



## Meeting Minutes – February 12, 2026

### Call to Order:

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

### Members in Attendance:

Edward Kasemeyer, Appointee of the President of the Senate, Chair  
Linda Eberhart, Appointee of the Speaker of the House, Vice-chair  
Craig Curtis, as designee for Secretary Atif Chaudhry, Maryland Department of General Services  
Michael Darenberg, Appointee of the Governor  
Chuck Boyd, as designee for Secretary Rebecca Flora, Maryland Department of Planning  
Gloria Lawlah, Appointee of the President of the Senate  
Krishna Tallur, as designee for Dr. Carey M. Wright, State Superintendent of Schools

### Members Not in Attendance:

Manish Kothari, Appointee of the Governor

### Revisions to the Agenda:

None.

### Public Comment:

None.

### IAC Correspondence:

None.

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

Executive Director Alex Donahue gave updates to the IAC on several items. Regarding prior school restoration projects ongoing in Allegany County and Washington County, Executive Director Donahue stated that neither LEA had moved to request emergency funding for their respective renovation projects. Additionally, he gave a brief update on the beginning of the 2026 Legislative Session. Executive Director Donahue stated that he has continued to share information on school facilities needs in Maryland, stating specifically that he briefed the Appropriations Committee and three members of the Senate Budget and Taxation Committee on the current state of construction needs, informing them that this year's CIP requests totaled \$754 million. He stated that he also met with Senate Budget and Taxation Chair Guzzone to brief him on the overall funding picture and the persistent gap between large and small counties funding availability - particularly for larger construction projects. Executive Director Donahue also stated that he met with several statewide stakeholder groups, including the Maryland Association of Counties, the Maryland Association of Boards of Education, and the Public School Superintendents' Association of Maryland on potential alignments between efforts to secure additional school construction funding and to gain feedback on the IAC's departmental bill for this year. Finally, he stated that since the IAC's December request for information on relocatable classrooms, several conversations have taken place between IAC and DGS

staff with LEAs, and options for discussion on how to move forward with State-Owned relocatables will be brought to an upcoming IAC meeting.

## 2. **Consent Agenda – [Motion Carried]**

Upon a motion by Krishna Tallur, seconded by Vice-chair Eberhart, the IAC voted unanimously to approve the consent agenda.

### a. **December 17, 2025 Meeting Minutes**

To approve the draft December 17, 2025 IAC Meeting Minutes, as presented.

### b. **Contract Awards**

To approve contract procurements and project reversions as presented.

### c. **Revisions to Previously Approved Contracts**

To approve the revisions to previously approved contract awards as presented to accurately reflect the adjustments to the State and local participation in the contract amounts, reversions of funds, and/or corrections to project allocation information.

### d. **Reversion of Funds – FY 2025 Capital Improvement Program – Carroll County Public Schools – Spring Garden Elementary (PSC L06F037) Roof Project**

To revert a total of \$668,610 in unused funding awarded under the FY 2025 Capital Improvement Program (CIP) to the Carroll County Public Schools (CCPS) Spring Garden Elementary (PSC L06F037) roof project to the LEA's reserve fund.

### e. **Reversion of Funds – FY 2022 Healthy School Facility Fund – Dorchester County Public Schools – Choptank Elementary (PSC L09F016) Roof/HVAC Project**

1. To revise the Contract Award for the Dorchester County Public Schools (DCPS) Choptank Elementary School (PSC L09F016) HVAC/roof project approved on November 9, 2023 to reflect a total contract amount of \$2,736,034, a revised State share of \$1,853,747.06, and a revised local share of \$882,286.94; and,
2. To revert the remaining uncontracted FY 2022 Healthy School Facility Fund funds totaling \$201,262.94 from the project to the Statewide reserve fund.

### f. **Reversion of Funds – Capital Improvement Program – Queen Anne's County Public Schools**

To revert uncontracted FY 2023, 2024, and 2025 Capital Improvement Program funds totaling \$933,357 from the Queen Anne's County Public Schools (QACPS) projects identified in the table below to the LEA's reserve fund account.

### g. **Property Disposal – Baltimore City Public Schools – Elmer A. Henderson #101 (PSC L30F247) Demolition**

To approve the demolition of the facility formerly used for Elmer A. Henderson #101 (PSC L30F247) located at 1101-1125 N. Wolfe St. Baltimore, MD 21213 by the Baltimore City Council. In accordance with the Interagency Commission on School Construction's February 28, 2007 approval of the transfer of this property to the Baltimore City Council, this approval is also conditioned upon full repayment of the outstanding State bond debt associated with this property by Baltimore City, which was paid in full via Piggy-back Tax on June 14, 2010. Further, requiring Baltimore City Government to obtain IAC approval for any subsequent sales of the former Elmer A. Henderson property to third parties, with the option to require Baltimore City to pay the State a proportional share of the disposition proceeds based on the State's investment in the School Property and a total consideration of the sale price pursuant to any future Land Disposition Agreement.

**h. School Closure and Payment of Outstanding Bond Debt – Prince George’s County Public Schools – Rose Valley Elementary School (PSC L16F157)**

To approve the closure of Rose Valley Elementary (PSC L16F157) and to require the repayment of the outstanding bond debt amount of \$148,625.16 by Prince George’s County Public Schools, due July 1, 2029, which is five years from the final date of use of the facility for educational purposes.

**i. Property Disposal – Baltimore City – William Pinderhughes Building #028 (PSC L30F129)**

To approve the sale of the property formerly used for William Pinderhughes Building #028 (PSC L30F129) located at 1200 North Fremont Ave, Baltimore MD 21217 from the Baltimore City Mayor and City Council (Baltimore City) to the Salvation Army on terms set forth in the draft Land Disposition Agreement between these parties, in accordance with this Commission's March 31, 2016 recommendation of the transfer of this property to Baltimore City, and subsequent State Board of Public Works approval on May 11, 2016, and the receipt of outstanding bond debt reimbursement totaling \$16,713.00 on September 28, 2016. The consideration for the sale of the property is the amount of \$200,000.00 which shall be paid in full at the time of settlement by certified funds. Baltimore City has stated that the City Department of Housing and Community Development will schedule a property closing with the Salvation Army for within 90 days of the IAC approval, and anticipates 18 months for construction post conveyance to the developer.

**3. September 30, 2025 Enrollment Counts – [Informational Only]**

Planning Manager Jamie Bridges gave a presentation on the September 2025 Public School Enrollment Counts as reported by the Maryland State Department of Education in which he provided information to the IAC on enrollment declines in Maryland, future enrollment projections, and current enrollment in the State of Maryland.

Chair Kasemeyer asked about the last time we have seen a decline in enrollment and how long it lasted. Mr. Bridges stated that the last significant decline was due to the COVID-19 pandemic. Peak enrollment was at approximately 876,000 students in 2019 and declined to 860,000 in 2024. Executive Director Donahue stated that the last significant decline not related to a pandemic was in the 1980s.

Vice-chair Eberhart noted that public school enrollments declined notably due to students leaving the public schools for home schooling or private schools. Mr. Bridges added that homeschool enrollment numbers have since dropped slightly with some home schoolers returning to public schools.

Chair Kasemeyer asked how long a trend of decline could continue before it begins to impact the IAC’s work. Executive Director Donahue responded that it will depend on how the legislature decides to strategize school funding and overall appropriations, but that the number of condition-related projects in the backlog is large enough to utilize all available funds even if the number of growth-related projects decline.

Chair Kasemeyer asked about general state population changes. Mr. Boyd indicated that we are growing slightly because net in-migration from other countries continues, but we are still losing population to neighboring states, with housing costs being a large deterrent for people in their 20’s.

**4. FY 2027 Capital Improvement Program 90% Project Award Recommendations – [Motion Carried]**

Funding Programs Manager Arabia Davis presented the staff recommendations for 90% of funding awards for the FY 2027 Capital Improvement Program, which include funding for 96 projects totaling \$248.6 million in new appropriations and \$3.4 million in statewide reserve funds. Ms. Davis noted that

the recommendations incorporate adjustments for new requests, budget revisions, and project scope modifications, as well as projections for the 100% approval round in May, which are subject to change based on further developments, use of prior year funding, the final capital and budget bills, and confirmation that outstanding issues are resolved.

Chair Kasemeyer confirmed that the LEAs were aware of the amounts presented in the 90% CIP. Executive Director Donahue stated that the numbers were all shared with LEAs in advance and that in the time between this meeting and the 100% approval IAC staff would continue to work with districts to make appropriate adjustments which would also be shared with LEAs.

Upon a motion made by Mr. Boyd, seconded by Vice-chair Eberhart, the IAC voted unanimously to recommend to the budget committees of the General Assembly and the Department of Legislative Services, in accordance with Education Article, §5-304(b)(f), the adoption of the Fiscal Year 2027 90% Capital Improvement Program (CIP) IAC staff recommendations for each school system and the Maryland School for the Blind totaling \$252,000,000 which includes \$3,418,020 assigned to the Statewide Reserve Account, and to approve recommended awards to projects with a “U” status with funding contingent on outstanding issues being resolved.

**5. FY 2025 Capital Improvement Program Project Cancellations and Reversions – Dorchester County Public Schools – [Motion Carried]**

Capital Projects Manager Laura Smyles presented a request from Dorchester County Public Schools to cancel security vestibule projects at Hurlock Elementary School and South Dorchester PreK-8. Ms. Smyles stated that both projects were funded under the FY 2025 CIP and the LEA was requesting that funding be rescinded from the projects and reverted to the LEA reserve account.

Upon a motion made by Vice-chair Eberhart, seconded by Mr. Tallur, the IAC voted unanimously to cancel the FY 2025 Capital Improvement Program Dorchester County Public Schools (DCPS) Hurlock Elementary (PSC L09F014) and South Dorchester PreK-8 (PSC L09F012) Security Vestibule projects, rescind \$550,000 in funding awards from each project, and transfer the \$1,100,000 total in rescinded funds to the LEA reserve fund.

**6. Maximum State Award and FY 2026 Capital Improvement Program Amendment – Baltimore City Public Schools – Western High Building #407 (PSC L30F227) Limited Renovation Project – [Motion Carried]**

Capital Projects Manager Gene Shanholtz presented a request from Baltimore City Public Schools to increase the Maximum State Award for the Western High Building #407 limited renovation project from \$92,139,351 to the lesser of \$103,185,082 or the State share of the contract approval(s) based on approved bids once received. He stated that IAC staff had reviewed the request and found that the required elements under COMAR 14.39.02.08 to increase the MSA had been satisfied. Mr. Shanholtz also stated that while typically, increases to the MSA for a project are not brought to the IAC until bids are received, in this case the LEA has requested a greater level of certainty regarding State participation in the project in order to realign local funding to other much-needed projects.

Chair Kasemeyer asked Executive Director Donahue to provide additional context on the project. Executive Director Donahue stated that this project, as well as the following agenda item for Baltimore Polytechnic Institute #403 are both large and complex projects that require as much flexibility as possible in order to move forward without delays.

Upon a motion made by Vice-chair Eberhart, seconded by Mr. Darenberg, the IAC voted unanimously to increase the Maximum State Award (MSA) for Baltimore City Public Schools' Western High Building #407 (PSC L30F227) limited renovation project from \$92,139,351 to the lesser of \$103,185,082 or the State share of the contract approval(s) based upon approved bids once they are received, in accordance with COMAR 14.39.02.08B; and to transfer \$6,239,285 from the LEA's reserve fund to the above referenced project in the FY 2026 Capital Improvement Program (CIP).

**7. Maximum State Award and FY 2026 Capital Improvement Program Amendment – Baltimore City Public Schools – Baltimore Polytechnic Institute #403 (PSC L30F185) Limited Renovation Project – [Motion Carried]**

Mr. Shanholtz presented a request from Baltimore City to increase the Maximum State Award for the Baltimore Polytechnic Institute #403 limited renovation project from \$137,267,170 to the lesser of \$154,777,623 or the State share of the contract approval(s) based upon approved bids once received. He stated that IAC staff had reviewed the request and found that the required elements under COMAR 14.39.02.08 to increase the MSA had been satisfied. Mr. Shanholtz also stated that while typically, increases to the MSA for a project are not brought to the IAC until bids are received, in this case the LEA has requested a greater level of certainty regarding State participation in the project in order to realign local funding to other much-needed projects.

Upon a motion made by Mr. Boyd, seconded by Vice-chair Eberhart, the IAC voted unanimously to increase the Maximum State Award (MSA) for Baltimore City Public Schools' Baltimore Polytechnic Institute #403 (PSC L30F185) limited renovation project from \$137,267,170 to the lesser of \$154,777,623 or the State share of the contract approval(s) based upon approved bids once they are received, in accordance with COMAR 14.39.02.08B; and to transfer \$4,732,866 from the LEA's reserve fund to the above referenced project in the FY 2026 Capital Improvement Program.

**8. FY 2026 Capital Improvement Program Amendment – Baltimore County Public Schools – Eastern Technical High School (PSC L03F075) Electrical Upgrade Project – [Motion Carried]**

Capital Projects Manager Lisa Vaughn presented a request from Baltimore County Public Schools to amend the FY 2026 CIP to change the status of the Eastern Technical High School electrical upgrade project from a 'B' to an 'A' status, and apply funds totaling \$3,448,500 from their reserve account to fund the project.

Upon a motion made by Mr. Boyd, seconded by Vice-chair Eberhart, the IAC voted unanimously to amend the project status for Baltimore County Public Schools' (BCPS) FY 2026 CIP Eastern Technical High School (PSC L03F075) electrical upgrade project from a "B" status to an "A" status; and to transfer and award \$3,448,500 from the LEA reserve fund account to fully fund the above-referenced project.

**9. Maximum State Award Increase Request – Carroll County Public Schools – Carroll Springs Special Education (PSC L06F027) HVAC Project – [Motion Carried]**

Ms. Smyles presented a request from Carroll County Public Schools to increase the Maximum State Award (MSA) for the Carroll Springs Special Education HVAC replacement project due to higher than anticipated bid proposals that indicate that the project cost will exceed the current MSA. Ms. Smyles stated that the LEA had requested FY 2026 CIP funding and funds from their reserve account be applied to fund the project, if the MSA increase were approved.

Upon a motion made by Vice-chair Eberhart, seconded by Mr. Tallur, the IAC voted unanimously to increase the Maximum State Award for Carroll County Public Schools' Carroll Springs Special

Education (PSC L06F027) HVAC project from \$3,835,000 to \$4,699,149, in accordance with COMAR 14.39.02.08B.

**10. Property Transfer Amendment – Baltimore City Public Schools – Rognel Heights Elementary #089 (PSC L30F211) – [Motion Carried]**

Policy Analyst Victoria Howard presented an Item that would amend the Property Transfer Agreement (PTA) with Baltimore City for the transfer of the former Rognel Heights Elementary School. Ms. Howard indicated that the amendment would remove the requirement for Baltimore City to repay the outstanding bond debt on the facility, as per COMAR 14.39.02.27, facilities that are still being used for educational purposes that have been transferred are not required to have bond debt repaid. Baltimore City has indicated that the former Rognel Heights Elementary School facility is being used for educational purposes as a charter school.

Chair Kasemeyer requested that Executive Director Donahue provide additional information regarding the collection of outstanding bond debt on former school facilities. Executive Director Donahue stated that there are requirements in law for City and County governments to repay outstanding bond debt on facilities that are taken out of educational service. He stated that Baltimore City had a significant amount of outstanding debt that was required to be paid after the transfer of several former school facilities, of which roughly 90% had been paid, and that this facility was an example of a local government continuing to use a facility for educational purposes after transfer, removing the requirement for repayment of bond debt.

Vice-chair Eberhart asked if the bond debt decreases with each year with payments made. Executive Director Donahue confirmed that as the State makes payments on the bond debt, the amount of currently outstanding debt would decrease, and if the facility were to no longer be used for educational purposes in later years, the outstanding debt amount would be less than it currently is.

Upon a motion made by Craig Curtis, seconded by Vice-chair Eberhart, the IAC voted unanimously to amend the action of the IAC on May 31, 2018, approving the transfer of Rognel Heights Elementary #089 (PSC L30F211) from Baltimore City Public Schools (City Schools) to the Mayor and City Council of Baltimore (City), to suspend the obligation of the City government to reimburse the State of Maryland for outstanding bond debt service totaling \$460,266.88 if paid on schedule, or \$398,000.37 if paid in lump sum, so long as the building is used as a public school building, including a public charter school authorized under Maryland law. This action does not affect the IAC's prior approval of the closure and transfer of the building from City Schools to the City, nor the City's obligation to obtain approval of the IAC before transferring any right, title, or interest to any portion of the property.

**11. Disposal of State-Owned Relocatable Units #260, #261, and #264 – Prince George's County Public Schools – [Motion Carried]**

Mr. Shanholz presented a request from Prince George's County Public schools to dispose of via demolition three relocatable units that were beyond their serviceable life. He stated that the units were no longer needed, and that the LEA would fund the demolition without State funding.

Chair Kasemeyer requested confirmation from Executive Director Donahue that the LEA would be paying for the disposal of the units. Executive Director Donahue confirmed this. Mr. Darenberg asked how long the LEA had the relocatable units in their possession. Mr. Shanholtz confirmed that the units were manufactured in the 1970's and that the units were sited at Bowie High School in the 1990's.



Upon a motion made by Mr. Darenberg, seconded by Mr. Boyd, the IAC voted unanimously to approve the disposal of State-Owned Relocatable Units #260, #261, and #264, stationed at Bowie High School (PSC L16F089) in Prince George's County, and, pending approval by the Maryland Department of General Services, to demolish the units.

**Announcements:**

None.

**Adjournment:**

Upon a motion by Mr. Darenberg seconded by Mr. Boyd, the IAC voted unanimously to adjourn the meeting at 9:52 am.