



Meeting Minutes – March 14, 2024

Call to Order:

Chair Edward Kasemeyer called the video-conference meeting of the Interagency Commission on School Construction to order at 9:00 a.m.

Members in Attendance:

Edward Kasemeyer, Appointee of the President of the Senate, Chair
Linda Eberhart, Appointee of the Speaker of the House, Vice-chair
Secretary Atif Chaudhry, Maryland Department of General Services
Michael Darenberg, Appointee of the Governor
Brian Gibbons, Appointee of the Speaker of the House
Gloria Lawlah, Appointee of the President of the Senate
Jill Lemke as Designee for Secretary Rebecca Flora, Maryland Department of Planning
Krishnanda Tallur as Designee for Dr. Carey M. Wright, Interim State Superintendent of Schools

Members Not in Attendance:

None.

Revisions to the Agenda:

None.

Public Comment:

There was no public comment.

IAC Correspondence:

None.

1. Executive Director's Report – [Informational Only]

Executive Director Alex Donahue informed the IAC of the positive reception the IAC received at the recent operational and capital budget hearings in Annapolis, and the appreciation that the legislature had for the IAC's increased responsiveness to the needs of LEAs. Executive Director Donahue also provided an update on the ongoing discussions with Worcester County regarding the LEA's portfolio needs. Lastly, Executive Director Donahue updated the IAC on the progress that IAC staff has made on recommendations for Capital Improvement Program funding for the 2025 Fiscal Year, and informed the IAC that CIP recommendations, and application schedules for the Aging Schools Program (ASP) and Healthy Schools Facility Fund (HSFF) would be brought to the April and May IAC meetings.

2. Consent Agenda – [Motion Carried]

Executive Director Donahue noted that the Contract Awards Item contained an approval for a contract for Wicomico High School which was contingent upon the cancellation of the existing contract in Item 9 of the meeting agenda. Upon a motion by Mr. Darenberg, seconded by Ms. Lemke, the IAC voted unanimously to approve the consent agenda. Mr. Gibbons was absent.

a. February 8, 2024 Meeting Minutes

To approve the draft February 8, 2024 IAC Meeting Minutes, as presented.

b. Contract Awards

To approve contract procurement as presented.

c. Easement

To approve the conveyance of the easement as presented.

d. Site Approval - Montgomery County Public Schools - Burtonsville Elementary School Replacement

To approve Montgomery County Public Schools' (MCPS) use of Fairland Park Parcel E, Block C at 1409 Saddle Creek Drive, Burtonsville, MD 20866, for the construction of the Burtonsville Elementary School Replacement (PSC 15.285), expected to open in Fall of 2026 to serve the immediate and adjacent neighborhoods and to serve as a replacement for Burtonsville Elementary School (PSC 15.052); adhering to the actions identified in the State clearinghouse review, State identifier 20231128-0902.

3. 21st Century School Buildings Program 2023 Annual Report – [Motion Carried]

Capital Projects Director Melissa Wilfong presented the annual 21st Century School Buildings Report, required to be approved by the IAC prior to presentation to the Governor and the Board of Public Works. This report is prepared jointly by Baltimore City Public Schools, the IAC, and the Maryland Stadium Authority.

Upon a motion by Ms. Lawlah, seconded by Mr. Gibbons, the IAC voted unanimously to approve the 21st Century School Buildings Program 2023 annual report, dated January 17, 2024 by the parties in compliance with the *Memorandum of Understanding for the Construction and Revitalization of Baltimore City Public Schools* for presentation to the Governor, the Board of Public Works and the fiscal committees of the General Assembly on the progress of construction and maintenance of Baltimore City public school facilities.

4. FY 2023 Capital Improvement Program Rescission Request - Carroll County Public Schools - South Carroll High School Window Replacement – [Motion Carried]

Funding Programs Assistant Deterrion Sims presented the request from Carroll County Public Schools (CCPS) to rescind funding from the South Carroll High Window Replacement Project, cancel the project, and reallocate this funding to other critical projects within Carroll County. Ms. Sims also indicated that the LEA plans to determine if the project will seek FY 2026 CIP funding when the Educational Facilities Master Plan (EFMP) for FY 2025 is completed.

Upon a motion by Ms. Lemke seconded by Secretary Chaudhry, the IAC voted unanimously to approve Carroll County Public Schools' request to rescind funding for the FY 2023 Capital Improvement Program South Carroll High School Window Replacement Project (PSC 06.012); and to approve the transfer of the funding to the LEA's prior year reserve account.

5. FY 2020 Capital Improvement Program Adjustments - Baltimore City Public Schools - Maree G. Farring Elementary Middle Annex (PSC 30.286) – [Motion Carried]

Lead Capital Projects Manager Eugene Shanholtz presented a request from City Schools to rescind FY 2023/2024 CIP funding for the Maree G. Farring EM Annex renovation/addition project, transfer the funds to the LEA's prior year reserve account, and resubmit the project for funding under the FY 2024 CIP with more recent project details. Additionally, Mr. Shanholtz indicated that City Schools is

requesting a Gross Area Baseline (GAB) Variance and an increase to the eligible building cost per square foot.

Executive Director Donahue added that the project has been in process for a number of years and is particularly complicated. Due to the extra time that this project has taken to come to fruition, the cost has increased. He also indicated that this project utilizes the \$4.5 million which was in the LEA's reserve account that had not been allocated to a project.

Mr. Gibbons asked for clarification on the reason for the particularly high cost per square foot of the project. Mr. Shanholtz indicated that this is due to various factors, particularly that a portion of the project building is in a historic building which drives the overall cost up. Additionally, Mr. Shanholtz indicated that there are site logistical issues due to the relatively small footprint of the school, and the small size of the project results in higher costs due to a lack of economy of scale. Executive Director Donahue added that the IAC has received other recent project requests that are well over \$500 per square foot.

Upon a motion by Mr. Tallur, seconded by Vice-chair Eberhart, the IAC voted unanimously to approve the following adjustments requested by Baltimore City Public Schools for the Maree G. Farring Elementary Middle Annex (PSC 30.286) renovation/addition project:

1. Rescission of the FY 2023/2024 Capital Improvement Program (CIP) funding approval of \$4,500,000 for the facility's renovation/addition project to transfer the rescinded funding to the LEA's prior year reserve account;
2. A Gross Area Baseline variance for an additional 10,175 gross square feet;
3. An amendment to the FY 2024 CIP to include a new Maree G. Farring Annex (PSC 30.286) renovation/addition project with a Maximum State Allocation of \$14,892,000;
4. An increase to the eligible building cost per square foot for the project to \$486, which results in an increase of the Maximum State Allocation from \$18,809,000, based upon bids received and pursuant to COMAR 14.39.02.07C as reflected in the presented project worksheet; and
5. To allocate \$4,500,000 from the LEA's Reserve Fund to this project.

6. Pass-Through Grant Amendment - Baltimore County Public Schools - Towson High School and Scotts Branch Elementary School – [Motion Carried]

Funding Programs and Finance Assistant Tatyana Tate presented a request from Baltimore County Public Schools (BCPS) to have \$20,000,000 of Pass-Through Grant funding rescinded from the Towson High School renovation/addition project and reallocated to the Scotts Branch Elementary School replacement project to make up the difference in a funding shortage. Ms. Tate indicated that BCPS would be seeking funding for the Towson High School renovation/addition project via other State programs at a later date.

Upon a motion by Vice-chair Eberhart, seconded by Mr. Gibbons, the IAC voted unanimously to;

1. Approve the rescission of \$20,000,000 of Pass-Through Grant funds for the Baltimore County Public Schools Renovation/addition project at Towson High School (PSC 03.114); and,
2. Apply \$20,000,000 in Pass-Through Grant funds to the replacement project at Scotts Branch Elementary School (PSC 03.025), thereby increasing the award from \$10,000,000 to \$30,000,000.

7. FY 2021 School Safety Grant Program Extension Request - Baltimore County Public Schools - Intercom Replacement Projects – [Motion Carried]

Ms. Tate presented a five month extension request from BCPS for the FY 2021 School Safety Grant Program (SSGP) expenditure and reimbursement deadlines, specifically for the Cockeysville Middle School and Dogwood Elementary School intercom replacement projects. Ms. Tate noted that BCPS cited unforeseen delays in materials procurement and the contractor’s schedule.

Mr. Darenberg inquired about how long the SSGP is in effect for. Executive Director Donahue clarified that the SSGP has been in operation for a number of years and that it is a limited program, but that there is currently a bill in the General Assembly being considered which would extend the SSGP.

Upon a motion by Ms. Lemke, seconded by Vice-chair Eberhart, the IAC voted unanimously to approve an extension to the FY 2021 School Safety Grant Program (SSGP) expenditure deadline from March 29, 2024 to August 30, 2024 and the reimbursement request deadline from August 5, 2024 to January 5, 2025, for the Baltimore County Public Schools intercom replacement projects at Cockeysville Middle School (PSC 03.006) and Dogwood Elementary School (PSC 03.171).

8. FY 2021-2023 Healthy Schools Facility Fund Amendments - Wicomico County Public Schools – [Motion Carried]

Funding Programs Assistant Sheron Johnson presented a request from Wicomico County Public Schools (WCPS) to reallocate the surplus funding from three projects which came in under budget to the Wicomico High School Roof Replacement Project.

Upon a motion by Mr. Tallur, seconded by Mr. Gibbons, the IAC voted unanimously to approve amendments to the FY 2021 through FY 2023 Healthy School Facility Fund awards for Wicomico County Public Schools (WCPS) as presented in this item.

9. Cancellation of Contract Award - Wicomico County Public Schools - Wicomico High School (PSC 22.009) – [Motion Carried]

Capital Projects Manager Sean Vorsteg presented a request from WCPS to cancel an existing contract with SGK Contracting for Phases 2 and 3 of the 3-phase roof replacement project at Wicomico High School. He noted that this contract was terminated for convenience by the LEA on September 7, 2023. Mr. Vorsteg also indicated that the LEA had submitted a new contract approval package, present in the Consent Agenda for this meeting, which contains a Construction Manager at Risk contract.

Upon a motion by Ms. Lemke, seconded by Mr. Darrenberg, the IAC voted unanimously to approve the cancellation of the contract award to SGK Contracting Inc. for construction services for Phases 2 and 3 of the 3-phase roof replacement project at Wicomico High School (PSC 22.009).

10. FY 2024 Nonpublic Aging Schools Program - Project Approvals and Awards – [Motion Carried]

Executive Director of the Maryland State Department of Education’s Office of School Facilities Jillian Storms and Program Administrator Myron Mason presented the FY 2024 Nonpublic Aging Schools Program project approvals. Mr. Mason detailed the criteria which determines the allocation of funds and the total funding of the program, stating that the FY 2024 program’s funding provides grant funding for 186 schools.



Mr. Darenberg thanked the Office of School Facilities for their level of detail in the report. Mr. Tallur thanked Mr. Mason and Ms. Storms for their work on the program and the assistance of IAC staff in the project recommendations.

Chair Kasemeyer inquired about the total number of schools which applied to the program and how many were awarded funding, to which Mr. Mason indicated that of the 186 schools that applied, all received funding. Chair Kasemeyer then asked Executive Director Donahue to provide some context on the program. Executive Director Donahue indicated that this program funds Nonpublic school facilities, with funding being awarded by MSDE.

Upon a motion by Secretary Chaudhry, seconded by Ms. Lemke, the IAC voted unanimously to approve FY 2024 Senator James E. "Ed" DeGrange Nonpublic Aging Schools Program project allocations as presented, totaling \$3,499,999.88.

Announcements:

None.

Adjournment:

Upon a motion by Mr. Gibbons, seconded by Ms. Lemke, the IAC voted unanimously to adjourn the meeting at 9:36am.