certified Small Business)

Original Contract Term: 09/07/2023 - 02/28/2026 (w/two 1-year renewal options)

Modification Term: 05/08/2025* - 02/28/2026 (*Or earlier upon BPW approval)

Original Contract Amount: \$974,160

Modification Amount: \$300,000

Prior Options/Mods: N/A

Total Contract Amount: \$1,274,160

Percent +/- (This Item): 30.80%

Total Percent Change: 30.80%

Original Procurement Method: Competitive Sealed Bidding

Living Wage Eligible: Yes



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

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Requesting Agency Remarks: This contract includes a provision from the original solicitation that allows the contractor to provide services to offenders living in other jurisdictions where there was no contract awarded for services. This adjustment will ensure sufficient funding to cover the additional services utilized and prevent potential disruptions to offender treatment services.

This contract provides specialized psychotherapeutic services and supervision of sexual offender inmates throughout the State. Specialized sexual offender assessment and treatment are essential elements of the containment approach to sexual offender management and will enable Division of Parole and Probation (DPP) agents to develop appropriate supervision plans and implement effective supervision strategies.

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

Fund Source: 100% General Funds

Approp. Code: Q00CC110

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
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*Contact: Alison Barry 667-203-9095
alison.barry@maryland.gov*

**32-S-MOD. SERVICES MODIFICATION
*Department of Health, Behavioral Health Administration***

Contract ID: Infrastructure Support to Maryland's Peer Credentialing Board Inc.;
OCMP #24-23360; ADPICS No.: M00B4600686

Contract Approved: DSG 13-S, 10/16/2024

Contract Description: Maryland's Peer Credentialing Board (MABPCB) staff will implement and oversee all efforts to credential peers currently working in outpatient substance use disorder programs including Opioid Treatment Programs and any other peers identified through this project as certified Peer Recovery Specialists (PRS). Infrastructure support to MABPCB hiring an Executive Director, Program Manager, Fiscal Manager, Ethics Investigator, and an Administrative Specialist. Currently, the Peer Credentialing Board (Peers), MABPCB, is composed of only volunteer board positions that lack a paid staff to support the credentialing process facilitated by the organization.

Modification Description: Correct the term on item DGS 13-S, 10/16/2024. The item listed the term as 10/23/2024 - 01/22/2026 . The correct term is 10/23/2024 – 09/30/2025.

Award: Maryland Addiction and Behavioral Health Professionals
Certification Board, Inc.; Baltimore, MD

Original Contract Term: 10/23/2024 - 09/30/2025

Modification Term: No additional time is required.

Original Contract Amount: \$254,783

Modification Amount: \$0

Total Contract Amount: \$254,783

Percent +/- (This Item): 0%

Total Percent Change: 0%

Prior Mods/Options: N/A



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

Original Procurement Method: Sole Source

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Requesting Agency Remarks: Maryland’s Peer Credentialing Board (MABPCB) is the sole provider in Maryland. They are the authority in this area and have many years of experience in the design, development, and certification process. They are the only agency that provides credentialing for Peer Recovery Specialists (PRS) in Maryland and holds exclusive access to international reciprocity for this credential. MABPCB is the only organization that facilitates this service for this workforce emerging across Maryland.

Currently the Peer Credentialing Board (Peers), and the MABPCB are composed of only volunteer board positions that lack paid staff to support the credentialing processes facilitated by the organization.

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

Fund Source: 100 % Federal Funds

Approp. Code: 12.01.02

Resident Business: Yes

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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May 7, 2025



REVISED

*Contact: April Weimer 443-401-2183
aweimer1@mdot.state.md.us*

33-S-MOD. SERVICES MODIFICATION

Department of Transportation, The Secretary's Office

Contract ID: Expert Econometric, Statistical and Economic Contractor Services for the State of Maryland; MDTDJW2515
ADPICS No.: J01B5600030

Contract Approved: DGS 39-S, 01/29/2025

Contract Description: Specialized statistical and econometric analysis to support the Maryland Disparity Study.

Modification Description: Confirm the previous contract award approval with modified contract dates. The original item listed the term as 02/13/2025* - 06/30/2025 (w/two 1-year renewal options) (*or earlier upon BPW approval). The correct term is 02/10/2025 - 09/30/2025 (w/two 1-year renewal options) (*or earlier upon BPW approval).

Award: Dr. Jon Wainwright; Austin, TX

Original Approved Contract Term: 02/13/2025* - 06/30/2025 (w/two 1-year renewal options) (*or earlier upon BPW approval)

Modified Term: 06/10/2025 – 09/30/2025

Original Contract Amount: \$150,000

Modification Amount: \$0

Prior Options/Mods: None

Total Contract Amount: \$150,000

Percent +/- (This Item): 0%

Total Percent Change: 0%

Original Procurement Method: Sole Source



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

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Hiring Agreement Eligible: No

Requesting Agency Remarks: The Maryland Department of Transportation, The Office of the Secretary is seeking confirmation of the Board's prior approval with a modified contract term. The originally submitted board agenda included a typographical error, the contract term was inadvertently published with an erroneous end date of June 30, 2025, the correct end date should have stated September 30, 2025. We respectfully ask the Board's consideration and approval of this item, with the understanding that the erroneous end date appeared solely on the face of the action agenda. All supporting documentation consistently reflected the accurate contract term, and we deeply regret that this isolated oversight has necessitated further action.

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

Approp. Code: A103

Resident Business: No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

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WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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May 7, 2025**



*Contact: Ronald Corbet 443-841-5757
ronald.colbert@maryland.gov*

**34-IT. INFORMATION TECHNOLOGY
*Department of Juvenile Services***

Contract ID: Safe Measures Software Subscription; 26-IT-HQ-001
ADPICS No.: ~~V00B5600027~~ / CTR022361
V00B5600045

See next page for
Record Correction
Letter dated
5/15/25

Contract Description: Case management software to provide real-time automated reporting for communication, information collection, and analytics.

Award: Evident Change, Inc.; Oakland, CA

Contract Term: 07/01/2025 - 06/30/2030

Amount: \$1,496,323

Procurement Method: Sole Source

MBE/VSBE Participation: 0 % / 0 %

Performance Security: None

Incumbents: Same.

Requesting Agency Remarks: Safe Measures software has been used since 2011. It is a real-time automated reporting system used by case managers and executive-level administrators for communication, information collection, and analytics. There is no other software that provides programs, technical assistance, and research for social services that combines knowledge of juvenile justice, data analysis, and Internet technology. The purchase of new software would require extensive retraining of staff and additional funding to integrate new software.

The price has been determined to be fair and reasonable. Evident Change, Inc. has experienced a noticeable labor market increase of 7% over the past few years, and it anticipates this will continue into the fiscal year FY 2025- 2026. Historical data shows a 6% increase from \$261,460 in 2024 to \$277,148 in 2025, which is 3% more compared to the current Consumer Price Index (CPI) at 3%.

MBE or VSBE participation was established for this contract because there are no subcontracting opportunities.

Aruna Miller
Lt. Governor

Wes Moore
Governor

Vincent Schiraldi
Secretary

May 15, 2025

Accepted 5/15/2025- JTG

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 07, 2025

Department of General Services, Item 34-IT
Maryland Department of Juvenile Services,
V00B5600027

FROM: ADPICS No. *V00B5600027*

TO: ADPICS No. *V00B5600045*

REASON: Clerical Error.

Best Regards,


Carlos Fulgencio

Procurement Officer
Maryland Department of Juvenile Services
217 E. Redwood St.
Baltimore, Maryland 21202

Carlos.Fulgencio1@maryland.gov

Desk: 410.230.3227

Cell: 240.473.2968





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

Fund Source: 100% General Funds
Approp. Code: V00 D0201 1280 0865 11280
Resident Business: No
MD Tax Clearance: 25-0981-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

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

Agency Remarks (cont'd):

They are the only correctional-based tablet on the market that does not use a third-party Mobile Device Manager (MDM) or third-party Wireless Access Points (WAPs) and instead built its own proprietary network tunnel that allows only non-porous websites to be accessible on the tablet and are the only ones on the market that use proprietary networking and security and do not rely on third-party technology for secure access to content, which often leads security gaps. Other companies use third-party WAPs or MDMs that are not controlled by the company and may risk youth accessing content that they should not.

It also provides programming that can follow the youth post-release. The license can be used by the youth once they return to the community, enabling them to complete the programming they were engaged with or continue to access resources to assist in their success.

The price has been determined to be fair and reasonable based on comparison to the joint contract Orijin, PBC has with the Department of Labor and Department of Public Safety and Correctional Services.

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

Fund Source: 100% General Funds

Approp. Code: D0201 1280 0858 11280

Resident Business: No

MD Tax Clearance: 25-2948576

BOARD OF PUBLIC WORKS

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**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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*Contact: Joseph Sedtal 443-469-5864
joseph.sedtal@maryland.gov*

**36-IT. INFORMATION TECHNOLOGY
*Department of Public Safety and Correctional Services***

Contract ID: Maryland Correctional Enterprises Enterprise Resource Planning Project Management Services; *Q00B5600064*
ADPICS No.: Q00B5600064

Contract Description: Project management for additional modules of the Enterprise Resource Program for Maryland Correctional Enterprises.

Award: Business Solutions Group; Ridge, MD (MBE)
(Certified Small Business)

Contract Term: 06/01/2025 - 05/31/2028

Amount: \$869,600.00 NTE

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Requesting Agency Remarks: Maryland Correctional Enterprises (MCE) has \$50 million in annual sales of products and services with over 1,400 Program Participants at MCE Headquarters and other correctional facilities across the state. In 2020, MCE awarded a competitively solicited contract for a Project Manager to Business Solutions Group, Inc. (BSG) and began a multi-year enterprise resource software program. This software implementation has been an enormous undertaking as it integrates all the aspects of production, from the purchase and inventory of the raw materials and tracking labor hours to sales, shipping, and invoicing for products sold. With that phase now completed, this new contract provides day-to-day management of the project and adds three additional Global Shop Solutions functional areas, Shop Floor Control, Labor Management, and Customer Relation Management.



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

Agency Remarks (cont'd):

DPSCS has determined that this sole source procurement is needed for smooth continuity of operations. The experience, expertise, and systems knowledge that would be lost by introducing a new project manager at this point would cause unnecessary complexities, knowledge gaps, and a learning curve that would hinder progress and be highly detrimental to the State. By retaining BSG, MCE maximizes the likelihood of a smooth, efficient, and timely completion of the extended ERP implementation. This contract will maintain consistency, project momentum, and a focused approach to meeting the project goals on time and within budget.

The price has been determined to be fair and reasonable based on historical data. There will be no price increase in the first year of the new contract, and the proposed annual increase of 3% thereafter is consistent with prior yearly adjustments to pricing.

MBE or VSBE participation was established for this contract because there are no subcontracting opportunities.

Fund Source: 100% Special Funds (Sales for Goods and Services)

Approp. Code: Q00A0301

Resident Business: Yes

MD Tax Clearance: 25-0069-0111

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
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*Contact: Joseph Sedtal 443-469-5864
joseph.sedtal@maryland.gov*

**37-IT. INFORMATION TECHNOLOGY
*Department of Public Safety and Correctional Service***

Contract ID: OpenFox Message Switch Software Migration; Q00P5603332
ADPICS No.: Q00P5603332

Contract Description: Upgrade the Maryland Electronic Telecommunications Enforcement Resources Systems (METERS) core platform to a modern Linux platform to meet updated security standards and improve system performance for law enforcement use.

Award: Computer Projects of Illinois, Inc.; Bolingbrook, IL

Contract Term: 05/22/2025* - 04/30/2026 (*Or earlier upon BPW approval)

Amount: \$140,000

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: N/A

Requesting Agency Remarks: Maryland Electronic Telecommunications Enforcement Resources Systems (METERS) includes OpenFox Message Switch technology, a critical law enforcement tool that facilitates real-time data exchange across local, State, and federal levels. It provides law enforcement personnel with access to multiple national and statewide databases, including the National Crime Information Center (NCIC), National Law Enforcement Transmission System (NLETS), and the Maryland Motor Vehicle Administration (MVA).

This migration is necessary to maintain the reliability, performance, and long-term sustainability of METERS operations. Transitioning to a Linux-based operating environment will enhance system stability and enable response times for queries initiated by law enforcement officers on duty. These improvements will support safer and more effective public safety operations. For example, during a routine traffic stop, quicker access to information regarding outstanding warrants or stolen vehicles can directly influence the safety and decision-making capabilities of responding officers.



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

Agency Remarks (cont'd):

Computer Projects of Illinois, Inc (CPI) is the sole vendor capable of providing the software license, maintenance, technical support, and system upgrades for METERS and its component systems.

The price has been determined to be fair and reasonable compared to similar operating system conversions of OpenFox for law enforcement entities in Alabama, Kansas, and Michigan. Compared to the three jurisdictions, the project cost is second lowest and 6.78% less than the most expensive.

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

Fund Source: 53.6% General Funds, 46.4% Grant Funds

Approp. Code: Q00A0102

Resident Business: No

MD Tax Clearance: 25-1224-0000

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

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WITH DISCUSSION

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**DEPARTMENT OF GENERAL SERVICES
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*Contact: Joseph Sedtal 443-469-5864
joseph.sedtal@maryland.gov*

**38-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION
*RETROACTIVE - Department of Public Safety and Correctional Services***

Contract ID: Advanced Interactive eXecutive Disaster and High Availability Environment
Software Services; *ITFY230003*
ADPICS No.: COK82344

Contract Approved: DGS, 51-IT, 06/07/2023

Contract Description: Purchase IBM PowerHA System Mirror Enterprise Edition V7 software and services to set up a High Availability (HA) and disaster recovery environment for Advanced Interactive eXecutive (AIX) servers.

Modification Description: *RETROACTIVE* approval to add 340 additional labor hours for necessary work and upgrades to be performed. Includes upgrading the operating system for 13 primary virtual servers and eight disaster recovery virtual servers, as well as installing two additional Power HA options

Awards: AlxTel, Inc.; Silver Spring, MD (Certified Small Business)

Original Contract Term: 06/15/2023 - 06/14/2026

Modification Term: 05/23/2024 - 05/07/2025 (**Retroactive**)
05/08/2025 - 06/14/2026 (Proactive)

Original Contract Amount: \$327,749.30

Modification Amount: \$ 19,530.00 (**Retroactive**)
\$ 87,570.00 (Proactive)
\$107,100.00 Total

Prior Options/Mods: N/A

Total Contract Amount: \$434,849.30

Percent +/- (This Item): 32.68%

Total Percent Change: 32.68%



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



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

Procurement Method: Competitive Sealed Bidding

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Performance Security: No

Requesting Agency Remarks: On May 17, 2024, the Department's Finance Unit provided fiscal approval for Modification #1. However, the contract monitor interpreted the fiscal approval as authorization to commence work without realizing that approval from the BPW was still necessary. On May 23, 2024, the contract monitor erroneously advised AlxTel, Inc. to begin work. On August 19, 2024, the Procurement Officer was made aware of this error and informed the contract monitor and the contractor to halt associated work immediately. In that time, 62 hours of retroactive work had been completed by AlxTel totaling \$19,530.00. The contract monitor understands the error and the correct process to avoid future mistakes of this nature.

Additional work is required to ensure mission-critical business applications on the Department's servers are protected. This modification adds 340 additional labor hours to ensure the following services are executed, including an additional 140 labor hours to upgrade 13 primary virtual servers and 8 disaster recovery virtual servers to AIX 7.2 TL5 SP7 operating system. The remainder of the Department's servers have been updated to the AIX 7.2 TL5 SP7 operating system, except for the aforementioned 13 primary virtual servers and eight disaster recovery virtual servers. It is vital that all of the Department's servers function on the same and the most current operating system to prevent bugs and errors from occurring on mission-critical applications.

Also, an additional 200 labor hours are required for the installation of two additional Power HA options. Power HA will automatically switch a server to its designed counterpart for continued service in the event a server goes out of service. Adding two additional PowerHA options will provide the Department with increased risk protection in the event that a cybersecurity attack occurs



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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May 7, 2025**



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

Agency Remarks (cont'd):

AlxTel, Inc. has provided the Department with software for IBM's PowerHA System Mirror Enterprise Edition V7 and services to set up a High Availability (HA) and a disaster recovery environment for Advanced Interactive eXecutive (AIX) servers. These services are crucial for the Department to keep the servers backed up and recoverable in the event of a cybersecurity attack.

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

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: Q00A0102

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 7, 2025**



*Contact: Melissa Leaman 410-697-9700
melissa.leaman@maryland.gov*

**39-IT-MOD/OPT. INFORMATION TECHNOLOGY MODIFICATION/OPTION
*Department of Information Technology***

Contract ID: Digital Communications Management; 060B6400030
ADPICS No.: ~~COK32294~~ COK85437

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

Contract Approved: DoIT 1-IT, 03/22/2017

Contract Description: Digital communication services to enable State agencies to distribute information in message form.

Modification Description: Add funding to allow SBE, State Police, and DoIT to add new features and to enable other agencies to subscribe.

Option Description: Exercise the fourth renewal option.

Award: Granicus, LLC (GovDelivery); Saint Paul, MN

Original Contract Term: 05/15/2017 - 05/14/2022 (w/five 1-year options)

Modification Term: 05/22/2025* - 05/14/2026 (* Or earlier upon BPW approval)

Option Term: 05/22/2025* - 05/14/2026 (* Or earlier upon BPW approval)

Original Contract Amount: \$791,961.00

Modification Amount: \$865,270.00

Option Amount: \$337,110.24

Prior Options/Mods: \$182,293.00 (Renewal Option #1 05/15/2022 - 05/14/2023
Delegated Authority - DoIT, 05/13/2022)
\$192,069.00 (Renewal Option #2 05/15/2023 - 05/14/2024
Delegated Authority - DoIT, 04/27/2023)
\$201,673.00 (Renewal Option #3 05/15/2024 - 05/14/2025 DGS
62-IT-MOD/OPT, 12/13/2023)
\$431,078.09 (Mod. 2 Add the Communications Cloud Advance
Package for SMS Messaging. DGS 62-IT-MOD/OPT, 12/13/2023)

Total Contract Amount: \$3,001,454.33



Wes Moore | Governor
Aruna Miller | Lt. Governor
Katie Savage | Secretary

May 21, 2025

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

Accepted 5/22/2025- JTG

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

SUBJECT: Record Correction – May 7, 2025, Board of Public Works Action Agenda, Item 39-IT-MOD/OPT

Dear Mr. Gontrum,

This is to advise you of the following changes to the Board of Public Works (BPW) agenda items previously approved by the BPW.

BPW – May 7, 2025 DGS Agenda, Item 39-IT-MOD/OPT

Digital Communications Management; 060B6400030

FROM: COK32294

TO: COK85437

REASON: Clerical Error. The incorrect change order number was shown on the agenda.

Regards,

A handwritten signature in black ink that reads "Carla Thompson".

Carla Thompson
Director, Procurement & Contracts
Department of Information Technology



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



39-IT-MOD/OPT. INFORMATION TECHNOLOGY MODIFICATION/OPTION
(cont'd)

Percent +/- (This Item): 151.82%

Total Percent Change: 278.99%

Original Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Requesting Agency Remarks: This modification will increase the number of wireless or short message service (SMS) alerts for cell phones, pagers, and other text message-enabled devices and web enhancements. This is necessary to cover the overages on the current contract resulting from additional usage requested by larger agencies.

Granicus, LLC’s suite of capabilities is designed exclusively for government and assembled in three GXC solutions: Service Cloud, Engagement Cloud, and Operations Cloud. A GXC solution refers to private cellular network technology primarily providing enterprises with secure and reliable 5G and LTE connectivity. Digitize and streamline service requests, license and permit applications, forms, and every other interaction with the public to increase satisfaction, save time and money, and collect unprecedented data insights to improve agency experiences.

MBE or VSBE participation was established for this contract because there are no subcontracting opportunities.

Fund Source: 100% Reimbursable (Using Agencies)

Approp. Code: Various

Resident Business: No

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



*Contact: Kareen Davis 410-260-4084
kareen.davis@maryland.gov*

**40-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION
*Department of General Services***

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

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

Contractors: Pinnacle Network Solutions, LLC; Upper Marlboro, MD (MBE)
Polished Technologies, LLC; Silver Spring, MD (MBE)
(Certified Small Business)
Public Consulting Group, LLC; Boston, MA
Trinity Technology Partners, LLC; Greenbelt, MD
(Certified Small Business)
VankySoft, LLC; Ellicott City, MD (MBE)
(Certified Small Business)

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

Modification Description: Add four master contractors to the approved list of service providers and to add one master contractor, Public Service Consulting Group to functional areas 7,9,10 and 11.

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

Modification Term: 5/22/2025* - 04/21/2028(*Or earlier upon BPW approval)

Original Contract Amount: \$ 150,000,000

Modification Amount: N/A

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



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



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

Prior Options/Mods (cont'd):

\$500,000,000 (Mod #4 Increase contract authority and add 28 master contractors; DGS 36-IT-MOD, 02/19/2020)
 \$465,000,000 (Mod #5 Increase contract authority; add 7 master contractors; and add one functional area to 1 master contractor, DGS-44-IT-MOD, 01/26/2022)
 \$500,000,000 (Mod #6 Increase contract authority; add 11 master contractors; and add additional functional areas to 4 existing master contractors, DGS-36-IT-MOD, 04/05/2023)
 \$0 (Mod #7 Add seven master contractors, DGS-42-IT-MOD, 12/13/2023)
 \$0 (Mod #8 Add six master contractors, DGS-33-IT-MOD, 08/07/2024)
 \$0 (Mod #9 Add seven master contractors and add an additional functional area to 1 master contractor, DGS-17-IT-MOD, 12/04/2024)
 \$500,000,000 (Mod# 10 Increase contract authority to provide sufficient funding for anticipated CATS+ projects. Also add two master contractors to the approved list of service providers. DGS-17-IT-MOD, 02/26/2025)

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

Percent +/- (This Item): 333.33%

Total Percent Change: 1,710%

Original Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 20% / 0%

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

Performance Security: No



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



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

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

- (1) Enterprise Service Provider
- (2) Web and Internet Services
- (3) Electronic Document Management
- (4) Geographical Information Systems
- (5) Software Engineering
- (6) Systems/Facilities Management and Maintenance
- (7) Information System Security
- (8) Application Service Provider
- (9) IT and Telecommunications Financial and Auditing Consulting Services
- (10) IT Management Consulting Services
- (11) Business Process Consulting Services
- (12) Tower Site Preparation
- (13) Tower Installation
- (14) Tower Equipment Installation and Services
- (15) Electronic Benefits Transfer
- (16) Media and Training Center Support
- (17) Documentation/Technical Writing

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

Fund Source: Determined by Task Order

Approp. Code: Determined by Task Order



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



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

Resident Business:

4 of 5

Pinnacle Network Solutions, LLC; Upper Marlboro, MD
Polished Technologies, LLC; Silver Spring, MD
Trinity Technology Partners, LLC; Greenbelt, MD
VankySoft, LLC; Ellicott City, MD

MD Tax Clearance:

25-1034-0100 - Pinnacle Network Solutions, LLC
25-0585-0000 - Polished Technologies
25-0584-0100 - Public Consulting Group, LLC
25-0739-1110 - Trinity Technology Partners, LLC
25-0615-1000 - VankySoft, LLC

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



*Contact: Raelene Glasgow 410-767-7050]
raelene.glasgow3@maryland.gov*

**41-IT-MOD. INFORMATION TECHNOLOGY MODIFICATION
*Department of Labor, Division of Unemployment Insurance***

Contract ID: Identity Verification Services for Unemployment Insurance Division; *LABOR*
FY2021-009

ADPICS No.: ~~COK43022~~ ~~COK84711~~ COK84658

See next page for Record
Correction Letter dated 5/9/25 and
following page for Record
Correction Letter dated 7/2/25

Contract Approved: Secretary's Agenda A2, 07/28/2021

Contract Description: Provide Identity Verification Service for claimants for the Unemployment Insurance Division

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

Award: LexisNexis Risk Solutions, Inc.; Alpharetta, GA

Original Contract Term: 05/19/2021 - 05/18/2022 (w/one 1-year renewal option)

Modification Term: 06/01/2025 - 05/31/2027

Original Contract Amount: \$3,586,800

Modification Amount: \$3,478,464

Prior Options/Mods: \$3,692,640 (Renewal Option #1: 05/19/2022 - 05/18/2023; DGS 37-IT-OPT, 05/11/2022)
\$61,560 (Mod. #1: Added Instant ID Business, Employer Fraud Subscription Services, and extension 06/01/2022 - 05/31/2023; Secretary's Agenda A1, 10/12/2022)
\$3,864,978 (Mod. #2: Extension 06/01/2023 - 05/31/2024; DGS 40-IT-MOD, 05/17/2023)
3,864,978 (Mod #3: Extension 06/01/2024 - 05/31/2025; DGS 29-IT-MOD, 05/15/2024)

Total Contract Amount: \$18,549,420

Percent +/- (This Item): 96.98%

Total Percent Change: 417.16%

May 9, 2025

Accepted 5/9/2025- JTG

John Gontrum, Esq.
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 changes to the Board of Public Works Action Agenda Item previously approved by the Board of Public Works.

BPW – 5/07/2025 DGS Agenda, Item 41-IT-MOD

Department of Labor, Division of Unemployment Insurance
Identity Verification Services for Unemployment Insurance
Division
ADPICS No.: COK43022

FROM: ADPICS No: COK43022
TO: ADPICS No: COK84711

REASON: Incorrect ADPICS number listed: After approval of the item, a clerical error was identified in the change order number that was provided on the BPW Agenda item. Please modify the ADPICS number on the agenda to reflect what is in the FMIS system.

Regards,

Raelene Glasgow

Raelene Glasgow
Chief of Procurement
Office of Administration
Maryland Department of Labor

July 2, 2025

Accepted 7/3/2025- JTG



John Gontrum, Esq.
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 changes to the Board of Public Works Action Agenda Item previously approved by the Board of Public Works.

BPW – 5/07/2025 DGS Agenda, Item 41-IT-MOD

Department of Labor, Division of Unemployment Insurance
Identity Verification Services for Unemployment Insurance
Division
ADPICS No.: COK84711

FROM: ADPICS No: COK84711
TO: ADPICS No: COK84658

REASON: Incorrect ADPICS number listed: After approval of the item, a clerical error was identified in the change order number that was provided on the BPW Agenda item. Please modify the ADPICS number on the agenda to reflect what is in the FMIS system.

Regards,



Raelene Glasgow
Chief of Procurement
Office of Administration
Maryland Department of Labor



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



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

Original Procurement Method: Emergency

MBE/VSBE Participation: 0% / 0%

MBE/VSBE Compliance: 0% / 0%

Requesting Agency Remarks: The estimated timeframe for LABOR Omni-Channel Contact Center System (LOCCS) to be fully implemented is by November 2025. The contract extension is needed to protect against fraudulent activity on a new phone, email, chat, and web form interaction repository. The primary reason the replacement contract was not ready during the prior extensions was due to the outcome of Labor's internal analysis, which determined that transitioning to a different vendor would be cost-prohibitive and could not be implemented within the timeframe allowed by the contract extension. The analysis concluded that the resources, time, and risks associated with a migration would significantly outweigh the benefits, particularly given the tight integration of the current solution with the BEACON system.

It is imperative that Labor have continuity with the current vendor to protect against fraud while it transitions from the current VoiP phone system to the new system. LOCCS will be the voice, email, chat, and web form interaction repository.

Additionally, the scope of work for the new ID Verification RFP is tied to LOCCS and all security features that must be implemented during the testing period. It would be impossible to issue a new RFP without completing various testing phases of the new phone system for the Maryland Department of Labor. The Maryland Department of Labor's Unemployment Division plans to have a new solicitation for Identity Verification Services by January 2026.

Fraud prevention is still needed as Maryland Unemployment Insurance Division noticed last year a significant increase in the number of people registering fictitious employers and these services are still necessary to reduce the threat of fraudulent claims.

Unemployment Insurance (UI) staff still need assistance to help identify which accounts are being registered as legitimate employers and not fictitious. If fictitious employers are not identified, they attempt to report wages on the account and then file claims against these wages for benefits payments. LexisNexis has a system to analyze the data provided during registration and identify which of these accounts are at high risk of being a fictitious employer. LexisNexis uses this data to determine if the account should be reviewed further or canceled before the fraud can happen.



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



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

Agency Remarks (cont'd):

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

Fund Source: 100% Federal Funds

Approp. Code: P00H0101

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 7, 2025



REVISED

2nd Revision

REVISED at the meeting

Contact: Kareen Davis 410-260-4084
kareen.davis@maryland.gov

42-IT. INFORMATION TECHNOLOGY

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

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

Procurement Method: Task Order/Purchase Order under Master Contract

1.0 Master Contract: **Delivery Program Management Services; F50B0600039**
(Secondary Master from CATS+ 060B2490023)
Approved: DGS 41-IT, 1.0 and 1.4; 07/28/2021
Term: 08/12/2021 - 08/11/2026
**As of publication, the remaining balance of this master contract is \$62,594,989.44.

1.1 Using Agency: Department of Health

Description: Senior Organizational Change Manager to focus on leading the change management activities within a structured process framework, including changes to business processes, systems, and technologies. Designing a strategic approach to managing change and support operations that fall within the domain of change management. Create and deliver strategies and plans to help employees maximize the adoption of new programs by honing methods of effective and sustainable behavior change. Evaluating the change impact and organizational readiness to limit potential risk. Conduct post-implementation reviews to assess the decisions and performance related to the change request. Also play a key role in implementing fast and effective change across the MDH modernization efforts for non-Medicaid initiatives, ensuring best practices and standardized processes are implemented in a timely manner. This role will initially be assigned to the Electronic Health Records (EHR) project but may be assigned to additional projects within the enterprise as needed; ~~F50B0600039-40/F50B2600008.~~

Option Description: Exercise the first renewal option

Award: CITI; Falls Church, VA

Original Term: 05/08/2023 - 05/07/2025 (w/two 1-year renewal options)

Option Term: 05/08/2025 - 05/07/2026

Original Amount: \$490,000

Option Amount: \$248,920

Prior Options/Mods: N/A

Total Contract Amount: \$738,920



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



REVISED

2nd Revision

42-IT. INFORMATION TECHNOLOGY (cont'd)

2.0 Master Contract: *Agile Team Resources; F50B2600034*
(Secondary Master from CATS+ 060B2490023)
Approved: DGS 39-IT 1.0 and 1.1; 02/16/2022
Term: 02/17/2022 - 02/16/2027
 **As of publication, the remaining balance of this master contract is \$209,224,082.72.

2.1 ~~*Using Agency:* Department of Education~~
~~*Description:* One Senior Application Developer to support local education agencies (LEA) data collections of student and teacher information using Oracle WebLogic applications. This resource will be responsible for operating and maintaining existing applications which includes collecting data of students and faculty as it relates to assessment, accountability, and performance, as well as developing new applications; F50B0600045-23 / F50B2600034~~
~~*Option Description:* RETROACTIVE approval to exercise the first renewal option.~~
~~*Award:* Innosoft Corporation; Windsor Mill, MD (Certified Small Business)~~
~~*Original Term:* 11/09/2023 – 11/08/2024 (w/two 1-year renewal options)~~
~~*Option Term:* 11/09/2024 – 05/07/2025 (Retroactive)~~
~~05/08/2025 – 11/08/2025 (Proactive)~~
~~*Original Amount:* \$241,362.00~~
~~*Option Amount:* \$103,202.20 (Retroactive)~~
~~\$142,991.00 (Proactive)~~
~~\$246,193.20 Total~~
~~*Prior Options/Mods:* N/A~~
~~*Total Contract Amount:* \$487,555.20~~
~~*MBE/VSBE Participation:* 0% / 0%~~
~~*MBE/VSBE Compliance:* 0% / 0%~~
~~*Resident Business:* Yes~~
~~*Fund Source:* 100% General Funds~~



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



REVISED

2nd Revision

42-IT. INFORMATION TECHNOLOGY (cont'd)

2.0 *Agile Team Resources; F50B2600034 (cont'd)*

Agency Remarks: The contract option experienced delays stemming from unforeseen administrative factors, such as unexpected staff turnover. Consequently, the option could not be executed within the anticipated period.

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.

MBE or VSBE participation was established for this contract because there are no subcontracting opportunities.

3.0 *Master Contract: Desktop, Laptops and Tablets 2015*

Contract No. 060B5400007

Approved: DOIT 1-IT, 07/16/2015

Term: 07/22/2015 - 07/21/2027

****As of publication, the remaining balance of this master contract is \$23,484,536.80.**

3.1 *Using Agency:* Department of Juvenile Services
Description: Purchase 240 laptops with docking stations. These new devices will replace obsolete equipment that is either non-functional or no longer under warranty. Includes a five-year warranty

Award: DSR, Inc.; Hanover, MD (Certified Small Business)

Number of Qualified

Master Contractors: 33

Number of Bids: 2 (SBR - Designated)

Bids:

<i>Bidders</i>	<i>Amounts</i>
DSR Inc.; Hanover, MD.	\$299,988
Knot Technology Solution, Churchton, MD	\$304,619

Amount: \$299,988



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



REVISED

2nd Revision

42-IT. INFORMATION TECHNOLOGY (cont'd)

3.0 Desktop, Laptops and Tablets 2015 (cont'd)

Term: Anticipated delivery date - 05/30/2025
MBE/VSBE Participation: 0% / 0%
Resident Business: No
Fund Source: 100% General Funds
Agency Remarks: MBE and VSBE participation were not established for this contract because there are no subcontracting opportunities.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED*

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

***Sub-Items 1.1 and 2.1 were withdrawn at the meeting; The remaining Sub-Items were approved.**



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



*Contact: Kareen Davis 410-767-7572
kareen.davis@maryland.gov*

**43-M. MAINTENANCE CONTRACT
*Department of General Services***

Contract ID: Janitorial Services 201 & 301 W. Preston St.; CTR022697
ADPICS No. CTR022697

Contract Description: Janitorial services at the Baltimore State Office Complex, 201 and 301 West Preston Street in Baltimore.

Award: Alliance, Inc.; Baltimore, MD

Contract Term: 06/01/2025 - 05/31/2028 (w/two 1-year renewal options)

Amount: \$4,030,653.20 NTE (Base Term)
\$1,405,183.53 NTE (Renewal Option #1)
\$1,437,114.14 NTE (Renewal Option #2)
\$6,872,950.87 NTE Total

Procurement Method: Preference Provider (Community Service Provider)

Living Wage Eligible: No

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Performance Bond: No

Requesting Agency Remarks: Alliance, Inc., located in Baltimore, MD, is a Community Service Provider, under the Employment Works Program pursuant to COMAR 21.11.05. Pricing for this contract was approved and certified as fair market value by the Pricing and Selection Committee on March 20, 2025. Alliance, Inc., has confirmed the contract price and accepted the terms and conditions. The supplies to support this contract will be purchased through BISM.



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



43-M. MAINTENANCE CONTRACT (cont'd)

Fund Source: 100% General Funds

Approp. Code: 0813

Resident Business: Yes

MD Tax Clearance: 25-0843-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025**



*Contact: Kareen Davis 410-767-7572
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**44-M. MAINTENANCE CONTRACT
*Department of General Services***

Contract ID: Janitorial Services at Baltimore City Department of Social Services
E. 3007 Biddle St.; *N00R5600827*
ADPICS No. 001B5600317/CTR022286

Contract Description: Janitorial services for 3007 E. Biddle St. in Baltimore.

Award: AFJ Cleaning Service, LLC; Baltimore, MD (MBE)

Contract Term: 06/01/2025 - 02/29/2028

Amount: \$615,899.56 NTE

Procurement Method: Preference Provider (*Community Service Provider*)

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: N/A

Performance Bond: No

Requesting Agency Remarks: AFJ Cleaning Service, LLC, located in Baltimore, MD, is a Community Service Provider under the Employment Works Program under COMAR 21.11.05. Pricing for this contract was approved and certified as fair market value by the Pricing and Selection Committee on February 26, 2025. AFJ Cleaning Service, LLC has confirmed the contract price and accepted the terms and conditions. The supplies to support this contract will be purchased through BISM.

Fund Source: 92% General Funds, 8% Federal Funds

Approp. Code: 0804



DEPARTMENT OF GENERAL SERVICES
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44-M. MAINTENANCE CONTRACT (cont'd)

Resident Business: Yes

MD Tax Clearance: 25-0364-0110

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION



DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
ACTION AGENDA
May 7, 2025



REVISED

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

45-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.

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 7, 2025



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

46-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION
Department of General 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: Historic Annapolis Post Office; BA-699-130-001

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 009, Acts of 2018, MCCBL Item 107, to provide funds to complete planning, construction and equipping of renovations to the Annapolis Post Office in Anne Arundel County. The authorization amount was \$8,209,000.00 of which approximately \$63,279.83 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 8-128 (c) which states "Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the Board, authorization of State debt shall automatically terminate 7 years after the date of the authorization unless, ... in an emergency, the Board unanimously grants a temporary exception for 1 year".

The subject fund source is due to expire in 2025. During the course of construction, several field conditions could not be addressed due to a shortage of funds to complete critical scope. Once the construction was completed and all final change orders were negotiated, a positive balance remained. While DGS is currently resolving some internal discrepancies with the accounting for this fund source, we believe the remaining balance to be under \$70,000. We are now seeking to complete several items at the Northwest St. entrance including restoration of existing masonry cheek walls and installation of missing handrail sections. We believe that this scope can be accomplished with the available funding but request a one-year extension in order to facilitate this work. Contracts for the remaining construction scope were approved by the Board of Public Works on its February 26, 2025 agenda and are anticipated to be complete by October 2025. DGS hereby requests that remaining funds under Item 107 MCCBL 2018 remain available and be extended for one year.

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
ACTION AGENDA
May 7, 2025



REVISED

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

47-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: Eastern Correctional Institute - Hot Water & Steam Distribution/Perimeter
Security Fence Improvements; *KO-000-160-D01*

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 495, Acts of 2015, MCCBL Item 143, to provide funds to provide funds to design and construct a high temperature hot water system, mechanical room renovations, and other hot water and steam improvements at the Eastern Correctional Institution in Somerset County. The authorization amount was \$2,946,265.00 of which \$1,945,000.00 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 8-128 (c) which states "Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the Board, authorization of State debt shall automatically terminate 7 years after the date of the authorization unless, ... in an emergency, the Board unanimously grants a temporary exception for 1 year".

[...] The construction of the ECI project has been delayed for numerous reasons. The design phase took a significant amount of time to sort out the very complicated perimeter security issues. Then the project went through extensive value engineering. Before DGS could post the project on eMMA to obtain construction bids, the department had to go back and provide step by step sequences for the contractor to follow.

Once on eMMA, three general contractors submitted bids for construction. The winning bidder's package had discrepancies which ultimately led to a protest, taking months to resolve.



DEPARTMENT OF GENERAL SERVICES
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REVISED

47-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION
(cont'd)

Construction began in June 2023. The project is expected to be completed by December 2025. DGS is requesting the funds to be extended for one year. This temporary 1- year extension will allow the Department to expend the prior authorized funds and continue the forward progress of the project.

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
ACTION AGENDA
May 7, 2025**



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

**48-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION
*Department of General 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: Jefferson Patterson Park Museum
Patterson House Renovation; *HT-021-090-001*

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 009, Acts of 2018, MCCBL Item 113, to provide funds to continue planning and begin constructing and equipping renovations to the Patterson Center at the Jefferson Patterson Park and Museum in Calvert County. The authorization amount was \$3,887,000.00 of which \$749,689.67 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 8-128 (c) which states "Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the Board, authorization of State debt shall automatically terminate 7 years after the date of the authorization unless, ... in an emergency, the Board unanimously grants a temporary exception for 1 year".

The start of construction of the JPPM Patterson Center renovation has been delayed for many reasons.

The project was advertised for an AE on January 23, 2015. Technical proposals were received on April 16, 2015, and the design phase began on December 23, 2015. Once the design phase was completed at the beginning of 2019, a different DGS project manager took over the project. The project was put on hold due to a lack of construction funding until FY21, when additional funds became available.

Upon getting additional construction funds, the DGS PM and Construction Division reviewed the 100% of Construction Documents (CDs) and updated the plans and specs. Per the Fire Marshal's request, the architect updated the 100% CDs with the applicable codes from the 2015 to 2018 editions in May 2021. The Fire Marshal completed his review and approved the revised 100% CDs in September 2021.



**DEPARTMENT OF GENERAL SERVICES
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48-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION
(cont'd)

Along with the revised 100% CDs, a notice of availability of an Invitation for Bids (IFB) was sent directly to pre-qualified bidders in October 2021 since this project is a historic exempt procurement. After receiving a single bid in the first-round bidding, DGS conducted the second-round bidding and received multiple bids on January 07, 2022.

DGS successfully started construction in July 2022. The construction time-period for this historic renovation project was determined to be two years. Substantial Completion was held on June 26, 2024, and the contractor completed the construction in December 2024.

The DGS Construction Division closed out the project in March 2025. DGS's two-year warranty period will expire on June 26, 2026.

We hereby request the following funds to remain available and to be extended for one year:
113/MCCBL 2018 - \$749,689.67 (PCE)

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
ACTION AGENDA
May 7, 2025**



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

**49-GM. GENERAL OBLIGATION BOND AUTHORIZATION EXTENSION
*Department of General Services, Judiciary***

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: New Catonsville District Courthouse;
BC-230-080-001

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 027, Acts of 2016, MCCBL Item 106 in the amount of \$29,479.79, and Chapter 022, Acts of 2017, MCCBL Item 107 in the amount of \$556,922.58 to provide funds to complete design and begin construction of a new district court/multiservice center building in Catonsville and on-site parking garage in Baltimore County. The authorization amount was \$28,501,000.00 (MCCBL 2016 Item 106) and \$18,880,000.00 (MCCBL 2017 Item 107) of which \$586,402.37 remains unencumbered from both funding sources combined. 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 8-128 (c) which states "Except to the extent that money authorized by an enabling act for a State project or program has been encumbered by the Board, authorization of State debt shall automatically terminate 7 years after the date of the authorization unless, ... in an emergency, the Board unanimously grants a temporary exception for 1 year".

There are three major art pieces that are in fabrication that funds will be needed to finish the installation. A contingency amount is also needed in the event that the walls of the lobby will need to be altered to carry the weight of the three dimensional pieces.

We are hereby requesting the funds to be extended for one year. This temporary 1- year extension will allow the Department to expend the prior authorized funds and continue the forward progress of the project.

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
ACTION AGENDA
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*Contact: Wendy Scott- Napier 410-767-4088
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**51-LT. TENANT LEASE
*Department of Human Services***

Recommendation: Approve a renewal lease

Landlord: Guardian Fund II - CentrepoinTE, LLC
6000 Executive Blvd., Suite 400, N. Bethesda MD 20852

Property Location: 805 Brightseat Road, Landover MD 20785

Space Type: Office (23,563 sq. ft.)

Lease Type: Renewal Lease

This Term: 06/01/2025 - 05/31/2030 (w/ standard 6-month holdover)

Future Option Term: 06/01/2030 - 05/31/2035

Annual Rent Office: \$592,609.45 ***SF Rate:*** \$25.15/sq. ft.

Fund Source: 41% General Funds 59% Federal Funds

Appropriation Code: LGA (N000G0005) 7E16 1351 G5000

Utilities/Custodial Responsibility: Tenant/Landlord

Termination for Convenience Clause: Yes

Procurement Method: Sole Source
See COMAR 21.05.03.02D; DGS Space Mgmt Manual ¶6-605 E

Remarks: This space has been used as an administrative office by Prince George's County Department of Social Services since 1995. This space request qualifies for a sole source procurement method in accordance with COMAR 21.05.05.02D and DGS Space Management Manual 6-605E. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.



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51-LT. TENANT LEASE (cont'd)

Climate / Sustainability: No improvements due to a short-term renewal lease.

Resident Business: Yes

MD Tax Clearance: 24-5429-0000

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

52-LT-MOD. TENANT LEASE MODIFICATION
Department of Aging

Recommendation: Approve change orders for low voltage work

Prior Board Action: DGS 49-LT, 10/26/2022

Landlord: Baruch Charles Street, LLC
551 5th Ave, Suite 2500, New York, NY 10176

Property Location: 36 South Charles St, Baltimore, MD 21201

Space Type: Office (16,876 sq. ft.)

Lease Type: Amendment

Change Order for Low Voltage: \$142,656

Fund Source: 100% General Funds
Appropriation Code: A0501 / PCA 05110 (Dedicated Purpose Account)

Original Procurement Method: Competitive Sealed Procurement
See COMAR 21.05.03; DGS Space Mgmt Manual ¶ 6-605 D

Remarks: The landlord has obtained cost estimates from low voltage firms, and the Department of Aging and DGS have selected the lowest bid to perform the work. This item was not included in the original lease RFP and Board of Public Works approval is requested to approve this change order.

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 7, 2025**



SUPPLEMENTAL

*Contact: Kareen Davis 410-260-4084
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53-IT. INFORMATION TECHNOLOGY

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

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

Procurement Method: Task Order/Purchase Order under Master Contract

1.0 Master Contract: **Hardware/Associated Equipment & Services 2012**
Contract No. 060B2490022
Approved: DoIT 4-IT, 10/31/2012
Term: 11/15/2012 - 11/14/2027
***As of publication, the remaining balance of this master contract is \$338,730,134.04.*

1.1 Using Agency: Comptroller of Maryland
Description: Hardware Refresh and Professional Services for the Annapolis Hardware Project. Includes Network Rack cleanup, replacement, and Patch cable replacement.; E00P5600340

Award: Applied Technology Services, Middle River, MD
(MBE) (Certified Small Business)

Number of Qualified

Master Contractors: 14 (SBR - Designated)

Number of Bids: 3

Bids:

<i>Bidders</i>	<i>Amounts</i>
Applied Technology Services; Middle River, MD	\$1,783,622.00
Advanced Computer Concepts, Inc.; McLean, VA	\$2,020,085.61
CAS Severn; Laurel MD	\$2,447,621.75

Amount: \$1,783,622

Term: Anticipated delivery date - 06/30/2025

MBE/VSBE Participation: 0 % / 0 %



DEPARTMENT OF GENERAL SERVICES
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SUPPLEMENTAL

53-IT. INFORMATION TECHNOLOGY (cont'd)

1.0 *Hardware/Associated Equipment & Services 2012 (cont'd)*

Resident Business: No
Fund Source: 100% Reimbursable (ADC agencies)
Agency Remarks: MBE and VSBE participation was not established for this contract because no subcontracting opportunities are 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 7, 2025**



SUPPLEMENTAL

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

**54-IT. INFORMATION TECHNOLOGY
*Department of Transportation, Maryland Transit Administration***

Contract ID: Fleetwatch Software License and Maintenance; *BM-25-1003*
ADPICS No.: J05B5600005

Contract Description: Licenses and maintenance of the Fleetwatch System fluid monitoring software which monitors all vehicle fluids.

Award: S&A Systems Inc.; Rockwall, TX

Contract Term: 06/01/2025 - 05/31/2030

Amount: \$792,176.00 NTE

Procurement Method: Sole Source

MBE/VSBE Participation: 0% / 0%

Performance Security: No

Incumbent: Same

Requesting Agency Remarks: The Fleetwatch system captures mileage when the vehicle is in use, resulting in accurate reporting of vehicle mileage. This mileage information is important for proactively engaging in preventative maintenance activities and ensuring efficient usage of the bus fleet. This reporting also allows MTA to track the workload of fuelers, cleaners, and maintainers while meeting Environmental Protection Agency (EPA) compliance requirements for storage and usage of bus fluids.

The Fleetwatch Bus Fuel/Fluids Management system is a proprietary reporting system developed by S&A Systems Inc. Compatibility of equipment, accessories, or replacement parts is of paramount consideration, and changing the infrastructure in this stage of utilization would create an unnecessary administrative and financial burden. The price has been determined to be fair and reasonable based on a comparison to the 2018 contract and the current proposed pricing. There is an increase in the cost of hardware support by 3% and an increase to software support by 8%. The scope of the new contract was expanded to include an additional shop and related vehicle equipment, which increased the overall contract by 83%, but unitized pricing remained the same.



DEPARTMENT OF GENERAL SERVICES
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SUPPLEMENTAL

54-IT. INFORMATION TECHNOLOGY (cont'd)

Agency Remarks (cont'd):

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

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

Approp. Code: J05H0102

Resident Business: No

MD Tax Clearance: 25-1300-0001

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: Samantha Buchanan 443-875-8540
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55-S. SERVICES CONTRACT
Department of Natural Resources

Contract ID: Deep Creek Lake Water Sport Concession; *K00B5600154*
ADPICS No.: K00B5600154

Contract Description: Watersport and snack concessions at Deep Creek Lake State Park in Garrett County.

Award: Everbright Pacific, LLC DBA Wisp Resort; McHenry, MD

Contract Term: 05/22/2025* - 12/31/2025 (**Or earlier upon BPW approval*)

Amount: 17% to Dept. of Natural Resources (Revenue generating contract - *Estimated total value = \$125,000 resulting in a revenue of approximately \$21,250.*)

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

Bid:

<i>Bidder</i>	<i>Amount</i>
Everbright Pacific, LLC DBA Wisp Resort, McHenry, MD	17%

Living Wage Eligible: Yes

MBE/VSBE Participation: 0% / 0%

Incumbent: Same

Requesting Agency Remarks: A notice of availability of an Invitation for Bids (IFB) was posted on eMaryland Marketplace Advantage on March 28, 2025 notifying 155 potential vendors and three potential vendors were directly solicited. A single bid was received in response to the IFB. Everbright Pacific, LLC DBA Wisp Resort has been found responsible and its bid responsive. The bid pricing has been confirmed.

To maintain services through the current season, DNR conducted a competitive procurement while drafting a new solicitation with a lengthier duration over several seasons.



**DEPARTMENT OF GENERAL SERVICES
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SUPPLEMENTAL

REVISED

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

56-GM. GENERAL MISCELLANEOUS
Department of Commerce

Contract ID: Maryland Arts Capital Grant Program Award Agreements FY24
ADPICS No.: 612P5600001, 612P5600002, 612P5600003, 612P600004,
612P5600005, 612P5600006, 612P5600007, 612P5600008, 612P5600010,
612P5600011, 612P5600012, 612P5600013,

Contract Description: Grant awards from the Maryland State Arts Council (MSAC), a unit of the Department of Commerce under the Maryland Arts Capital Grant Program.

Awards:

- Central Baltimore Partnership, Inc.; Baltimore, MD
- Dorchester Center for the Arts; Cambridge, MD
- Howard County Arts Council; Ellicott City, MD
- Intersection of Change, Inc.; Baltimore, MD
- Le Mondo, Inc.; Baltimore, MD
- Maryland Art Place; Baltimore, MD
- Open Works, Inc.; Baltimore, MD
- Sandy Spring Museum, Inc.; Sandy Spring, MD
- The Delaplane Arts Center; Frederick, MD
- Theatre Consortium of Silver Spring; Silver Spring, MD
- Wide Angle Youth Media; Baltimore, MD
- Writers Center, Inc.; Bethesda, MD

Contract Terms: 06/12/2025* - Until All Grant Funds are Disbursed (*Or earlier upon BPW approval)

Amounts: Recommended allocations are as follows:



DEPARTMENT OF GENERAL SERVICES
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SUPPLEMENTAL

REVISED

56-GM. GENERAL MISCELLANEOUS (cont'd)

<i>Awardees</i>	<i>Amounts</i>
Central Baltimore Partnership, Inc.; Baltimore, MD	\$300,000
Dorchester Center for the Arts; Cambridge, MD	\$300,000
Howard County Arts Council; Ellicott City, MD	\$300,000
Intersection of Change, Inc.; Baltimore, MD	\$300,000
Le Mondo, Inc.; Baltimore, MD	\$270,000
Maryland Art Place; Baltimore, MD	\$300,000
Open Works, Inc.; Baltimore, MD	\$200,000
Sandy Spring Museum, Inc.; Sandy Spring, MD	\$300,000
The Delaplane Arts Center; Frederick, MD	\$ 50,000
Theatre Consortium of Silver Spring; Silver Spring, MD	\$ 80,000
Wide Angle Youth Media; Baltimore, MD	\$300,000
Writers Center, Inc.; Bethesda, MD	\$ 80,000

Procurement Method: Competitive Sealed Proposals

MBE/VSBE Participation: 0% / 0%

Incumbents: N/A

Requesting Agency Remarks: Commerce is requesting approval from the Board of Public Works for the grants listed above in order to undertake activities consistent with § 4-514 of the Economic Development Article of the Annotated Code of Maryland, which authorizes MSAC to make grants to arts organizations in support of their capital projects.

The program's authorizing statute requires grants to be for "the acquisition of, the expansion of, the renovation of, or major repairs to a facility or other infrastructure operated by" an eligible entity, and each one of these grants meet that criteria. ECD §4-514(d)(3). Further, when capital funds are used to fund the grants, as the above grants are, they are subject to requirements for Board review in SFP §§ 8-127 and 8-301. Accordingly, Commerce is requesting approval from the Board of Public Works for the grant agreements (contracts) listed above as consistent with both the authorizing statute for the program (ECD §4-514), and the appropriation and bond authorization (SFP §§8-127 and 8-301).

To apply for the grants, organizations must have an operating budget of less than \$300,000.00. They must also either participate in one of MSAC's programs (Grants for Organizations or County Arts Development) or be open to the public and provide cultural education/experiences. Providing arts and cultural education or experiences must be a core part of the organization's mission.



**DEPARTMENT OF GENERAL SERVICES
OFFICE OF STATE PROCUREMENT
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SUPPLEMENTAL

REVISED

56-GM. GENERAL MISCELLANEOUS (cont'd)

Agency Remarks (cont'd):

Applications were submitted via an online grants management system, and MSAC utilized a multi-disciplinary, statewide grant panel to review the applications. The grants were awarded to Maryland-based 501(c)3 nonprofit organizations that submitted applications including project plans with full budgets, a description of the neighborhood where the project will be located and letters of support from State and local officials representing the area in which the project will be located.

Fund Source: MCCBL 2023 (Item #156)

Approp. Code: 1207

Resident Business: Yes

MD Tax Clearance: 25-1481-0110 - Central Baltimore Partnership, Inc.; Baltimore, MD
 25-1482-1110 - Dorchester Center for the Arts; Cambridge, MD
 25-1483-0110 - Howard County Arts Council; Ellicott City, MD
 25-1484-0100 - Intersection of Change, Inc.; Baltimore, MD
 25-1485-0100 - Le Mondo, Inc.; Baltimore, MD
 25-1486-1110 - Maryland Art Place; Baltimore, MD
 25-1487-1110 - Open Works, Inc.; Baltimore, MD
 25-1488-1110 - Sandy Spring Museum, Inc.; Sandy Spring, MD
 25-1489-1110 - The Delaplane Arts Center; Frederick, MD
 25-1490-0110 - Theatre Consortium of Silver Spring; Silver Spring, MD
 25-1491-0110 - Wide Angle Youth Media; Baltimore, MD
 25-1492-1110 - Writers Center, Inc.; Bethesda, MD

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION