



IAC MEETING AGENDA

Thursday, January 12, 2023

Virtual Meeting
9:00 a.m.

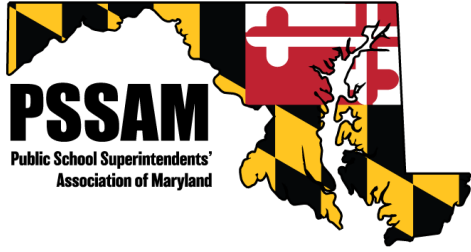
Live and archived streams of IAC meetings are available at <https://mdschoolconstruction.org>
Please visit <https://mdschoolconstruction.org> to sign up for public comment.

Introduction

- Meeting called to order
- Roll Call
- Revisions to the Agenda
- Public Comment
- Correspondence
 - Letter to Governor-Elect Wes Moore from MABE and PSSAM
 - Letter to Mr. Lombardo from Chair Kasemeyer

		Presenter	Page
1	Consent Agenda	Alex Donahue, Executive Director	
	A. Approval of December 8, 2022 Minutes		2*
	B. Contract Awards		6*
	C. Approval of Revisions to Previously Approved Contracts		54*
	D. Anne Arundel County Public Schools - Site Approval - Old Mill Middle School North		55*
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	Informational		
	F. Built to Learn Act Project Status Report		59
2	Adoption of Final 14.39.02.06 COMAR Revisions	Jonathan Borghetti, Policy Analyst; Cassandra Viscarra, Deputy Director for Administration	61*
3	Healthy School Facility Fund FY 2023 Extension Request and Administrative Procedure Guide and Attachment 1 Baltimore City Public School System's Schedule for Application and Approval of Project Funding Revisions	Arabia Davis, Funding Programs Manager; Gricel Muñoz, RFM	63*
4	Baltimore City Public Schools - FY 2023 Healthy School Facility Fund Approval of Project Allocations	Arabia Davis, Funding Programs Manager; Gricel Muñoz, RFM	88*
5	Use of Bond Proceeds for Capital Improvements in Leased Public School Buildings	Alex Donahue, Executive Director	95*

Announcements



December 30, 2022

The Honorable Governor-Elect Wes Moore
State House, 100 State Circle
Annapolis, MD 21401

Sent via email only

Dear Governor-Elect Moore:

On behalf of the Public School Superintendents' Association of Maryland (PSSAM) and the Maryland Association of Boards of Education (MABE), we congratulate you on your recent victory. We also are so pleased you chose a longtime friend of public education as your Lieutenant Governor, the Honorable Aruna Miller. We look forward to working with you both and your teams over the next four years.

The signatories on this letter represent educational leaders in the State – the superintendents or CEOs of the school districts and the local boards of education as the governing bodies. As you prepare your first budget, we would like to share our commonly held state education budget concerns and request your support to address them in the upcoming fiscal year.

This letter addresses:

- (1) a hold harmless funding request to address persistent declining enrollment in general education and in certain special student populations;
- (2) a small and targeted legislative change to the Blueprint formula to include special education, English Language Learners (ELL), and students experiencing homelessness in the Tier I prekindergarten (PreK) funding;
- (3) inflationary adjustments for general operating and capital funding;
- (4) capital planning needs for PreK and Career Technical Education (CTE) to fulfill the vision of the Blueprint; and,
- (5) funding for a designated Blueprint Coordinator in each local education agency (LEA).

Over the last three years, both the Legislature and the Governor have recognized *declining enrollment* as an unfortunate outcome of the pandemic, and they have largely held the school systems harmless over their prior years' budgets. We hoped we would have seen a faster return to public schools by now, but that recovery has been much slower than anticipated. Therefore, we find ourselves again seeking a general "hold harmless" for any LEA that will experience less State or local funding in FY '24 than in FY '23.

We are eager to work with you, along with the State Department of Education and the Department of Budget and Management, to craft the most equitable and adequate solution. As you likely have seen in the budget request from MSDE, enrollment among **all** student groups, as well as special populations of students, does not uniformly trend among the twenty-four (24) school districts. Some districts are up significantly in their Free and Reduced Meals (FARMS) enrollment, likely resulting from the successful pilot to use Medicaid in the direct certification process. Other systems have seen an increase in general student enrollment, but their numbers have fallen in special education or ELL populations. Again, we want districts to receive adequate funds to support their specific current, fluctuating enrollment trends until we see a return to the projections used by the Kirwan Commission.

We are not seeking any expansive legislative changes to the Blueprint. However, we are asking for a small and targeted “fix” in the PreK formula. It has been stated publicly that the Commission intended to include special education students along with English Language Learners and students experiencing homelessness in the Tier I PreK formula and that this omission was an error. We believe this is a small, yet meaningful change that must be addressed. We hope a supplemental budget, or inclusion in the initial budget and the (anticipated) budget reconciliation bill, would recognize this intention and fund these students in FY '24 instead of waiting an additional year.

With respect to inflation, we find ourselves in the same precarious situation as the rest of the nation facing increased costs, resulting from extraordinary and unexpected cost spikes in virtually everything. Unfortunately, unlike the State, school systems do not carry or accrue *large* surpluses to help smooth out hard budget years. Therefore, we ask for your consideration of an inflationary bump in the foundation program for FY '24 to reflect the new cost of doing business – arguably the most crucial public service “business” of public education.

This year, we have seen inflationary costs impact all our operations including food service and transportation. Further exacerbating the increased costs of operations, are the vastly different outcomes/reality of the “costs” to fund the comprehensive education reforms contained in the Blueprint. As you likely know, the funding needs and estimates used during the Kirwan Commission’s deliberations never contemplated a worldwide pandemic that would so significantly impact the national and international economies. From a practical perspective, because education funding is calculated based on enrollment and local wealth, the Kirwan enrollment estimates have not materialized. Pared with declining to flat enrollment growth, the dramatically unexpected inflation has created a perfect storm for the funding formula. Kirwan estimates reflected more historically accurate projections of inflation around 4% for FY '24; we are currently facing inflation at 6-7%, depending on the type of goods and services we procure. Again, we would be more than happy to sit with you and your budget team to identify a reasonable inflationary adjustment for fiscal '24.

Our next two requests are directly connected to the Blueprint for Maryland’s Future, specifically unexpected capital needs to fully support the creation of world-class initiatives for PreK and CTE. Over the last twelve (12) months, it has become apparent that public schools will need to provide the majority of prekindergarten education. The Blueprint mandates agreements between school systems and private providers who are expected to provide from 30%, increasing to 50%

of all state-funded full-day prekindergarten. Unfortunately, there has been extremely low interest from the private provider community. At the same time, the public is expecting the Blueprint's promise to deliver vastly expanded full-day prekindergarten. While we hope and believe more private providers will join the mixed delivery system, it is apparent that the goal of a 50/50 private and public split is likely unattainable. Therefore, we are anticipating significant growth in capital needs to accommodate our smallest learners. PreK classrooms are certainly magical learning spaces for children, but they are also very expensive to build, staff, and maintain.

On the other end of the PreK-12 experience is the Blueprint's focus on providing meaningful and industry-accepted credentials through CTE and apprenticeships. Partnerships with existing industries all over the State will certainly grow, but there will also be a need for the public schools to step up to provide more hands-on practical experiences for CTE students. We anticipate capital need for both new technical high schools and major renovations of comprehensive high schools to accommodate these CTE programs.

Therefore, we are asking for your consideration in the capital budget -- preferably with PAYGO funding -- to allow the 24 systems to work with the IAC on planning, design, and forecasting for these two important components of the Blueprint -- PreK and career technical education.

As with our operating expenses, capital costs have soared astronomically due to labor costs, huge increases in materials such as steel, and supply chain difficulties. In one system, a project involving identical modular buildings doubled in cost over a single year period. Another district has seen as much as 35-40% cost increases on systemics, and as much as 50% or higher increases on major projects. Eighteen months ago, they were relying on costs of \$365/square foot that are now coming in at \$500/square foot. Further, districts are being informed that due to challenges in the bond markets, reductions in anticipated Built to Learn (BTL) funding may be lower; in one district, they were told to expect a \$63 million reduction from their original estimate.

For these reasons, we are also asking for an inflationary increase in capital funding to accommodate these costs, and to complete projects currently in the pipeline or under construction. We are requesting PAYGO funding because of the current surplus rather than the more cumbersome use of traditional CIP bond funding.

Lastly, we are asking for a \$150,000 line-item allowance for each LEA to compensate and support a full-time Blueprint Coordinator. There is precedent for this request in the Blueprint. In the concentration of poverty and the community schools Blueprint funding, there was a fixed amount of \$83,330 per district for systems with community schools to use for coordinator salaries. That personnel funding was a meaningful and important addition in State formula funding, recognizing the value of a professional position responsible for carrying out the intended Blueprint reforms. This is certainly also true for the position of Blueprint Coordinator.

In the final version of HB 1300, the Legislature recognized the value of a designated Blueprint Coordinator appointed jointly by the local governing body and the LEA, but that requirement did not come with any State funding. The position was to be created by July 1, 2021, and all districts were in compliance within one or two months of that deadline. However, over the last eighteen

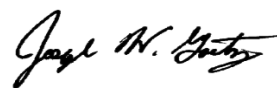
months we now have a clearer sense of the roles and responsibilities of the coordinators. The forethought of the Legislature in requiring this position was tremendous, but the workload for these coordinators is also enormous. In July of 2021, the role of the coordinators was unclear and many districts added this responsibility to existing staff. Many of the coordinators are wearing multiple hats in their districts, which is difficult, especially in smaller districts where the CFO or COO is also acting as a coordinator. We believe a line item in the budget, similar to the community schools coordinator, would provide an equitable funding opportunity for *all* districts to employ a *full-time* Blueprint Coordinator.

Again, we greatly anticipate working with you and your administration, and we offer our best wishes for a heartfelt and happy holiday for you and your family. To further discuss these items, please feel free to contact Mary Pat Fannon, Executive Director of PSSAM at marypat.fannon@pssam.org or 410-935-7281 as well as Frances Glendening, Executive Director of MABE, at fglending@mabe.org.

Sincerely,



Dr. Sean Bulson, Superintendent,
Harford County Public Schools
President, PSSAM



Mr. Joseph Goetz, Board President,
Kent County Public Schools
President, MABE

CC: Lieutenant Governor-Elect Aruna Miller
Local Superintendents
The Honorable Bill Ferguson, President, Senate of Maryland
The Honorable Adrienne Jones, Speaker, Maryland House of Delegates
State Superintendent Choudhury
Members of the Maryland State Board of Education (via Executive Director Zach Hands)
The Honorable Ben Barnes
The Honorable Guy Guzzone
The Honorable Brian Feldman
The Honorable Vanessa Atterbeary
Helene Grady, Secretary, Department of Budget and Management
Fagan Harris, Chief of Staff
The Honorable Eric Luedtke, Chief Legislative Officer
Members of Accountability and Implementation Board (via Executive Director Rachel Hise)
Alex Donahue, Executive Director, Interagency Commission on School Construction (IAC)
The Honorable Ed Kasemeyer, Chair, IAC
John Woolums, MABE
Ms. Cheryl Bost, President, MSEA

mpf/12/20/22



Correspondence - January 9, 2023

Mr. Dick Lombardo



Dear Mr. Lombardo,

I write to sincerely thank you for your five years of service as a member of the Interagency Commission on School Construction. Since your original appointment in 2018 by Governor Hogan, you have served as a knowledgeable, valued, and constant member of the Commission, providing essential insight to our shared mission to achieve a safe, healthy, and educationally sufficient learning environment for every child attending a public school in Maryland.

The members and staff of the Commission are very grateful for the knowledge you lent during your time as a member. Your 42 years in the construction industry and expertise on project development, as well as your experience as a parent and grandparent, contributed a needed and valued perspective to the critical and nuanced decisions we make to advance the sufficiency of our state's public school facilities.

We are grateful for your presence and dedication to the IAC's efforts over the last five years.

Sincerely,

A handwritten signature in blue ink that reads "Edward J. Kasemeyer".

Edward J. Kasemeyer
Chair, IAC

DRAFT Meeting Minutes – December 8, 2022

Call to Order:

Chair 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
Secretary Ellington Churchill, Department of General Services, Vice-chair
Superintendent Mohammed Choudhury, Maryland State Department of Education
Michael Darenberg, Appointee of the Governor
Linda Eberhart, Appointee of the Speaker of the House
Brian Gibbons, Appointee of the Speaker of the House
Gloria Lawlah, Appointee of the President of the Senate
Valdis Lazdins, Designee for Acting Secretary Sandy Schrader, Maryland Department of Planning
Dick Lombardo, Appointee of the Governor

Members Not in Attendance:

None

Revisions to the Agenda:

Alex Donahue, Acting IAC Executive Director, informed the IAC that Cecil County has opted to provide a written Capital Improvement Program (CIP) appeal only instead of presenting.

Public Comment:

There was no public comment.

IAC Correspondence:

There was no correspondence.

1. Consent Agenda – [Motion Carried]

Upon a motion by Secretary Churchill, seconded by Mr. Darenberg, the IAC voted unanimously to approve the consent agenda.

A. Approval of the November 10, 2022 Minutes

To approve the minutes of the November 10, 2022 Interagency Commission on School Construction Meeting.

B. Contract Awards

To approve contract procurement as presented.

C. Approval of Revisions to Previously Approved Contracts

To approve the revisions to previously approved contract awards as presented.

D. Project Allocation Reversions

To approve the reversion of the amounts presented to the appropriate statewide contingency accounts.

E. Baltimore City Public Schools - City College High School BTL Computation Worksheet Revision

To approve the revision of the Capital Improvement Program/Built to Learn computation worksheet for the FY 2023 Baltimore City College High School #480 (PSC 30.110) to establish a Maximum State Allocation of \$128,913,000.

F. Built to Learn Act Project Status Report – [Informational Only]

G. Prince George’s County Public Schools - FY 2022 Aging Schools Program Project Extensions – [Informational Only]

H. Informational Facility Status Changes – [Informational Only]

2. St. Mary’s County Public Schools - Request to Rescind Lettie Marshall Dent Elementary School Limited Renovation Project – [Motion Carried]

Arabia Davis, IAC Funding Program Manager, and Gene Shanholtz, IAC Regional Facilities Manager (RFM), presented St. Mary’s County Public Schools’ (SMCPS) request to rescind the Lettie Marshall Dent Elementary School Limited Renovation. Escalating costs and impacts of the current market on the project estimate meant that a bid could not be awarded based on SMCPS’s revised estimate. The funds will be transferred to SMCPS’s reserved appropriation account and applied to the FY 2024 CIP to meet inflated costs demands.

Upon a motion by Mr. Lombardo, seconded by Ms. Eberhart, the IAC voted unanimously to approve the request to rescind the St. Mary’s County Public Schools (SMCPS) FY 2023 Capital Improvement Program (CIP) Lettie Marshall Dent Elementary School Limited Renovation Project (PSC 18.017.23) and to transfer the State allocation totaling \$4,970,000 to the account reserved for SMCPS.

3. Capital Improvement Program Overview Presentation - [Informational Only]

Acting Executive Director Donahue presented an overview of the CIP and its administrative process.

4. FY 2024 Capital Improvement Program 75% Project Approvals - [Motion Carried]

Ms. Davis presented IAC staff recommendations for 75% of the preliminary school construction allocation for the FY 2024 CIP. Staff recommended the approval of 7 planning requests and 109 funding requests, totaling \$210,000,000, for the 75% allocation round based on the Governor’s Preliminary Capital Budget. LEAs presented oral testimony appealing staff recommendations. Staff noted a number of LEAs that provided written testimony.

Upon a motion by Superintendent Choudhury, seconded by Ms. Eberhart, the IAC voted unanimously to approve the Fiscal Year 2024 75% Capital Improvement Program (CIP) Allocations and Planning Approvals for each school system and the Maryland School for the Blind as shown in the presented Summary of 75% Recommendation Details by Project in Column L, titled “Recommended 75% New Authorization,” and contingent upon appropriation in the FY 2024 State Capital Budget and to authorize the IAC staff to make adjustments to project allocations to avoid over and under funding of a project. Approval of projects with a “U” status is contingent upon resolution of outstanding issues.

5. Anne Arundel County Public Schools - Old Mill South Middle School Rescission of LP, Approval of Cost per Square Foot Increase, and BTL Funding Allocation - [Motion Carried]

Ms. Davis and Grisel Muñoz, RFM, presented three requests by Anne Arundel County Public Schools (AACPS): first, a request to rescind the Local Planning approval for the Old Mill Middle School South replacement project from the FY 2023 CIP due to change in funding source; second, a request to increase the IAC's adopted cost per square foot due to higher costs as a result of market conditions under COMAR 14.39.02.07C; and third, approval of funding in the amount of \$31 million through the Built to Learn program.

Upon a motion by Ms. Eberhart, seconded by Mr. Gibbons, the IAC voted unanimously to:

1. Rescind Local Planning (LP) approval of Old Mill Middle School South (PSC 02.133) from the FY 2023 Capital Improvement Program (CIP).
2. Approve the request to change the Maximum State Construction Allocation for Old Mill Middle School South by adjusting the FY 2023 Cost Per Square Foot under COMAR 14.39.02.07C. from \$358/sf to \$380/sf as reflected in the presented project worksheet.
3. Approve the Built to Learn (BTL) funding request for Old Mill Middle School South with a total State funding allocation of \$31,149,000.

6. Cecil County Public Schools - Elkton Middle School Roof Replacement Project - Maximum State Construction Allocation Increase - [Motion Carried]

Ms. Davis and Eileen Gladd, RFM, presented Cecil County Public Schools' (CCPS) request to amend the Maximum State Construction Allocation for the FY 2023 CIP Roof Replacement project at Elkton Middle School by transferring \$76,000 from CCPS's Prior Year Reserve Appropriations Account. CCPS received a bid that was 5.5% higher than the 2021 estimate. This amendment changes the State's Share from \$1,376,000 to \$1,452,000.

Upon a motion by Mr. Gibbons, seconded by Secretary Churchill, the IAC voted unanimously to decrease the Cecil County Public Schools (CCPS) reserved prior year appropriations account by \$76,000 and to subsequently approve an amendment to the CCPS FY 2023 Capital Improvement Program (CIP) to increase the Elkton Middle School (PSC 07.029) roof replacement project allocation by \$76,000 from \$1,376,000 to \$1,452,000.

7. Harford County Public Schools - Pass-Through Grant Funding Approval - [Motion Carried]

Ms. Davis presented Harford County Public Schools' funding request for the Pass-Through Grant (PTG) program for a HVAC system project for the Kindergarten Annex Building at Churchville Elementary School.

Upon a motion by Superintendent Choudhury, seconded by Mr. Gibbons, the IAC voted unanimously to approve the Pass-Through Grant program projects as presented in this item with a total allocation of \$398,906 subject to reconciliation and potential adjustment at project closeout.

8. Montgomery County Public Schools - Amendment of FY 2021, FY 2022, and FY 2023 Capital Improvement Programs - [Motion Carried]

Ms. Davis, presented Montgomery County Public Schools' (MCPS) request to cancel a total of 11 HVAC projects and 11 Roof projects and transfer the funds to MCPS reserved prior year appropriations account. The request is due to decreases in the anticipated FY 2023 local share and unexpected increases in construction costs that have inflated the overall project budget. Funding has

caused delays in moving forward with the projects. The funds will be reapplied to the FY 2024 CIP to address potential fiscal constraints.

Upon a motion by Ms. Lawlah, seconded by Ms. Eberhart, the IAC voted unanimously:

1. To approve the cancellation of 11 HVAC and 11 Roof projects in Montgomery County Public Schools (MCPS) funded in Fiscal Years 2021, 2022 and 2023 Capital Improvement Program (CIP); and,
2. Transfer \$29,999,000 to the Local Education Agencies Reserved Prior Year Appropriations Account for distribution to eligible projects in the FY 2024 CIP.

9. Executive Session - [Motion Carried]

Pursuant to §3-305(b)(1) of the General Provisions Article, Annotated Code of Maryland, and with unanimous agreement by all members present, the Commission met in closed session on Thursday, December 8, 2022 to discuss personnel matters. All members were present at the closed session. Also in attendance were Acting Executive Director Donahue, and Heidi Dudderar, Assistant Attorney General for the IAC. The Executive Session commenced at 10:42 a.m.

The Executive Session concluded at 10:55 a.m. Secretary Churchill, Chair of the Executive Director Search Committee, explained the process that was conducted to find a suitable candidate for the IAC Executive Director position. The Commission voted in the Executive Session to select Acting Executive Director Donahue to serve as the new Executive Director. Commission members expressed their continued confidence in his ability to serve in this capacity.

Announcements:

None

Adjournment:

Upon a motion by Mr. Gibbons, with a second by Secretary Churchill, the IAC voted unanimously to adjourn the meeting at 11:01 a.m.



Item 1B. Summary Of Contract Awards

Motion:

To approve contract procurement as noted below.

The IAC staff has reviewed the contract procurement for the following State approved projects and recommends IAC approval.

	<u>Bid Opening</u>	<u>Total Contract</u>	<u>State Funds</u>	<u>Local Funds</u>
<u>Allegany County</u>				
1.	Cash Valley Elementary PSC #01.022.23 Systemic Renovation - Roof Top Unit (RTU)	\$471,000	\$360,000	\$111,000
	1 - Carl Belt, Inc. 12/06/2022	\$471,000		
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2.	Northeast Elementary PSC #01.030.23 Systemic Renovation - Roof Replacement	\$621,000	\$558,900	\$62,100
	1 - Hite Associates, Inc. 12/06/2022	\$621,000		
<hr/>				
<u>Anne Arundel Co</u>				
3.	Bates Middle PSC #02.037.23 SR Systemic Renovation - HVAC	\$30,516,926	\$15,158,463	\$15,358,463
	1 - James Posey Associates 09/20/2022	\$71,470		
	2 - James Posey Associates 09/20/2022	\$1,592,205		
	3 - Electrical Automation Services 09/20/2022	\$1,222,376		
	4 - Northstar Contracting 09/20/2022	\$917,500		
	5 - Aerosol Monitoring 09/20/2022	\$146,375		
	6 - Phillips Way 09/20/2022	\$26,567,000		

		<u>Bid Opening</u>	<u>Total Contract</u>	<u>State Funds</u>	<u>Local Funds</u>
<u>Baltimore County</u>					
4.	Stoneleigh Elementary PSC #03.022.22 Systemic Renovation - Roof Replacement		\$3,249,262	\$741,000	\$2,508,262
	1 - Weatherproofing Technologies, Inc.	11/07/2022	\$3,249,262		
5.	Loch Raven High PSC #03.134.22 Systemic Renovation - Roof Replacement		\$4,036,580	\$1,317,000	\$2,719,580
	1 - Weatherproofing Technology, Inc.	11/07/2022	\$4,036,580		
<u>Cecil County</u>					
6.	Elkton Middle PSC #07.029.23 Systemic Renovation - Roof Replacement		\$2,200,000	\$1,424,000	\$776,000
	1 - Dynamic General Contracting	11/02/2022	\$2,200,000		
<u>Harford County</u>					
7.	Swan Creek School (Ctr Educational Opportunity) PSC #12.018.23 Systemic Renovation - HVAC Upgrades		\$1,958,225	\$1,233,682	\$724,543
	1 - Temp Air Company, Inc.	11/03/2022	\$1,958,225		
8.	Meadowvale Elementary PSC #12.053.23 Systemic Renovation - Chiller Replacement		\$519,000	\$326,970	\$192,030
	1 - Temp Air Company, Inc.	10/26/2022	\$519,000		
<u>Wicomico County</u>					
9.	Delmar Elementary PSC #22.007.22 Systemic Renovation - Roof Restoration/Replacement		\$1,562,000	\$859,000	\$703,000
	1 - SGK Contracting	11/15/2022	\$1,562,000		

	<u>Bid Opening</u>	<u>Total Contract</u>	<u>State Funds</u>	<u>Local Funds</u>
<u>Wicomico County - Cont'd</u>				
10.	Wicomico High PSC #22.009.23 HSFF Systemic Renovation - Roof Replacement 1 - SGK Contracting, Inc. 12/13/2022	\$8,480,000 \$8,480,000	\$6,006,000	\$2,474,000
<hr/>				
11.	Pittsville Elementary/Middle PSC #22.019.21 Systemic Renovation - Roof Restoration/Replacement 1 - D Project, inc. 11/15/2022	\$1,691,150 \$1,691,150	\$1,691,150	\$0
<hr/>				
Summary Totals				
Total Projects: 11	Total Contracts: 16	\$55,305,143	\$29,676,165	\$25,628,978

APPROVAL OF CONTRACTS

LEA: Allegany County

PSC No. 01.022.23

Project Name: Cash Valley Elementary

Bid Opening: 12/6/22

Project Type: Systemic Renovation

Scope of Work: Roof Top Unit (RTU)

Basis for Award of Contract: base bid

Basis of Funding: 90% of eligible base bid

Local Funds: \$111,000

State Funds: \$360,000

Total Contract: \$471,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Carl Belt, Inc.	<u>\$471,000</u>
		<u>\$471,000</u>

Notes: (1) Replace the 1978 Roof Top Units (RTUs)

(2) Prevailing wage rates apply to this contract.

(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

**Cash Valley Elementary School Air Handler 2 Replacement
 Bid Tabulation
 December 6, 2022, 2:30 PM**

Bidder		Carl Belt, Inc.	Walter N. Yoder & Sons, Inc.	
Addenda	1	X	X	
	2	X	X	
Bid Bond		X	X	
Affidavit of Qualification to Bid		X	X	
MBE Attachments		X	X	
Roof Top Unit Information		X	X	
Base Bid		\$471,000.00	\$484,586.00	
Alternates				
1 - Access Platform		\$10,000.00	\$10,000.00	
2 - Clean Existing Ductwork		\$22,000.00	\$16,264.00	
3 - Include ATC for Existing Air Handlers		\$70,000.00	\$67,966.00	

APPROVAL OF CONTRACTS

LEA: Allegany County

PSC No. 01.030.23

Project Name: Northeast Elementary

Bid Opening: 12/6/22

Project Type: Systemic Renovation

Scope of Work: Roof Replacement

Basis for Award of Contract: base bid

Basis of Funding: 90% of eligible base bid

Local Funds: \$62,100

State Funds: \$558,900

Total Contract: \$621,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:	<u>01.030.2023</u>	<u>(\$386,100)</u>
Increase Contingency Amount:	<u>40.000.2023</u>	<u>\$386,100</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Hite Associates, Inc.	<u>\$621,000</u>
		<u>\$621,000</u>

- Notes:** (1) Replace the 1994 34,335 sf roof.
(2) Prevailing wage rates apply to this contract.
(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:



BID TABULATION
Allegany County Board of Education
Northeast Elementary School Roof Replacement
 BFM Project No. 22033

Addenda Issued:
 Add No.1 - Nov 18, 2021
 Add No.2 - Dec 2, 2021

Bid Opening: December 6, 2022 @ 2:00 PM

BIDDER	BASE BID	UP No. 1 - Replace Deteriorated Metal Roof Deck	UP No. 2 - Patch & Repair Metal Deck	UP No. 3 - Replace/ Repair Concrete Roof Deck	UP No. 4 - 2x Pressure Treated Lumber	UP No. 5 - Zurn ZA100-C-EA-R Roof Drains	UP No. 6 - Schedule 40 PVC Pipe w/ Insulation	UP No. 7 - Schedule 40 PVC Cleanouts	UP No. 8 - Schedule 40 'Y' Connectors	UP No. 9 - Masonry Re-Pointing	BID BOND	Affidavit of Qualification to Bid	Contractor's Qualification Statements	MBE	Bid Sheets	Acknowledge Receipt of Addenda
Heidler Roofing	793,839	15.00	6.00	50.00	3.50	1,575.00	78.00	216.00	152.00	15.00	✓	✓	✓	✓	✓	✓
Hite Associates Inc	621,000	6.00	3.00	10.00	2.75	350.00	2.30	5.41	7.60	50.00	✓	✓	✓	✓	✓	✓
Northeast Contracting	853,818	8.50	4.50	125.00	8.00	1,200.00	80.00	800.00	400.00	50.00	✓	✓	✓	✓	✓	✓

Jay Marley
12/6/22

APPROVAL OF CONTRACTS

LEA: Anne Arundel Co

PSC No. 02.037.23 SR

Project Name: Bates Middle

Bid Opening: 9/12/2022

Project Type: Systemic Renovation

Scope of Work: HVAC

Basis for Award of Contract: Base bid + 5 alts

Basis of Funding: 50% of base bid + 5 alts

Local Funds: \$15,358,463

State Funds: \$15,158,463

Total Contract: \$30,516,926

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	James Posey Associates	\$71,470
2	James Posey Associates	\$1,592,205
3	Electrical Automation Services	\$1,222,376
4	Northstar Contracting	\$917,500
5	Aerosol Monitoring	\$146,375
6	Phillips Way	\$26,567,000
		<u><u>\$30,516,926</u></u>

Notes: (1) Replace the HVAC system, fire suppression system, fire pump, domestic water piping and pipe insulation. The scope of work also includes installation of a new building automation system.

(2) Prevailing Wage Rates apply to this contract.

(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

May 7, 2021

Mr. Vincent K. O'Brien
Anne Arundel County Public Schools
2644 Riva Road
Annapolis, MD 21401

Re: Wiley H. Bates Middle School
HVAC Systemic Renovation Scope Study
RFP Number: 18CN-043-048

Dear Vince,

James Posey Associates, Inc. has engaged Columbia Engineering, Inc. for structural engineering services and MK Consulting Engineers, LLC for civil engineering services for the referenced project. Participation from these consultants satisfies 11.6-percent of the project's 15-percent minority participation goal. The remaining design work for the project is a single specialized engineering task. For this reason, we request relief from the remaining 3.4-percent of the minority participation goal due to the specialized nature of this systemic renovation project.

If you need additional information or if there are any questions, please do not hesitate to contact me.

Sincerely,



Michael P. Sherren, PE, LEED AP
Vice President

cc: Mr. T. Slade Van Tine - AACPS, Project Manager, Systemics
Mr. Jim Barger - AACPS, Manager of Systemic Construction

President

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Mr. Vincent K. O'Brien
May 7, 2021
Page 2

- Perform field investigation of the existing building, associated structure, and MEP/FP systems.
- Develop an existing-conditions narrative describing the existing building, structure, and MEP/FP systems, including their current condition, noted deficiencies, and remaining life expectancy.
- Develop recommended mechanical system replacement options. Replacement options will address both infrastructure and distribution system components.
- Evaluate site disturbance impact of required utility upgrades including new incoming electrical service, fire service/sprinkler improvements, new incoming gas service, new chiller pad/enclosure, and portable classrooms.
- Attend a review meeting with AACPS to discuss mechanical system replacement options and prepare minutes from this meeting.
- Discuss impact of recommended replacement mechanical system on other building components, including architectural (both floor plan and ceiling systems), structural, electrical, plumbing, fire protection (both sprinkler and fire alarm), and site.
- Develop an initial project phasing diagram, including anticipated construction durations and temporary conditions (such as portable classrooms).
- Establish available project alternates and associated impact on major mechanical infrastructure components.
- Develop an order of magnitude cost estimate addressing both the base bid and project alternate costs.
- Attend a review meeting with AACPS to discuss project phasing recommendations, alternates, and cost estimate data. Prepare minutes from this meeting.
- Finalize scope study based on meeting comments and submit a final copy to AACPS.

Exclusions

- Detailed calculations, design or drawings (both building and site).
- Determination of the existing sprinkler system's hydraulic design criteria without Owner-provided as-built sprinkler drawings.
- Energy modeling and life cycle cost analysis comparing various systems.
- Application for utility rebate incentives, including BGE Energy Savers Program.
- Analysis to determine viability of LEED certification, including review of preliminary checklists.
- Review of existing utility bills.
- Investigation for the existence of, or design for the removal of, hazardous materials such as lead paint, asbestos, etc.
- Testing of existing systems, materials, and equipment to determine capacity or condition, including obtaining airflow measurements.
- The physical opening of electrical equipment covers to view interior conditions. Assistance from the Owner's maintenance staff or facility electrician is required to open panel boards, switchboards, switchgear, motor control centers, and other electrical equipment.

Mr. Vincent K. O'Brien
May 7, 2021
Page 3

- Test pits, testing, balancing or payment for construction labor to obtain samples or cut inspection openings in structures or components.
- Surveying, utility designation, and geotechnical engineering services.
- Property title reports; EFAs, floodplain studies, and/or wetland delineations; forest conservation and forest delineation; sensitive area reports; Phase I and Phase II environmental engineering; traffic studies; historical and/or archaeological assessments.
- Printing and reproduction. Final scope study will be provided in electronic (PDF) format.

Schedule

Our work will begin upon receipt of your notice to proceed (NTP). We anticipate NTP will be provided in mid-May 2021, with an August 15, 2021 completion timeframe for this scope study.

Professional Services Fee

Our lump sum fee, including expenses and reimbursable costs, for this scope study is as follows:

James Posey Associates, Inc. (MEP Engineering):	\$ 51,200
MK Consulting Engineers (Civil Engineering, MBE):	\$ 3,470
Columbia Engineering (Structural Engineering, MBE):	\$ 4,800
Mark J. Aaby, PE (Fire Protection Engineering):	<u>\$ 12,000</u>
Total Lump Sum Project Fee:	\$ 71,470

Invoices will be sent monthly and will be based on percentage of engineering services completed.

This proposal is valid 90 days from date of issuance.

Vince, we hope that this proposal is acceptable and look forward to working with AACPS on this project. If you have any questions or need additional information, please contact me.

Sincerely,



Michael P. Sherren, PE, LEED AP
Vice President

ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
ARCHITECTURAL AND ENGINEERING SERVICES
PROPOSAL SUMMARY

PROJECT TITLE: Wiley H. Bates Middle School – HVAC Systemic Renovation Scope Study

RFP NUMBER: 18CN-043-048

SCHEDULE

Notice-to-Proceed (NTP)
 50% Submission
 On-Board Review
 95% Submission
 On-Board Review
 Final Documents (4 to 6 weeks to Bid Opening)
 Bids Due

DATE

Immediately After Board Approval
 35 Days ARO
 49 Days ARO
 63 Days ARO
 77 Days ARO
 91 Days ARO
 N/A Days after Final Documents

Construction Starts
 Substantial Completion

N/A
 August 2024

FEE

Firm fixed fee for this task \$ 71,470

FEE BREAKDOWN

<u>Phase</u>	<u>Fee</u>
Design Phase (Feasibility Study)	\$ 71,470
Bid Phase	0
Construction Administration Phase	0

<u>Subconsultant Firm(s)</u>	<u>MDOT Cert. No.</u>	<u>% of Utilization</u>
1. MK Consulting Engineers	13-019	4.9%
2. Columbia Engineering	98-013	6.7%
3.		
4.		
5.		
Total		11.6%

PROJECT BUDGET

AACPS Construction cost estimate for this project is \$ N/A

INSTRUCTION NOTE: In space(s) that do not apply to the proposal, place “N/A”.

In the **SCHEDULE** section, you shall use calendar days starting with NTP.

ARO: After Receipt of Order

August 30, 2021 - Revised

Mr. Vincent K. O'Brien
Anne Arundel County Public Schools
2644 Riva Road
Annapolis, MD 21401

Re: Wiley H. Bates Middle School
HVAC Systemic Renovation
RFP Number: 18CN-043-056

Dear Vince,

We are pleased to provide the following proposal for professional engineering services for the referenced project. Attached to this letter is the completed Anne Arundel County Public Schools (AACPS) Minority Business Enterprise package. James Posey Associates and the consultants listed in this letter will provide the services as described below.

Project Scope

The project scope is based on the recommendations set forth within the HVAC Systemic Renovation Scope Study, dated August 11, 2021, developed by James Posey Associates, which provides a description of the project requirements and general project scope of work. We understand that AACPS does not desire to proceed with Scope Study project alternates 1-1 (typical classroom casework) and 1-4 (interior wall painting). In addition, we understand that project phasing will be accomplished without the use of additional onsite portable classrooms.

Scope of Professional Services

JPA will provide engineering and design services as necessary to support the procurement of the project described. Services including preparation of plans and specifications, shop drawing review, construction consultation, construction observations and preparation of record drawings will be provided any time up to the final acceptance of all construction work associated with identified project. Specific services include the following:

Design Phase

- Field investigation and documentation of existing conditions and creation of demolition drawings. Confirm that physical conditions will support design of new systems.
- Engineering design and completion of systemic project construction documents to accomplish the scope of project and suitable for bidding and permits.
- Develop phasing plan to allow construction without interruption to academic activities. We understand that project phasing will be accomplished without the use of additional onsite portable classrooms.
- Prepare a building code analysis and complete the associated code plan drawing based on current code requirements, existing historical building code drawing documentation, and the proposed scope of work.
- Attend project review meeting with City of Annapolis Plans Review and Fire Marshal.
- Attend on-board review meetings with AACPS to discuss review comments for the 50%

President

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Mr. Vincent K. O'Brien
August 30, 2021 - Revised
Page 2

and 95% CD submission documents and prepare minutes and written responses to comments following meetings.

- Provide engineering calculations and documentation for any BGE Smart Energy Savers® prescriptive utility rebate incentive applications completed by AACPS.
- 50% Contract Document submission: (6 hard copy sets + PDF Files – 3 hard copy sets for AACPS review and 3 hard copy sets for IAC review anticipated. Note that the final deliverable requirements for the IAC will be coordinated prior to the DD submission)
 - Provide drawings and specifications for AACPS and IAC reviews. Prepare calculations package and necessary paperwork for IAC DD phase review.
 - Provide copy of estimate of probable construction cost.
- 95% Contract Document submission: (6 hard copy sets + PDF Files – 3 hard copy sets for AACPS review and 3 hard copy sets for IAC review anticipated. Note that the final deliverable requirements for the IAC will be coordinated prior to the CD submission)
 - Provide drawings and specifications for AACPS and IAC reviews. Prepare calculations package and necessary paperwork for IAC CD phase review.
 - Provide copy of estimate of probable construction cost.
 - Complete permit application and submit to City of Annapolis. Prepare written responses to permit review comments.
- 100% Contract Documents
 - One hard copy set of reproducible, two hard copy sets bound, and PDF files of the final drawings.
 - One unbound bond copy, two bound copies, and PDF files of final specifications.
 - Final engineering cost estimate.

Bid Phase

- Attend pre-bid meeting.
- Provide clarification to bidders as needed.
- Prepare addenda as required.
- Attend bid opening at AACPS.

Construction Administration Phase

- Review submittals and close-out documentation (balance reports, operations and maintenance manuals, etc.).
- Attend progress meetings, project walk-through, and conduct field observation bi-weekly. Minutes to be recorded by JPA. Estimated project duration is approximately 2.5 years, inclusive of multiple phases of construction over three summers and two academic school years.
- Respond to contractor requests for information (RFIs).
- Review change order requests.
- Review contractor applications for payment.
- Conduct final observation of the work and prepare punch list for each phase of work, including back check of list after contractor is complete.

Mr. Vincent K. O'Brien
August 30, 2021 - Revised
Page 3

- Fire Alarm Commissioning: Aaby Fire Protection Engineering has included 8 construction phase site visits to review the installed fire alarm system.
- Restoration Engineering Inc. has included the following site visits during construction to observe details, materials, and installation procedures: 4 visits during summer 2023, 6 visits during summer 2024, and 12 visits during summer 2025.
- Prepare record drawings based on contractor's as-built drawings. Record drawings to be submitted to AACPS in AutoCAD and PDF formats.

Exclusions

- Investigation or testing for existence of, or design for removal of, hazardous materials such as lead paints, asbestos, etc.
- Design and construction administration phase services associated with HVAC Scope Study project alternates 1-1 (typical classroom casework) and 1-4 (interior wall painting).
- Design of portable classrooms to accommodate project phasing.
- Printing of drawings and specifications for bidding or construction.
- Multiple construction documents and/or bid packages.
- Permit fees.
- Commissioning services or training of operating staff, beyond the fire alarm commissioning scope of services included during the construction administration phase.
- The physical opening of electrical equipment covers to view interior conditions. Assistance from the Owner's maintenance staff or facility electricians is required to open panelboards, switchboards, switchgear, motor control centers, and other electrical equipment.
- Commissioning re-inspection of sprinkler and fire alarm components.
- Design of solar heating, thermal storage, geothermal or non-conventional systems.
- Changes to design in response to scope or value engineering changes after completion of design.
- Building information modeling (BIM). Construction documents will be prepared using 2D AutoDesk® AutoCAD® software.
- Calculations and documentation associated with IgCC compliance or LEED certification.

Schedule

The anticipated design schedule for this project is as follows:

Notice to Proceed (NTP)**	September 1, 2021
50% Submission	Week of December 13 th , 2021
On-Board Review	Week of December 20 th , 2021
95% Submission	Week of April 18 th , 2022
On-Board Review	Week of April 25 th , 2022
Final Documents	August 5, 2022
Bids Due	Week of September 20, 2022
Construction Starts	November 2022
Substantial Completion	September 2025

** Should NTP be received after September 1, 2021, the project schedule will shift proportionally.

Mr. Vincent K. O'Brien
August 30, 2021 - Revised
Page 4

Professional Services Fees

Lump sum fee breakdown for professional services, including expenses, is as follows:

	<u>Construction Documents</u>	<u>Bidding Phase</u>	<u>Construction Administration</u>	<u>Total</u>
James Posey Associates, Inc. (Mechanical and Electrical)	\$ 1,028,000	\$ 16,000	\$ 170,500	\$ 1,214,500
MK Consulting Engineers, LLC. (Civil; MBE)	\$ 18,900	\$ 0	\$ 3,500	\$ 22,400
Columbia Engineering, Inc. (Structural; MBE)	\$ 98,400	\$ 4,000	\$ 20,000	\$ 122,400
Aaby Fire Protection Engineering (Fire Protection)	\$ 88,000	\$ 3,000	\$ 55,000	\$ 146,000
Restoration Engineering, Inc. (Roofing)	<u>\$ 35,950</u>	<u>\$ 2,615</u>	<u>\$ 48,340</u>	<u>\$ 86,905</u>
Subtotals:	\$ 1,269,250	\$ 25,615	\$ 297,340	\$ 1,592,205

Fee provided is for design, competitive bidding, and construction administration associated with the base project and all selected project alternates. Construction documents for alternates will be arranged in such a manner that they can be bid by AACPS at a later date, if not accepted at this time. Construction administration costs are based on construction being completed in 2025.

Project Budget

We understand that the total construction budget for this project, including anticipated project alternates, is approximately \$28.6M.

Invoices will be sent monthly and will be based on percentage of engineering services completed.

If there are any questions, please do not hesitate to contact me.

Sincerely,

Michael P. Sherren, PE, LEED AP
Vice President

cc: Mr. T. Slade Van Tine - AACPS, Project Manager, Systemics
Mr. Jim Barger – AACPS, Manager of Systemic Construction

ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
ARCHITECTURAL AND ENGINEERING SERVICES
PROPOSAL SUMMARY

PROJECT TITLE: Wiley H. Bates Middle School
HVAC Systemic Renovation

RFP NUMBER: 18CN-043-056

SCHEDULE

DATE

Notice-to-Proceed (NTP)	Immediately After Board Approval
50% Submission	103 Days ARO
On-Board Review	110 Days ARO
95% Submission	229 Days ARO
On-Board Review	236 Days ARO
Final Documents (4 to 6 weeks to Bid Opening)	338 Days ARO
Bids Due	46 Days After Final Documents
Construction Starts	Immediately After Supervisor of Purchasing Signs Contract and NTP
Substantial Completion	1,461 Days ARO

FEE

Firm fixed fee for this task \$ 1,592,205.00

FEE BREAKDOWN

Phase

Fee

Design Phase	\$ 1,269,250.00
Bid Phase	25,615.00
Construction Administration Phase	297,340.00

Subconsultant Firm(s)

MDOT Cert. No.

% of Utilization

1. MK Consulting Engineers	13-019	1.4%
2. Columbia Engineering	98-013	7.7%
3.		
4.		
5.		
Total		9.1%

PROJECT BUDGET

AACPS Construction cost estimate for this project is \$30.5M with alternates.

INSTRUCTION NOTE: In space(s) that do not apply to the proposal, place "N/A".
In the **SCHEDULE** section, you shall use calendar days starting with NTP.

ARO: After Receipt of Order

12/08/06



3410 Mountain Road
Pasadena, MD 21122
(410) 437-3103
FAX (410) 437-3163
www.easicontrols.com

September 19, 2022

PROPOSAL/QUOTATION ***SRR0120-1***

PROJECT:

AACPS BATES MS RENO

ATTENTION:

Mr. AACPS

REFERENCE DOCUMENTS:

- 1 Mechanical Plans M0 1 through M7 5 by James Posey Associates dated 5/2/2022
- 2 Specification 230900 by James Posey Associates dated 5/2/2022

SCOPE of WORK:

PROVIDE & INSTALL RACEWAY, CONDUCTORS, AND TERMINATIONS FOR THE ABOVE REFERENCED PROJECT LIMITED TO THE FOLLOWING.

TASKS: (1)

1. DEMOLITION: Cut, cap and make safe control wiring for select equipment to allow for removal by the mechanical contractor
2. AHU-1, 2, AND 3 (INDOOR UNITS): Unit to come with OAFMS/OA damper and return air damper. We will provide and install a control panel, Honeywell BACnet Spyder controller with I/O modules, (1) room temperature/humidity sensor, supply, return, mixed, preheat coil, and cooling coil temperature sensors, (1) supply fan, (1) return fan and OA AFMS control signals, high and low limit static pressure switches, (1) supply and (1) return fan stop/start, status and alarm relays, recirc pump stop/start and status relays, (1) drain pan switch, low temperature detector, supply and return duct smoke detector alarm relays, (3) control valve signals, (2) VFD speed signals, outside, return and exhaust air damper actuators and associated control wiring. Provide and install (2) VFD's (line and load wiring by the electrical contractor). Provide (3) control valves, (2) AFMS and (2) dampers for installation by the mechanical contractor. Provide and install (2) VFD's (line/load wiring by the electrical contractor). Provide programming and commissioning.
3. RTU'S (13): Unit to come with 24"x24" space for DDC controllers, outside, return and exhaust dampers, all DX and gas heat operating/safety controls. We will provide and install Honeywell BACnet Spyder controller with I/O modules, condensing unit start/stop and status relays, air flow switch, compressor start/stop and status relays, compressor modulating output, gas burner start/stop relay and modulating output, (1) room temperature/humidity/CO2 sensor, supply, cooling coil, and mixed air temperature sensors, OAFMS control signal, (1) room pressure transmitter, low limit static pressure switch, (1) supply and (1) return fan stop/start, status and alarm relays, supply and return duct smoke detector alarm relays, (2) VFD speed signals, outside and return air damper actuators and associated control wiring. Provide (1) OAFMS for installation by the mechanical contractor. Provide programming and commissioning.

CONTINUED PAGE 1 of 5

PROPOSAL/QUOTATION SRR0120-1

PROJECT:

AACPS BATES MS RENO

ATTENTION:

Mr. AACPS

4. DOAS UNITS W/ DX AND GAS HEAT (9): Unit to come with packaged VFD's, all burner/DX operating/safety controls and outside, exhaust, EA bypass, recirc dampers and 24"x24" space for DDC controllers. We will provide and install Honeywell BACnet Spyder controller with I/O modules, condensing unit start/stop and status relays, general alarm and modulating output; Gas burner status relay, general alarm and modulating output; exhaust air, outside air, entering DX, leaving HC and unit discharge temperature sensors; entering DX and (1) room humidity sensor; low limit static pressure switch, airflow switch, (1) supply and (1) exhaust fan stop/start, status and alarm relays; enthalpy wheel start/stop, status and alarm relays; enthalpy wheel rotation sensor, supply and return duct smoke detector alarm relays, (3) VFD speed signals, outside, exhaust, (2) EA bypass and recirc dampers actuators and associated control wiring. Provide programming and commissioning.
5. DUCTLESS SPLIT (11): Unit to come with factory wired controls and remote thermostat. We will mount and wire the thermostat, interlock the outdoor unit and provide and install (11) zone sensors with associated control wiring to closest DDC controller for monitoring and alarming purposes. Provide programming and commissioning.
6. DSS ELEVATOR (1): Unit to come with factory wired controls and remote thermostat. We will mount and wire the thermostat, interlock the outdoor unit and provide and install (1) zone sensor with associated control wiring to closest DDC controller for monitoring and alarming purposes. Provide interlock wiring for (2) duct smoke detectors. Provide programming and commissioning.
7. FOUR PIPE FCU (64): Provide and install a Honeywell BACnet Spyder controller, zone sensor, supply air sensor, (1) drain pan sensor, supply fan stop/start and status relays, (2) control valve signals and associated control wiring. Provide (2) control valves for installation by the mechanical contractor. Provide programming and commissioning.
8. FCU'S WITH HW AND DX (9): Provide and install a Honeywell BACnet Spyder controller, zone sensor, supply air sensor, (1) drain pan sensor, supply fan stop/start and status relays, condensing unit stop/start and status relays, (1) control valve signal and associated control wiring. Provide (1) control valve for installation by the mechanical contractor. Provide programming and commissioning.
9. CENTRAL PLANT: We will provide and install a controls panel, JACE-8 controller with I/O modules, (1) global outside air temperature/humidity sensor, (10) pipe temperature sensors, (4) differential pressure transmitters, (2) flow meters, (1) glycol feeder alarm, (6) pump stop/start relays, status relays, and alarm; (6) pump speed signals, (3) boiler enable and status relays, general alarms, setpoints, emergency stop relay and BACnet integration; (1) chiller enable and status relays, setpoint and BACnet integration; (5) control valve signals and associated control wiring. Provide (5) control valves, (10) wells and (2) flow meter kits for installation by the mechanical contractor. Provide and install (6) VFD's (line/load wiring by the electrical contractor). Provide programming and commissioning.
10. HYDRONIC-UH - PUH (38) CUH (21) DDC: Provide and install a zone sensor, aquastat, fan stop/start relay, control valve signal and associated control wiring to closest DDC controller. Provide control valve for installation by the mechanical contractor. Provide programming and commissioning.
11. ELECTRIC UH - PUH (9) CUH (10): Provide and install a line voltage thermostat and associated line voltage wiring.
12. CONVECTORS HW (11): Provide and install a bulb temperature sensor, control valve signal and associated control wiring to closest DDC controller. Provide control valve for installation by the mechanical contractor. Provide programming and commissioning.
13. FINNED TUBE RADIATION (22): Provide and install (22) room temperature sensors, (22) control valve signals and associated control wiring to closest DDC controller. Provide (22) control valves for installation by the mechanical contractor. Provide programming and commissioning.

CONTINUED PAGE 2 of 5

PROPOSAL/QUOTATION SRR0120-1

PROJECT:

AACPS BATES MS RENO

ATTENTION:

Mr. AACPS

14. VRF SYSTEM: All equipment to come with factory installed controls and remote thermostats. System Controller to come with BACnet card for integration to EMS. We will mount and wire System Controller, (20) thermostats and provide and install interlock wiring between (20) indoor units, (3) branch selectors and (3) outdoor units. Provide and install (3) override switches. All programming, start-up and warranty to be by the equipment manufacturer. Provide programming and commissioning.
15. EF'S WITH ROOM TEMPERATURE AND DAMPER (3) TYPE-B: Provide and install a zone temperature sensor, stop/start relay, status relay, damper actuator and associated control wiring to closest DDC controller. Provide (1) damper for installation by the mechanical contractor. Provide programming and commissioning.
16. SF-1 WITH ROOM TEMPERATURE AND DAMPER TYPE-B: Provide and install a zone temperature sensor, stop/start relay, status relay, damper actuator and associated control wiring to closest DDC controller. Provide (1) damper for installation by the mechanical contractor. Provide programming and commissioning.
17. EF-6 KITCHEN: Provide and install a hood status relay, fan stop/start relay, status relay, damper actuator and associated control wiring to closest DDC controller. Provide (1) damper for installation by the mechanical contractor. Provide programming and commissioning.
18. TEMPORARY HEATING WATER SYSTEM: Provide (2) steam valve signals and associated wiring to the closest controller. Provide (2) valves for installation by the mechanical contractor. Provide programming and commissioning.
19. EMERGENCY SHUTDOWN SWITCH (2): Provide and install an emergency fan disconnect switch and associated control wiring to closest DDC controller. Provide programming and commissioning.
20. CO DETECTION (2): Provide and install (1) Honeywell E3POINT CO detector in the boiler room, (1) Honeywell E3POINT CO detector in the kitchen, and associated control wiring to closest DDC controller for alarming purposes. Provide programming and commissioning.
21. NATURAL GAS DETECTION SYSTEM: Provide and install (1) Honeywell E3POINT CH4 detector, (1) remote CH4 detector, (2) audible alarms and associated control wiring to closest DDC controller for alarming purposes. Provide programming and commissioning.
22. HIGH TEMPERATURE REF/FREEZER ALARMS (2): Provide and install (2) temperature sensors, (2) manual reset push buttons with audible alarms and associated control wiring to closest DDC controller for alarming purposes. Provide programming and commissioning.
23. DHW PUMPS (3): Domestic Water Heaters, pumps and all controls are existing to remain. We will provide connections to new system controllers. Provide programming and commissioning.
24. BUILDING STATIC PRESSURE MONITORING (4): Provide and install (4) additional building static pressure transmitters for monitoring and trending. Provide programming and commissioning.
25. NEW THERMOSTAT GUARDS (4): Provide and install (4) plastic thermostat guards.
26. TABLET/TRAINING: Provide an allowance of \$ 10,000 for tablet and training.
27. NETWORK: Provide and install (3) JACE-8100 supervisory controllers, (1) JACE- 8025 supervisory controller and BACnet communication cabling to new Honeywell controllers, (3) boilers, (1) chiller and VRF system controller. Provide system graphics on existing workstation.
28. HYDRONIC-UH (1) (ALTERNATE-1: Provide and install a zone sensor, aquastat, fan stop/start relay, control valve signal and associated control wiring to closest DDC controller. Provide control valve for installation by the mechanical contractor. Provide programming and commissioning.

CONTINUED PAGE 3 of 5

PROPOSAL/QUOTATION SRR0120-1

PROJECT:
AACPS BATES MS RENO

ATTENTION:
Mr. AACPS

TASKS CONTINUED:

29. VRF CASSETTES (2) (ALTERNATE-1): All equipment to come with factory installed controls and remote thermostats. We will mount and wire (2) thermostats and provide and install interlock wiring between (2) Indoor units. All programming, start-up, and warranty to be by the equipment manufacturer. Provide programming and commissioning.
30. DH-W PUMPS (3) (ALTERNATE-2): Domestic hot water heaters shall operate under factory packaged controls. We will provide and install (1) pump stop/start and status relay, (1) pipe temperature sensor and associated control wiring to closest DDC controller. Provide programming and commissioning.

EXCLUSIONS:

1. All Type-C exhaust fan timers and wiring by Div-26.
2. All wall rough-in for temperature, humidity, CO2, etc. is provided by Div-26.
3. All work associated with fire alarm system, smoke dampers and fire dampers.
4. Cutting, patching and painting.
5. Demolition and installation of mechanical equipment, piping, ductwork, valves, etc.
6. Gas/domestic water metering, lighting control and ATS, elevator monitoring.
7. Installation of any mechanical equipment, piping, wells, ductwork, AFMS, dampers, pressure taps and valves.
8. Installation of duct smoke detectors.
9. Power wiring.
10. Premium time.
11. Start-up and warranty of controls and equipment not provided and installed by EASL.

NOTES:

1. Access, escorts and parking to be provided by owner.
2. Existing conduit will be reused to the extent possible.
3. FCU equipment power will be used for DDC controls.
4. Price includes engineered drawings, demonstration and (2)year warranty.
5. Price reflects open plenum rated cable installation above accessible ceilings and inside RTU, EMT where exposed and GRC in boiler mechanical room.
6. Work is limited to equipment specified in this proposal.

PROPOSAL/QUOTATION SRR0120-1

PROJECT:
AACPS BATES MS RENO

ATTENTION:
Mr. AACPS

BASE PRICE:

One Million Two Hundred Thirteen Thousand Seven Hundred Fifty Dollars-----\$1,213,750.00

ALTERNATES:

- 1. Alternate-2 - DDC controls for (3) DHW pumps: ADD PRICE.....\$5,830.00
- 2. Alternate-1 - DDC controls for (1) hydronic UH and (2) VRF Cassettes: ADD PRICE.....\$2,796.00

PREPARED BY:

Ron Suedegar

ACCEPTED BY:	TITLE:	DATE:
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SIGNATURE HERETO ACKNOWLEDGES TERMS ABOVE AND SERVES AS NOTICE TO PROCEED. PROPOSAL VOID IF NOT ACCEPTED BY:#####

ANNE ARUNDEL COUNTY PUBLIC SCHOOLS

2022-2023 REQUIREMENTS CONTRACT

Bid # 22SC-236

Northstar Contracting Group, Inc.

SCHOOL: Bates Middle & Bates Art Center		W.O.#		
		P.O.#		
ITEM #	DESCRIPTION	QUANTITY/ UNIT	UNIT PRICE	TOTAL PRICE
1	Furnish & Install Barrier (over trench) (Plywood to include wood framing on 24" centers)	S.F.	\$3.00	\$
2	Remove asbestos insulation up to 4" thickness on surfaces (breaching, board, etc.) with scaffolding if needed.	S.F.	\$5.00	\$
3	Remove asbestos insulation, up to 3" thickness on structural support I beams and decking (Spray-Applied) - I Beams are estimated to be 15" to 18" in height – with scaffolding if needed	S.F.	\$10.00	\$
4	Remove asbestos containing and/or asbestos contaminated ceiling tiles (2' X 2' and 2' X 4') & cleaning grid- with scaffolding if needed	S.F.	\$1.00	\$
5	Remove asbestos containing and/or asbestos contaminated ceiling systems with (2' X 2' and 2' X 4') ceiling tiles, including grid work and hangers – with scaffolding if needed	S.F.	\$1.00	\$
6	Remove asbestos containing and/or asbestos contaminated ceiling systems with (1' X 1') ceiling tiles including glue spots, backer board and black iron – with scaffolding if needed		\$1.50	
	Bates Middle	110,000 S.F.		\$165,000.00
	Bates Art Center	13,000 S.F.		\$19,500.00
7	Remove asbestos containing floor tile with mastic	S.F.	\$1.00	\$
8	Remove asbestos contaminated carpeting with mastic	S.F.	\$1.00	\$
9	Remove asbestos contaminated carpeting with floor tile & mastic	S.F.	\$1.50	\$
10	Remove asbestos containing transite (interior & exterior) – with scaffolding if needed –	S.F.	\$1.00	\$
11	Remove asbestos containing materials from piping - with scaffolding if needed			
	Up to 2" Bates Middle	5,000 L.F.	\$3.00	\$15,000.00
	Bates Art Center	2,000 L.F.		\$6,000.00
	2" to 5" Bates Middle	5,000 L.F.	\$4.00	\$20,000.00
	Bates Art Center	1,500 L.F.		\$6,000.00
	6" to 12" Bates Middle	1,000 L.F.	\$5.00	\$5,000.00
12	Remove asbestos containing materials from Elbows, Fittings, Valves & Tees - with scaffolding if needed			
	Up to 2" Bates Middle	600 L.F.	\$5.00	\$3,000.00
	Bates Art Center	250 L.F.		\$1,250.00
	2" to 5" Bates Middle	500 L.F.	\$10.00	\$5,000.00
	Bates Art Center	150 L.F.		\$1,500.00
	6" to 12" Bates Middle	150 L.F.	\$15.00	\$2,250.00

ANNE ARUNDEL COUNTY PUBLIC SCHOOLS

2022-2023 REQUIREMENTS CONTRACT

Bid # 22SC-236

Northstar Contracting Group, Inc.

SCHOOL: Bates Middle & Bates Art Center		W.O.#		
		P.O.#		
ITEM #	DESCRIPTION	QUANTITY/ UNIT	UNIT PRICE	TOTAL PRICE
13	Cut & Wrap - Remove asbestos containing materials from Elbows, Fittings, Valves & Tees - with scaffolding if needed			
	Up to 5"	L.F.	\$10.00	\$
	Over 5"	L.F.	\$20.00	\$
14	Glove Bag removal of piping & fittings	L.F.	\$15.00	\$
15	Set-Up (to include pre-cleaning as described in specification 22t) Bates Middle Bates Art Center	580,000 SF. 88,000 S.F.	\$1.00	\$580,000.00 \$88,000.00
16	Emergency Call-In			
	Straight Time	Hours	\$10.00	\$
	Overtime (Over scheduled hours)	Hours	\$20.00	\$
	Holiday	Hours	\$40.00	\$
17	Remove contaminated earth in Crawl Space and debris – 1" to 3" (2 ½. feet on each side of the contamination and/or debris	S.F.	\$1.00	\$
18	Decontamination of area (small contaminated area fiber release episode)	S.F.	\$0.50	\$
19	Decontamination of area (large contaminated area fiber release episode)	S.F.	\$1.00	\$
20	Remove, furnish and replace flex connectors on AHU's - with scaffolding if needed	L.F.	\$20.00	\$
21	Remove, furnish and replace rope gasketing on boilers – with scaffolding if needed	L.F.	\$30.00	\$
22	Decontamination of AHU duct work – with scaffolding if needed	S.F.	\$2.00	\$
23	Florescent light tubes 48 tubes per case	Boxes	\$100.00	\$
24	PCB Ballasts	Ballasts	\$10.00	\$
25	Asbestos Storage Trailer – Refer to Item 2.2.19 of the Specifications	EA	\$2,500.00	\$
26	Remove black boards, bulletin boards, sound panels and the associated asbestos containing glue/mastic dots (no residue remains after the glue/mastic dot removal)	S.F.	\$2.00	\$
27	Remove exterior asbestos containing roofing membrane and/or flashing in association with roof replacement projects	S.F.	\$3.00	\$
28	Remove asbestos containing fire doors	S.F.	\$3.00	\$
29	Remove caulking around door frames and windows	L.F.	\$2.00	\$
30	Remove exterior window glazing	L.F.	\$3.00	\$
31	GRAND TOTAL – (SUM LINES 1 through 31)	Bates Middle Bates Art Center TOTAL		\$795,250.00 \$122,250.00 \$917,500.00

ANNE ARUNDEL COUNTY PUBLIC SCHOOLS

2022-2023 REQUIREMENTS CONTRACT

Bid # 22SC-236

Northstar Contracting Group, Inc.

SCHOOL: Bates Middle & Bates Art Center

W.O.#

P.O.#

Description of Work:

Bates Middle:

Removal of approximately 110,000 sq. feet of asbestos mastic dots/patties exposed in Lobbies & Stairwells or above the drop ceilings located throughout the Classrooms, Offices, Hallways, Cafeteria, Media Center & Locker Rooms (dressing area only). Removal of the 1'x1' ceiling tiles adhered to the mastic dots, if still present. Removal of any asbestos pipe/fitting insulation that are currently exposed (in Closets, Storage Rooms, crawlspaces, etc.) and/or will be made accessible and exposed doing the drop ceiling (2'x2" or 2'x4') removal by others. The work shall be performed within full containments with 3-stage Decontamination Chamber. Finals are to be analyzed by TEM analysis with immediate turn around. Work shall be performed utilizing approximately twenty (20) containments.

Bates Art Center:

Removal of approximately 13,000 sq. feet of asbestos mastic dots/patties above the drop ceilings located throughout the Classrooms (300, 301, 302, 303, 401 & 402), Hallways & Dance Room 402. Removal of the 1'x1' ceiling tiles adhered to the mastic dots, if still present. No mastic dots were observed in Dance Room 403. Removal of any asbestos pipe/fitting insulation that are currently exposed (in Closets, Storage Rooms, crawlspaces, etc.) and/or made accessible and exposed doing the drop ceiling (2'x2" or 2'x4') removal by others. The work shall be performed within a full containment with 3-stage Decontamination Chamber. Finals are to be analyzed by TEM analysis with immediate turn around. Work shall be performed utilizing four to five (4 to 5) containments.

The removal of all drop ceiling systems (2'x2', 2x4' & plaster) shall be performed by others, prior to the start of the abatement work.

Start Date:

Number of Days: **Bates Middle - ~ Two hundred (200) working days**
 Bates Art Center - ~ Twenty five to thirty (25 to 30) working days

Number of People Assigned:

AACPS Signature:

Northstar Signature:

**ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
2016 / 2017 AIR MONITORING, PROJECT ADMINISTRATION & DESIGN SERVICES CONTRACT**

AEROSOL MONITORING & ANALYSIS, INC. -RFB # 17SC-093

SCHOOL: Bates MS & Bates Art Center (2023-2025)		W.O.#		
		P.O.#		
PROJECT ADMINISTRATION & AIR MONITORING	Estimated Number of Days		Prices Per Unit	TOTAL PRICE

- 1 Amount per 8 hour shift, Air Monitoring:
(To include labor, travel, report time, photo documentation, taking and analyzing PCM samples)

On site analysis of PCM's will be required

When a full 8-hour shift is not needed the daily rate will be divided by (8) eight times the number of hours at the job site.

Bates MS -200	X	\$ 520.00	=	104,000.00
Bates Art Center - 30				15,600.00

- a. Amount per hour for overtime: (to include everything in item 1)

	X	\$ 75.00	=	
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Estimated Number of Samples

- 2 Amount per Bulk Sample: (to include taking, analyzing, and archiving the sample) PLM analysis
(Within 2 calendar days)

	X	\$ 16.00	=	
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Amount per Bulk Sample: (to include taking, analyzing, and archiving the sample) PLM analysis.
(24 hour turnaround)

	X	\$ 24.00	=	
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Amount per Bulk Sample: (to include taking, analyzing, and archiving the sample) PLM analysis.
(3-5 hour turnaround)

	X	\$ 125.00	=	
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- 3 Amount per TEM sample using AHERA protocol.

- a. Amount per TEM sample using AHERA protocol.**(2 calendar day turnaround)**

	X	\$ 70.00	=	
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- b. Amount per TEM sample using AHERA protocol. **(Less than 24 hour turnaround)**

Specify the amount of time for less than 24 hour turnaround (12 hour) **(8 hours)**

Bates MS -100	X	\$ 125.00	=	12,500.00
Bates Art - 25				3,125.00

Center

Design & Construction Phase Project Management Services, based on hourly rates to include expenses:			Estimated number of hours		Per Hour	TOTAL PRICE
4	a.	C.I.H.		X	\$ 145.00	=
	b.	Sr. Project Manager	Bates MS - 100	X	\$ 115.00	11,150.00
	c.	Project Manager		X	\$ 80.00	=
	d.	Inspector/Management Planner		X	\$ 75.00	=
	e.	CADD Operator/Draftsperson		X	\$ 50.00	=
	f.	Administrative Support		X	\$ 40.00	=
***	g.	Lead Inspector		X	\$ 75.00	=
	h.	Lead Designer		X	\$ 74.00	=
	i.	CAD Developer		X	\$ 40.00	=
	j.	XRF		X	\$ 20.00	=
1	Total for estimated number of days					Bates MS - \$104,000
						Bates Art Center \$15,600
2	Total for estimated number of bulk samples					Bates MS - \$12,500
						Bates Art Center \$3,125
3	Total for estimated number of TEM samples					
4	Total for the estimated number of hours for Design and Construction Phase Project Management Services					Bates MS - 11,150
	Grand Total					Bates MS - \$127,650
						Bates Art Center \$18,725
Grand Total - \$146,375						

DESCRIPTION OF WORK:

Bates Middle:

Removal of approximately 110,000 sq. feet of asbestos mastic dots/patties exposed in Lobbies & Stairwells or above the drop ceilings located throughout the Classrooms, Offices, Hallways, Cafeteria, Media Center & Locker Rooms (dressing area only). Removal of the 1'x1' ceiling tiles adhered to the mastic dots, if still present.

Removal of any asbestos pipe/fitting insulation that are currently exposed (in Closets, Storage Rooms, crawlspaces, etc.) and/or will be made accessible and exposed doing the drop ceiling (2'x2" or 2'x4') removal by others.

The work shall be performed within full containments with 3-stage Decontamination Chamber. Finals are to be analyzed by TEM analysis with immediate turn around. Work shall be performed utilizing approximately twenty (20) containments.

Bates Art Center:

Removal of approximately 13,000 sq. feet of asbestos mastic dots/patties above the drop ceilings located throughout the Classrooms (300, 301, 302, 303, 401 & 402), Hallways & Dance Room 402. Removal of the 1'x1' ceiling tiles adhered to the mastic dots, if still present. No mastic dots were observed in Dance Room 403.

Removal of any asbestos pipe/fitting insulation that are currently exposed (in Closets, Storage Rooms, crawlspaces, etc.) and/or made accessible and exposed doing the drop ceiling (2'x2" or 2'x4') removal by others.

The work shall be performed within a full containment with 3-stage Decontamination Chamber. Finals are to be analyzed by TEM analysis with immediate turn around. Work shall be performed utilizing four to five (4 to 5) containments.

The removal of all drop ceiling systems (2'x2', 2x4' & plaster) shall be performed by others, prior to the start of the abatement work.

START DATE TBD

AACPS SIGNATURE: C. Thomas Leary 5/26/2022

CONTRACTOR SIGNATURE _____

23CN-010 HVAC REPLACEMENT AT WILEY H. BATES MIDDLE SCHOOL

BID OPENING

DRAFT COPY FOR REVIEW PURPOSES ONLY

TUES., 09/20/22 @ 11:00 AM

CONTRACTOR	Phillips Way	Tuckman-Barbee	Not Cold Corp	Jensen Mph
BASE BID	24,900,000	33,643,000	33,590,254	26,886,000
ALTERNATE NO. 1	661,000	999,000	175,000	634,000
ALTERNATE NO. 2	202,000	387,000	235,000	265,000
ALTERNATE NO. 3	183,000	210,000	154,000	182,000
ALTERNATE NO. 4	194,000	202,000	185,000	117,000
ALTERNATE No. 5	427,000	880,000	395,000	389,000
CONTRACTOR				
BASE BID				
ALTERNATE NO. 1				
ALTERNATE NO. 2				
ALTERNATE NO. 3				
ALTERNATE NO. 4				

IAC Meeting 01/12/2023

I affirm that the contents of the draft bid tab accurately reflect the bid prices as read.

OPENED BY: MARLENE-MUELLER

RECORDED BY: JOYCE MILLER

COLEEN MYERS QUINN
Ferguson

APPROVAL OF CONTRACTS

LEA: Baltimore County

PSC No. 03.022.22

Project Name: Stoneleigh Elementary

Bid Opening: 11/7/22

Project Type: Systemic Renovation

Scope of Work: Roof Replacement

Basis for Award of Contract: base bid

Basis of Funding: 57% of eligible base bid

Local Funds: \$2,508,262

State Funds: \$741,000

Total Contract: \$3,249,262

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Weatherproofing Technologies, Inc.	<u>\$3,249,262</u>
		<u>\$3,249,262</u>

Notes: (1) Replacement of the 31,724 sf 1992 built-up roof. The 5,700 sf 2002 built-up roof will be funded at local expense.
 (2) Prevailing wage rates apply to this contract.
 (3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

SECTION 004000 - FORM OF PROPOSAL

DATE: November 15, 2022

PROJECT TITLE: STONELEIGH ELEMENTARY SCHOOL – REPLACEMENT ROOF

BCPS BID NUMBER: **CWA-120-22-004**

BIDDER CONTRACT PACKAGE NUMBER: _____

BID SUBMITTED BY: Weatherproofing Technologies, Inc.
(Company Name as reflected on your company's W-9 Form)

SUBMITTED TO: Baltimore County Public Schools
Office of Purchasing
Electronic Submission

The undersigned BIDDER proposes and agrees, if this Bid is accepted, to enter into an Agreement with the OWNER in the form included in the Contract Documents to complete all Work as specified or indicated in the Contract Documents for the Contract Price and within the Contract Time indicated in this Bid and in accordance with the Contract Documents.

BIDDER has examined the site and locality where the Work is to be performed, the legal requirements (federal, state and local laws, ordinances, rules and regulations) and the conditions affecting cost, progress, or performance of the Work and has made such independent investigations, as BIDDER deems necessary.

BIDDER hereby agrees to furnish all labor, materials, equipment, and services required to complete the project in strict accordance with the Contract Documents for the following price:

J. K. Milliken/ss 11/15/22
(Signature of Bidder) (Date)

BASE BID

TOTAL BASE BID consisting of the cost of asbestos abatement, demolition, and new construction, including the related architectural, mechanical, electrical, and other requirements incidental to the project.

**Bidders shall include the following allowance(s) in their BASE BID:
\$5,000 for Asbestos Abatement Services.**

BASE BID: \$ \$3,249,262.19 **(IN DOLLARS)**

Three Million, Two Hundred Forty Nine Thousand, Two Hundred Sixty Two and 19/100
BASE BID: _____ (IN WRITING)

If a BASE BID amount contains contradictory terms, handwritten terms prevail over typewritten terms, and words prevail over numbers. The dollar amount expressed in words shall govern.

J. K. Milliken/ss 11/15/22
(Signature of Bidder) (Date)

APPROVAL OF CONTRACTS

LEA: Baltimore County

PSC No. 03.134.22

Project Name: Loch Raven High

Bid Opening: 11/7/22

Project Type: Systemic Renovation

Scope of Work: Roof Replacement

Basis for Award of Contract: base bid

Basis of Funding: 57% of eligible base bid

Local Funds: \$2,719,580

State Funds: \$1,317,000

Total Contract: \$4,036,580

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Weatherproofing Technology, Inc.	<u>\$4,036,580</u>
		<u>\$4,036,580</u>

Notes: (1) Replacement of the 66,000 sf 1997 built-up roof.
(2) Prevailing wage rates apply to this contract.
(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

SECTION 00 40 00
FORM OF PROPOSAL

DATE: November 15, 2022

PROJECT TITLE: LOCH RAVEN HIGH SCHOOL ROOF REPLACEMENT

BCPS BID NUMBER: CWA-120-22-003

BID SUBMITTED BY: Weatherproofing Technologies, Inc.
(Company Name as reflected on your company's W-9 Form)

SUBMITTED TO: Baltimore County Public Schools
Office of Purchasing
6901 Charles Street, Building "E", 1st Floor
Towson, Maryland 21204

The undersigned BIDDER proposes and agrees, if this Bid is accepted, to enter into an Agreement with the OWNER in the form included in the Contract Documents to complete all Work as specified or indicated in the Contract Documents for the Contract Price and within the Contract Time indicated in this Bid and in accordance with the Contract Documents.

BIDDER has examined the site and locality where the Work is to be performed, the legal requirements (federal, state and local laws, ordinances, rules and regulations) and the conditions affecting cost, progress, or performance of the Work and has made such independent investigations, as BIDDER deems necessary.

BIDDER hereby agrees to furnish all labor, materials, equipment, and services required to complete the project in strict accordance with the Contract Documents for the following price:

J. K. Milliken/ss 11/15/22
(Signature of Bidder) (Date)

BASE BID

TOTAL BASE BID consisting of the cost of asbestos abatement, demolition, and new construction, including the related architectural, mechanical, electrical, and other requirements incidental to the project.

**Bidders shall include the following allowance(s) in their Base Bid:
\$5,000 for Asbestos Abatement Services**

BASE BID: \$ 4,036,579.60 **(IN DOLLARS)**

BASE BID: Four Million, Thirty-Six Thousand, Five-Hundred Seventy-Nine Dollars and 60/100 (IN WRITING)

If a BASE BID amount contains contradictory terms, handwritten terms prevail over typewritten terms, and words prevail over numbers. The dollar amount expressed in words shall govern.

JK Milliken/ss 11/15/22
(Signature of Bidder) (Date)

APPROVAL OF CONTRACTS

LEA: Cecil County

PSC No. 07.029.23

Project Name: Elkton Middle

Bid Opening: 11/2/22

Project Type: Systemic Renovation

Scope of Work: Roof Replacement

Basis for Award of Contract: base bid

Basis of Funding: 66% of eligible base bid

Local Funds: \$776,000

State Funds: \$1,424,000

Total Contract: \$2,200,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Dynamic General Contracting	<u>\$2,200,000</u>
		<u>\$2,200,000</u>

- Notes:** (1) Replace the 1995 72,600 sf roof and associated systems.
(2) Prevailing wage rates apply to this contract.
(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

Bid #23-05 Elkton Middle School Roof Replacement Project

Bid Tab

November 2, 2022 @ 2:00 p.m.

The scope of this project consist of the following:

Installation & removal of temporary safety railings/rigging & hoisting for demolition & new roofing, access for the high steep slope portion of the roof, complete demolition of all roofing, roof insulation, sheet metal, accessories & wood blocking, an allowance for 2,000 square feet of various masonry repair including pointing, patching and/or rebuilding, installation of a permanent guardrail at the rear of the gym where the mechanical equipment is to close to the roof edge to meet code, installation of new wood blocking per roof design, an allowance for replacement of 6,500 square feet (10% of roof area) of potentially deteriorated roof deck, installation of code compliant roof insulation on low slope roofs, installation of SBS roofing system at all low slope roofs including cover board, vapor barrier, roofing, sheet metal, accessories & walk pads, installation of 300# - 360# architectural asphalt shingles at all steep slope roofs including peel & stick underlayment, sheet metal & accessories, misc. caulking for all roof work, replacement of all gutters, downspouts & interior roof drains, mechanical and electrical allowances for potential work required as a result of increased roof insulation thickness. 5% contingency for unforeseen conditions.

Bidder/Company Name

Base Bid:

All labor, materials, bonds, fees, permits, sales taxes, and equipment required to complete the work as specified in project specifications & drawings for the Elkton Middle School Roof Replacement Project.

Alternate - N/A

TOTAL

All State Contractor Inc	Detweiler Roofing	Dynamic General Contracting	Ruff Roofing		
\$ 2,531,170	\$ 2,852,000	\$ 2,200,000	\$ 6,050,288		

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\$ 2,531,170	\$ 2,852,000	\$ 2,200,000	\$ 6,050,288	\$ -	\$ -
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Lowest responsive/responsible bidder meeting specifications

APPROVAL OF CONTRACTS

LEA: Harford County

PSC No. 12.018.23

Project Name: Swan Creek School (Ctr Educational Opportunity)

Bid Opening: 11/3/22

Project Type: Systemic Renovation

Scope of Work: HVAC Upgrades

Basis for Award of Contract: base bid + 2 alts

Basis of Funding: 63% of eligible base bid

Local Funds: \$724,543

State Funds: \$1,233,682

Total Contract: \$1,958,225

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Temp Air Company, Inc.	<u>\$1,958,225</u>
		<u>\$1,958,225</u>

Notes: (1) Replacement of 98,368 sf 1990/1965 built-up roof. The reroofing of the 2011 entrance canopy will be performed at local expense.
 (2) Prevailing wage rates apply to this contract
 (3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

SWAN CREEK SCHOOL HVAC UPGRADES

**BID TAB SHEET
PROPOSALS RECEIVED NOVEMBER 3, 2022**

BIDDERS	Temp Air Company	Towson Mechanical	Chilmar Corporation	Fresh Air Concepts
Aff. of Qual to Bid	✓	✓	✓	✓
Bid Bond	✓	✓	✓	✓
MBE - SOP	✓	✓	✓	✓
MBE - UA	✓	✓	✓	✓
Addendum #1	✓	✓	✓	✓
Addendum #2	✓	✓	✓	✓
Addendum #3	✓	✓	✓	✓
BASE BID	\$1,693,000	\$1,707,000	\$1,919,396	\$2,721,000
Add Alternate #1	\$221,000	\$237,000	\$477,000	\$508,200
Add Alternate #2	\$44,225	\$58,000	\$31,400	\$23,637
TOTAL BID	\$1,958,225	\$2,002,000	\$2,427,796	\$3,252,837

APPROVAL OF CONTRACTS

LEA: Harford County

PSC No. 12.053.23

Project Name: Meadowvale Elementary

Bid Opening: 10/26/2022

Project Type: Systemic Renovation

Scope of Work: Chiller Replacement

Basis for Award of Contract: base bid

Basis of Funding: 65% of eligible base bid

Local Funds: \$192,030

State Funds: \$326,970

Total Contract: \$519,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	Temp Air Company, Inc.	<u>\$519,000</u>
		<u>\$519,000</u>

Notes: (1) Replace the 2001 chiller.

(2) Prevailing wage rates apply to this contract.

(3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

**MEADOWVALE ELEMENTARY SCHOOL
CHILLER REPLACEMENT**

**BID TAB SHEET
PROPOSALS RECEIVED OCTOBER 26, 2022**

BIDDERS	Temp Air Company	Denver-Elek	Crockett Facilities Services	Towson Mechanical	Fresh Air Concepts	R.F. Warder	Patapsco Mechanical	Dynastics	Chilmar Corporation
Bid Bond	✓	✓	✓	✓	✓	✓	✓	✓	✓
Aff of Qual to Bid	✓	✓	✓	✓	✓	✓	✓	✓	✓
MBE - SOP	✓	✓	✓	✓	✓	✓	✓	✓	✓
MBE - UA	✓	✓	✓	✓	✓	✓	✓	✓	✓
Addendum #1	✓	✓	✓	✓	✓	✓	✓	✓	✓
Addendum #2	✓	✓	✓	✓	✓	✓	✓	✓	✓
Addendum #3	✓	✓	✓	✓	✓	✓	✓	✓	✓
TOTAL BASE BIDS	\$519,000.00	\$520,821.00	\$529,500.00	\$611,000.00	\$672,890.00	\$673,174.00	\$700,000.00	\$715,000.00	\$809,396.00

APPROVAL OF CONTRACTS

LEA: Wicomico County

PSC No. 22.007.22

Project Name: Delmar Elementary

Bid Opening: 11/15/22

Project Type: Systemic Renovation

Scope of Work: Roof Restoration/Replacement

Basis for Award of Contract: base bid + 2 alt

Basis of Funding: 100% of eligible base bid (up to maximum state allocation)

Local Funds: \$703,000

State Funds: \$859,000

Total Contract: \$1,562,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	SGK Contracting	<u>\$1,562,000</u>
		<u>\$1,562,000</u>

Notes: (1) All the existing gravel will be vac. off the roof as specified and in accordance to the roof system manufacture standards. All deficiencies in the existing roof system marked by the roof system manufacture, Architect and Consultant.
 (2) Prevailing wage rates apply to this contract.
 (3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

IFB 91066-207 DELMAR ELEMENTARY SCHOOL
ROOF REPLACEMENT AND RESTORATION

BASE BID Partial roof replacement and partial roof restoration as indicated in the Bidding Documents.

Alternate 1: In lieu of base bid, provide manufactured copings, roof edge specialties, roof-edge drainage fabrications, and reglets and counterflashings as specified in Section 077100 "Roof Specialties."

Alternate 2: In addition to base bid, provide vapor barrier at Roof Type 2 as indicated on Drawing A101 and as specified in Section 075216 "Styrene-Butadiene-Styrene Modified Bituminous Membrane Roofing."

Bid was advertised on eMaryland Marketplace and WCPS' websites.

APPROVAL OF CONTRACTS

LEA: Wicomico County

PSC No. 22.009.23 HSFF

Project Name: Wicomico High

Bid Opening: 12/13/22

Project Type: Systemic Renovation

Scope of Work: Roof Replacement

Basis for Award of Contract: base bid

Basis of Funding: 100% of eligible base bid (up to maximum state allocation)

Local Funds: \$2,474,000

State Funds: \$6,006,000

Total Contract: \$8,480,000

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	SGK Contracting, Inc.	<u>\$8,480,000</u>
		<u>\$8,480,000</u>

- Notes:** (1) The project demo scope includes full removal of the existing roofing (majority last installed in 1987) down to the repair/replacement of any damaged deck. At the Auditorium, Building A, and Building D at Wicomico High School, completely remove the exiting built-up roofing systems down to the existing cementitious wood fiber and gypsum plank roof decks. Repair and/or replace any deteriorated roof deck as required and replace all wood blocking above the top flat surface of the roof deck. Raise curbs and pipe penetrations as required to accommodate the new roof system.
- (2) Prevailing wage rates apply to this contract.
- (3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

IFB 91066-209
ROOF REPLACEMENT
WICOMICO HIGH SCHOOL
December 13, 2022

LUMP SUM BASE BID

SGK Contracting, Inc.	\$	8,480,000.00
Whiting-Turner Company	\$	13,000,000.00
Island Contracting, Inc.		Non-responsive

It is recommended that the Board award Wicomico High School Roof Replacement to SGK Contracting, Inc. as the evaluated low responsive and responsible bidder pending approval of the Interagency Commission on School Construction.

SOURCE OF FUNDS: State Funding and Capital Outlay
CONTRACT VALUE: \$ 8,480,000.00

SCOPE OF WORK:

Removal, disposal and replacement of roofs at Wicomico High School per the Bidding Documents.

This bid was advertised on eMarylandMarketPlace and Wicomico County Public School websites.

219 vendors were notified through eMaryland Marketplace

APPROVAL OF CONTRACTS

LEA: Wicomico County

PSC No. 22.019.21

Project Name: Pittsville Elementary/Middle

Bid Opening: 11/15/22

Project Type: Systemic Renovation

Scope of Work: Roof Restoration/Replacement

Basis for Award of Contract: base bid

Basis of Funding: 100% of eligible base bid

Local Funds: \$0

State Funds: \$1,691,150

Total Contract: \$1,691,150

State Contingency for Change Orders:

Transfer State Funds:	Account No.	Amount
Decrease Project Amount:		<u>\$0</u>
Increase Contingency Amount:		<u>\$0</u>
Decrease Contingency Amount:		<u>\$0</u>
Increase Project Amount:		<u>\$0</u>

<u>Contract #</u>	<u>Contractor</u>	<u>Total Contract</u>
1	D Project, inc.	<u>\$1,691,150</u>
		<u>\$1,691,150</u>

Notes: (1) This project has expanded from a full roof restoration to a hybrid partial roof restoration / partial roof replacement. Several areas of the roof are recommended to be fully reroofed including complete removal of the existing roof assembly, and installation of a new roof assembly to include asphaltic built-up roofing, coverboard, roof insulation to meet current code with regards to the thermal resistance and roof slope, and an air/vapor barrier applied directly to a nailed base sheet/rosin paper over the existing Cementous wood fiber roof deck.
 (2) Prevailing wage rates apply to this contract.
 (3) All change orders are Local responsibility; change orders are not required to be submitted to the State for review. Final State funding is evaluated at time of project Close-Out.

IAC Approval Date:

Item 1C. Approval of Revisions to Previously Approved Contracts

Motion:

To approve the revisions to previously approved contract awards as presented.

Background Information:

December 8, 2022 - Contract Awards

Change is to correct state participation approved at the December 8, 2022 IAC Meeting.

Calvert County - Plum Point MS

PSC 04.017.23

Project Type: Systemic Renovation

Change State funds from \$2,144,800 to \$1,895,920

Change Local funds from \$1,685,200 to \$1,934,080

Item 1D. Anne Arundel County Public Schools – Site Approval – Old Mill North Middle School

Motion:

To approve the reuse of the existing Center of Applied Technology - North site of 55.36 acres owned by the Anne Arundel County Board of Education (AACBOE) at 800 Stevenson Road, Severn, MD, 21144 (Parcels 1 and 3 of Tax I.D. # 02-04-00090036241, Liber 2274, Folio 442), for the construction of a replacement for Old Mill North Middle School with a scheduled completion in Fall 2027; adhering to the actions identified in the state clearinghouse review, state application identifier MD20221007-0792.

Background Information:

The Anne Arundel County Board of Education (AACBOE) is requesting site approval to construct the Old Mill North Middle School replacement at 800 Stevenson Road. This parcel has been owned by AACBOE since 1969 and is where the Center of Applied Technology - North (CATN) building is currently located. Per the Old Mill Complex Master Plan, which was approved by the IAC on June 2, 2020 as part of the waiver of the feasibility study requirement, CATN will be relocated to the current Old Mill HS/MS site. AACPS plans to serve approximately 1,199 students in grades six through eight in the new Old Mill North Middle School at an estimated cost of \$100.3 million.

State Clearinghouse review was completed in November 2022. The AACBOE approved the site on September 6, 2016 as part of the Old Mill Complex Master Plan approval.

Land Use and Infrastructure

- The site is in the County's PFA.
- Current zoning is R5 – Residential (low-medium density single-family detached residential development). Properties surrounding the site are zoned R-5 and R-2 (low-density suburban single-family detached residential development).
- Public water, sewer, natural gas, and electric service already serve the CAT North facility.
- No identified road frontage improvements will be required to provide access to the site.
- CATN is currently served by a closed storm drain system. The drainage from the paved areas is collected at several inlets located throughout these areas and conveyed to a pipe located along the eastern edge of the driveway. Any new construction that occurs will be required to meet the requirements established by the Stormwater Act of 2007. These requirements establish a process by which new construction needs to utilize sustainable or environmental site design to the maximum extent possible to satisfy water quality requirements.

Environmental and Natural Settings

- The site is not located within a 100-year floodplain.
- There is one identified wetland area on the sites located in the northwestern portion of Parcel 435 (CATN) and are considered palustrine forested wetlands.
- No known rare, threatened, or endangered species of plant or animals or habitats are known to exist on or near the site.
- No steep slopes on the site will be disturbed.
- The site is partially forested and will be partially cleared during the construction process. No Forest Conservation Easements currently exist at the site; however, a Forest Stand delineation is underway and forest conservation plans will be required as part of the development process.

Item 1E. Baltimore County Public Schools – Site Approval – Deer Park Elementary School

Motion:

To approve the acquisition and use by the Baltimore County Board of Education (BCBOE) of 14.86 acres of land at 9809 Lyons Mill Road, Owings Mills, MD, 21117 for the construction of a replacement for Deer Park Elementary School; adhering to the actions identified in the state clearinghouse review, state identifier MD20211122-0884.

Background Information:

BCBOE is requesting site approval to build a replacement for Deer Park Elementary School at 9809 Lyons Mill Road in Owings Mills.

The site area currently includes several adjacent, publicly owned parcels at the southeast corner of Lyons Mill Road and Marriottsville Road in Owings Mills. Some are owned by the BCBOE, and some are owned by the Baltimore County Department of Recreation and Parks.

Upon IAC approval, BCBOE will coordinate with the Department of Recreation and Parks to consolidate and swap the parcels. Once this process is complete, the parcels owned by BCBOE will include the Deer Park site and all educational facilities and functions, and the parcels owned by the Department of Recreation and Parks will include the county-owned park and recreational facilities in the vicinity.

Deer Park Elementary School is being designed for pre-kindergarten through fifth grade with a capacity of 735 students. It would be located on a portion of the site directly to the west of the existing elementary school that is currently occupied by athletic fields and owned by the Department of Recreation and Parks.

When the project is completed, the existing school will be demolished and athletic fields will be constructed on the existing school site. This arrangement is part of the land swap between the agencies.

State Clearinghouse review was completed in December 2021. The BCBOE approved the site on September 13, 2022.

Land Use and Infrastructure

- The site is in the County's Priority Funding Area.
- Current zoning is DR (Density Residential) 3.5. The site is adjacent to the existing elementary school.
- Public water, sewer, natural gas, and electric service are available at the site.

Environmental and Natural Settings

- The site is not located within a 100-year floodplain.
- No known rare, threatened, or endangered species of plants, animals, or habitats are known to exist on or near the site.
- Steep slopes on the site are located on a portion of the land that will not be disturbed.
- The site will implement Environmental Site Design (ESD) features (micro-bioretenion, gravel wetlands) to comply with County and State requirements. Sediment control will consist of perimeter sediment filtering devices as well as a centrally located sediment filtering device to comply with County and State requirements.

Item 1F. Built to Learn Act Project Status Report

Motion:

This item is informational and does not require IAC action.

Background Information:

Please see the details regarding BTL allocations, report key, and attached report dated as of December 28, 2022 - ***Built to Learn Act Project Status Report.***

BTL Project Status Report Key

This report displays the current status of BTL projects that have been approved by the IAC.

The Delivery column indicates the type of project delivery method:

- **O/B:** Owner / Builder. The LEA acts as the prime at-risk construction manager (general contractor) and directly contracts with the trade contractors. The LEA may engage a not-at-risk construction manager to act as its agent to assist with the management of the project.
- **CMAR:** Construction Management At-Risk. The LEA engages an at-risk construction manager that will become the prime general contractor before the schematic design phase begins to gain the value-added benefits of ensuring design/construction viability and design cost effectiveness and for a turn-key project delivery within a guaranteed maximum price (GMP).
- **DBB:** Design-Bid-Build. The LEA utilizes the “traditional” sealed bid delivery method where the successful at-risk prime general contractor delivers the project turn-key for a fixed price based upon fully complete project documents.

The percentage within each box indicates the level of progress of that phase and the color indicates the degree to which the activities in that phase are/were on schedule based upon the LEA’s initially submitted project schedule (generally from the schematic-design submission).

%	Phase completed or on track to be completed ahead of scheduled date.
%	Phase completed or on track to be completed within 2 months of scheduled date.
%	Phase completed or on track to be completed between 2 - 4 months of scheduled date.
%	Phase completed or on track to be completed more than 4 months after scheduled date.

LEA	Project	Delivery	Design	Construction	Notes
Anne Arundel	Hillsmere ES Replacement	O/B	100%	68%	
Anne Arundel	Old Mill West HS New	O/B	100%	57%	
Anne Arundel	Rippling Woods ES Replacement	O/B	100%	68%	
Anne Arundel	West County ES New	O/B	100%	13%	
Anne Arundel	Old Mill MS South Replacement	O/B	0%	0%	
Baltimore City	Baltimore City College HS Renovation	CMAR	0%	0%	
Balt County	Bedford ES Replacement	O/B	100%	9%	Design was delayed awaiting funding to be secured.
Balt County	Northeast Area MS New	O/B	100%	30%	Design was delayed awaiting funding to be secured.
Balt County	Pine Grove MS Renovation / Addition	O/B	100%	24%	
Balt County	Summit Park ES Replacement	O/B	100%	27%	
Balt County	Lansdowne HS Replacement	O/B	100%	0%	Contract award in process. NTP expected April 2023.
Carroll	Westminster East MS Replacement	CMAR	100%	55%	
Charles	J. P. Ryon ES PreK & K Addition	DBB	100%	28%	LEA delayed project for MSA MOU.
Charles	Malcolm ES PreK & K Addition/Renovation	DBB	100%	49%	LEA delayed project for MSA MOU.
Charles	McDonough HS Renovation/Addition	DBB	100%	18%	LEA delayed project for MSA MOU.
Frederick	Waverley ES Replacement	O/B	100%	98%	
Frederick	Brunswick ES Replacement	CMAR	100%	55%	
Frederick	Green Valley ES Replacement	CMAR	40%	0%	
Frederick	Valley ES Replacement	CMAR	40%	0%	
Harford	Homestead Wakefield ES Replacement	O/B	100%	0%	Construction delayed, pending resolution with Town of Bel Air.
Howard	Hammond HS Renovation/Addition	O/B	100%	75%	
Montgomery	Clarksburg Cluster ES #9 New	CMAR	100%	48%	
Montgomery	South Lake ES Renovation / Addition	CMAR	100%	45%	
Montgomery	Burnt Mills ES Replacement	CMAR	100%	42%	
Montgomery	Woodlin ES Replacement	CMAR	100%	33%	
Montgomery	Woodward HS Replacement	CMAR	100%	48%	After initial bid, project went through a redesign.
Montgomery	Stonegate ES Renovation / Addition	CMAR	100%	47%	
Montgomery	Neelsville MS Replacement	CMAR	100%	17%	
Montgomery	Poolesville HS Renovation / Addition	CMAR	100%	37%	
Montgomery	Page ES Addition	DBB	100%	29%	
Wicomico	Mardela MS/HS Addition / Renovation	CMAR	100%	10%	

Item 2. Adoption of Final 14.39.02.06 COMAR Revisions

Motion:

To adopt the final COMAR Revisions as published in the November 4, 2022 Maryland Register (Volume 49, Issue 23, Page 1011).

Background Information:

The IAC approved the proposed COMAR 14.39.02.06 revisions for publication at their meeting on August 11, 2022.

After publication of the November 4, 2022 Maryland Register, the COMAR revisions were open to public comment for 30 days, ending on December 5, 2022. The IAC did not receive any public comment on this item.

IAC staff recommends the final adoption of the proposed actions on regulations as published in the November 4, 2022 Maryland Register.

Next Steps: If approved by the IAC, notice will be published in the Maryland Register that the IAC adopted the proposed regulations as amended. The regulations go into effect 10 days after publication.

Subtitle 39 INTERAGENCY COMMISSION ON SCHOOL CONSTRUCTION

14.39.02 Administration of the Public School Construction Program

Authority: Education Article, §§4-126, 5-112, and 5-303; State Finance and Procurement Article, §5-7B-07; Annotated Code of Maryland

Notice of Proposed Action

[22-200-P]

The Interagency Commission on School Construction proposes to adopt amendments to Regulation .06 under **COMAR 14.39.02 Administration of the Public School Construction Program**. This action was considered by the Interagency Commission on School Construction at an open meeting held on August 11, 2022, notice of which was given by publication on the Maryland General Assembly website pursuant General Provisions Article, §3-302(c), Annotated Code of Maryland.

Statement of Purpose

The purpose of this action is to codify changes to limit the applicability of excess capacity in an adjacent school only if the sum of available seat count in all adjacent schools is 15 percent or more of the project school's enrollment in accordance with Ch. 32, Acts of 2022.

Comparison to Federal Standards

There is no corresponding federal standard to this proposed action.

Estimate of Economic Impact

The proposed action has no economic impact.

Economic Impact on Small Businesses

The proposed action has minimal or no economic impact on small businesses.

Impact on Individuals with Disabilities

The proposed action has no impact on individuals with disabilities.

Opportunity for Public Comment

Comments may be sent to Jonathan Borghetti, Policy Analyst, Interagency Commission on School Construction, 200 W. Baltimore Street, Baltimore, MD 21201, or call 410-767-0742, or email to jonathan.borghetti@maryland.gov, or fax to 410-333-6522. Comments will be accepted through December 5, 2022. A public hearing has not been scheduled.

Open Meeting

Final action on the proposal will be considered by the Interagency Commission on School Construction during a public meeting to be held on January 12, 2022, at 9 a.m., at the link available at mdschoolconstruction.org.

.06 Maximum State Construction Allocation.

A.—D. (text unchanged)

E. Gross Area Baselines.

(1) (text unchanged)

(2) *The approved student enrollment may be reduced only if the sum of available seat count in all adjacent schools is 15 percent or more of the project school's enrollment.*

[(2)] (3) (text unchanged)

F.—N. (text unchanged)

ALEX DONAHUE
Acting Executive Director

Item 3. Healthy School Facility Fund FY 2023 Extension Request and Administrative Procedure Guide and Attachment 1 Baltimore City Public School System's Schedule for Application and Approval of Project Funding Revisions

Motion:

To approve revisions to the Healthy School Facility Fund (HSFF) Administrative Procedures Guide (APG) as shown in the presented draft document.

Background Information:

IAC Staff recommend the presented changes to the FY 2023 HSFF APG in order to clarify procurement requirements, particularly around prevailing wage, and to extend the Baltimore City deadline for application submission.

2021 revisions to the State Finance and Procurement Article §17-202 (2021 Md. Laws, Chapter 57) decreased the threshold above which prevailing wage rates are applicable to public work projects from \$500,000 to \$250,000.

On December 21, 2022, Baltimore City Schools requested to extend their submission deadline for their HSFF FY23 projects by three months from the original submission date of November 30, 2022 to February 28, 2023. The extension would allow City Schools to submit projects to be reviewed for recommended approval for the use of Federal funds that are limited for Heating, Ventilation, and Air Conditioning projects. Md. Code, Education Article § 5-322(j)(1)(iii) and (k)(4), provides for Baltimore City Public School System (BCPSS) to receive at least 50% of funds appropriated to the fund in Fiscal Years 2021 through 2024 through a separate application process specifically for BCPSS.

BALTIMORE CITY PUBLIC SCHOOLS

Brandon M. Scott
Mayor, City of Baltimore

Johnette A. Richardson
Chair, Baltimore City Board
of School Commissioners

Dr. Sonja Brookins Santelises
Chief Executive Officer

December 19, 2022

Mr. Alex Donahue
Executive Director
Interagency Commission on School Construction
200 West Baltimore Street
Baltimore Maryland 21201

RE: Healthy Schools Facilities Funds (HSFF) request FY23
Request for submission extension

Dear Mr. Donahue:

On November 22, 2022, City Schools submitted 23 window and door projects and 5 roof projects, for our FY23 Healthy Schools Facilities Fund funding. However, we were recently informed that \$20M of the allocation dedicated to City Schools comes from Federal funding, and that it must be used for HVAC projects instead of the typical allowable HSFF projects. Unfortunately, City Schools was unaware that this restriction existed, and did not submit any HVAC projects.

We would like to respectfully request an extension to the deadline for submitting our HSFF request, until February 28, 2023, to allow us to review our system needs and to submit HVAC projects for this \$20M of funding. We would also like to request that the IAC review and consider the first four priority projects submitted within the HSFF projects submitted, as they fall under the original HSFF requirements for the first \$25M allotted.

We appreciate your consideration, and thank you for your continued support in addressing the needs for Baltimore City Schools. If you have any questions or concerns, please contact me at csmith03@bcps.k12.md.us.

Sincerely,



Cynthia S. Smith
Executive Director – Facilities Planning, Design, and Construction

CC: Dr. Lynette Washington

State of Maryland
Interagency Commission on School Construction

Healthy School Facility Fund
Administrative Procedures Guide



Interagency Commission on School Construction
200 W. Baltimore Street
Baltimore, MD 21201
(410) 767-0617
(410) 333-6322 Fax

These procedures are available for download at iac.mdschoolconstruction.org

Record of Changes

Version	Description	IAC Approval Date
1.0	Initial Publication	06/13/2019
2.0	Revisions due to Built to Learn Act of 2020; Clarify distinction between immediate risk lead projects above 20 ppb and lead projects under 4.2.1.1; 5 C Ineligible Projects/Expenditures due to statutory changes; update links and COMAR; Update Attachments; Prioritize "Roof" Projects per change in statute.	08/12/2021
2.1	Revisions to the FY 2021 schedule to align remaining deadlines with the schedule for FY 22 funding.	01/13/2022
3.0	Revisions to clarify eligibility of projects that begin prior to allocation; update Attachment 1 schedule for FY 2023 funding.	04/14/2022
4.0	Revision to clarify ineligible gymnasium and auditorium HVAC related projects.	08/11/2022
5.0	Revisions to the prevailing wage threshold and to Attachment 1 FY 2023 Baltimore City Public School System's Schedule for Application and Approval of Project Funding.	Pending

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13. [Step by Step Instructions for Submitting Applications](#)

9

[Attachment 1](#)

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1. **Glossary**

Definition of terms and acronyms used in this document:

Acronym or Term	Definition
DGS	Maryland Department of General Services
EPA	United States Environmental Protection Agency
HB	House Bill
HSFF or Fund	Healthy School Facility Fund
IAC	Interagency Commission on School Construction
Immediate Environmental Risk	An environmental condition that has the potential to cause serious physical hardship or illness to occupants in a facility
LEA	Local Education Agency
MDE	Maryland Department of the Environment
MDH	Maryland Department of Health
MOSH	Maryland Occupational Safety and Health
MSDE	Maryland State Department of Education
SB	Senate Bill

2. **Purpose**

The purpose of the Healthy School Facility Fund is to provide grants to public primary and secondary schools for capital projects that will improve the health of school facilities. This includes projects that will improve the conditions related to air conditioning, heating, indoor air quality, mold remediation, temperature regulation, plumbing—including the presence of lead in drinking water outlets, roofs, and windows. Grants will be prioritized to projects that correct issues posing an immediate life, safety, or health threat to occupants of a facility.

3. **Background**

Established as a new program by legislation in calendar year 2018 and modified in 2021, Education Article §5-322, Annotated Code of Maryland, requires the IAC to administer the HSFF, approve expenditures, and develop administrative procedures for the grant program. The Governor is required to provide in his budget an annual allocation of \$30 million for the program in Fiscal Years 2020 through 2022, and at least \$40 million in Fiscal Years 2023 and 2024.

4. **Allocations - General**

4.1. **General**

4.1.1. For each fiscal year that funds are available, the IAC will distribute allocations based on a competitive application process.

- 4.1.2. Only eligible project requests submitted in accordance with this Administrative Procedures Guide will be considered for funding.
- 4.1.3. All approved projects will have a local match requirement, based on the State-local cost share percentage applicable to projects approved in the Capital Improvement Program fiscal year. See COMAR 14.39.02.05 or the [IAC's website](#) for State cost share percentages.
 - 4.1.3.1. The LEA is required to have local funds available for the payment of cost in excess of the State allocation and ineligible project cost.
 - 4.1.3.2. State participation will be based on the total estimated cost of the project, less ineligible items.
- 4.1.4. A project allocation remaining after final reimbursement of an approved project will revert to the Fund for redistribution to other eligible statewide projects.

4.2. Approval Basis

- 4.2.1. Funding priority will be based **first on the severity of an immediate life, safety, or health environmental risk**, and second on the following defined categories of work in the following order:
 - 4.2.1.1. Lead in water, prioritized first to projects related to elementary school age children and second to highest levels of lead. The following help define the projects that will be considered:
 - 4.2.1.1.1. A level of lead at sources where water is normally ingested that exceeds 5 parts per billion (ppb). Please note that levels of lead exceeding 20 ppb are considered an immediate life, safety, or health environmental risk and will be prioritized alongside other high priority projects per 4.2.1 above. Levels must be documented through a process administered by MDE.

Examples:
 - i.i. Water Fountains or Bubblers; followed by
 - i.ii. Faucets or taps that are used or potentially used for drinking or food preparation;
 - i.iii. Ice Makers; and
 - i.iv. Hot Drink Machines;
 - 4.2.1.2. Roofs.
 - 4.2.1.3. Lack of, unreliable, or insufficient air-conditioning, with priority given to schools that do not have any air conditioning.
 - 4.2.1.4. Unreliable or insufficient heating.

- 4.2.1.5. Temperature regulation.
 - 4.2.1.6. Plumbing, including pipe insulation to reduce condensation in order to prevent mold.
 - 4.2.1.7. Indoor air quality, including remediation of indoor pollutants; and
 - 4.2.1.8. Windows.
- 4.2.2. Additional priority consideration will be given to projects in elementary schools and special-education schools, followed by middle schools and high schools in that order.

5. Application and Approval Procedures

5.1. General Requirements

- 5.1.1. In accordance with Md. Code, Education Article § 5-322(j)(1)(iii) and (k)(4), the Baltimore City Public School System (BCPSS) will receive at least 50% of funds appropriated to the fund in Fiscal Years 2021 through 2024 through a separate application process specifically for BCPSS. See Section 5.3 for BCPSS Submission Requirements.
- 5.1.2. Projects must be received by the application deadline. Applications may be received within the 30 days preceding the deadline but they will not be reviewed for approval until the date provided by the IAC in its annual publication of the Schedule.
- 5.1.3. All project requests must be accompanied by supporting documentation, such as the results of lead testing as conducted per the requirements of State and federal regulations, mold testing reports by licensed industrial hygienists, elevated moisture content testing reports, indoor air quality assessment reports, and work order history.
- 5.1.4. Project requests should identify the following in the description:
 - 5.1.4.1. All work proposed;
 - 5.1.4.2. The origin, or source of the issue and the cause;
 - 5.1.4.3. How the cause will be corrected;
 - 5.1.4.4. Description of attempts previously made to correct the deficiency; and
 - 5.1.4.5. Plan for how the issue will be prevented from reoccurring.
- 5.1.5. The project schedule should indicate that:
 - 5.1.5.1. The project funds will be encumbered on or before the date shown in the program schedule. All work on the project will be substantially completed and a majority of the project funds will be expended by the date shown in the program schedule.

5.2. Roof Replacement Applications

- 5.2.1. Requests for roof replacement must be accompanied by supporting documentation, including:
- 5.2.1.1. The reports from any roof inspections conducted during the last 36 months;
 - 5.2.1.2. The preventive-maintenance plan for the roofing system;
 - 5.2.1.3. All preventive and corrective work orders pertaining to the roof from the last 36 months;
 - 5.2.1.4. All information about the roof from any contractors or vendors that have provided service on the roof during the last 36 months;
 - 5.2.1.5. Drawings of the area to be repaired/replaced to include measurements of the affected square footage and all rooftop units in the affected area(s); and
 - 5.2.1.6. The expected-useful-lifespan (EUL) and most recent remaining-useful-lifespan (RUL) figures pertaining to all portions of the facility's roof as recorded in the IAC's statewide facilities assessment database.

5.3. Baltimore City Submission Requirements

- 5.3.1. Requests for Baltimore City will be considered and approved based on the same programmatic requirements as other LEAs' requests, but will not be prioritized with other LEAs' requests. Baltimore City requests and projects will be delivered in accordance with the schedule published annually [by the IAC on its website](#) and included here as **Attachment 1**.

6. Eligible Projects/Expenditures

- 6.1. Eligible project expenditures within the HSFF are for improvements to public school buildings used for education.
- 6.2. Each project's cost is to be not less than \$3,000, unless otherwise approved by the Executive Director of the IAC.
- 6.3. A single "project" is defined as:
 - 6.3.1. A single improvement at an individual school that costs at least \$3,000, unless otherwise approved by the Executive Director of the IAC.
 - 6.3.2. Multiple improvements at the same school that collectively cost at least \$3,000, unless otherwise approved by the Executive Director of the IAC:

- 6.3.2.1. Individual components within a project may be less than \$3,000 in value, but the total cost of a project (including related components) must be at least \$3,000 in value, unless otherwise approved by the Executive Director of the IAC.
- 6.3.2.2. Components must be identified separately in the application, with the estimated construction value shown.
- 6.3.3. Multiple improvements of the same kind at different schools, such as remediation of lead at drinking fountains
 - 6.3.3.1. The cumulative cost of the improvements across multiple schools that collectively cost at least \$3,000, unless otherwise approved by the Executive Director of the IAC.
 - 6.3.3.2. Each school must be requested separately and the amount of the requests should be based on specific estimates for each school with the number of requested units, square footage, or some other method.
- 6.4. Design and other planning professional expenses. However, please note that projects that have not been designed must be executed based upon the program schedule.
- 6.5. Certain related components or systems that are logically related to the scope of work may be included in the scope, but the majority of the proposed work must be for environmental improvements.
- 6.6. An eligible contract (including design, construction, or other eligible services) for a locally funded project that is approved by the local board of education within 18 months prior to the IAC allocation approval date identified in the schedule (see attachment 1).
- 6.7. Unlike typical CIP projects, requests may be submitted for projects:
 - 6.7.1. In schools that have been built or fully renovated within the last 15 years;
 - 6.7.2. In which the anticipated life of the system or components is less than 15 years due to anticipated changes in technology; or
 - 6.7.3. In locally owned and State-owned relocatable classrooms.
 - 6.7.4. That were encumbered in the six months prior to release of Fiscal Year LEA allocations by the IAC.

7. Ineligible Projects/Expenditures

- 7.1. To replace the local share of a project;
- 7.2. For improvements to property owned by a board of education that is not used by public school students, e.g. garages, central office facilities, staff training quarters, etc., unless approved by the Executive Director of the IAC;

- 7.3. For the movement of relocatable classroom buildings, unless it can be shown that the location of the relocatable classrooms impedes correcting the health of the facility;
- 7.4. For ancillary services, e.g. post-completion monitoring;
- 7.5. For staff training, post-completion;
- 7.6. For salaries of local employees; or
- 7.7. Heating, ventilation, and air conditioning (HVAC) projects in gymnasiums and auditoriums, except when approved by the Executive Director in instances where the space serves as a teaching station for students with critical special needs or has direct impact on education services such that the school has to be closed.
- 7.8. Any contract for an eligible project that is approved by the Local Board of Education more than 18 months prior to the IAC allocation approval date identified in the schedule (Attachment 1).

8. Project Approval Process

- 8.1. Projects will be reviewed, prioritized, and approved by the IAC within 45 days of the submission due date as shown in the schedule published annually by the IAC.
- 8.2. Upon approval, IAC still will provide to the LEAs a final accounting of approved project allocations. **Federal fund allocations may require additional reporting and contract cost thresholds, as applicable.**

9. Design Review

- 9.1. A level of review required will be assigned during the submission approval process. Projects approved in the HSFF are generally subject to design development and/or construction document review as required for similar projects in the CIP.

Review level submission requirements are as follows:

- 0 – No review required by MSDE or DGS.
 - 1 – Construction documents required for DGS review.
 - 2 – Design development documents/construction documents required for DGS review.
 - 3 – Abbreviated educational specifications, schematic drawings, design development documents/construction documents required for MSDE/DGS review as applicable.
- 9.2. IAC will consult with MDE and projects that abate lead may be reviewed by MDE.

10. Procurement

- 10.1. Procurements shall be in compliance with COMAR 14.39.03 as well as with State public school procurement law, Md. Code, Education Article §5-112, "Bids." The following will apply to HSFF projects¹, including:
 - 10.1.1. Projects allocated federal funding for contracts of \$2,000 or more require application of the Davis-Bacon Act labor standards. Contracting agencies have the primary responsibility for the enforcement of Davis-Bacon and related acts to ensure that laborers and mechanics are paid at least the prevailing wage rates required on covered contracts. The applicable wage determination will be the [Davis-Bacon wage determinations](#) as of the date of contract award (or within 10 days of the bid solicitation, in the case of competitive sealed bidding).
 - 10.1.2. Projects which cost less than \$50,000 do not require IAC approval of the procurement, and, generally, sealed bids are not required unless local board of education policy or procedures specify a minimum dollar value that requires sealed bids.
 - 10.1.3. Projects that cost at least \$50,000 but less than \$100,000 are required to be competitively procured, consistent with Md. Code, Education Article Section § 5-112, Bids. For projects with a total cost of less than \$100,000, IAC approval of contracts is not required prior to entering into the contract but the award is subject to State review at the time reimbursement is requested. A copy of the bid tabulation must be submitted with IAC/PSCP Form 306.2, Request for Reimbursement to LEA for the HSFF project.
 - 10.1.4. Projects that cost \$100,000 or more are required to be competitively procured, consistent with Section Md. Code, Education Article, §5-112, Bids. IAC approval of the contract award is recommended prior to the board of education entering into the contract. A copy of the bid tabulation indicating the responsible bidder who provides the best value and conforms to certain specifications [bidder's proposal](#) must be submitted for State review and approval of the contract award.
 - 10.1.5. Competitive procurement requirements;
 - 10.1.6. Minority Business Enterprise requirements;
 - 10.1.7. Prevailing wage rates as applicable; If a HSFF project is estimated to cost **\$500,000** **\$250,000** or more and State funds are estimated to be 25% or more of the project cost and federal funds are less than \$2,000, the State prevailing wage law is applicable. The appropriate wage rates must be requested from the Department of Labor, Licensing and Regulation (410-767-2357), included in the bid documents and referenced in the advertisement for bids.
 - 10.1.8. Maryland Historical Trust (MHT) consultation on applicable projects;
- 10.2. If multiple projects are procured under a single contract award where the total contract cost exceeds \$100,000, each project will require a submission of IAC/PSCP form 303.3 Approval of Construction Contract Award for review and approval by the IAC.

¹ Please note that the thresholds for applicability of prevailing wage may change from time to time. The LEA is responsible for procuring projects in compliance with statutory and regulatory federal, State, and local requirements regardless of the guidance published in this Procedures Guide.

- 10.3. Due to the nature of HSFF projects, a construction sign is not required on site while the work is being performed.

11. **Contract Award**

- 11.1. At the time of contract award, the LEA may request the IAC to approve realignment of the HSFF funds among their approved projects.

12. **Processing for Payment/Financial Reporting**

- 12.1. Payment will be made through reimbursement to the school system, at time of 100% project completion, using IAC/PSCP Form 306.2, Request for Reimbursement to LEA.
- 12.2. Recognizing that reimbursement only at the time of project completion may create cash flow difficulties for some jurisdictions with larger projects, the IAC, upon request, will process progress payments on projects of \$100,000 or more that received IAC Approval of Contract Award. If the IAC makes progress payments directly to a contractor for a jurisdiction for a specific project, then IAC/PSCP Form 306.1 Request for Payment to Contractor should be utilized.
- 12.3. IAC/PSCP Form 306.6 Close-Out Cost Summary package submission will only be required at time of project completion for projects that exceed \$100,000 and utilize the direct payment to contractor option. All projects that were reimbursed at time of project completion do not require submission of the Close-Out Summary package.

13. **Step by Step Instructions for Submitting Applications**

- 13.1. Navigate to <https://app.smartsheet.com/b/form/c5d8add924294497af843648ab17b8c6>
- 13.2. Select the appropriate Funding Year from the dropdown. You can choose any year from 2022-2024. Please note that applications received for fiscal year 2022 (June 30, 2021 to July 1, 2022) may be funded with FY 2021 funding, based upon project specifics and approved by the IAC.

Funding Year *

Select

2022

2023

2024

Click dropdown

Select one

The image shows a dropdown menu for 'Funding Year'. The menu is currently open, showing the years 2022, 2023, and 2024. A red arrow points to the dropdown arrow icon on the right side of the menu, with the text 'Click dropdown'. Another red arrow points to the year 2023, with the text 'Select one'.

13.3. Enter date or click icon to open calendar. Today's date will be highlighted.

Date Request Submitted *

31

Click calendar icon to open date picker

Priority

Enter priority number of each (1, 2, 3, etc.)

August 2021

Su	Mo	Tu	We	Th	Fr	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

The image shows a form with a 'Date Request Submitted' field and a 'Priority' dropdown menu. The 'Date Request Submitted' field contains the number '31' and a calendar icon. A red arrow points to the calendar icon with the text 'Click calendar icon to open date picker'. Below the date field, a calendar for August 2021 is displayed. The date '11' is highlighted in orange. To the right of the calendar, there is a dropdown menu for 'Priority' with the text 'Enter priority number of each (1, 2, 3, etc.)'.

13.4. Select the priority for the project from the dropdown. If there is one project for which you're applying, select 1. If you have more than one, rank them on a numerical scale (1, 2, 3, 4...)

Priority *
If you have multiple applications to submit enter priority number of each (1, 2, 3, etc.)

Select

Click dropdown

Select priority number for project

1
2
3
4
5
6
7
8
9
10

The image shows a web form for selecting a priority number. At the top, there is a dropdown menu with the text "Select" and a downward arrow. Below the dropdown is a list of numbers from 1 to 10. Red arrows point from the text "Click dropdown" to the dropdown arrow, and from "Select priority number for project" to the number 5 in the list.

13.5. Type in the PSC Number for the facility in XX.XXX format.

13.6. Type in the School/Facility Name.

PSC Number *
Enter in 00.000 format

School Name *

Enter the name of the School

The image shows two input fields. The first is for the PSC Number, with a red border and a red outline. The second is for the School Name, also with a red border and a red outline.

13.7. Select Project Type from the dropdown list. If you want to select more than one you must submit an additional application, and prioritize the projects as detailed above.

Project Type *
Select the type of project from the dropdown list

Click dropdown

Select

Air Conditioning - Immediate Risk

Lead (Levels should be above 5 ppb and levels must be documented through a process administered by MDE. See procedures for examples.)

Roof

Lack of, unreliable, or insufficient air-conditioning

Unreliable or insufficient heating

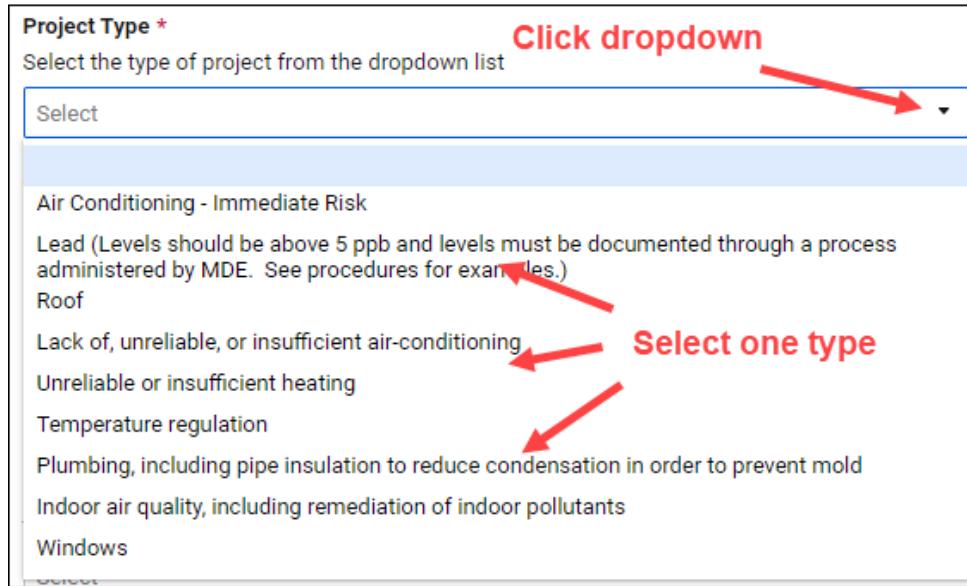
Temperature regulation

Plumbing, including pipe insulation to reduce condensation in order to prevent mold

Indoor air quality, including remediation of indoor pollutants

Windows

Select one type



13.8. Select county name from the dropdown list.

County *

Select

Click dropdown

Allegany

Anne Arundel

Baltimore

Baltimore City

Calvert

Caroline

Carroll

Cecil

Charles

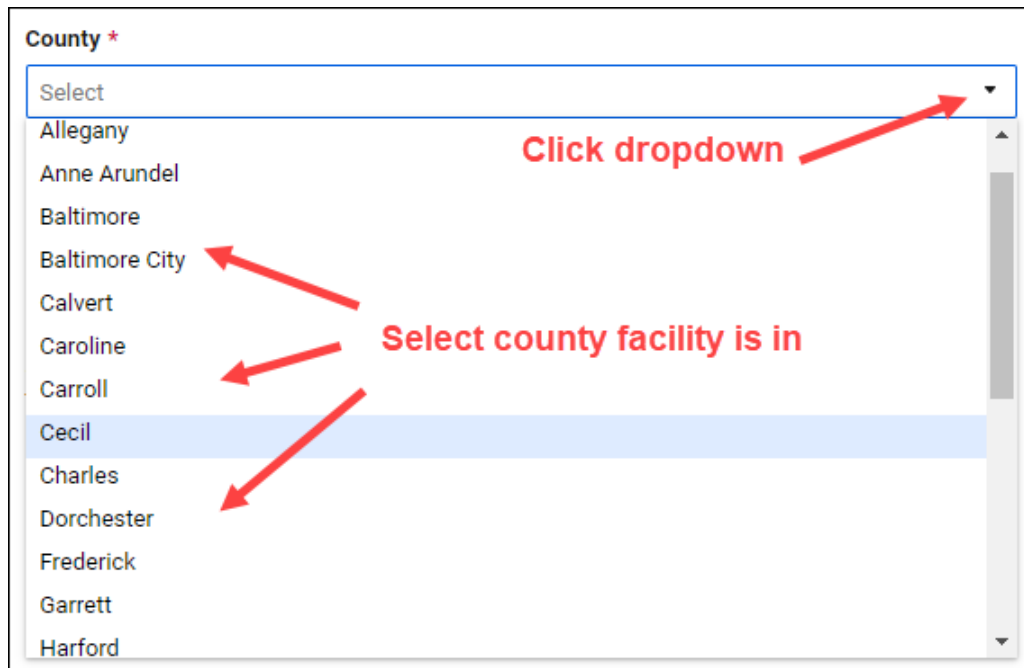
Dorchester

Frederick

Garrett

Harford

Select county facility is in



13.9. Enter the Description/Justification for the project. There is no character limit.

Description/Justification *

- 13.10. Select Yes or No from the dropdown to indicate whether the school facility closed at list once during the previous or current school year.

Facility Closure(s) *
Confirm whether the school facility closed during the school year due to issue(s) identified in the scope of work.

Select ▼

Yes ← **Select one**

No

Click dropdown →

If you select "Yes" a new dropdown box will appear for you to select the number of times the facility was closed due to the issue identified in the application.

Facility Closure(s) *
Confirm whether the school facility closed during the school year due to issue(s) identified in the scope of work.

Yes ← **If you select "Yes" this dropdown will appear**

How many times? *

Select ▼

From the dropdown list, select the number of times the facility was closed during the school year due to the health and environmental risks identified in the project scope of work.

Facility Closure(s) *
Confirm whether the school facility closed during the school year due to issue(s) identified in the scope of work.

Yes

Click dropdown

How many times? *

Select

1
2
3
4
5
6
7
8
9
10

Select number

If you selected **No** move on to the next item.

- 13.11. Enter or select the date the project was previously funded with State dollars. If there has never been prior funding leave the field blank and move on to the next item. (Note: This date must always be prior to today's date.)

Prior State Funding of Building System
Provide the date the building system was last replaced with State funds.

31

← August 2021 →

Su	Mo	Tu	We	Th	Fr	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

What caused this problem? *

- 13.12. Enter details for Scope, Alternative Solution, and What caused the problem. Several lines of text will be showing but there is room for overflow and no character limit.

Detailed Scope *
What do you wish to accomplish with this project? Describe, with measurements

Alternative Solution *
What else can be done to correct this problem?

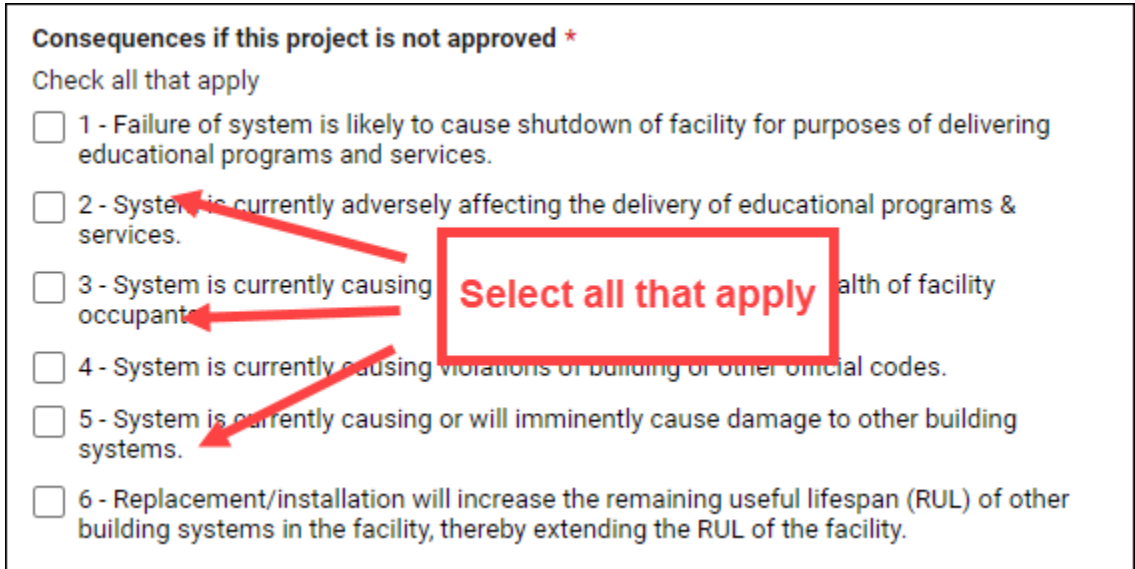
What caused this problem? *
Normal wear and tear, poor contractor performance, poor materials, improper maintenance, etc.

- 13.13. Click checkboxes to indicate consequences of inaction on this project. You may select one item from the list, more than one item, or all items.

Consequences if this project is not approved *
Check all that apply

- 1 - Failure of system is likely to cause shutdown of facility for purposes of delivering educational programs and services.
- 2 - System is currently adversely affecting the delivery of educational programs & services.
- 3 - System is currently causing health of facility occupants
- 4 - System is currently causing violations of building or other official codes.
- 5 - System is currently causing or will imminently cause damage to other building systems.
- 6 - Replacement/installation will increase the remaining useful lifespan (RUL) of other building systems in the facility, thereby extending the RUL of the facility.

Select all that apply



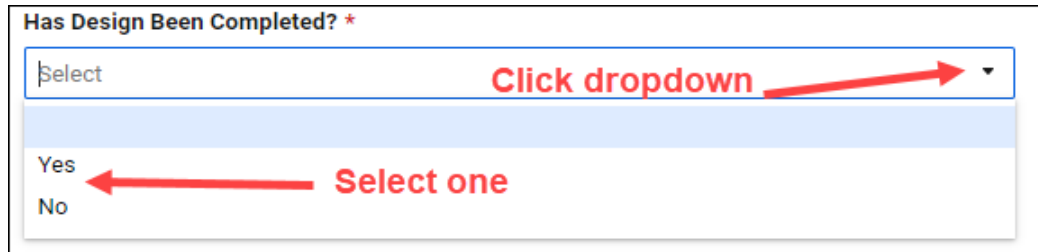
13.14. Click dropdown to select Yes or No to indicate whether design has been completed.

Has Design Been Completed? *

Select **Click dropdown**

Yes **Select one**

No



- 13.15. If you selected **Yes** a Date field will appear to allow you to enter or select the date design documents were or is estimated to be submitted.

The screenshot shows a web form with the following elements:

- Has Design Been Completed? ***: A dropdown menu with **Yes** selected.
- Document Submission ***: A text input field with the placeholder text "Provide the date when document(s) will or have been submitted." and a calendar icon to its right.
- Calendar Picker**: A date picker showing the month of August 2021. The date 21 is highlighted with a red arrow and the text "Select date from calendar".
- Annotation**: A red arrow points to the calendar icon with the text "Click calendar icon to open date picker".

Su	Mo	Tu	We	Th	Fr	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

If you selected **No** a date field will appear to allow you to enter or select the date design completion is anticipated.

The screenshot shows a web form with the following elements:

- Has Design Been Completed? ***: A dropdown menu with **No** selected.
- Anticipated Completion Date for Design ***: A text input field with a calendar icon to its right.
- Calendar Picker**: A date picker showing the month of August 2021. The date 21 is highlighted with a red arrow and the text "Select date from calendar".
- Annotation**: A red arrow points to the calendar icon with the text "Click calendar icon to open date picker".

Su	Mo	Tu	We	Th	Fr	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

- 13.16. Click the dropdown to select whether design funding is being requested as part of the application.

Is Design Funding Being Requested? *

Select

Click dropdown

Yes

No

Select one

- 13.17. Enter in dollar amounts the LEA's estimated Total project Cost, LEA Design Funding being requested (If none, enter 0), State HSFF funding requested, and the approved amount of Local HSFF funding.

LEA Total Construction Cost Estimate *

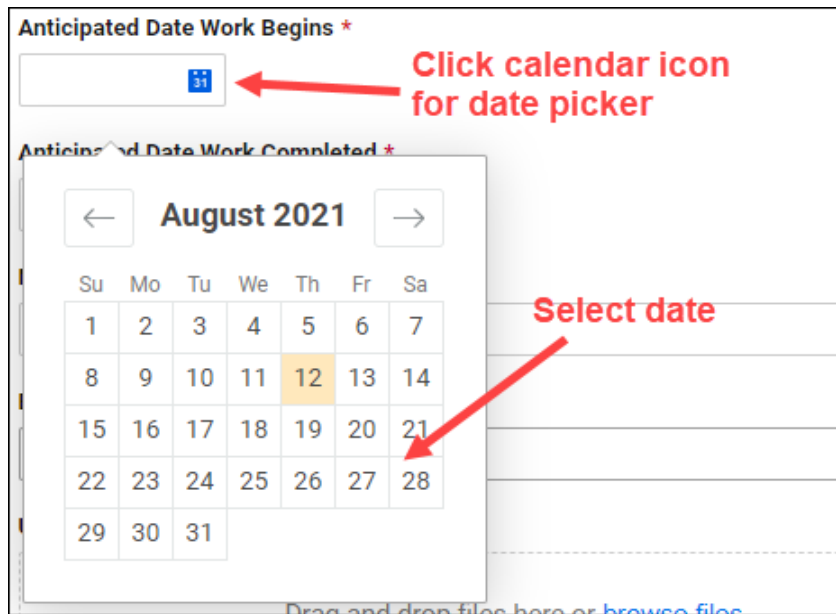
LEA Design Cost Requested *

State HSFF \$ Requested *

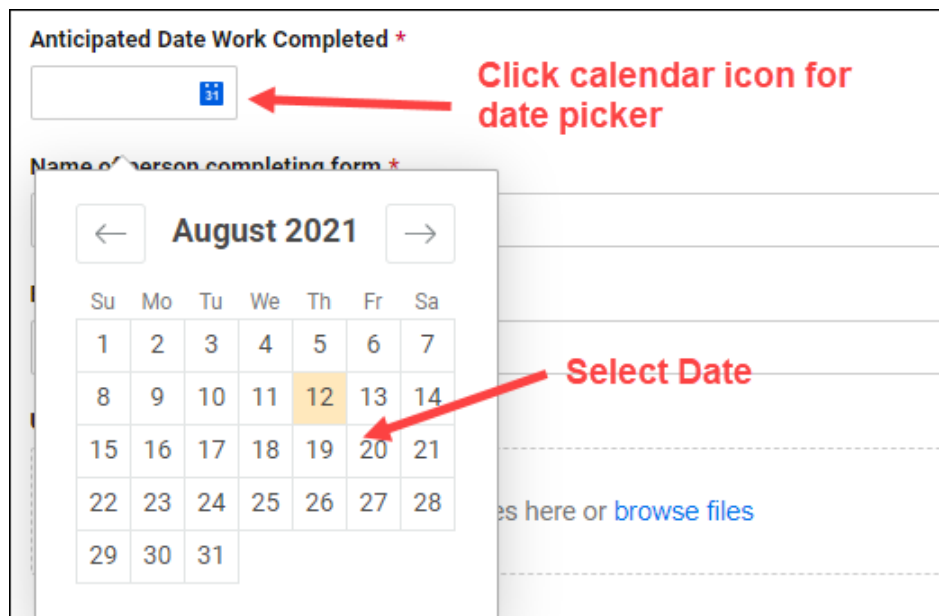
Local HSFF \$ Approved *

Numbers only

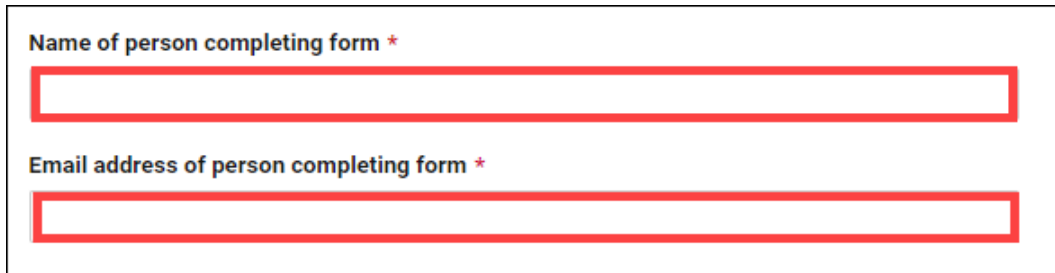
13.18. Enter the date you expect work to begin, or select it from the calendar date picker.



13.19. Enter the date you expect work on the project to be completed, or select it from the calendar date picker.

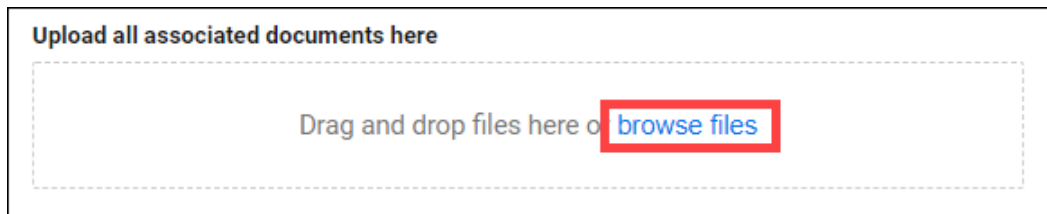


- 13.20. Enter the name and email address of the person designated to respond to project inquiries. This person will be the IAC staff's primary point of contact.



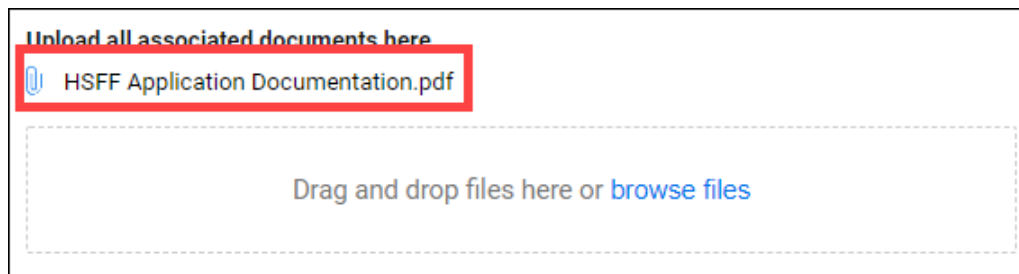
A rectangular form with a black border. At the top, it says "Name of person completing form *". Below this is a red-outlined text input field. Underneath that, it says "Email address of person completing form *", followed by another red-outlined text input field.

- 13.21. If you have any documents to support your application, upload them into the box shown below. You can drag and drop the files or click the "browse files" link to navigate to wherever the files are stored and upload them from there.



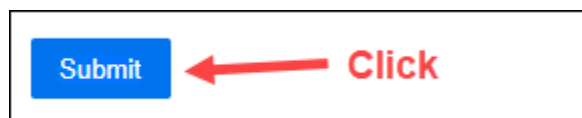
A rectangular area with a black border. At the top, it says "Upload all associated documents here". Below this is a dashed-line box containing the text "Drag and drop files here or [browse files](#)". The "browse files" link is highlighted with a red box.

When documents are received you will be able to confirm by seeing them listed by file name.



A rectangular area with a black border. At the top, it says "Upload all associated documents here". Below this, a document is listed: a blue paper icon followed by the text "HSFF Application Documentation.pdf". This entire list item is enclosed in a red box. Below the list is a dashed-line box containing the text "Drag and drop files here or [browse files](#)".

- 13.22. Click the submit button at the bottom of the application.

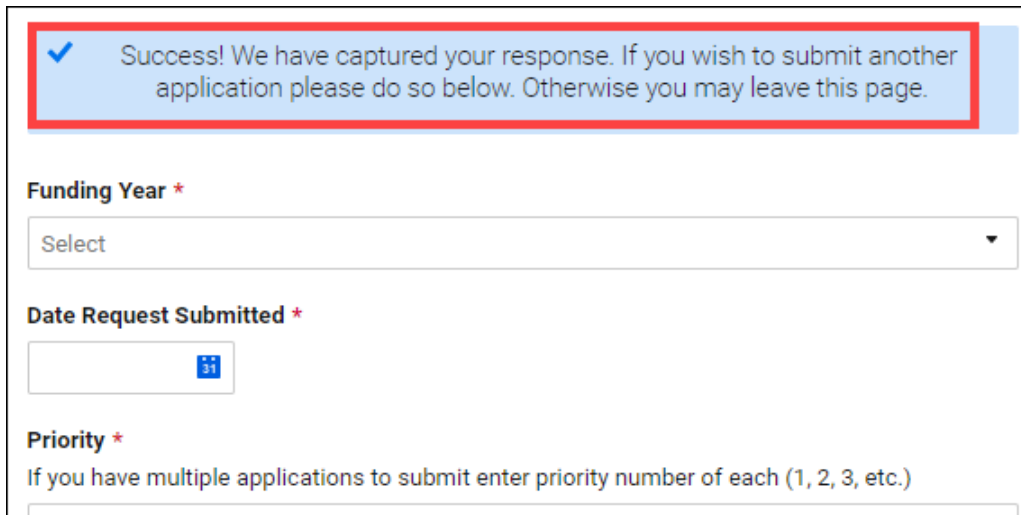


A rectangular area with a black border. On the left, there is a blue button with the word "Submit" in white text. To the right of the button is a red arrow pointing left towards the button, followed by the word "Click" in red text.

- 13.23. Upon successful submission you will receive a confirmation message and the application will be cleared and ready to be filled out again.

If you have additional projects for which you wish to apply, enter them below using these same instructions.

Remember to not use the same Priority you used on your previously submitted application(s). If you are finished filling out the application you may navigate away from this page.



A screenshot of a web form interface. At the top, a blue banner with a red border contains a checkmark icon and the text: "Success! We have captured your response. If you wish to submit another application please do so below. Otherwise you may leave this page." Below the banner are three input fields: "Funding Year *" with a dropdown menu showing "Select"; "Date Request Submitted *" with a date picker showing "3/1"; and "Priority *" with a text input field containing the instruction "If you have multiple applications to submit enter priority number of each (1, 2, 3, etc.)".

- 13.24. If an application has been submitted in error, please notify the IAC via email at iac.pscp@maryland.gov and the request will be deleted; "Canceled" status indicates the project was previously "Approved" then later "Canceled".

Attachment 1

Schedule for Application and Approval of Project Funding

FY 2023 Healthy School Facility Fund State and Federal Funds (Schedule A)

04/14/2022	IAC Approval of the <i>Healthy School Facility Fund (HSFF) Administrative Procedures Guide & Release of Schedule and Application Instructions</i>
04/14/2022 - 06/17/2022	Application Submissions Due
06/20/2022 - 08/05/2022	IAC Staff Review Period
09/08/2022	IAC Approval of Projects and Allocations
06/01/2024	All project funds to be encumbered
10/01/2024	Deadline for Funds to be substantially expended
05/01/2025	Last day to submit requests for reimbursement

Baltimore City Public School System's Schedule for Application and Approval of Project Funding

Baltimore City FY 2023 Healthy School Facility and Federal Funds (Schedule B)

04/14/2022	IAC Approval of the <i>Healthy School Facility Fund (HSFF) Administrative Procedures Guide & Release of Schedule and Application Instructions</i>
04/14/2022	Application Submission period opens
11/30/2022 02/28/2023	Application Submission period closes

For deadlines to encumber projects, to substantially expend projects, and to submit requests for reimbursement of projects, please see Schedule A.



Item 4. Baltimore City Public Schools - FY 2023 Healthy School Facility Fund Approval of Project Allocations

Motion:

To approve Fiscal Year 2023 Healthy School Facility Fund (HSFF) project allocations for Baltimore City Public Schools (BCPS) totaling approximately \$25 million in new authorization as presented in Table 1.

Background Information:

Funding through the HSFF program is distributed to projects that improve the environmental health of Maryland’s public school facilities and are based on the prioritization of project categories as outlined in the Administrative Procedures Guide. To address this need, staff recommend approval of the presented project allocations totaling approximately \$25 million.

Total funding sources available for the FY 2023 Healthy School Facility Fund program include:

1. \$50 million in new authorization.
2. \$40 million through the FY 2023 American Rescue Plan Act (ARPA) which stipulates that funding be used to address Heating, Ventilation and Air Conditioning projects. Funding distributed through ARPA requires that federal reporting and contract cost thresholds are met.

In accordance with Education Article § 5-322(a)(1)(iii) and (k)(4), BCPS is mandated to receive at least 50% of each fiscal year HSFF allocation in fiscal years 2021 through 2026 through a separate application process. For FY 2023, this equates to \$45 million, including \$25 million in new authorization and \$20 million in federal ARPA funds. HSFF allocations for other Counties were approved by the IAC at the September 8, 2022 IAC meeting.

To utilize the remaining \$20 million in ARPA funds, BCPS will submit additional FY 2023 HSFF HVAC related project requests (contingent upon IAC approval of APG revisions that will extend the deadline for submission included in Item 3 of this agenda).

Table 1

LEA	PSC	School Name	Project Type	Maximum State Construction Allocation
Baltimore City	30.226	Mergenthaler Vocational Tech High School	Windows	\$8,259,091
Baltimore City	30.226	Mergenthaler Vocational Tech High School	Roof	\$8,704,618
Baltimore City	30.041	North Bend PK-8	Roof	\$2,820,384
Baltimore City	30.174	Northern Building	Windows	\$4,784,832
Total				\$24,568,925

Table 2 illustrates the number of requests and funding recommendations by project category. Project categories are listed in priority order.

Table 2

Project Categories	# of Projects Requested	Design Costs Approved	FY 2023 State Funding Requested	FY 2023 HSFF State Funding Recommendations	FY 2024 HSFF Federal Funding Recommendations	# of Projects Approved
Roof	5	\$1,152,500	\$19,025,866	\$11,525,002	\$0	2
Windows	23	\$1,304,392	\$35,324,959	\$13,043,923	\$0	2
Grand Total	28	\$2,456,892	\$54,350,825	\$24,568,925	\$0	4

Interagency Commission on School Construction FY 2023 Healthy School Facility Fund Staff Recommendations for Baltimore City Public Schools January 12, 2023

County	PSC No.	School Name	Project Type	Detailed Scope	State HSFF \$ Requested	Eligible Design Expense	FY 2023 HSFF Total New Authorization (Including Design) Staff Recommendations	FY 2023 HSFF Total Federal Funding (Including Design) Staff Recommendations
Baltimore City	30.226	Mergenthaler Vocational Technical High School #410	Roof	The roof portion of this request is to fund the 129,533 sf roof replacement for this building.	\$8,704,618	\$870,462	\$8,704,618	\$0
Baltimore City	30.041	North Bend PK-8	Roof	The roof portion of this request is to fund the 41,970 sf roof replacement for this building.	\$2,820,384	\$282,038	\$2,820,384	\$0
Baltimore City	30.030	Hampden PK-8 #55	Roof	This request is to fund the 35,720 sf roof replacement for this building. The scope of work will replace the entire built up roof with a new 0.80 TPO roof.	\$2,400,384	\$0	\$0	\$0
Baltimore City	30.082	Westport Academy #225	Roof	The roof portion of this request is to fund the 39,900 sf roof replacement for this building. The scope of work will replace the entire built up roof with a new 0.80 TPO roof.	\$2,681,280	\$0	\$0	\$0
Baltimore City	30.224	Abbottston ES #50	Roof	The roof portion of this request is to fund the 36,000 sf roof replacement for this building. The scope of work will replace the entire built up roof with a new 0.80 TPO roof.	\$2,419,200	\$0	\$0	\$0
Baltimore City	30.226	Mergenthaler Vocational Technical High School #410	Windows/Doors	The request is to replace all 12,740 square feet of existing windows with new pre-finished aluminum windows/frames and hardware, and all exterior doors with FRP doors, pre-finished aluminum frames and hardware, all in the existing masonry openings.	\$8,259,091	\$825,909	\$8,259,091	\$0

1) Project submissions are ordered by category prioritization.

Interagency Commission on School Construction FY 2023 Healthy School Facility Fund Staff Recommendations for Baltimore City Public Schools January 12, 2023

County	PSC No.	School Name	Project Type	Detailed Scope	State HSFF \$ Requested	Eligible Design Expense	FY 2023 HSFF Total New Authorization (Including Design) Staff Recommendations	FY 2023 HSFF Total Federal Funding (Including Design) Staff Recommendations
Baltimore City	30.021	Northern Building #402	Windows/Doors	The existing doors, windows and frames are original to the 1965 construction of the school, and are past their useful life. The request is to replace all 26,000 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring,	\$4,784,832	\$478,483	\$4,784,832	\$0
Baltimore City	30.021	Hamilton Building #41	Windows/Doors	The request is to replace all 12,740 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$2,463,552	\$0	\$0	\$0
Baltimore City	30.096	Hamilton EMS #236	Windows/Doors	The request is to replace all 9,229 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,680,893	\$0	\$0	\$0
Baltimore City	30.020	Dallas F Nicholas ES #39	Windows/Doors	The request is to replace all 920 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$333,600	\$0	\$0	\$0
Baltimore City	30.262	Edgewood ES #67	Windows/Doors	The request is to replace all 7,268 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,483,162	\$0	\$0	\$0

1) Project submissions are ordered by category prioritization.

Interagency Commission on School Construction FY 2023 Healthy School Facility Fund Staff Recommendations for Baltimore City Public Schools January 12, 2023

County	PSC No.	School Name	Project Type	Detailed Scope	State HSFF \$ Requested	Eligible Design Expense	FY 2023 HSFF Total New Authorization (Including Design) Staff Recommendations	FY 2023 HSFF Total Federal Funding (Including Design) Staff Recommendations
Baltimore City	30.213	Harbor City Building West #413	Windows/Doors	The request is to replace all 7,408 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,436,122	\$0	\$0	\$0
Baltimore City	30.023	Federal Hill Prep #45	Windows/Doors	The request is to replace all 1,598 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$470,458	\$0	\$0	\$0
Baltimore City	30.161	Gardenville ES #211	Windows/Doors	The request is to replace all 1,860 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$373,440	\$0	\$0	\$0
Baltimore City	30.210	Garrett Heights PK-8 #212	Windows/Doors	The request is to replace all 3,896 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$845,491	\$0	\$0	\$0
Baltimore City	30.095	Glenmount PK-8 #235	Windows/Doors	The request is to replace all 8,219 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,533,533	\$0	\$0	\$0
Baltimore City	30.030	Hampden PK-8 #55	Windows/Doors	The request is to replace all 752 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$314,918	\$0	\$0	\$0

1) Project submissions are ordered by category prioritization.

Interagency Commission on School Construction FY 2023 Healthy School Facility Fund Staff Recommendations for Baltimore City Public Schools January 12, 2023

County	PSC No.	School Name	Project Type	Detailed Scope	State HSFF \$ Requested	Eligible Design Expense	FY 2023 HSFF Total New Authorization (Including Design) Staff Recommendations	FY 2023 HSFF Total Federal Funding (Including Design) Staff Recommendations
Baltimore City	30.277	Harlem Park EMS #35	Windows/Doors	The request is to replace all 9,232 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,716,326	\$0	\$0	\$0
Baltimore City	30.025	Hampstead Hill Academy PK-8 #47	Windows/Doors	The request is to replace all 3,988 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$799,354	\$0	\$0	\$0
Baltimore City	30.254	Hilton ES #21	Windows/Doors	The request is to replace all 6,117 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,173,014	\$0	\$0	\$0
Baltimore City	30.234	Johnston Sq ES #16	Windows/Doors	The request is to replace all 7,918 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,501,882	\$0	\$0	\$0
Baltimore City	30.269	Lakewood Early Learning Center #86	Windows/Doors	The request is to replace all 2,126 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$469,267	\$0	\$0	\$0
Baltimore City	30.135	Liberty ES #64	Windows/Doors	The request is to replace all 2,798 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$727,450	\$0	\$0	\$0

1) Project submissions are ordered by category prioritization.

Interagency Commission on School Construction FY 2023 Healthy School Facility Fund Staff Recommendations for Baltimore City Public Schools January 12, 2023

County	PSC No.	School Name	Project Type	Detailed Scope	State HSFF \$ Requested	Eligible Design Expense	FY 2023 HSFF Total New Authorization (Including Design) Staff Recommendations	FY 2023 HSFF Total Federal Funding (Including Design) Staff Recommendations
Baltimore City	30.159	Maree G Farring EMS #203	Windows/Doors	The request is to replace all 783 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$372,394	\$0	\$0	\$0
Baltimore City	30.242	Matthew Henson ES #29	Windows/Doors	The request is to replace all 9,563 square feet of existing window. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,790,026	\$0	\$0	\$0
Baltimore City	30.232	Moravia Park Building #105B (Upper)	Windows/Doors	The request is to replace all 8,014 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$1,517,549	\$0	\$0	\$0
Baltimore City	30.056	George Kelson Building #157	Windows/Doors	The request is to replace all 1,231 square feet of existing window. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$401,827	\$0	\$0	\$0
Baltimore City	30.082	Westport Academy #225	Windows/Doors	The request is to replace all 4,623 square feet of existing windows. Exterior doors will be connected to a central monitoring system with new door contacts and wiring, to support City Schools' security initiative.	\$876,778	\$0	\$0	\$0
Baltimore City Totals					\$54,350,825	\$2,456,892	\$24,568,925	\$0

1) Project submissions are ordered by category prioritization.

Item 5. Use of Bond Proceeds for Capital Improvements in Leased Public School Buildings

Motion:

To direct staff to develop a policy for the use of certain bond proceeds, including Capital Improvement Program funds and Pass-Through grant funds, for capital improvements requested by Local Education Agencies in facilities that are leased to Local Education Agencies or charter school operators for use as public schools. Staff will present the policy to the Commission in a subsequent meeting for review and approval as a Commission policy.

Background Information:

The Blueprint for Maryland's Future is a set of laws that emerged from the recommendations of the Commission on Innovation and Excellence in Education (known as the Kirwan Commission) beginning in 2016. The Accountability and Implementation Board (AIB) is responsible for ensuring successful implementation of the Blueprint laws. One of the elements of the AIB's Comprehensive Implementation Plan, adopted December 1, 2022, is expanded access to full-day pre-kindergarten and career and technical education. Local Education Agencies have expressed to IAC staff a need for additional space for these programs and have identified leased space as a potential solution. The leased facilities will often require capital improvements before they can be used as public school facilities.

Charter school operators often lease facilities for use as their charter school facilities. These facilities also often require capital improvements before they can be used as public charter school facilities.

Bond proceeds may not be used for operating costs such as rent payments, utility costs, or salaries. Projects using bond proceeds must be used for the stated public purpose for at least the life of the bond. The policy developed by staff will include restrictions required by bond counsel and approved by the State Treasurer's Office.