

DEPARTMENT OF GENERAL SERVICES

Items to be presented to the Board of Public Works

August 11, 2010

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DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 1-C (Cont.)

BIDS OR PROPOSALS (Cont.)

QUALIFIED/NOT-QUALIFIED

CENTRAL REGION

Alliance Roofing & Sheet Metal, Inc. Baltimore MD	Qualified
Autumn Contracting, Inc., Alexandria, VA	Qualified, MBE/SBR
Breeding Construction, Inc., Lorton, VA.	Qualified, SBR
CitiRoof Corporation, Columbia, MD	Qualified
Cole Roofing Co., Inc., Baltimore, MD	Qualified
Ruff Roofers, Inc., Baltimore, MD	Qualified
Simpson of Maryland, Inc., Hanover, MD	Qualified
GSM Roofing, Ephrata, PA	Not-Qualified
Heidler Roofing Services, Inc., Hagerstown, MD	Not-Qualified
J&K Construction, Inc., Capitol Heights, MD	Not-Qualified
SNS Construction, Inc., Jessup, MD	Not-Qualified
Vatica Contracting, Inc., Hayttsville, MD	Not-Qualified

WESTERN REGION

Cole Roofing Co., Inc., Baltimore, MD	Qualified
Hite Associates, Inc., Cumberland, MD	Qualified
Heidler Roofing Services, Inc., Hagerstown, MD	Not-Qualified
J&K Construction, Inc., Capitol Heights, MD	Not-Qualified
Vatica Contracting, Inc., Hayttsville, MD	Not-Qualified

SOUTHERN REGION

Alliance Roofing & Sheet Metal, Inc. Baltimore MD	Qualified
Autumn Contracting, Inc., Alexandria, VA	Qualified, MBE/SBR
Breeding Construction, Inc., Lorton, VA.	Qualified, SBR
Cole Roofing Co., Inc., Baltimore, MD	Qualified
Ruff Roofers, Inc., Baltimore, MD	Qualified
J&K Construction, Inc., Capitol Heights, MD	Not-Qualified
Vatica Contracting, Inc., Hayttsville, MD	Not-Qualified

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 1-C (Cont.)

AWARDS

<u>Region</u>	<u>Contractors</u>
<u>Eastern Region</u>	Alliance Roofing & Sheet Metal, Inc., Autumn Contracting, Inc., Breeding Construction, Inc., Cole Roofing Co., Inc, Ruff Roofers, Inc.
<u>Central Region</u>	Alliance Roofing & Sheet Metal, Inc., Autumn Contracting, Inc., Breeding Construction, Inc., CitiRoof Corporation, Cole Roofing Co., Inc, Ruff Roofers, Inc., Simpson of Maryland, Inc.
<u>Western Region</u>	Cole Roofing Co., Inc, Hite Associates, Inc.
<u>Southern Region</u>	Alliance Roofing & Sheet Metal, Inc., Autumn Contracting, Inc., Breeding Construction, Inc., Cole Roofing Co., Inc, Ruff Roofers, Inc.

AMOUNTS

\$2,500,000.00	Aggregate Value for Eastern Region
\$3,500,000.00	Aggregate Value for Central Region
\$2,500,000.00	Aggregate Value for Southern Region
\$1,000,000.00	Aggregate Value for Western Region
\$9,500,000.00	Total Aggregate Value for all Regions

PERFORMANCE BOND

100% for task order amounts above \$100,000

MBE PARTICIPATION

Goal to be established Project by Project with a minimum goal of 25% on task orders of \$50,000.00 or more

REMARKS

A notice of the availability of the Request for Proposal (RFP) was advertised on eMarylandMarketplace (eMM) and the DGS Bid Board on December 7, 2009. Three hundred and two (302) vendors were contacted through eMM for this solicitation. Twelve (12) firms submitted technical proposals by the January 14, 2010 due date, including one (1) SBR; Breeding Construction, Inc. and one (1) MBE/SBR; Autumn Contracting, Inc.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 1-C (Cont.)

Based on the RFP requirements, four (4) of the twelve (12) firms were determined to be non-responsive due to failure to satisfy one or more of the mandatory provisions. After the initial evaluation, Best and Final Offers were requested from eight (8) firms of which six (6) responded resulting in lower rates.

This contract will allow DGS to more rapidly respond to critical repair needs at State facilities when the use of competitive sealed bidding is not possible due to time required or, when emergency conditions exist that may subject the State to inflated pricing.

A minimum of 25% MBE goal will be established for each task order.

FUND SOURCES

Various

RESIDENT BUSINESSES

Yes for all

TAX COMPLIANCE NOS

<u>Contractor</u>	<u>ADPICS NO.</u>	<u>Comptrollers Number</u>
Alliance Roofing & Sheet Metal, Inc.	001B1400127	10-3943-1111
Autumn Contracting, Inc.	001B1400128	10-4304-0111
Breeding Construction, Inc.	001B1400129	10-3978-0110
CitiRoof Corporation	001B1400130	10-3944-0111
Cole Roofing Co., Inc.	001B1400131	10-3945-1111
Hite Associates, Inc.	001B1400132	10-3946-1111
Ruff Roofers, Inc.	001B1400133	10-3940-0111
Simpson of Maryland, Inc.	001B1400134	10-3941-0111

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 2-C (Cont.)

CENTRAL REGION

Alliance Roofing & Sheet Metal, Inc. Baltimore MD	Qualified
CitiRoof Corporation, Columbia, MD	Qualified
Cole Roofing Co., Inc., Baltimore, MD	Qualified
J&K Contracting, Inc., Capitol Heights, MD	Qualified
Phoenix Contracting Services, Inc., Baltimore, MD	Qualified, SBR
Ruff Roofers, Inc., Baltimore, MD	Qualified
Simpson of Maryland, Inc., Hanover, MD	Qualified
Vatica Contracting, Inc., Hayttsville, MD	Qualified
Best International Construction Co., Inc. Berywn Heights, MD	Not-Qualified
GSM Roofing, Ephrata, PA	Not-Qualified
SNS Construction, Inc., Jessup, MD	Not-Qualified

SOUTHERN REGION

Alliance Roofing & Sheet Metal, Inc. Baltimore MD	Qualified
Breeding Construction, Inc., Lorton, VA.	Qualified, SBR
Cole Roofing Co., Inc., Baltimore, MD	Qualified
J&K Contracting, Inc., Capitol Heights, MD	Qualified
Phoenix Contracting Services, Inc., Baltimore, MD	Qualified, SBR
Ruff Roofers, Inc., Baltimore, MD	Qualified
Vatica Contracting, Inc., Hayttsville, MD	Qualified

WESTERN REGION

Cole Roofing Co., Inc., Baltimore, MD	Qualified
Hite Associates, Inc., Cumberland, MD	Qualified
J&K Contracting, Inc., Capitol Heights, MD	Qualified
Vatica Contracting, Inc., Hayttsville, MD	Qualified

AWARDS

Region

Contractors

<u>Eastern Region</u>	Alliance Roofing & Sheet Metal, Inc., Cole Roofing Co., Inc, J&K Contracting, Inc., Ruff Roofers, Inc., Vatica Contracting, Inc.
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DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 2-C (Cont.)

AWARDS (Cont.)

Central Region Alliance Roofing & Sheet Metal, Inc., CitiRoof Corporation, Cole Roofing Co., Inc, J&K Contracting, Inc., Phoenix Contracting Services, Inc., Ruff Roofers, Inc., Simpson of Maryland, Inc., Vatica Contracting, Inc.

Southern Region Alliance Roofing & Sheet Metal, Inc., Breeding Construction, Cole Roofing Co., Inc, J&K Contracting, Inc., Phoenix Contracting Services, Inc., Ruff Roofers, Inc., Vatica Contracting, Inc.

Western Region Cole Roofing Co., Inc, Hite Associates, Inc., J&K Contracting, Inc, Vatica Contracting, Inc.

AMOUNTS

\$2,500,000.00 Aggregate Value for Eastern Region
\$4,000,000.00 Aggregate Value for Central Region
\$3,500,000.00 Aggregate Value for Southern Region
\$2,000,000.00 Aggregate Value for Western Region
\$12,000,000.00 Total Aggregate Value for all Regions

PERFORMANCE BOND

100% for task order amounts above \$100,000.00

FUND SOURCE

Various Sources

MBE PARTICIPATION

Goal to be established Project by Project with a minimum goal of 25% on task orders of \$50,000.00 or more

REMARKS

A notice of the availability of the Request for Proposal (RFP) was advertised on eMarylandMarketplace (eMM) and the DGS Bid Board on December 4, 2009.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 2-C (Cont.)

Three hundred and seven (307) vendors were contacted through eMM for this solicitation. Thirteen (13) firms submitted technical proposals by the January 7, 2010 due date, including two (2) SBR; Breeding Construction, and Phoenix Contracting.

Based on the RFP requirements, three (3) of the thirteen (13) firms were determined to be non-responsive due to failure to satisfy one or more of the mandatory provisions. After the initial evaluation, Best and Final Offers were requested from Ten (10) firms of which seven (7) responded resulting in lower rates.

This contract will allow DGS to more rapidly respond to critical repair needs at State facilities when the use of competitive sealed bidding is not possible due to time required or, when emergency conditions that may subject the State to inflated pricing.

A minimum of 25% MBE goal will be established for each task order

FUND SOURCES

Various

RESIDENT BUSINESSES

Yes for all

TAX COMPLIANCE NOS

<u>Contractor</u>	<u>ADPICS NO.</u>	<u>Comptrollers Number</u>
Alliance Roofing & Sheet Metal, Inc.	001B1400136	10-3943-1111
Breeding Construction, Inc.	001B1400137	10-3978-0110
CitiRoof Corporation	001B1400138	10-3944-0111
Cole Roofing Co., Inc.	001B1400139	10-3945-1111
Hite Associates, Inc.	001B1400140	10-3946-1111
AJ&K Contracting, Inc.	001B1400141	10-3947-0001
Phoenix Contracting Services	001B1400142	10-3939-0111
Ruff Roofers, Inc.	001B1400143	10-3940-0111
Simpson of Maryland, Inc.	001B1400144	10-3941-0111
Vatica Contracting, Inc.	001B1400145	10-3942-0111

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT

ITEM 3-C

DEPARTMENT OF GENERAL SERVICES

James Senate Building
Annapolis, MD

CONTRACT NO. & TITLE

Project No. BA-000-071-201;
College Avenue Courtyard Reconstruction
ADPICS NO. 001B1400119

DESCRIPTION

Approval for a contract to rrenovate and reconstruct the College Avenue courtyard at the James Senate Building in Annapolis .MD. This contract includes complete demolition of the existing hardscaped and landscaped areas, re-grading, reconstruction of landscape and hardscape features of the existing courtyard, new plant material, and various other improvements throughout the space.

PROCUREMENT METHOD

Competitive Sealed Bidding

BIDS OR PROPOSALS

TOTAL

MRC Construction Corporation Crofton, MD	\$ 218,073.50
G-W Management Services, LLC Rockville, MD	\$ 224,310.00
NASTOS Construction, Inc. Washington, D.C.	\$ 230,685.14
Maxmore-Hill Restoration, Inc. Linthicum, MD	\$ 267,866.00
Garcia's Handyman Services, Inc. Mount Airy, MD	\$ 286,470.00
Civil Construction, LLC Cheverly, MD	\$ 387,400.00
Delaine Contractors, Inc. Linthicum, MD	\$ 446,703.49
North Point Builders, Inc. Baltimore, MD	\$5,124,100.00

AWARD

MRC Construction Corporation
Crofton, MD
(MDOT certified MBE # 04-008 and SBR #
09-4069)

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT MODIFICATION

ITEM 4-C-MOD

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

Chief Medical Forensic Medical Center
Baltimore, MD

CONTRACT NO. AND TITLE

Project No. BH-111-060-001;
Construct New Forensic Medical Center
ADPICS NO. COD32415

ORIGINAL CONTRACT APPROVED

12/20/2006 DGS/BPW Item 1-C

CONTRACTOR

Gilbane Building Company
Baltimore, MD

CONTRACT DESCRIPTION

Board of Public Works approval is requested for the Construction Management at Risk Services for the New Forensic Medical Center. The CM will provide professional management and construction services during both pre-construction and construction phases.

MODIFICATION DESCRIPTION

Change Order No. 40 is a credit-owner allowance which was established for the purpose of widening Amity St. Although some of the funding was utilized for limited temporary widening. The remainder of the work will not be pursued under this contract and the residual allowance is being credited to the project.

TERM OF ORIGINAL CONTRACT

668 Calendar Days

AMOUNT OF ORIGINAL CONTRACT

\$43,584,120.00

AMOUNT OF MODIFICATION

<\$75,177.00>

PRIOR MODIFICATIONS/OPTIONS

\$296,206.55

REVISED TOTAL CONTRACT AMOUNT

\$43,805,149.55

PERCENT +/- (THIS MODIFICATION)

(0.17%)

OVERALL PERCENT

0.20%

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT MODIFICATION

ITEM 4-C-MOD (Cont.)

ORIGINAL PROCUREMENT METHOD Competitive Sealed Proposals

ORIGINAL MBE PARTICIPATION 25%

REMARKS A credit is being issued to the contract to delete the widening of North Amity Street in order for the Using Agency to have a temporary vehicular road entrance into their new facility via North Amity Street. The temporary road will allow for garage access at the west side of the building.

The contract time will be unchanged.

FUND SOURCE MCCBL 2008/Item 018 (Provide funds to construct the new forensic center.)

RESIDENT BUSINESS Yes

MD TAX CLEARANCE 10-5078-0111

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT MODIFICATION

ITEM 5-C-MOD

MARYLAND SCHOOL FOR THE DEAF

Maryland School for the Deaf
Frederick Campus
Frederick County, MD

ORIGINAL CONTRACT NO. AND TITLE

Project No. A-600-080-001;
New Cafeteria
ADPICS NO. COD32337

ORIGINAL CONTRACT APPROVED

10/21/2009 DGS/BPW Item 1-C

ORIGINAL PROCUREMENT METHOD

Competitive Sealed Proposals

CONTRACTOR

Albecon Development Corp.
d/b/a March Westin
Baltimore, MD

CONTRACT DESCRIPTION

Approval for a contract to construct a new cafeteria and dining hall to serve middle and high school students. New facility will be located on the main campus at the site currently occupied by both Barry Hall and the steam plant/central laundry building. Demolition of both buildings is in the scope of work for this project.

MODIFICATION DESCRIPTION

Change Order No. 4 covers the cost for demolition of approximately 247 sy of existing brick pattern sidewalk and replace with plain sidewalk; demolish and replace approximately 247 sy of access driveway; furnish and install approximately 780 lf of 8" water main; tie-in at meter vault; connect to existing new service at proposed cafeteria; use 4500 psi concrete; restore and reseed disturbed grassy areas.
(PCO #4) Field Condition

TERM OF ORIGINAL CONTRACT

24 months from notice to proceed

AMOUNT OF ORIGINAL CONTRACT

\$3,382,184.00

AMOUNT OF MODIFICATION

\$83,240.00

PRIOR MODIFICATIONS/OPTIONS

\$26,033.00

REVISED TOTAL CONTRACT AMOUNT

\$3,491,457.00

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT MODIFICATION

ITEM 5-C-MOD (Cont.)

PERCENT +/- (THIS MODIFICATION) 2.46%

OVERALL PERCENT 3.23%

ORIGINAL MBE PARTICIPATION 35.44%

REMARKS The work is necessary because there is insufficient pressure and volume in the existing water line for the new cafeteria sprinkler system.

The contract time will be unchanged.

FUND SOURCE MCCBL 2009/Item 028 (Provide funds to supplement previous design and to construct a new cafeteria on the Frederick campus)

RESIDENT BUSINESS Yes

MD TAX CLEARANCE 10-5077-0111

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CONSTRUCTION CONTRACT MODIFICATION

ITEM 6-C-MOD

UNIVERSITY SYSTEM OF MARYLAND

University of Maryland Center for
Environmental Science
Dorchester County, MD

ORIGINAL CONTRACT NO. AND TITLE

Project No. UE-630-060-001;
Oyster Production Facility
ADPICS NO. COD32582

ORIGINAL CONTRACT APPROVED

3/4/2009 DGS/BPW Item 1-C

ORIGINAL PROCUREMENT METHOD

Negotiated Award After Unsatisfactory
Competitive Sealed Bidding

CONTRACTOR

Cianbro Corporation
Baltimore, MD

CONTRACT DISCRIPTION

Contract approval for the construction of an
Oyster Cultivation Facility located at the University of Maryland's Horn Point Laboratory in
Cambridge, MD.

MODIFICATION DESCRIPTION

Change Order No. 15 covers the cost for
spalling concrete, at waterstop locations on the newly constructed concrete pier, which has
created a structural risk, as determined by the A/E. Repair costs have been estimated at
\$184,087.00, but \$34,087.00 was already paid to the Contractor, by the State, for investigation
and sample repair development, leaving \$150,000.00 unfunded. Since the need for these repairs
arose from design error and/or construction defect, neither of which was caused by the Owner,
the State is holding \$70,000.00 from the A/E contract, and adding the same amount to the
construction contract via this Change Order. The Contractor has been directed, by the
Procurement Officer via letter dated 05/26/10 to complete all required repairs and to absorb the
remaining unfunded costs of \$80,000.00 +/- . The State has reserved its rights to recover the
\$34,087.00, which it has already provided from either the A/E or the contractor at a later date,
should it elect to do so.

ORIGINAL CONTRACT AMOUNT

\$8,880,725.00

AMOUNT OF MODIFICATION

\$70,000.00

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

A/E SERVICE CONTRACT MODIFICATION

ITEM 7-AE-MOD

MARYLAND DEPARTMENT OF VETERANS AFFAIRS

Garrison Forest Veterans Cemetery
Baltimore County, MD

CONTRACT NO. AND TITLE

Project No. VC-005-080-001;
Additions and Alterations to the
Administrative/Maintenance Complex
ADPICS NO. COD32379

ORIGINAL CONTRACT APPROVED

1/30/2008 DGS/BPW Item 1-AE

ORIGINAL PROCUREMENT METHOD

Maryland Architectural and Engineering
Services Act

CONTRACTOR

ATI, Inc. - Columbia, MD
(MDOT certified MBE #01-459)

DESCRIPTION

Preparation of detailed plans and specifications to renovate and expand the Administration Building and the maintenance storage capacity at the facility. The scope of work will also include converting the existing maintenance lunchroom/break area into a maintenance office, constructing a stand-alone maintenance building annex, and constructing a new maintenance service road.

MODIFICATION DESCRIPTION

This modification is to request BPW approval for the reallocation of previously approved funding for the preparation of detailed plans and specifications to renovate and expand the Administration Building and the Maintenance Storage capacity at the facility. The scope of work will also include converting the existing maintenance lunchroom/break area into a maintenance office, constructing a stand-alone maintenance building annex, and constructing a new maintenance service access road.

AMOUNT OF ORIGINAL CONTRACT

\$200,676.47

AMOUNT OF MODIFICATION

\$0.00

PRIOR MODIFICATIONS/OPTIONS

None

REVISED TOTAL CONTRACT AMOUNT

\$200,676.47

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

A/E SERVICE CONTRACT MODIFICATION

<u>ITEM</u>	7-AE-MOD (Cont.)
<u>PERCENT +/- (THIS MODIFICATION)</u>	0%
<u>OVERALL PERCENT +/-</u>	0%
<u>ORIGINAL MBE PARTICIPATION</u>	100%

REMARKS During the early stages of design the United States Department of Veterans Affairs (USDVA) indicated that they had a need to change the scope of the project. They indicated that instead of renovating the administration building and adding onto it, that they would rather tear down the structure and build anew. They decided to enlarge the program for the maintenance building and not put the new building back at the same location, but instead moved the new building to another part of their site. The current location would be the site of a future columbarium. They added the replacement of the chapel roof, which had been damaged in a storm. Finally, they added a storage building to the mix.

ATI, Inc. submitted a fee modification in the amount of \$63,089.67. The fee modification was considered to be Federally funded. The Maryland Department of Veterans Affairs (MDVA) offered to fund the consultant modification for the expanded scope out of their FY 2009 operating budget. As there was no perceived risk to State budget dollar funding, the design team was instructed to move forward with the expanded scope.

A program modification of the increased scope of work and proposed cost estimate was submitted and approved by the Department of Budget and Management (DBM) in the FY 2010 Capital Budget analysis.

However, it was not clarified that the original State funds in the amount of \$210,000 and the MDVA contribution from their operating budget could not be recovered until such time the project was successfully bid. At that point in the process, an application to the Federal Grant Program could be made to fully fund the project and return to the State of Maryland its \$210,000, plus reimburse the MDVA its loan from its operating budget. That item was drawn up as BPW item and scheduled for the November 11, 2008 Agenda. When the Department of General Services and the MDVA were notified by the USDVA that the project would not be funded in the next Federal budget it became apparent that the item needed to be pulled.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 8-M

MARYLAND STATE DEPARTMENT OF EDUCATION

Workforce Technology Center

CONTRACT NO. AND TITLE

Project No. A0-003-008-010;
Removal of Asbestos Containing Insulation
from Pipe/Fittings and (13) Air Handler
Units at Workforce Technology Center
ADPICS NO. 001B1400118

DESCRIPTION

This project provides for the removal of various types of asbestos containing materials and the replacement with non asbestos containing materials including pipe/fitting insulation , vibration damper material, duct insulation, air handler unit insulation from selected areas located in the East / West Penthouses and Kitchen Storage Room, within the Workforce Technology Center.

PROCUREMENT METHOD

Competitive Sealed Bids

BIDS OR PROPOSALS

AMOUNT

BARCO Enterprises, Inc., White Marsh, MD	\$412,951.00
Goel Services, Inc. Landover, MD	\$424,600.00
Bristol Environmental Inc., Odenton, MD	\$424,757.00
Colt Insulation, Inc., Baltimore, MD	\$444,000.00
NAA Inc., Mclean, VA	\$545,000.00
A & I Inc., Baltimore, MD	\$556,500.00
ARC Construction Services, Inc., Baltimore, MD	\$589,968.00
FPECINC , Baltimore, MD	\$700,000.00

AWARD

BARCO Enterprises, Inc.
White Marsh, MD
(SBR #10-404)

AMOUNT

\$412,951.00

TERM

365 Calendar Days

MBE PARTICIPATION

25%

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 8-M (Cont.)

PERFORMANCE BOND

100% of Full Contract Amount

REMARKS

A notice of availability of a Invitation for Bids (IFB) was posted on DGS's Web Site, Bid Board and *eMaryland Marketplace.com*. The revised Government estimate is \$500,000.00. The project is setup to be completed in 5 phases.

FUND SOURCE

MCCBL 2009/Item 008 (Asbestos Abatement Statewide)

RESIDENT BUSINESS

Yes

TAX COMPLIANCE NO.

10-4217-0111

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 9-M

DEPARTMENT OF HEALTH AND
MENTAL HYGIENE

Western Maryland Hospital Center
Hagerstown, MD
Washington County

CONTRACT NO. AND TITLE

Project No. DS-521-080-001-CC;
Selective Fan Coil Units and Service Piping
Replacement
ADPICS NO. 001B1400105

DESCRIPTION

Approval is requested for a contract to replace fifty (50) existing Fan Coil Units and associated piping; relocation of two (2) steam condensate receiver tank and pump sets to an accessible location; and the abatement and removal of asbestos containing materials necessary to complete this work in patient areas of the Western Maryland Hospital Center (WMHC) in Hagerstown.

PROCUREMENT METHOD

Competitive Sealed Bids

BIDS OR PROPOSALS

AMOUNT

M & E Sales Inc. Hanover, MD	\$ 600,381.00
Beaver Mechanical Contractors, Inc. Hagerstown, MD	\$1,004,135.00
Callas Contractors, Inc Hagerstown, MD	\$1,136,945.00
Miller & Anderson, Inc. Hagerstown, MD	\$1,232,998.00

AWARD

M & E Sales Inc.
Hanover, MD

AMOUNT

\$600,381.00

TERM

240 Days from Notice to Proceed

MBE PARTICIPATION

25%

PERFORMANCE BOND

100% of full contract amount

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

MAINTENANCE CONTRACT

ITEM 9-M (Cont.)

REMARKS

A notice of availability of a Invitation for Bids (IFB) was posted on DGS's Web Site, Bid Board and *eMaryland Marketplace.com*. This solicitation was advertised and bid on 5/17/2010. The recommended awardee, M & E Sales, Inc. has committed to providing 25 % Minority Business Enterprise Subcontractor participation in this project.

This project was previously bid in March of 2009. Only two contractors responded to the solicitation. The lowest of those submitted a total bid of \$1,435,019.00. These bids were over twice the engineer's estimate and were rejected due to our inability to fund the work at that cost.

The project's bid format was reconfigured, prioritized and solicited a second time with the results shown in the "Bids or Proposals" section above. The new bid format allowed for some economy of scale in the scope and the results from the sole contractor who re-bid the project showed a substantial reduction in cost (30%) to complete essentially the same work.

Of the bids received, the low bidder was the only one whose response was below the engineer's estimate of \$682,000.00. The low bidder has confirmed their bid and understands the scope of work necessary to complete this project.

The need for this work is immediate and necessary to continue serving the needs of the clients at WMHC. The current heating and cooling system is over 35 years old. Several piping failures have occurred in patient occupied areas which have required patient relocation and emergency repairs by the facility. There have been numerous instances of plaster falling into patient areas due to leaks. This poses additional problems due to the presence of hazardous materials and the potential for mold growth.

This project is complex due to the additional hazardous materials containment and abatement which must be phased along with the mechanical work in order to allow the hospital to continue to provide their current level of patient care. By awarding all the needed work now, the WMHC and the State can avoid the costs of additional design, bidding, staging, and abatement which would be repeated with a future procurement on what may be an emergency basis.

This contract will provide for the safe, orderly replacement of the Fan Coil Units in those areas of the hospital which need them the most. The recommended awardee, M & E Sales, Inc. has been found to be a responsive and responsible vendor.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

GENERAL MISCELLANEOUS

ITEM 10-GM (Cont.)

FUND SOURCE

MCCBL 2009/Item 011 (Provide funds to design and construct renovations and additions to the Salisbury Armory)

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY

ITEM 11-RP

DEPARTMENT OF PUBLIC SAFETY AND
CORRECTIONAL SERVICES

Payne AME Church
Anne Arundel County
File 8429

REFERENCE

Reference is made to the Board of Public Works agenda Item 10-RP dated 4/25/90 which approved a sale of 5.525 acres located on Brock Bridge Road, Jessup, Maryland from the Department of Public Safety and Correctional Services to the Payne Memorial African Methodist Episcopal Church. The sale placed a covenant on the property that it was to be used solely for religious or educational purposes to benefit grantee's congregation and the immediate surrounding community. The Payne AME Church wants to sell 3.338 acres to COPT Development and Construction Services, LLC. COPT will use the land to expand the adjacent business park.

The Board of Public Works is requested to remove the above referenced covenant on the 3.8 acres of Payne AME Church property to be sold to COPT Development and Construction Services, LLC. All title and transfer documents are subject to legal review.

GRANTOR

State of Maryland to the use of the
Department of Public Safety and
Correctional Services

GRANTEE

Episcopal Church

Payne Memorial African Methodist

PROPERTY

3.338 +/- acres unimproved

PRICE

\$38,000.00

APPRAISED VALUES

\$38,000- 8/14/09- Franc X Korber, fee appraiser,
reviewed by William Beach

\$0- 7/29/09- James R Turligton, fee appraiser,
reviewed by William Beach

\$38,000- 6/9/10- William Beach, staff appraiser.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY**ITEM** 12-RP

DEPARTMENT OF NATURAL RESOURCES Bussard / Miller property
97.41 acres
Frederick County
File # 56-0441, POS # 4140

REFERENCE Approval is requested for the acquisition of the 97.41 ± acre unimproved Bussard / Miller property near South Mountain State Park. This property is situated in Frostown Gap, a scene of intense fighting during the Battle of South Mountain, and a location where no land is presently in the public domain. A portion of the property is farmland and will continue to be leased for agriculture use. The remaining portion of the property is wooded and traversed by a stream, which provides an excellent habitat for songbirds, small mammals, reptiles and games species. This acquisition will ensure the preservation of land that witnessed a key portion of the Battle of South Mountain and protect wildlife and habitat. The parcel is located within the Target Ecological Area (TEA), and has received an ecological ranking of 68 under the Program Open Space Targeting System. However, this property is a non-ecological acquisition under Appendix “A” of the POS Targeting system because it provides for a protection of a significant cultural and historic area as well as provides for habitat protection.

The Agreement of Sale has been approved by the Office of the Attorney General. Title and transfer agreements are subject to legal review.

GRANTOR Val Jean Bussard and Gaynel E. Miller

GRANTEE The State of Maryland, to the use of the Department of Natural Resources

PROPERTY 97.41 +/- acres improved

PRICE \$903,725.00
(Discounted Sale)

*The sales price represents a negotiated discount from the recommended value (\$977,000.00) to the State of Maryland of \$73,275.00 or 7.5%.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

REAL PROPERTY**ITEM** 12-RP (Cont.)**APPRAISED VALUES**

\$942,000.00 – (3/4/10) – Patrick B. Bowers – Fee Appraiser –

Reviewed by William Beach

\$947,000.00 – (3/16/10) – James L. Randall – Fee Appraiser –

Reviewed by William Beach

\$977,000.00 – (3/4/10) – William Beach – Fee Appraiser

FUND SOURCE\$903,725.00 POS Opportunity Loan 2009
500 89.22.45**SPECIAL CONDITIONS**

A land survey shall be completed to determine final acreage. If the survey exceeds 97.41 acres, an adjustment will be made to the purchase price based on the per acre unit value less the discounted sale. BPW approval will be sought for payment of the additional acreage as stated above.

REMARKS

1. The Department of Natural Resources recommends approval of this acquisition.
2. This project meets criteria in accordance with Chapter 419, Laws of Maryland 2009 as it presents a unique acquisition opportunity as a result of the extraordinary location and environmental value of the property which scored 68 under the Program Open Space Target ecological scoring system.
3. The Governor has requested that the Board of Public Works borrow money and incur special obligation indebtedness through a special loan to be known as the Program Open Space Acquisition Opportunity Loan of 2009 as provided in Chapter 419 of the Laws of Maryland 2009.
4. This action authorizes the Comptroller to advance funds needed to complete the transaction; requesting the use of bonds authorized under the Program Open Space Acquisition Opportunity Loan of 2009.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE

ITEM 14-LL (Cont.)

5. The Landlord may terminate this lease whenever the Landlord determines that it's in the best interest of the State.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE**ITEM** 15-LL-MOD

DEPARTMENT OF NATURAL RESOURCES Hancock, MD
(Land and Property Management) Washington County

Tenant The Woodmont Chapter of the Izaak Walton League, Inc.
11761 Woodmont Road
Hancock, MD 21750

Property Location Siding Hill WMA
Hancock, MD 21750

Space Type Land/Improvements **Lease Type** Modification **Square Feet** 1,400 ac. +/-
Duration 18 Years **Effective** 8/20/2010
Annual Rent \$1.00

Utilities Responsibility Tenant
Custodial Responsibility Tenant
Previous Board Action(s) 7/30/97 – Item #62-L, 7/19/00 – Item #21-L

History On July 30, 1997, The Board of Public Works approved as Item 62-L, a Lease between the State of Maryland to the use of Department of Natural Resources (Landlord) and The Izaak Walton League of America, Inc., and the Woodmont Chapter of the Izaak League, Inc., (Tenant), for the use of 1,400 acres of game farm and several outbuildings for the purpose of developing and implementation of a cooperative plan for public use such as hunter educational activities, fishing, hunting meetings and seminars open to the general public.

A subsequent Lease Amendment was approved by the Board of Public Works on July 19, 2000 as Item 21-L, changed the Izaak Walton League of America, Inc. performance consideration from developer to that of a consultant/agent to the Department of Natural Resources.

Now, the Board of Public Works is requested to approve the termination the original Lease and, concurrent with the termination of the Lease, approve the Replacement Lease between the Landlord and The Woodmont Chapter of the Izaak Walton League, Inc., as Tenant.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

LANDLORD LEASE

ITEM 15-LL-MOD (Cont.)

Special Conditions

1. The Landlord and Tenant desire this Lease to be a shared use arrangement in order to allow the Tenant to use the Premises during specified periods of the year for certain hunting and related activities, and during the remainder of the year to work cooperatively with the Landlord to offer portions of the Premises for public use including, but not limited to, hunter education, youth hunting programs, hiking, camping, hunting educational activities, meetings, and seminars
2. The Tenant may allow an employee to occupy the apartment located in the main lodge and care takers residence, located near the Bird Farm to provide security to the Premises.
3. The Tenant shall maintain at its expense throughout the term, insurance against loss or liability in connection with bodily injury, death, property damage, or destruction occurring within the Demised Premises, Commercial General Liability insurance not less than a minimum coverage of \$1,000,000.00 per occurrence, \$2,000,000.00 annual aggregate, and shall contain broad form CGL Endorsement or its equivalent.
4. The Tenant shall indemnify and hold harmless the State of Maryland and DNR against any and all liability or claim of liability (including reasonable attorney's fees, arising out of Tenant's use and occupancy, conduct, operation, or management of the premises during the term of the lease.
5. This Lease does not contain a Termination for Convenience Clause.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 16-LT**MARYLAND DEPARTMENT OF TRANSPORTATION**

(Maryland Transit Administration)

Baltimore, (City) MD

Landlord

Baltimore Seton, LLC.
c/o Meisel Capital Management
4 Park Center Court, Suite 202
Owings Mills, MD 21117

Property Location

4601-4701 Mount Hope Drive
Baltimore, MD 21215

Space Type Office**Lease Type** New**Square Feet** 28,563**Duration** 10 Years**Effective** 10/1/2010**Annual Rent** \$357,037.50**Square Foot Rate** \$12.69**Eff. Sq. Foot Rate** \$15.59**Utilities Responsibility**

Tenant

Custodial Responsibility

Tenant

Previous Board Action(s)

N/A

Fund Source

PCA J04E0001 AOBJ 1301 100% Special

Special Conditions

1. The lease contains escalations/de-escalations for real estate taxes.
2. The lease contains an option to renew for five (5) years.
3. Landlord will, if required, provide 20,000 net usable square feet (nurf) of temporary office space at a monthly rent of \$11,666.67.
4. The lease incorporates fifty (50) use-in-common parking spaces at no cost to the State.

Remarks

1. This space will be used as offices for the Maryland Transit Administration Police as a Police Monitor Facility (PMF). The PMF operates on a 24/7 schedule providing security surveillance for the bus, light rail, and Metro subway systems.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 16-LT (Cont.)

2. The rental rate for years one through five is \$12.50 per net usable square foot and for years six through ten the rental rate is \$12.88 per net usable square foot resulting in the average rate of \$12.69 over the term of the lease.
3. This location is within one half mile of a fixed guideway transit station consist with the State's transit oriented development policy.
4. The lease contains a termination for convenience clause.
5. In accordance with the State Finance and Procurement Article, Annotated Code of Maryland the above space request was advertised in the Dailey Record, E-Maryland Marketplace and the DGS website. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 17-LT**MARYLAND STATE DEPARTMENT OF EDUCATION**

Child Care Administration (CCA)
Rockville, MD
Montgomery County

Landlord 21 Church Street, LLC
c/o Investment Properties, Inc.
11 N. Washington Street, Suite 200
Rockville, MD 20850

Property Location 21 Church Street
Rockville, MD 20850

<u>Space Type</u>	Garage Parking	<u>Lease Type</u>	New	<u>Number of Spaces</u>	9
<u>Duration</u>	2 Years	<u>Effective</u>	8/15/ 2010		
<u>Annual Rent</u>	\$8,100.00	<u>Rate/Space/Month</u>	\$75.00		

Utilities Responsibility Landlord
Custodial Responsibility Landlord

Previous Board Actions None
Fund Sources 100 General R00 J300

Remarks

1. These spaces will be used by employees of the agency.
2. The number of spaces comply with the 1:2 ratio established for this area.
3. The lease contains a termination for convenience clause.
4. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 18-LT-OPT

DEPARTMENT OF HUMAN RESOURCES Reisterstown, MD
(Social Services Administration) Baltimore County

Landlord Chartley Limited Partnership
1427 Clarkview Road, Suite 300
Baltimore, MD 21209

Property Location 130 Chartley Drive
Reisterstown, MD 21136

<u>Space Type</u>	Office	<u>Lease Type</u>	Renewal	<u>Square Feet</u>	13,500
<u>Duration</u>	10 years	<u>Effective</u>	9/1/2010		
<u>Annual Rent</u>	\$194,130.00 (Avg.)	<u>Square Foot Rate</u>	\$14.38 (Avg.)		
		<u>Effective Sq. Ft. Rate</u>	\$16.63		
		<u>Prev. Sq. Ft. Rate</u>	\$14.50		

Utilities Responsibility Tenant
Custodial Responsibility Landlord
Previous Board Action(s) 12/15/1999 - 22-L

Fund Source N00G00.02 Federal 68% General 32%

Special Conditions

1. The lease contains escalations/de-escalations for real estate taxes and cleaning.
2. The lease incorporates ninety (90) use-in-common parking spaces free of charge.
3. The net usable square foot rental rate will be \$13.75 for years one (1) through five (5) and \$15.00 for years six (6) through ten (10).
4. The utility responsibility will shift to the Tenant in order to secure utilities at the State tax exempt rate. The Landlord, at its sole cost, shall perform a complete lighting retro-fit of the office space with anticipated 20 % reduction in lighting costs.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 18-LT-OPT**Remarks**

1. This space has been used since May 8, 2000 as a Maryland Department of Human Resources, Social Services Administration office. This is a client contact office for the income maintenance and child support enforcement programs.
2. The lease contains a termination for convenience clause.
3. Through negotiations the Department of General Services secured a rental cost avoidance of \$432,000.00 over the term of the lease by reducing the Landlord's proposed effective rental rate average by \$3.20 per nuf.
4. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 19-LT-OPT**MARYLAND INSTITUTE FOR EMERGENCY MEDICAL SERVICES**Cumberland, MD
Allegany County**Landlord** Casselman Ventures, LLC
P.O. Box 299, Main Street
Grantsville, MD 21536**Property Location** 116 Main Street (Old Elementary School)
Grantsville, MD 21536

<u>Space Type</u>	Office	<u>Lease Type</u>	Renewal	<u>Square Feet</u>	730
<u>Duration</u>	2 Years	<u>Effective</u>	8/15/2010		
<u>Annual Rent</u>	\$5,450.40	<u>Square Foot Rate:</u>	\$7.46		
<u>Previous Square Feet Rate:</u>	\$7.46				

Utilities Responsibility Landlord
Custodial Responsibility Landlord**Previous Board Actions** 3/21/07-10-L; 8/29/01-20I; 6/24/98-29-L; 2/27/85-60-L.**Fund Source** Special 100% 232700 D53 PCA 21103 OBJ 1301**Remarks**

1. This space is used as the Region I field office for the training, testing and certification of volunteer medical personnel.
2. The lease contains a termination for convenience clause.`
3. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 20-LT-OPT

OFFICE OF THE ATTORNEY GENERAL Hagerstown, MD
(Consumer Protection Division) Washington County

Landlord Potomac Plaza LLC
550 Highland Street, Suite # 303
Frederick, MD 20701

Property Location 44 North Potomac Street, Suite 104
Hagerstown, MD 21740

<u>Space Type</u>	Office	<u>Lease Type</u>	Renewal	<u>Square Feet</u>	900
<u>Duration</u>	5 Years	<u>Effective</u>	9/1/2010		
<u>Annual Rent</u>	\$10,800.00	<u>Square Foot Rate</u>	\$12.00		

<u>Previous Square Foot Rate</u>	\$12.77
<u>Effective Square Foot Rate</u>	\$14.50
<u>Prev.Eff. Square Foot Rate</u>	\$15.27

<u>Utilities Responsibility</u>	Tenant
<u>Custodial Responsibility</u>	Tenant
<u>Previous Board Action(s)</u>	10/6/2004 - 8-L

Fund Source PCA 5007 AOBJ 1301 100% General

History/Administrative Review

An administrative review of the lease file for this location revealed that the agency has continually occupied the leased space since January 25, 2005. The contractual six month lease holdover period expired on July 24, 2010. Now, therefore, the Board is requested to retroactively approve the leasing of this space for the 38 day period from July 25, 2010 to August 31, 2010 pursuant to the State Finance and Procurement Article 11-204 (c)(1).

Special Conditions The lease incorporates two (2) use-in-common parking spaces at no cost to the State.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 20-LT-OPT (Cont.)

Remarks

1. This space has been used since 2005 as a client contact office for the Office of the Attorney General (OAG), Consumer Protection Division (CPD). CPD assist the citizens of Washington County in the enforcement of the Consumer Protection Act by helping clients to interpret the laws and the processing of consumer complaints.
2. The lease contains a termination for convenience clause.
3. Through negotiations the Department of General Services secured a rental cost avoidance of \$3,465.00 over the term of the lease by reducing the Landlord's existing net usable square foot (nurf) rental rate from \$12.77 per nurf to \$12.00 per nurf.
4. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 21-LT-OPT

MARYLAND STATE DEPARTMENT OF EDUCATION Baltimore City
WORKERS' COMPENSATION COMMISSION
PUBLIC SCHOOL CONSTRUCTION PROGRAM

Landlord Greenwald & Co., Inc.
250 West Pratt St., Suite 850
Baltimore, MD 21201

Property Location 210-218 W. Baltimore St.
Baltimore, MD 21201

<u>Space Type</u>	Garage Parking	<u>Lease Type</u>	Renewal	<u>Number of Spaces</u>	
<u>Duration</u>	1 Year	<u>Effective</u>	8/15/2010	MSDE	107
<u>Annual Rent</u>	\$278,880.00	<u>Rate Per Space Per Month</u>	\$110.00	WCC	52
		<u>Previous Rate Per Space</u>	\$140.00	PSCP	7
				Total	166

Utilities Responsibility Landlord
Custodial Responsibility Landlord
Previous Board Action(s) 2/14/07 Item 11-LT; 3/30/05 Item 5-L; 3/190/03 Item 11-L.

Fund Source MSDE & PSCP 100% Fed. (R00B5761 OBJ. 07)
WCC 100% Gen. (C98 03 10000 11003 0705 0705)

Retro-Active Leases: Board of Public Works is requested to retroactively approve the leasing of this space for the one year four months and 14 day period that lapsed from April 1, 2009 to August 14, 2010 pursuant to the State Finance and Procurement Article 11-204(c)(1).

Remarks

1. These spaces have been used by employees of the Maryland Department of Education (MSDE), Workers' Compensation Commission (WCC) and Public School Construction Program (PSCP) since May, 1989. MSDE and PSCP office space is at 200 W. Baltimore Street. WCC office space is at 10 E. Baltimore Street.
2. The rental rate was reduced from \$140.00/space/month down to \$110.00/space/month which resulted in a savings of \$59,760.00 for the term of 1 year.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 21-LT-OPT (Cont.)

3. The lease contains a termination for convenience clause.
4. The agencies are in compliance with the 1:3 ratio established for this area.
5. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE**ITEM** 22-LT-MOD

DEPARTMENT OF HUMAN RESOURCES Lutherville, MD
(Child Support Enforcement Agency) Baltimore County

Landlord HRI/Lutherville Station, LLC
100 Constitution Plaza, Seventh Floor
Hartford, CT 06103

Property Location 170 W Ridgely Road
Lutherville, MD 21093

<u>Space Type</u>	Office	<u>Lease Type</u>	Rent Reduction	<u>Square Feet</u>	24,000
<u>Duration</u>	11 Years 4 Months		Extension		
<u>Annual Rent</u>	\$396,540.00	<u>Effective</u>	9/1/2010		
		<u>Square Foot Rate</u>	\$16.52 (Avg.)		
		<u>Effective Sq. Ft. Rate</u>	\$18.15 (Avg.)		
		<u>Prev. Sq. Ft. Rate</u>	\$14.99		
		<u>Prev Eff. Sq. Ft. Rate</u>	\$16.62		

Utilities Responsibility Tenant
Custodial Responsibility Landlord
Previous Board Action(s) 8/1/2001 – 12-L

Fund Source N00G00.05 Fed. 66% Gen. 34%

Special Conditions

1. The lease contains escalations/de-escalations for real estate taxes and cleaning.
2. The lease contains one (1) option renewal for five (5) years.
3. The lease incorporates seventy (70) use-in-common parking spaces free of charge.
The net usable square foot rental rate will be \$14.34 for years one (1) through three (3), \$16.61 for years four (4) through seven (7) and \$18.24 for years eight (8) through eleven (11).

Remarks

1. This space has been used since September 1, 2001 as the Baltimore County Child Support Enforcement Agency office. This Agency is charged with establishing, monitoring and enforcing court orders in Baltimore County relative to child support issues.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

TENANT LEASE

ITEM 22-LT-MOD (Cont.)

2. This is an early renewal wherein the Landlord reduced its rental rate of \$14.99 per net usable square foot to \$14.34 per net usable square foot for the remaining term of the existing lease which will terminate December 31, 2011. This reduction achieves rent savings of \$20,800.00. Further negotiations resulted in a reduction from a Landlord proposed average rental rate of \$17.82 per net usable square foot to an average rental rate of \$16.52 per net usable square foot on a ten (10) year lease extension commencing on January 1, 2012. This rent avoidance is valued at \$312,000.00.
3. The lease contains a termination for convenience clause.
4. This space was acquired by sole source in accordance with the DGS Space Management Manual, Paragraph 6-605 E., as authorized by COMAR 21.02.05.05. The Department of General Services, in conjunction with the using Agency, recommends the approval of this item.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 23-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into grant agreements, and authorize that funds be encumbered for the following grants:

*The Board of Directors of the Arc of Montgomery County, Inc. (Montgomery County)
Arc of Montgomery County Group Homes*

*“For the construction, repair, renovation, reconstruction, and capital equipping of
group homes, located in Montgomery County.”*

\$125,000.00

*Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008;
amended by Chapter 707, Acts of 2009)*

DGS Item G085

\$125,000.00

*Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008;
amended by Chapter 707, Acts of 2009)*

DGS Item G172, (SL-081-080-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2010. The Board of Directors of the Arc of Montgomery County, Inc. has submitted evidence in the form of canceled checks and invoices that it has \$33,135.00 in eligible expenditures, \$4,250.00 in kind donations, and \$215,218.00 in a financial institution for a total of \$252,603.00 to meet the matching fund requirement. *Documents for certification of match were received by the Department of General Services prior to May 31, 2010.*

BACKGROUND

Total Project	\$500,000.00
08-G085 (This Action)	\$125,000.00
08-G172 (This Action)	\$125,000.00
Local Cost	\$250,000.00

REMARKS

(1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.

(2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 23-CGL (Cont.)

(3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 24-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreements, and authorize that funds be encumbered for the following grants:

Board of Directors of the Capital Area Food Bank, Inc. (Washington, DC)

Capital Area Food Bank

“For the construction, repair, renovation, reconstruction, and capital equipping of the Capital Area Food Bank, located in Washington, DC.”

\$125,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (LHI - Chapter 485, Acts of 2009)
DGS Item G033*

\$175,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (LSI - Chapter 485, Acts of 2009)
DGS Item G081, SL-033-060-038*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Capital Area Food Bank is utilizing value of property to meet their matching fund requirement for this project. The Department of General Services, Real Estate Office, has reviewed the appraisal for 4900 Puerto Rico Avenue in Washington, DC and has accepted a value of \$9,035,000.00. A portion of the value of this property was previously utilized as match for previous grants in the amount of \$1,400,000.00 and, with the current grants, the grantee has utilized a total of \$1,700,000.00 of the value of property to meet the matching fund requirements.

BACKGROUND

Total Project	\$37,154,877.00
09-G033 (This Action)	\$ 125,000.00
09-G081 (This Action)	\$ 175,000.00
08-G023 (Prior Action)	\$ 250,000.00
08-G122 (Prior Action)	\$ 250,000.00
07-G021 (Prior Action)	\$ 200,000.00
07-G092 (Prior Action)	\$ 200,000.00
06-G112 (Prior Action)	\$ 500,000.00
Local Cost	\$35,454,877.00

(Prior Actions: 01/30/08 Agenda, Item 19-CGL and 10/01/08 Agenda, Item 23-CGL)

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 24-CGL (Cont.)

REMARKS

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

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 25-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

Board of Directors of the Friends of Cedar Lane, Inc. (St. Mary’s County)
Cedar Lane Apartment Renovations
“For the renovation, reconstruction and capital equipping of the Cedar Lane Apartments including replacement of the roof, roof top HVAC unit, and emergency generator, located in Leonardtown.”
\$125,000.00
Maryland Consolidated Capital Bond Loan of 2009 (Chapter 485, Acts of 2009)
DGS Item G141, (SL-032-090-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Friends of Cedar Lane, Inc. has submitted evidence in the form of canceled checks and invoices that it has \$255,548.00 in eligible expenditures to meet the matching fund requirement. Board of Public Works approval is also requested to reimburse the Board of Directors of the Friends of Cedar Lane, Inc. \$125,000.00 for eligible expenditures.

<u>BACKGROUND</u>	Total Project	\$255,548.00
	09-G141 (This Action)	\$125,000.00
	Local Cost	\$130,548.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 26-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

Board of Directors of the Chester River Hospital Center, Inc. (Kent County)
Chester River Hospital Center
“To assist in the design, construction, renovation and capital equipping of space for an expansion to the hospital pharmacy.”
\$330,000.00
Maryland Consolidated Capital Bond Loan of 2009 (MHA - Chapter 485, Acts of 2009)
DGS Item G029, SL-036-090-038

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Chester River Hospital Center, Inc. has submitted documentation that it has in excess \$330,000.00 in a financial institution to meet the matching fund requirement for this project.

<u>BACKGROUND</u>	Total Project	\$1,150,753.00
	09-G029 (This Action)	\$ 330,000.00
	Local	\$ 820,753.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 27-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

*Board of Directors of the Greater Waldorf Jaycees Foundation, Inc.
(Charles County)*

Jaycees Field of Dreams

*“For the design, construction, and capital equipping of the Jaycees Field of Dreams,
located in Laurel Springs Park.”*

\$30,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (LSI - Chapter 485, Acts of 2009)
DGS Item G111, (SL-033-090-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Greater Waldorf Jaycees Foundation, Inc. has submitted documentation that it has \$42,121.00 in a financial institution to meet the matching fund requirement.

BACKGROUND

Total Project	\$250,000.00
09-G111 (This Action)	\$ 30,000.00
Local Cost	\$220,000.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 28-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreements, and authorize that funds be encumbered for the following grants:

*Board of Directors of the Lower Susquehanna Heritage Greenway, Inc.
(Harford County)*

Lower Susquehanna Greenway Trail Development

“For the construction of trails and amenities, located near the Susquehanna State Park.”

\$100,000.00

*Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008)
DGS Item G070*

\$150,000.00

*Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008)
DGS Item G156, SL-079-080-038*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2010. The Board of Directors of the Lower Susquehanna Heritage Greenway, Inc. has submitted an eligible expenditure of \$527,152.53 in the form of an invoice and documentation that payment was received to meet the matching fund requirement for this project. *Documents for certification of match were received by the Department of General Services prior to May 31, 2010.*

Board of Public Works approval is also requested to reimburse the Board of Directors of the Lower Susquehanna Heritage Greenway, Inc. \$250,000.00 for eligible expenditures.

BACKGROUND

Total Project	\$1,100,000.00
08-G070 (This Action)	\$ 100,000.00
08-G156 (This Action)	\$ 150,000.00
Local Cost	\$ 850,000.00

REMARKS

(1) This action is in accordance with the enabling legislation and complies with the tax-exempt bond provisions of the Internal Revenue Code.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 28-CGL (Cont.)

(2) The grant recipient shall consult with the Maryland Historical Trust pursuant to Sections 5A-325 to 328, State Finance and Procurement Article, Annotated Code of Maryland, and convey a perpetual preservation easement pursuant to the terms of the enabling legislation.

(3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 29-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

Board of Trustees of the Lyric Foundation, Inc. (Baltimore City)

Lyric Opera House

“To assist in the expansion of the stage house area of the Lyric Opera House and improvements to the back stage rigging system and support areas.”

\$1,500,000.00

Maryland Consolidated Capital Bond Loan of 2009 (Chapter 485, Acts of 2009)

DGS Item G010, SL-063-040-038

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Trustees of the Lyric Foundation, Inc. has submitted documentation that the City of Baltimore has appropriated \$2,000,000.00 in their Fiscal Year 2005 budget of which \$1,000,000.00 was used as a match for their 2006 grant and the City of Baltimore has appropriated \$500,000.00 in their Fiscal Year 2010 budget to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$11,000,000.00
09-G010 (This Action)	\$ 1,500,000.00 (Match)
08-G019 (Prior Action)	\$ 300,000.00 (Match)
06-G006 (Prior Action)	\$ 1,000,000.00 (Match)
05-038 (Prior Action)	\$ 250,000.00 (Non-Match)
04-G066 (Prior Action)	\$ 150,000.00 (Match)
Local Cost	\$ 7,800,000.00

(Prior Action: 03/10/10 Agenda, Item 16-CGL)

REMARKS

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

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 29-CGL (Cont.)

(4) For non-matching grant, invoices should be submitted to the Department of General Services for the disbursement of funds.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 30-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

*Board of Directors of the Maryland Therapeutic Riding, Inc. (Anne Arundel County)
MTR Education & Rehabilitation Center
“For the acquisition, design, and construction of the MTR Education & Rehabilitation Center, located in Annapolis.”
\$25,000.00
Maryland Consolidated Capital Bond Loan of 2009 (Chapter 485, Acts of 2009)
DGS Item G092, (SL-038-090-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Maryland Therapeutic Riding, Inc. has submitted evidence in the form of invoices and canceled checks that it has \$53,000.00 in eligible expenditures to meet the matching fund requirement. Board of Public Works approval is also requested to reimburse the Board of Directors of the Maryland Therapeutic Riding, Inc. \$25,000.00 for eligible expenditures.

<u>BACKGROUND</u>	Total Project	\$77,366.00
	09-G092 (This Action)	\$25,000.00
	Local Cost	\$52,366.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 31-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant.

*Board of Trustees of the Washington County Museum of Fine Arts, Inc.
(Washington County)*

Museum of Fine Arts

“For the planning, design, construction, renovation, and capital equipping of a courtyard and building, located in Hagerstown.”

\$100,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (LHI - Chapter 485, Acts of 2009)
DGS Item G078, SL-023-070-038*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Trustees of the Washington County Museum of Fine Arts, Inc. has submitted documentation that it has \$178,167.63 in a financial institution to meet the matching fund requirement for this project.

<u>BACKGROUND</u>	Total Project	\$2,500,000.00
	09-G078 (This Action)	\$ 100,000.00
	08-G115 (Prior Action)	\$ 75,000.00
	08-G195 (Prior Action)	\$ 75,000.00
	07-G087 (Prior Action)	\$ 150,000.00
	Local Cost	\$2,100,000.00

(Prior Actions: 09/10/08 Agenda, Item 7-CGL and 10/07/09 Agenda, Item 30-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.

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 31-CGL (Cont.)

- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 32-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

*Board of Directors of the Associated Jewish Charities, Inc. (Baltimore County)
Owings Mills Jewish Community Center*

*“For the capital equipping and acquisition of an emergency generator for an
emergency shelter at the Jewish Community Center, located in Owings Mills.”*

\$200,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (Chapter 485, Acts of 2009)
DGS Item G055*

\$75,000.00

*Maryland Consolidated Capital Bond Loan of 2009 (Chapter 485, Acts of 2009)
DGS Item G106, (SL-035-090-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011. The Board of Directors of the Associated Jewish Charities, Inc. has submitted documentation that it has \$633,063.00 in a financial institution to meet the matching fund requirement.

BACKGROUND

Total Project	\$782,825.00
09-G055 (This Action)	\$200,000.00
09-G106 (This Action)	\$ 75,000.00
Local Cost	\$507,825.00

REMARKS

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

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 33-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreements, and authorize that funds be encumbered for the following grants:

Board of Directors of the Baltimore Children’s Museum, Inc. (Baltimore City)

Port Discovery

“For the planning, design, construction, renovation, and capital equipping of Port Discovery, to include replacing windows, replacing the roof, and reconfiguring the stairways and doorways to improve the flow of traffic through the museum.”

\$200,000.00

Maryland Consolidated Capital Bond Loan of 2008 (LHI - Chapter 336, Acts of 2008)

DGS Item G123

\$225,000.00

Maryland Consolidated Capital Bond Loan of 2009 (LSI - Chapter 485, Acts of 2009)

DGS Item G086, SL-041-050-038

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2010 for the 2008 grant. *Documents for certification of match were received by the Department of General Services prior to May 31, 2010.* The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2011 for the 2009 grant. The Board of Directors of the Baltimore Children’s Museum, Inc. has submitted documentation that the City of Baltimore has appropriated \$300,000.00 in their Fiscal Year 2010 budget of which the grantee has utilized \$125,000.00 for their 2007 grant and \$300,000.00 in Baltimore City’s Fiscal Year 2011 to meet the matching fund requirement for this project.

BACKGROUND

Total Project	\$3,150,000.00
08-G123 (This Action)	\$ 200,000.00
09-G086 (This Action)	\$ 225,000.00
09-G039 (Future Action)	\$ 100,000.00
10-G158 (Future Action)	\$ 75,000.00
10-G110 (Future Action)	\$ 25,000.00
07-G099 (Prior Action)	\$ 125,000.00
06-G115 (Prior Action)	\$ 300,000.00
05-G115 (Prior Action)	\$ 250,000.00
05-G116 (Prior Action)	\$ 100,000.00
Local Cost	\$1,750,000.00

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 33-CGL (Cont.)

(Prior Actions: 05/06/09 Agenda, Item 31-CGL; 08/20/2008 Agenda, Item 27-CGL; 02/27/08 Agenda, Item 14-CGL; 11/28/07 Agenda, Item 22-CGL; and 06/17/09 Agenda, Item 24-CGL)

REMARKS

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

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 34-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

*Mayor and Town Council of the Town of Sykesville (Carroll County)
South Branch Park Phase I*

“For the planning, design, repair, and renovation of the South Branch Park, located in Sykesville.”

\$100,000.00

*Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008)
DGS Item G058, (SL-080-080-038)*

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2010. The Mayor and Town Council of the Town of Sykesville has submitted evidence of \$22,500.00 in kind donations and a \$100,000.00 commitment from Howard County for a total of \$122,500.00 to meet the matching fund requirement. *Documents for certification of match were received by the Department of General Services prior to May 31, 2010.*

BACKGROUND

Total Project	\$225,000.00
08-G058 (This Action)	\$100,000.00
Local Cost	\$125,000.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 35-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

Board of Directors of the Humane Society of Baltimore, Inc. (Baltimore County)
Baltimore County Humane Society
“For the renovation and capital equipping of the Baltimore County Humane Society, including installation of a new HVAC system, located in Reisterstown.”
\$75,000.00
Maryland Consolidated Capital Bond Loan of 2010 (Chapter 483, Acts of 2010)
DGS Item G038, (SL-001-100-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a \$60,000.00 matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2012. The Board of Directors of the Humane Society of Baltimore, Inc has submitted evidence that it has \$67,767.00 in eligible in-kind donations to meet the matching fund requirement.

<u>BACKGROUND</u>	Total Project	\$285,000.00
	10-G038 (This Action)	\$ 75,000.00
	10-G117 (Future Action)	\$ 75,000.00
	Local Cost	\$135,000.00

REMARKS

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

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 36-CGL

RECOMMENDATION That the Board of Public Works certify matching funds, enter into a grant agreement, and authorize that funds be encumbered for the following grant:

*Board of Directors & Board of Trustees of the Muslim Community Center, Inc.
(Montgomery County)*

Muslim Community Center Medical Clinic

“For the design, renovation, and capital equipping of the Muslim Community Center Medical Clinic, located in Silver Spring.”

\$150,000.00

Maryland Consolidated Capital Bond Loan of 2008 (Chapter 336, Acts of 2008)

DGS Item G086, (SL-083-080-038)

MATCHING FUND The MCCBL requires the grant recipient to provide a matching fund and the Board of Public Works to certify a matching fund no later than June 1, 2010. The Board of Directors & Board of Trustees of the Muslim Community Center, Inc. has submitted evidence in the form of canceled checks and invoices that it has \$87,918.68 in eligible expenditures and that they have more than \$100,000.00 in a financial institution to meet the matching fund requirement. *Documents for certification of match were received by the Department of General Services prior to May 31, 2010.*

BACKGROUND

Total Project	\$325,112.00
08-G086 (This Action)	\$150,000.00
Local Cost	\$175,112.00

REMARKS

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

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

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION

DEPARTMENT OF GENERAL SERVICES
ACTION AGENDA

CAPITAL GRANTS AND LOANS

ITEM 37-CGL

MARYLAND HIGHER EDUCATION COMMISSION

RECOMMENDATION

That the Board of Public Works authorize that funds be encumbered for the following grant:

Wor-Wic Community College

New Allied Health Building – Construction Phase II and Furniture & Equipment

The proposed project involves a new three story 49,141 GSF Allied Health Building and will include classrooms, laboratories and offices for nursing, radiologic technology and emergency medical services as well as conference rooms, study and tutoring spaces.

\$9,375,000

Maryland Consolidated Capital Bond Loan of 2009, Item #030. CC-17-MC07/08/09-405

MATCHING FUND Wor-Wic Community College – \$3,128,801.00

Cost sharing is 75% State share, 25% local share and is in accordance with Section 11-105(j) of the Education Article.

<u>BACKGROUND</u>	<u>Total Amount</u>	<u>State Share</u>	<u>Local Share</u>
Total Project	\$23,733,801.00	\$17,797,500.00	\$5,936,301.00
This Action	\$12,503,801.00	\$ 9,375,000.00	\$3,128,801.00
Previous Action - 30-CGL, 9/16/09	\$10,467,333.00	\$ 7,850,500.00	\$2,616,833.00
Previous Action - 19-CGL, 6/25/08	\$ 762,667.00	\$ 572,000.00	\$ 190,667.00

REMARKS

- (1) This action is in accordance with Procedures and Guidelines adopted by MHEC 6/2/92 and approved by BPW 6/17/92.
- (2) The Maryland Higher Education Commission, the Department of Budget and Management and the Department of General Services recommends approval. All contracts will be awarded by Wor-Wic Community College and signed by local authorities.
- (3) The Comptroller may not disburse State funds until after the Comptroller verifies that the grant recipient has expended the matching fund and the required amount for reimbursement.

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

APPROVED	DISAPPROVED	DEFERRED	WITHDRAWN
WITH DISCUSSION		WITHOUT DISCUSSION	