

## NOTICES:

On March 20, 2019, the Board of Estimates adopted the Regulations on Procurement, Protests, Minority and Women-owned Business Enterprise and Debarment/Suspension (Regulations) effective July 1, 2019. Pursuant to Section II. Protest Regulations:

- a. The Resolution on the Regulations of Board Meetings and protests adopted by the Board on January 22, 2014 was repealed effective July 1, 2019.
- b. Protests.
  1. A person wishing to protest a proposed action of the Board or otherwise address the Board, whether individually or as a spokesperson, shall notify the Clerk of the Board, Room 204, City Hall, 100 N. Holliday Street, Baltimore, Maryland 21202 in writing no later than noon on the Tuesday preceding the Board meeting during which the item will be considered, or by an alternative date and time specified in the agenda for the next scheduled meeting.
  2. A protest shall be considered proper when the protestant is directly and specifically affected by a pending matter or decision of the Board.
  3. The written protest shall include:
    - a. The name of the person protesting or, if a spokesperson, the entity or organization protesting;
    - b. A narrative description of the issues and facts supporting the protest; and
    - c. A description as to how the protestant will be harmed by the proposed Board action.
    - d. If a person fails to appear before the Board to argue and defend their protest, the Board may reject the protest without discussion.

c. Procurement Lobbyist

1. A Procurement Lobbyist, as defined by the Baltimore City Ethics Code § 8-8(c) must register with the Board of Ethics as a Procurement Lobbyist in accordance with Baltimore City Ethics Code § 8-12.
2. If any member of the Board has sufficient information to determine that Baltimore City Ethics Code § 8-12 has not been complied with, he or she may make a complaint to the Board of Ethics.

d. Required Posting

The full provisions of these Protest Regulations shall be posted in a manner and format that ensures adequate notice in the Department of Legislative Reference, as well as on the President of the Board's web site and the Secretary to the Board's web site.

Submit Protests to:  
Attn: Clerk,  
Board of Estimates  
Room 204, City Hall  
100 N. Holliday Street  
Baltimore, Maryland 21202

NOTICES - cont'd:

1. SPECIAL NOTICE FOR NOVEMBER 4, 2020, 9:00 A.M.  
BOARD OF ESTIMATES' MEETING

MEMBERS OF THE PUBLIC CAN CALL IN TO LISTEN LIVE BY CALLING 1  
(408) 418-9388 (ACCESS CODE: 1297828724) AND/OR STREAM IT LIVE  
USING THE FOLLOWING LINK:  
<http://charmtvbaltimore.com/watch-live>

2. 12:00 NOON MEETING ANNOUNCEMENT OF BIDS  
AND OPENINGS

MEMBERS OF THE PUBLIC CAN CALL IN TO LISTEN LIVE BY CALLING  
(443) 984-1696 (ACCESS CODE: 0817325) AND/OR STREAM IT LIVE  
USING THE FOLLOWING LINK:  
<http://charmtvbaltimore.com/watch-live>

3. PROTEST DEADLINE FOR NOVEMBER 4, 2020

BALTIMORE CITY OFFICES WILL BE CLOSED ON TUESDAY, NOVEMBER  
3, 2020 IN OBSERVANCE OF THE GENERAL ELECTION. ALL  
PROTESTS MUST BE RECEIVED NO LATER THAN 8:45 A.M. ON  
WEDNESDAY, NOVEMBER 4, 2020, PRECEDING THE BOARD OF  
ESTIMATES' MEETING.

4.

CITY OFFICES WILL BE CLOSED ON WEDNESDAY NOVEMBER 11,  
2020 IN OBSERVANCE OF VETERANS DAY. THE BOARD OF  
ESTIMATES WILL BE IN RECESS ON WEDNESDAY NOVEMBER 11,  
2020.

The Board of Estimates is scheduled to be in recess at 9:00  
a.m. and 12:00 noon on November 11, 2020. The Board of  
Estimates will not receive or open bids on November 11, 2020.  
The Board of Estimates will reconvene on November 18, 2020.

5. DEADLINE FOR NOVEMBER 18, 2020 AGENDA SUBMISSION

THE DEADLINE FOR THE NOVEMBER 18, 2020 BOARD OF  
ESTIMATES' AGENDA IS THURSDAY NOVEMBER 5, 2020 BY 11:00  
A.M.

**BOARD OF ESTIMATES' AGENDA - NOVEMBER 4, 2020**

**BOARDS AND COMMISSIONS**

1. Prequalification of Contractors

In accordance with the Resolution Relating to Architectural and Engineering Services, as amended by the Board on June 29, 1994, the Office of Boards and Commissions recommends the approval of the prequalification for the following firms:

Battaglia Associates, Inc. \$1,500,000.00

2. Prequalification of Architects and Engineers

In accordance with the Rules for Prequalification of Contractors, as amended by the Board on November 21, 2016, the following contractors are recommended:

AULtec, Inc. Engineer  
Land Survey

Foundation Test Group, Inc. Engineer

J-DOS Internationale, Inc. Engineer

KCW Engineering Technologies, Inc. Engineer  
Land Survey

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Department of Audits - Audit Report

The Board is requested to **NOTE** receipt of the following Audit Report:

1. Department of Human Resources Biennial Performance Audit Report Fiscal Years Ended June 30, 2019 and 2018.

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Space Utilization Committee/ - Interdepartmental Lease Agreement  
Baltimore Police Department

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Interdepartmental Lease Agreement by and between the Department of General Services, Landlord and the Baltimore Police Department, Tenant for the rental of a portion of the property known as 3201 Boston Street, on the first and second floors and consisting of 7,342 square feet. The period of the agreement is July 1, 2020 through June 30, 2021, and it will automatically renew for five additional terms of one year.

**AMOUNT OF MONEY AND SOURCE:**

<u>Annual Rent</u>	<u>Monthly Installments</u>
\$49,784.66	\$4,148.72

Account: 1001-000000-2617-197500-603096

**BACKGROUND/EXPLANATION:**

The leased premises will be used for offices by the Baltimore City Police Department's Marine Unit. Landlord is responsible for interior & exterior of the building; including foundations, roof, walls, gutters, downspouts; maintenance & repairs of HVAC systems, providing heat and air conditioning (not individual window ventilation systems) except for damage caused by the sole negligence of the Tenant, employees, guests, agents, invitees, and contractors. Landlord is responsible for snow and ice removal, trash removal; interior and exterior lighting; sewer/plumbing, and electric repairs; replacing air filters once every six months for HVAC systems; utilities. The Tenant accepts premises in its existing condition. Tenant is responsible for janitorial and trash removal; cleaning the floors; and pest control. Tenant will not make any alterations, additions, or improvements without Landlord's written consent; provide all equipment including refrigerators or any other kitchen appliances; telephone and computer services; placing debris into trash receptacles; keep common break room free of debris that can cause an infestation of

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Space Utilization Committee/ - cont'd  
Baltimore Police Department

insects and/or rodents; keep entrance, passageways areas clean and orderly condition free of Tenant's equipment and furniture; which will not impede ingress and egress.

The Space Utilization Committee approved the Interdepartmental Lease Agreement on September 15, 2020.

**APPROVED FOR FUNDS BY FINANCE**

(The Interdepartmental Lease Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Department of Real Estate/ - Rescission and Re-approval of First  
Department of Recreation Renewal Option to Lease Agreement  
and Parks

**ACTION REQUESTED OF B/E:**

The Board is requested to rescind and reapprove the 1<sup>st</sup> renewal option of a Lease Agreement with Alison Spiesman, Tenant, for the rental of the property known as 2090 Woodbourne Avenue located on the ground of the Mt Pleasant Golf Course. The period of the 1<sup>st</sup> renewal option is July 16, 2020 through July 15, 2022, with no further renewal option.

**AMOUNT OF MONEY AND SOURCE:**

\$1.00 - renewal term

**BACKGROUND/EXPLANATION:**

On September 16, 2020, the Board approved the 1<sup>st</sup> renewal option for this lease. The Board is now being asked to rescind that 1<sup>st</sup> renewal option and reapprove the 1<sup>st</sup> renewal option. This rescission is due to the incorrect remaining renewal term. It should be corrected as the following: "The Tenant has exercised the 1<sup>st</sup> renewal option for two years, commencing July 16, 2020 and terminating July 15, 2022, with the right to renew for an additional one 2-year term."

All other terms, conditions and provisions of the Lease Agreement dated February 27, 2019, will remain in full force and effect.



**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Department of Real Estate - Agreement of Sale

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Agreement of Sale with the Youth Educational Services, Inc. (Y.E.S.), a Maryland non-profit organization.

**AMOUNT OF MONEY AND SOURCE:**

\$1.00 - purchase price

**BACKGROUND/EXPLANATION:**

The authority to sell the property located at 5001 Reisterstown Road (Block 4596, Lot 001), formerly known as Langston Hughes Elementary School, was approved by City Council Ordinance No. 20-379 on June 25, 2020. This property was surplusd from the Baltimore City Public School System (BCPSS) on June 14, 2016.

Y.E.S. was allowed to occupy this site on July 1, 2017, to prevent the building from being vandalized. The organization immediately began to provide food for students during the summer. Through the creation of programs and by providing additional services to benefit the direct community, Y.E.S. has incorporated a dynamic model that can be duplicated by other community groups. The Langston Hughes Community Resource Center supports the community with a childcare center, mental health clinic, senior citizen activities, recording studio, CPR training, computer class and certifications, and food pantry. Y.E.S. has recently partnered with the United Way of Central Maryland and Door Dash. This partnership has allowed the organization to reach hundreds of older adults and disabled individuals within ten miles of the 21215 zip code. In addition to the weekly food pantries, this partnership has allowed Y.E.S. to help over 1,000 families a week. The number of people served by the food pantry has increased from 150 families to 350 families. In the past, most of the people coming to the food pantries were community members. During the pandemic, it has seen and served people from different communities and races as well as religions. The organization is striving to help everyone, not just those of the immediate vicinity, who come to the Langston

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Department of Real Estate - cont'd

Hughes Community Resource Center in need of assistance. Furthermore, after 19 years without a City-operated Library in the area, Y.E.S. recognized the need and established one.

The Contract of Sale requires Y.E.S. to keep the building as a polling place and as a Community Resource Center. Upon any default of those conditions, the property will revert back to the City.

**STATEMENT OF PURPOSE AND RATIONALE FOR SALE OF PROPERTIES AT LESS THAN THE APPRAISED VALUE:**

This property is being sold for less than the fair market appraised value of \$2,400,000.00 due to its poor condition. BCPSS identified approximately \$2,100,000.00, in necessary deferred maintenance to the property. The sale of this property will allow Y.E.S. to purchase the property and continue to operate at this location as a community resource center.

(The Agreement of Sale has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/04/2020**

Space Utilization Committee/ - Transfer of Jurisdiction  
Department of Recreation and  
Parks

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the transfer of the properties known as NES Shannon Drive 274-10 ft. SW of Brehms Lane (Block 6134A, Lot 1) and NES Shannon Drive 409-5 ft. NW of Sinclair Lane (Block 6134A, Lot 3) from the inventory of the Baltimore City Public Schools to the inventory of the Department of Recreation and Parks.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

The Baltimore City Public Schools has no educational need for the two parcels of land located in Herring Run Park and has surplused the sites to Baltimore City and wishes to transfer the property jurisdiction.

The Space Utilization Committee approved this transfer of jurisdiction on October 6, 2020.

EXTRA WORK ORDERS

\* \* \* \* \*

The Board is requested to approve  
the Extra Work Orders  
as listed on the following pages:

10 - 11

The EWOs have been reviewed and approved  
by the Department of  
Audits, CORC, and MWBOO  
unless otherwise indicated.

AGENDA

BOARD OF ESTIMATES

11/4/2020

EXTRA WORK ORDERS

Contract	Prev. Apprvd.		Time	%
<u>Awd. Amt.</u>	<u>Extra Work</u>	<u>Contractor</u>	<u>Ext.</u>	<u>Compl.</u>

Department of Transportation

- |    |           |                       |   |                     |                      |                         |  |                |
|----|-----------|-----------------------|---|---------------------|----------------------|-------------------------|--|----------------|
| 1. | EWO #003, | \$49,431.00           | - | TR 190006R,         | Urgent Need Contract |                         |  |                |
|    | Citywide  |                       |   |                     |                      |                         |  |                |
|    |           | <u>\$2,609,618.00</u> |   | <u>\$965,006.40</u> |                      | <u>P. Flanigan</u>      |  | <u>- 9.00%</u> |
|    |           |                       |   |                     |                      | <u>&amp; Sons, Inc.</u> |  |                |

This authorization is requested by the Department of Transportation, Traffic Division, for the installation of bike-friendly speed humps along Gittings Avenue. The advertised scope for this contract includes work involving the improvements to the existing roadway and is not limited to only the items and locations expressed in the contract specification.

An Engineer's Certificate of Completion of Work has not been issued.

**MWBOO SET GOALS OF 21% MBE AND 8% WBE.**

**APPROVED FOR FUNDS BY FINANCE**

**THE EAR WAS APPROVED BY MWBOO ON OCTOBER 15, 2020.**

Department of Transportation/  
Engineering and Construction

- |    |           |                     |   |               |                                 |                     |  |                |
|----|-----------|---------------------|---|---------------|---------------------------------|---------------------|--|----------------|
| 2. | EWO #001, | \$0.00              | - | TR 19016,     | Material and Compliance Testing |                     |  |                |
|    |           | <u>\$174,700.00</u> |   | <u>\$0.00</u> |                                 | <u>Hills-Carnes</u> |  | <u>365 40%</u> |
|    |           |                     |   |               |                                 | <u>Engineering</u>  |  | <u>days</u>    |

This authorization is requested by the Department of Transportation, TEC Division, for a 365-day non-compensable time extension to allow the Department to continue material testing on all current and future projects.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**EXTRA WORK ORDERS**

<u>Contract</u>	<u>Prev. Apprvd.</u>	<u>Time</u>	<u>%</u>
<u>Awd. Amt.</u>	<u>Extra Work</u>	<u>Contractor</u>	<u>Ext. Compl.</u>

Department of Transportation/ - cont'd  
Engineering and Construction

The Notice to Proceed was issued on October 9, 2019, with a completion date of October 8, 2020. The additional time will result in a new completion date of October 7, 2021.

An Engineer's Certificate of Completion of Work has not been issued.

**MWBOO SET GOALS OF 11% MBE AND 13% WBE.**

**APPROVED FOR FUNDS BY FINANCE**

**THE EAR WAS APPROVED BY MWBOO ON OCTOBER 8, 2020.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Agreements

The Board is requested to approve and authorize execution of the various agreements.

1. **BALTIMORE TEACHER NETWORK, INC.** **\$32,500.00**

Account: 4000-483321-3160-780000-603051

The Baltimore Teacher Network, Inc., will work with the Health Department and ConneXions Community-Based Arts School to implement the Safe Streets Conflict Resolution Curriculum and the Safe Dates Evidence-Based Curriculum for 9<sup>th</sup>-grade students. In addition, the Safe Streets Conflict Mediation Strategy will be implemented for all students. The period of the agreement is effective upon Board approval through August 31, 2021.

2. **THE JOHNS HOPKINS UNIVERSITY** **\$725,653.00**

Account: 4000-438020-3023-273396-603051

The Johns Hopkins University will utilize the funds to implement the Getting to Zero (GTZ) Plus Program. The REACH team will work with the community clinic sites to review their caseloads and train them to understand and determine who might have fallen out of care or been non-adherent to their antiretrovirals due to a host of reasons and work with each clinician toward the goal of all patients reaching an undetectable viral load. The period of the agreement is March 1, 2020 through February 28, 2021.

**MWBOO GRANTED A WAIVER ON SEPTEMBER 3, 2020.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - cont'd

**3. ASSOCIATED BLACK CHARITIES, INC. \$743,951.00**

Account: 4000-438220-3023-273302-603051 \$ 50,000.00  
          4000-438220-3023-273303-603051 \$693,951.00

The Associated Black Charities, Inc. as the Fiscal Agent for COVID-19, will provide critical support services to people with HIV during the COVID-19 pandemic. Services may include home-delivered meals, emergency housing and transportation. The period of the agreement is April 1, 2020 through March 31, 2021.

**MWBOO GRANTED A WAIVER ON SEPTEMBER 24, 2020.**

**4. BALTIMORE MEDICAL SYSTEM, INC. \$70,000.00**

Account: 4000-422721-3080-292300-603051

The Baltimore Medical System, Inc. will provide Comprehensive Family Planning Services (CPS) to include clinical reproductive health care services, which allow the client to choose from a broad range of contraceptive options. The period of the agreement is July 1, 2020 through June 30, 2021.

**MWBOO GRANTED A WAIVER ON SEPTEMBER 24, 2020.**

**5. THE JOHNS HOPKINS UNIVERSITY- \$229,085.00  
SCHOOL OF MEDICINE**

Account: 4000-427720-3023-273322-603051

The Johns Hopkins University-School of Medicine will provide a range of client-centered Medical Case Management activities focused on improving health outcomes in support of the HIV care continuum. Services will be provided at the Department's STC clinic locations. The period of the agreement is March 1, 2020 through February 28, 2021.

**MWBOO GRANTED A WAIVER ON SEPTEMBER 24, 2020.**



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - cont'd

**6. THE JOHNS HOPKINS UNIVERSITY \$185,626.00**

Account: 4000-422120-3030-271400-603051

The Johns Hopkins University will provide medical expertise and clinical services to Tuberculosis (TB) clinic patients, including examinations, recommendations for therapy, education and outreach, and monitoring of adverse reactions in patients seen in the clinic; provision of direction and consultation regarding clinic policies and protocols, especially with regards to TB and HIV co-infection. The period of the agreement is January 1, 2020 through December 31, 2020.

**MWBOO GRANTED A WAIVER ON OCTOBER 19, 2020.**

**7. UNIVERSITY OF MARYLAND, BALTIMORE \$86,586.00**

Account: 4000-438020-3023-273301-603051

The University of Maryland, Baltimore, STAR-TRACK Adolescent Health Center will utilize the funds to identify and address barriers to care and improve retention to care for youth and young adults of the Baltimore Eligible Metropolitan Area (EMA). The period of the agreement is March 1, 2020 through February 28, 2021.

**MWBOO GRANTED A WAIVER ON AUGUST 10, 2020.**

The agreements are late because of administrative delays.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Agreements have been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Amendment No. 1 to Notice of Award

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of Amendment No. 1 to the Notice of Award (NOA) from the Maryland State Department of Education (MSDE). The period of the award is July 1, 2019 through December 31, 2020.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On August 28, 2019, the Board approved the original NOA from MSDE in the amount of \$505,021.00, for the School-Based Health Center Program for the period of July 1, 2019 through June 30, 2020. Because of pandemic delays, the Department could not utilize all Fiscal Year 2020 grant funds and requested an extension.

On September 14, 2020, MSDE issued Amendment No. 1, which extended the grant end date to December 31, 2020, and reallocated grant funds. This will allow the Department time to use all Fiscal Year 2020 grant funds. All other conditions will remain the same.

The Amendment No. 1 is late because of delays in the administrative review process.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Amendment No. 1 to Notice of Award has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Ratification of Amendment to Inter-Governmental Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to ratify the Amendment to an Inter-Governmental Agreement with Baltimore City State's Attorney Office. The period of the agreement was September 30, 2019 through September 29, 2020.

**AMOUNT OF MONEY AND SOURCE:**

\$70,500.00 - 4000-483520-3080-294600-603051

**BACKGROUND/EXPLANATION:**

The purpose of the ReCAST West Baltimore Project is to reduce the impact of trauma and build resilience in West Baltimore, specifically the Sandtown-Winchester, Upton/Druid Heights, and Penn North communities.

Baltimore City State's Attorney Office provided direct programming in schools within ReCAST communities to build relationships with youth and better familiarize young people with the justice system.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Amendment to Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Grant Award

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of a Grant Award from the Governor's Office of Crime Control and Prevention. The period of the grant award is October 1, 2020 through September 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$325,792.00 - 5000-584421-3160-780000-405001  
85,331.00 - 1001-000000-3160-795900-601001  
**\$411,123.00**

**BACKGROUND/EXPLANATION:**

The funds will be utilized to support services for victims of crime, including crisis intervention, counseling, emergency transportation, temporary housing, criminal justice support, and advocacy.

The grant award is late because of administrative delays.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

(The Grant Award has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Notification of Grant Award

The Board is requested to approve and authorize acceptance of the various Notification of Grant Awards (NGA).

**1. MARYLAND DEPARTMENT OF AGING \$57,906.00**

Account: 4000-433421-3255-761600-404001

This award will provide funds to support public education about health insurance plan options to Baltimore City senior residents and their families. By accepting this grant, the grantee agrees to abide by the terms of the following documents, including amendments thereto: its approved Area Plan, grant application(s), grant agreements(s), Aging Program Directives, and all applicable federal and state laws, regulations, policies, and procedures.

**2. MARYLAND DEPARTMENT OF AGING \$17,238.00**

Account: 4000-436421-3044-761900-404001

The Senior Medicare Patrol grant award provides funding for outreach, education, counseling, and an anti-fraud program to increase older adult awareness of health care fraud and assists individuals in resolving fraud issues.

The NGAs are late because of administrative delays.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

(The Notification of Grant Awards have been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Health Department - Correction of Budget Account Number

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the correction of the Budget Account Number that was assigned to the Amendment to Agreement with Healthy Teen Network, Inc.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On August 26, 2020, the Board approved the Amendment to Agreement with Healthy Teen Network, Inc. in the amount of \$31,583.00 for the period of July 1, 2019 through June 30, 2020.

Upon coordination of reimbursement, it was determined that the Department incorrectly listed the BAN as 4000-494420-3080-292300-603051.

The correct Budget Account Number is 4000-422720-3080-292300-603051. Approval of this correction will allow the Department to reimburse Healthy Teen Network, Inc. for additional services.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

TRANSFERS OF FUNDS

\* \* \* \* \*

The Board is requested to approve  
the Transfers of Funds  
listed on the following page:

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In accordance with Charter provisions,  
reports have been requested from the  
Planning Commission, the Director  
of Finance having reported  
favorably thereon.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**TRANSFERS OF FUNDS**

	<b><u>AMOUNT</u></b>	<b><u>FROM ACCOUNT/S</u></b>	<b><u>TO ACCOUNT/S</u></b>
<u>Department of Housing and Community Development</u>			
1.	<b>\$ 200,000.00</b>	9910-904253-9587	9910-910715-9588
	3 <sup>rd</sup> Community & Economic Development	Johnston Square Infrastructure	AHP - Johnston Square

This transfer will provide funding for the acquisition, relocation, and demolition in the Johnston Square Community.

2.	<b>\$ 600,000.00</b>	9910-924026-9587	9910-906866-9588
	1 <sup>st</sup> Affordable Housing Loan	New Affordable Housing Fund	Bethel Community Empowerment and Wellness Center

This transfer will provide funds from the Affordable Housing Program Bond to Bethel Outreach Center, Inc. to support a portion of the hard construction costs of a vacant building located at 1429 McCulloh Street in the Upton Community of Baltimore City.

Parking Authority of Baltimore City

3.	<b>\$ 6,300.00</b>	9965-913028-9581	9965-919028-9580
	Parking Facilities Fund	Market Center Garage Elevator (Reserve)	Market Center Garage Elevator (Active)

The Parking Authority of Baltimore City requests a transfer of funds for the agreement of the modernization and replacement of three elevators at Market Center located at 221 N. Paca Street, which was approved by the Board on July 26, 2017, in order to pay the Vendor from Parking Facilities funds instead of from operating account. This transfer is to cover the cost of the elevator maintenance agreed upon in the agreement.



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of General Services (DGS) - Selected Source  
Procurement Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of a Selected Source Procurement Agreement (Agreement) with Johnson Control, Inc. (JCI). The period of the agreement is from the date of the Notice to Proceed (NTP) until the work is completed, as determined by the City Engineer, but in no case later than 365 days from the NTP, unless terminated earlier in accordance with the terms of this agreement.

**AMOUNT OF MONEY AND SOURCE:**

\$4,493,700.00 - 9916-902956-9197-900000-706063

**BACKGROUND/EXPLANATION:**

The fire alarm system(s) at the Baltimore City Police HQ and Annex buildings located at 601 E. Fayette Street and the Central Police District Station building located at 500 E. Baltimore Street, are outdated and in urgent need of upgrade to comply with current fire code requirements and to ensure that all legally required life and safety measures are complied. The other existing building controls and operations systems (HVAC Controls, Smoke Control and Stair Pressurization systems, Metasys, etc.) are all systems that were installed by JCI or its affiliated companies.

Any new fire alarm system installed must be compatible with and integrated into these existing building controls and operations systems. Due to the proprietary nature of the building systems already installed in the buildings and the proposed fire alarm system(s) to be installed, JCI is the only vendor that can install its own equipment and work on other building systems to ensure full, complete, and proper integration among all of the buildings' existing building controls and operations systems.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

DGS - cont'd

The City Charter at Article VI, §11 (e) (i) allows an exception to formal advertisement when "no advantage will result in seeking, or it is not practicable to obtain, competitive bids, or when the need is of an emergency nature." The work and systems to be installed are of such a nature that there is no advantage in seeking competitive bids.

In accordance with Article VI, § 11 (e) (i) of the Charter, the Department of General Services has certified to the Baltimore City Board of Estimates with notice to the Department of Finance that there is no advantage to competitive bidding.

**MWBOO SET GOALS OF 18% MBE AND 6% WBE.**

<b>MBE:</b> DC Electric	\$600,000.00	13.4%
JNG Supply, LLC	<u>208,866.00</u>	<u>4.6%</u>
<b>Total</b>	<b>\$808,866.00</b>	<b>18.0%</b>

**WBE:** NS & Associates, LLC \$269,622.00 6.0%

**MWBOO FOUND VENDOR IN COMPLIANCE ON AUGUST 6, 2020.**

**THE DIRECTOR OF FINANCE REVIEWED AND RECOMMENDED APPROVAL.**

(The Selected Source Procurement Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Assignment Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Assignment Agreement with Sabra and Associates, Inc. to Mead and Hunt, Inc. The period of the agreement is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On August 21, 2019, the Board approved the initial award of Project 1095 - On-Call Civil/Structural Design Services, to Sabra and Associates, Inc. Mead and Hunt, Inc. has acquired all rights, title, obligations, conditions, and interest in Sabra and Associates, Inc. and is requesting approval of the assignment of this contract.

**MBE/WBE PARTICIPATION:**

Mead and Hunt, Inc. has committed to meet the goals established as part of the agreement.

(The Assignment Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and Community Development (DHCD) - Acquisition by Gift

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the acquisition of the Leasehold Interest in the property located at 2105 Walbrook Avenue (Block 3205, Lot 011) by gift from Barbara and Brian Cunningham, Owners, SUBJECT to municipal liens, interest, and penalties, other than water bills.

**AMOUNT OF MONEY AND SOURCE:**

The Owners agree to pay for any title work and all associated settlement costs, not to exceed \$600.00 total. Therefore, no City funds will be expended.

**BACKGROUND/EXPLANATION:**

The DHCD, Land Resources Division strategically acquires and manages vacant or abandoned properties, which enables these properties to be returned to productive use and improve neighborhoods in Baltimore City.

The Owners have offered to donate to the City, title to the property at 2105 Walbrook Avenue. With the Board's approval, the City will receive clear and marketable title to the property, subject only to certain City liens. The City's acceptance of this donation is less costly than acquiring the property by tax sale foreclosure or eminent domain.

The Owners will pay all current water bills up through the date of settlement. The DHCD will acquire the property, SUBJECT to all municipal liens, and all interest and penalties that may accrue prior to recording a deed. The water bills must be paid as part of the transaction. A list of open municipal liens accrued through October 12, 2020, other than water bills, is as follows:

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

DHCD - cont'd

2105 Walbrook Avenue

Tax Sale	2017-2018	\$ 6,216.96
Real Property Tax	2020-2021	165.20
Real Property Tax	2019-2020	404.26
Real Property Tax	2018-2019	482.26
Real Property Tax	2017-2018	17.54
Miscellaneous Bill	8217465	143.56
Miscellaneous Bill	8264210	5,240.53
Miscellaneous Bill	8386690	234.84
Miscellaneous Bill	8656696	210.40
Miscellaneous Bill	8667685	208.00
Environmental Fine	55070452	1,500.00
Property Registration	032914	538.20
<b>Total Taxes Owed</b>		<b>\$15,361.75</b>

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - Ratification of Community  
Community Development      Development Block Grant Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to ratify the Community Development Block Grant (CDBG) Agreement with the Village Learning Place, Inc. The period of the agreement was July 1, 2019 through June 30, 2020.

**AMOUNT OF MONEY AND SOURCE:**

\$49,000.00

**BACKGROUND/EXPLANATION:**

The Ratification Agreement provided CDBG funds to subsidize the operating expenses of The Village Learning Place's Learning Center, specifically its Let's Invest in Neighborhood Kids (LINK) initiative. The LINK Program provided free, educational after-school and summer programs for low-to-moderate-income youth. Services of the learning center are available to all youth in Baltimore City, but it primarily serves youth that reside in the Greater Charles Village/Barclay area.

On August 22, 2019, the local U.S. Department of Housing and Urban Development (HUD), Community Planning and Development Office informed the Department of Housing and Community Development (DHCD) that the City's Federal FY 2019 Annual Action Plan and funding for four formula programs associated with that plan, including CDBG funds, had been approved by HUD Headquarters.

HUD's approval of the CDBG program funding is effective July 1, 2019. The DHCD's Contracts Section begun negotiating and processing the CDBG Agreements and Memorandums of Understanding as outlined in the Plan to be effective July 1, 2019 and beyond. Consequently, this agreement was delayed due to final negotiations and processing.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Community Development Block Grant Agreement have been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - Contract of Sale  
Community Development

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of a Contract of Sale to purchase the fee simple interest in 1739 Carswell Street, 4226 Park Heights Avenue, 1900 Kennedy Avenue, 2103 Chelsea Terrace, and 1821 Eagle Street from the Housing Authority of Baltimore City (HABC).

**AMOUNT OF MONEY AND SOURCE:**

\$ 6,100.00	-	1739 Carswell Street	
5,000.00	-	4226 Park Heights Avenue	
4,500.00	-	1900 Kennedy Avenue	
15,000.00	-	2103 Chelsea Terrace	
<u>5,000.00</u>	-	1821 Eagle Street	
<b>\$35,600.00</b>	-	9910-904177-9588-900000-704040	(Acquisition & Relocation - HABC Transfers)

**BACKGROUND/EXPLANATION:**

The Contract of Sale allows the City of Baltimore to acquire the fee simple interests in these properties for redevelopment.

Pursuant to the provisions of Article 13, § 2-7 of the Baltimore City Code and subject to the prior approval of the Board of Estimates, the Department of Housing and Community Development may acquire, for and on behalf of the Mayor and City Council of Baltimore, any single-family or multiple-family dwelling unit or other structure or lot within the City, for development and redevelopment. The Commissioner of Housing has made the required determination with regard to these properties. And these properties will be redeveloped.

The Board of Commissioners of the HABC and the U.S. Department of Housing and Urban Development have approved the disposition in accordance with 24 CFR, Part 970.

DHCD - cont'd

**MBE/WBE PARTICIPATION:**

N/A

**APPROVED FOR FUNDS BY FINANCE**

(The Contract of Sale has been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - Side Yard Land Disposition Agreement  
Community Development

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Side Yard Land Disposition Agreement with Quanshay Henderson, Purchaser, for the sale of the City-owned property located at 1913 Etting Street.

**AMOUNT OF MONEY AND SOURCE:**

\$500.00 - Purchase Price

**BACKGROUND/EXPLANATION:**

The Department's Development Division, on behalf of the City strategically acquires and manages vacant or abandoned properties, ultimately enabling them to be returned to a productive use.

The City has agreed to convey the property known as 1913 Etting Street to the adjacent property Owner. As a condition of conveyance, the Purchaser has agreed to the terms of the Side Yard Land Disposition Agreement which prohibits development of the parcel for a minimum of 10 years.

**STATEMENT OF PURPOSE AND RATIONALE FOR SALE BELOW THE VALUE DETERMINED BY THE WAIVER VALUATION PROCESS:**

The property is being sold for \$500.00. As the Purchaser holds title on the adjacent property as owner-occupant, the rationale for the conveyance is that the sale will serve a specific benefit to the immediate community by eliminating blight and returning the property to the City's tax roll.

**MBE/WBE PARTICIPATION:**

The Purchaser will purchase the property for a price that is less than \$50,000.00 and will receive no City funds or incentives

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

DHCD - cont'd

for the purchase or rehabilitation; therefore, MBE/WBE is not applicable.

(The Land Disposition agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - Land Disposition Agreement  
Community Development

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Land Disposition Agreement with Adopt a Block, Inc., Developer, for the sale of the City-owned property located at 1707 N. Patterson Park Avenue (Block 1463, Lot 004).

**AMOUNT OF MONEY AND SOURCE:**

\$1,000.00 - Will be paid at time of settlement.

**BACKGROUND/EXPLANATION:**

The City will convey all its rights, title, and interest in the property.

The Developer will purchase the vacant building located at 1707 N. Patterson Park Avenue. The Developer will renovate and donate to a veteran to use as their primary residence. The purchase price and improvements to the site will be financed through private sources.

The authority to sell the property located at 1707 N. Patterson Park Avenue comes by virtue of Article II, §15 of the Baltimore City Charter and Article 28, Subtitle 8 of the Baltimore City Code. The property was Journalized and approved for sale

**STATEMENT OF PURPOSE AND RATIONALE FOR SALE BELOW THE VALUE DETERMINED BY THE WAIVER VALUATION PROCESS:**

The property was valued pursuant to the Appraisal Policy of Baltimore City through the Waiver Valuation Process. The Waiver Valuation Value for 1707 N. Patterson Park Avenue was \$5,333.00 and the purchase price is \$1,000.00. The property is being sold

DHCD - cont'd

to Adopt a Block, Inc. for below the price determined by the waiver valuation value as follows:

- the renovation will be to the specific benefit of the immediate community;
- will eliminate blight from the block and neighborhood; and
- the sale and rehabilitation will return vacant building to the tax rolls.

**MBE/WBE PARTICIPATION:**

The Developer will purchase the property for a price that is less than \$50,000.00, and will receive no City funds or incentives for the purchase or rehabilitation; therefore, MBE/WBE is not applicable.

(The Land Disposition agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and            - Land Disposition Agreement  
Community Development (DHCD)

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Land Disposition Agreement to sell 2 North Fulton Avenue, in the Franklin Square Community, to Unity Properties Inc., Developer.

**AMOUNT OF MONEY AND SOURCE:**

\$1.00 - Sale Price

**BACKGROUND/EXPLANATION:**

The property located at 2 North Fulton Avenue is a landscaped vacant lot which the Developer plans to convert into a community playground and waterpark.

The authority to sell the property is given under Baltimore City Code, Article 28, Subtitle 8.

**STATEMENT OF PURPOSE AND RATIONALE FOR SALE BELOW THE PRICE DETERMINED BY THE WAIVER VALUATION PROCESS:**

In accordance with the City's Appraisal Policy, the Waiver Valuation Process was used to determine the price of the property at \$8,000.00. The property will be sold to the Developer for \$1.00, due to the following factors:

- stabilization to the immediate area,
- elimination of blight,
- economic development, and
- generation of real estate and other taxes.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

DHCD - cont'd

**MBE/WBE PARTICIPATION:**

The Developer agrees to comply with MBE and WBE requirements.

(The Land Disposition Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - State of Maryland Capital Projects  
Community Development      Grant Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of a State of Maryland Capital Projects Grant Agreement with the HARBEL Community Organization, Inc. The period of the agreement is effective upon Board approval through June 1, 2025.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

In 2018, the General Assembly appropriated \$100,000.00, to the HARBEL Community Organization, Inc., for capital improvements to their building located at 5807 Harford Road. Since the HARBEL Community building is owned by the City, the State requires that the City sign on as Beneficiary. The City has no fiduciary responsibility in this agreement.

(The State of Maryland Capital Projects Grant Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Housing and - First Amendment to Grant Agreement  
Community Development

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the First Amendment to Grant Agreement with the Housing Authority of Baltimore City. The period of the original grant agreement is October 16, 2019 through December 31, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$500,000.00 - 9910-924026-9587 New Affordable Housing Fund Source

**BACKGROUND/EXPLANATION:**

In July 2018, the Department of Housing and Urban Development (HUD) awarded the Housing Authority of Baltimore City (HABC) and the City a Choice Neighborhoods Grant in the amount of \$30,000,000.00 for the Perkins Somerset Oldtown Transformation Initiative. HUD grant funds are focused on the redevelopment of Perkins Homes and the former Somerset Housing site, which will be replaced with approximately 1,345 units of mixed-income housing, including 652 units of replacement housing for Perkins and Somerset residents.

In order to fully implement the Transformation Initiative, HUD funds are leveraged with City funds. On October 16, 2019, the Board of Estimates approved a Grant Agreement to make funds available for public infrastructure design for the Perkins and Somerset sites necessary to support the new development. The Grant Agreement as previously approved by the Board includes \$1,599,979.00 of funding across both the Perkins and Somerset sites with the Grant Agreement terminating on December 31, 2020. Work being performed under the approved Grant Agreement included construction design, geotechnical studies, stormwater management master plan, utility surveys, and construction documents.

This Amendment to that existing Grant Agreement adds \$500,000.00, in additional funds at the Perkins site for new total cost of work under the Grant Agreement of \$2,099,979,00. The scope of work for the additional funds include the development of the forest



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

DHCD - cont'd

conservation master plan, tree inventory, Urban Design and Architecture Advisory Panel (UDAAP) master plan, and the Public Works Developer's Agreement. The Amendment extends the term of the Grant Agreement to December 31, 2021, to allow sufficient time for the additional scope of work to be completed.

The transfer request associated with this action was approved by the Board on October 21, 2020.

**MBE/WBE PARTICIPATION:**

The Grantee has signed a Commitment to Comply. The following participation rates have been established:

Perkins Homes

Amount Subject to Goals: \$500,000.00

**MBE:** \$135,000.00

**WBE:** \$ 50,000.00

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The First Amendment to Grant Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Circuit Court for Baltimore City - FY2021 Grant Award Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of the Grant Award Agreement from the Maryland Judiciary, Administrative Office of the Courts, through the Department of Juvenile and Family Services. The period of the agreement is July 1, 2020 through June 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$1,569,307.00 - 5000-500821-1100-804000-405001  
No General City funds are required

**BACKGROUND/EXPLANATION:**

The Circuit Court for Baltimore City has received a FY2021 grant from the Administrative Office of the Courts, Department of Juvenile and Family Services, whose budget is approved by the Maryland State Legislature, to staff and operate a Family Division under Maryland Rule 16-307 within the Circuit Court for Baltimore City. Funds cover personnel costs, contracts for services, supplies, and program costs, including parenting education, mediation (2 programs), supervised visitation, instant paternity testing, and custody evaluation services (listed under "other direct costs").

The grant award agreement is late because of delays in the administrative process created by the COVID-19 emergency.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Planning - Grant Award Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of the Grant Award Agreement with the State of Maryland Department of Natural Resources Critical Area Commission. The period of the grant agreement is July 1, 2020 through June 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$3,000.00 - 5000-507419-1875-517600-603026

**BACKGROUND/EXPLANATION:**

This grant award will provide support for the City's Critical Area Management Program. The State has provided support for this project since 1988, and there is no local match required. The funds will be used to help offset the operating cost incurred by the Department of Planning in ensuring the City's compliance with State Chesapeake Bay Critical Area regulations.

The grant award agreement is late because of COVID-19 administrative delays.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

(The Grant Award Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore City Office of Information - Non-Construction  
and Technology (BCIT) Consultant Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Non-Construction Consultant Agreement with BITHGroup Technologies, Inc. The period of the agreement is effective upon Board approval for nine weeks.

**AMOUNT OF MONEY AND SOURCE:**

\$79,120.00 - 1001-000000-1471-165700-603018

**BACKGROUND/EXPLANATION:**

Under the contract agreement, the Vendor BITHGroup Technologies Inc. and partners will provide support of the adoption of new remote access and desktop technologies for the user community as part of the overall BCIT vision. They will lead the development of an integrated strategic approach to Organizational Change Management, including stakeholder management, leadership alignment, and communications/engagement planning. The partnership will develop the key messages and communication to execute the integrated strategy and deliver through a variety of approaches specific to each agency.

**MBE/WBE PARTICIPATION:**

N/A

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAS NO OBJECTION.**

(The Non-Construction Consultant Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department - Sole Source Contract Award

**ACTION REQUESTED OF B/E:**

The Board is requested to approve a Sole Source Contract Award with Mile High Shooting Accessories.

**AMOUNT OF MONEY AND SOURCE:**

\$114,895.80 - 1001-000000-8160-820200-604009

**BACKGROUND/EXPLANATION:**

The Baltimore Police Department SWAT Team's current inventory of 12 Remington sniper rifles have reached the end of their useful life. Purchased nearly 10 years ago, the rifles have fired off 5,000 rounds (exclusively through required training and practice). By reaching this marker of spent rounds, the manufacturer recommends that the rifles be replaced. By not doing so, the rifles will become less accurate. Any diminished level of accuracy could create operational perils and endanger innocent civilians as well as the officers themselves.

These particular rifles are being procured because they are cheaper than replacing them with newer Remington rifles as they allow for the replacement of the barrel of the weapon as opposed to the entire rifle itself. The current inventory is also being traded in to further help mitigate the cost to the City for this new purchase.

It should also be noted that every major police department in the United States has a SWAT team, and they all use similar types of rifles. This includes surrounding jurisdictions that our Department's SWAT team trains with, such as Baltimore, Anne Arundel, and Howard County Police Departments as well as the State Police. The need for SWAT and for these particular weapons is evident as there are numerous situation where BPD SWAT Emergency Response Team would need to be prepared with working rifles, including but to limited to:

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department- cont'd

- Barricade situations in which the perpetrator has taken hostages unfortunately, this is not an uncommon occurrence in the City,
- Presidential and high-level dignitary visits to Baltimore, where BPD works closely with the U.S. Secret Service and other federal agencies on security; and,
- Large-scale sporting, entertainment, and cultural events that could be terrorist targets.

While these rifles are deployed regularly, thankfully, they are used quite rarely. In fact, in the ten years since these particular rifles were purchased, they have never been shot in the field. BPD strongly believes that in an increasingly volatile world, it is important to be as prepared as possible and have either of these types of rifles and not need them rather need them and not have them.

The above amount is the City's estimated requirement. It is hereby certified that the above procurement is of such nature that no advantage will result in seeking, nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, §11(e)(i) of the City Charter, the procurement of the equipment and/or service is recommended.

**MBE/WBE PARTICIPATION:**

This meets the requirement for certification as a sole source procurement as this commodity is only available from the distributor and is not available from subcontractors.

**APPROVED FOR FUNDS BY FINANCE**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department- Inter-Governmental Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to ratify and authorize execution of an Inter-Governmental Agreement with the Circuit Court of Baltimore City. The period of the grant agreement was October 1, 2019 through September 30, 2020.

**AMOUNT OF MONEY AND SOURCE:**

\$135,000.00 - 4000-426819-2255-793402-603026

**BACKGROUND/EXPLANATION:**

On December 12, 2018, the Board approved a grant award for the "JAG 14" grant, Award #2018-DJ-BX-1020, from the U.S. Department of Justice. A portion of the funds were allocated to the Circuit Court of Baltimore. The Circuit Court will utilize the funds to support crime reduction and deterrence by offering crime prevention programs in the community, in addition to developing community services opportunities and support for offenders.

The submission is late due to the administration process.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Intergovernmental Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department - Grant Award

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of the Grant Award from the Governor's Office of Crime Control and Prevention. The period of the Grant Award is July 1, 2020 through June 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$50,000.00 - 5000-588021-2021-667600-405001

**BACKGROUND/EXPLANATION:**

The Governor's Office of Crime Control and Prevention awarded the Department with grant funds to continue the Domestic Violence Unit Program. The Domestic Violence Unit Program helps reduce the time between issuance of ex parte and protective orders and data entry into the Maryland Electronic Telecommunications Enforcement Resource System/National Crime Information Center. Grant funding supports personnel.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

(The Grant Award has been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department - Professional Services Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Professional Services Agreement with IDFIVE, LLC. The period of the agreement is effective upon Board approval through June 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$336,500.00 - 5000-514020-2041-796100-603026(Grant Funds)  
363,500.00 - 6000-613820-2013-197800-603026(Asset Forfeiture)  
**\$700,000.00 - TOTAL**

**BACKGROUND/EXPLANATION:**

On October 21, 2020, the Board approved and accepted a grant from the Governor's Office of Crime Control and Prevention awarded to the Department in the amount of \$336,500.00. The primary goal of the Baltimore Police Department's Recruitment and Retention Program is to ensure there are adequate staffing levels of law enforcement officers to provide and improve emergency police services to the citizens of the City. Through this program, the Department will utilize innovative methods to recruit and retain qualified sworn police officers. Funded through this grant, IDFIVE, LLC will provide ongoing consulting services through a targeted marketing campaign to assist the Department in its recruiting efforts.

The Agreement is late because of administrative delays.

**MBE/WBE PARTICIPATION:**

N/A

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAS NO OBJECTION.**

(The Professional Service Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department - Professional Services Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Professional Services Agreement with Toms Professional Group, LLC. The period of the agreement is effective upon Board approval through December 31, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$75,600.00 - 1001-000000-8070-819600-603026

**BACKGROUND/EXPLANATION:**

One of the provisions of the Consent Decree with the U.S. Department of Justice mandate training for the Department's Internal Affairs detectives. Specifically, the Consent Decree provides that:

- "Baltimore Police Department will provide all investigators assigned to the Office of Professional Responsibility with at least 40 hours of comprehensive training on conducting employee misconduct investigation." and
- "The training will be provided by sources both inside and outside of the BPD, in order to ensure the highest training on investigative techniques that are specific to the Baltimore community, and BPD policies, procedures, and disciplinary rules."

Accordingly, and pursuant to the Consent Decree, the Department has engaged the services of Toms Professional Group, LLC, to prepare and create course materials (including curriculum, lesson plans, and assessment materials) and conduct training for Internal Affairs detectives. This training will cover topics such as investigative steps, intake procedures, interview techniques, and report writing, as well as other topics included in the Public Integrity Bureau Manual.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore Police Department- cont'd

**MBE/WBE PARTICIPATION:**

N/A

**APPROVED FOR FUNDS BY FINANCE**

(The Professional Services Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**OPTIONS/CONDEMNATION/QUICK-TAKES :**

<u>Owner(s)</u>	<u>Property</u>	<u>Interest</u>	<u>Amount</u>
<u>Dept. of Housing and Community Development (DHCD) - Options</u>			
1. Marie Grampp	4735 Park Heights Avenue	G/R \$90.00	\$ 825.00
Funds are available in account 9910-903183-9588-900000-704040, Park Heights Major Redevelopment.			
2. S & S Partnership	3105 Woodland Avenue	G/R \$90.00	\$ 600.00
Funds are available in account 9910-903183-9588-900000-704040, Park Heights Major Redevelopment.			
3. Upton Homes, LLC	502 Gold Street	G/R \$96.00	\$ 880.00
Funds are available in account 9904-918051-9127-900000-704040, BGN Druid Square Park, Druid Square/Cab Callaway Square.			
4. Charles Muskin, Trustee of the Residuary Trust Under the Last Will and Testament of Israel Braverman, deceased	506 Gold Street	G/R \$56.00	\$ 513.00
Funds are available in account 9904-918051-9127-900000-704040, BGN Druid Square Park, Druid Square/Cab Callaway Square.			

AGENDA

BOARD OF ESTIMATES

11/4/2020

OPTIONS/CONDEMNATION/QUICK-TAKES :

<u>Owner(s)</u>	<u>Property</u>	<u>Interest</u>	<u>Amount</u>
<u>DHCD - Options - cont'd</u>			
5. Ashland, LLC	2233 Division Street	G/R \$60.00	\$ 550.00

Funds are available in account 9904-918051-9127-900000-704040, BGN Druid Square Park, Druid Square/Cab Callaway Square.

6. Ira Oring and Nancy Oring	143 S. Calverton Street	Sub-G/R \$28.00	\$ 256.00
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Funds are available in account 9904-912058-9127-900000-704040, BGN Rachel Wilson Park, Green Network Acquisitions for Rachel Wilson Park.

In the event that the option agreement/s fail/s and settlement cannot be achieved, the Department requests the Board's approval to purchase the interest in the above property/ies by condemnation proceedings for an amount equal to or lesser than the option amounts.

DHCD - Condemnations

7. Susie Shepherd, Joan Shepherd, Joyce Shepherd, and Daniel Shepherd	1214 E. Preston Street	F/S	\$ 4,500.00
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Funds are available in account 9910-904177-9588-900000-704040, Acquisition and Relocation, Preston Street.

AGENDA

BOARD OF ESTIMATES

11/4/2020

OPTIONS/CONDEMNATION/QUICK-TAKES :

<u>Owner(s)</u>	<u>Property</u>	<u>Interest</u>	<u>Amount</u>
<u>DHCD - Condemnations</u>			
8. James E. Cann	1218 E. Preston Street	L/H	\$ 4,100.00

Funds are available in account 9910-904177-9588-900000-704040, Acquisition and Relocation, Preston Street.

9. Luvincent Brecken-ridge	1220 E. Preston Street	F/S	\$ 4,900.00
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Funds are available in account 9910-904177-9588-900000-704040, Acquisition and Relocation, Preston Street.

10. Mt. Olive United Free Will Baptist Church	811 W. Saratoga Street	F/S	\$130,000.00
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Funds are available in account 9910-903195-9855-900000-704040, Poe Homes, Poe Homes Expansion.

DHCD -Redemption

11. Joseph B. Goldsborough	1014 N. Carrollton Avenue	G/R \$70.00	\$ 280.00
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Funds are available in account 9910-905640-9588-900000-704040, Whole Block Demo, FY17 CORE Demolition.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Amendment No. 3 to Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of Amendment No. 3 to Agreement for Project 1191 On-Call Consultant Services for Federal Aid Resurfacing and Reconstruction Projects with Whitman, Requardt and Associates, LLP. The amendment extends the agreement's expiration date to November 18, 2022.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On November 19, 2014, the Board approved the original three-year Agreement in the amount of \$3,000,000.00 with Whitman, Requardt, and Associates, LLP, which provided for engineering design services that would include reconstruction, resurfacing streetscapes, developing roadway alignment, Americans with Disabilities Act (ADA) pedestrian facilities, drainage, improvements, street lighting, electric duct banks traffic signal design, water, and wastewater, signing and pavement markings, traffic control, erosion and sediment control, surveys, landscaping, planning, project scope development, environmental site assessments, National Environmental Policy Act (NEPA) clearance and other engineering-related tasks with the project.

On December 13, 2017, the Board approved Amendment No. 1 for a one-year time extension to continue design services for various projects.

On November 14, 2018, the Board approved Amendment No. 2 for a two-year time extension and increased to the upset limit by \$1,000,000.00 to continue to provide design and construction phase services for Transportation Engineering and Construction projects. The Department is now requesting an additional two-year time extension to provide continued services on ongoing design projects.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - cont'd

services on ongoing design projects. This approval will result in a revised expiration date of November 18, 2022.

**DBE PARTICIPATION:**

Whitman, Requardt and Associates, LLP., will comply with Article 5, Subtitle 28 of the Baltimore City Code and MBE and WBE goals established in the original agreement.

**DBE:** 25.00%

The Consultant at this time has achieved 30.00% of the DBE goal.

**AUDITS NOTED THE TIME EXTENSION**

(The Amendment No. 3 to Agreement has been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Amendment No. 3 to Memorandum  
of Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of Amendment No. 3 for Project 1191, On-Call Consultant Services for Federal Aid Resurfacing and Reconstruction Projects with Rummel, Klepper & Kahl, LLP. The amendment extends the agreement's expiration date to November 18, 2022.

**AMOUNT OF MONEY AND SOURCE:**

\$500,000.00 - increase in upset limit

**BACKGROUND/EXPLANATION:**

On November 19, 2014, the Board approved the original three-year Agreement in the amount of \$3,000,000.00, with Rummel, Klepper & Kahl, LLP, which provided for engineering design services that would include reconstruction, resurfacing streetscapes, developing roadway alignment, Americans with Disabilities Act (ADA) pedestrian facilities, drainage improvements, street lighting, electric duct banks, traffic signal design, water and wastewater, signing and pavement markings, traffic control, erosion and sediment control, surveys, landscaping, planning, project scope development, environmental site assessments, National Environmental Policy Act (NEPA) clearance and other engineering related tasks with the project.

On December 13, 2017, the Board approved Amendment No. 1 for a one-year time extension to continue design services for various projects. On November 14, 2018, the Board approved Amendment No. 2 for a two-year time extension and increase to the upset limit by \$1,000,000.00 to continue to provide design and construction phase services on ongoing design projects. This approval will result in a revised expiration date of November 18, 2022, and an upset limit of \$4,500,000.00.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - cont'd

**DBE PARTICIPATION:**

Rummel, Klepper & Kahl, LLP will comply with Article 5, Subtitle 28 Of the Baltimore City Code and MBE and WBE goals established in the original agreement.

**DBE:** 25%

The Consultant at this time has achieved 19% of the DBE goal. However, the Consultant has the capacity to meet the remaining goals.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS NOTED THE TIME EXTENSION AND INCREASE IN UPSET LIMIT AND WILL REVIEW TASK ASSIGNMENTS.**

(The Amendment No. 3 to Memorandum Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Memorandum of Understanding

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Memorandum of Understanding (MOU) with City Life - Community Builders, LTD. The period of the Memorandum of Understanding is effective upon Board approval and will remain in effect for two years, renewable for an additional two years.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

City Life - Community Builders, LTD has submitted plans and a valid petition for the installation of right-of-way art on E. Chase Street and N. Chester Street.

The MOU establishes the framework for the Organization to install right-of-way art (the "Placemaking Elements") at specified locations at E. Chase Street and N. Chester Street, all at its sole cost and subsequently for the Organization to perform ongoing maintenance of all aspects of the Project during the term of the agreement. The Placemaking Elements shall be owned solely by the City, and nothing in this MOU shall confer upon the Organization any right, title, or interest in the Placemaking Elements other than as expressly provided in this MOU.

**MBE/WBE/DBE PARTICIPATION:**

Not a competitive procurement item. The Organization is paying for all costs.

(The Memorandum of Understanding has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Memorandum of Understanding

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Memorandum of Understanding (MOU) with the Johns Hopkins University (JHU). The period of the memorandum of understanding is effective upon Board approval and will remain in effect for five years, renewable for an additional five years.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

Johns Hopkins University has submitted plans and a valid petition for the installation of the right-of-way art owned by the City and maintained by the JHU, consisting of the placement of community signs at specific locations on E. 33<sup>rd</sup> and St. Paul Street.

The attached MOU establishes the framework for the JHU to install community signs, all at its sole cost, and subsequently for the Organization to perform ongoing maintenance of all aspects of the Project during the term of the agreement. The Project will be owned solely by the City, and nothing in this MOU will confer upon the Organization any right, title, or interest in the Project other than as expressly provided in this MOU.

**MBE/WBE/DBE PARTICIPATION:**

Not a competitive procurement item. The Organization is paying for all costs.

(The Memorandum of Understanding has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Amendment No. 1 to Memorandum  
of Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Amendment No.1 to the Memorandum of Agreement Regarding the Replacement of the Wilkens Ave. Bridge over Gwynns Falls with the Federal Highway Administration (FHWA), the Department of Transportation (DOT), State Highway Administration (SHA), and the Maryland State Historic Preservation Officer (MD SHPO) to allow for a time extension. The period of the agreement is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On May 13, 2015, the Board approved a Memorandum of Agreement Regarding the Replacement of the Wilkens Ave. Bridge over Gwynns Falls and to update the approaching roads on both sides.

In summary, the Undertaking has not been implemented, and stipulations in the agreement remain unfulfilled. The Undertaking is now scheduled to begin in the Summer of 2021, and this amendment extends the use of the agreement for an additional five (5) years.

The parties desire to amend the original Memorandum of Agreement due to it will expire if the terms are not carried out within five years from the date of executing Amendment No. 1. Prior to such time, FHWA may consult with the other signatories to reconsider the terms of the MOA and amend it in accordance with Stipulation V.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - cont'd

**DBE PARTICIPATION:**

N/A

(The Amendment No. 1 to Memorandum of Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Task Assignment

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the assignment of Task No. 019 to KCI Technologies, Inc. under Project 1225, On-Call Consultant Services for Resurfacing and Reconstruction Projects. The period of this task is approximately nine months.

**AMOUNT OF MONEY AND SOURCE:**

\$254,566.25 - 1001-000000-5015-382300-603051

**BACKGROUND/EXPLANATION:**

This authorization provides for the 2020-2021 snow season, snow support, City Works Updates and Enhancements, ELM Data Updates, On-Site Event Support, IT infrastructure analysis and management/administrative support, and On-Call City Works support.

**MBE/WBE PARTICIPATION:**

The Consultant will comply with Article 5, Subtitle 28 of the Baltimore City Code, and the 27% MBE and 10% WBE goals assigned to the original agreement.

Although the Consultant has not met the MBE goal of 27%, they achieved a goal of 22%, and there remains enough capacity to meet the goal. The Consultant has not met the WBE goal of 10%, they achieved a WBE goal of 3% and there remains enough capacity to meet the goal.

**THE EAR WAS APPROVED BY MWBOO ON OCTOBER 9, 2020.**

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND FOUND THE BASIS FOR COMPENSATION CONSISTENT WITH CITY POLICY.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - Task Assignment

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the assignment of Task No. 7 to Wallace Montgomery & Associates, LLP under Project 1257, On-Call Conduit Infrastructure Design Services. The period of this task is six months.

**AMOUNT OF MONEY AND SOURCE:**

\$108,819.85 - 2024-000000-5480-395700-603026

**BACKGROUND/EXPLANATION:**

This authorization provides for structural engineering analysis and assessment to support the Distributed Antenna System (DAS) and Small Cell Installation Program. Consultant will review structural calculations submitted by program applicants on behalf of the City.

**MBE/WBE PARTICIPATION:**

The Consultant will comply with Article 5, Subtitle 28 of the Baltimore City Code and the 27% MBE and 10% WBE goals established in the original agreement.

**DBE:** 25.00%

The Consultant has achieved 7% of the MBE and 0% of the WBE goal at this time. However, they have the capacity to meet the remaining goals.



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Transportation - cont'd

**THE EAR WAS APPROVED BY MWBOO ON OCTOBER 9, 2020.**

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND FOUND THE BASIS FOR COMPENSATION CONSISTENT WITH CITY POLICY.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works - Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Agreement with Ross Technical Services, Inc. The period of the agreement is from October 12, 2020 through December 14, 2020.

**AMOUNT OF MONEY AND SOURCE:**

\$13,475.00 - 2070-000000-5501-630004-603020  
13,475.00 - 2070-000000-5501-396404-603020  
13,475.00 - 2070-000000-5501-396904-603020  
**\$40,425.00**

**BACKGROUND/EXPLANATION:**

The Baltimore City Joint Apprenticeship Program requires that apprentices assigned to the Waste Water Treatment Plants of Baltimore City be provided with 160 hours of classroom instruction for each year of the three years that they are employed to successfully complete the Waste Water Treatment Technician Apprenticeship Program.

Ross Technical Services Inc. has an extensive background in Waste Water Treatment Training and has provided a custom curriculum that enables the apprentices to be exposed to the technical requirements of the program as they relate to the actual work environment of a Water and Wastewater Treatment Plant.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works/Office of Engineering & Construction - Full Release of Retainage

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Full Release of Retainage to R. E. Harrington Plumbing & Heating Co., WC1356 AMI/R, Urgent Need Metering Infrastructure Repair & Replacement - Various Locations (up to 2" water service). The release of retainage is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

\$199,729.08 - 9960-906600-9557-000000-200001

**BACKGROUND/EXPLANATION:**

R. E. Harrington Plumbing & Heating Co. as of July 31, 2019, has completed 100% of all work for WC1356 AMI/R, Urgent Need Metering Infrastructure Repair & Replacement - Various Locations (up to 2" water service). The Contractor has requested a Release of Retainage for \$199,729.08. Currently, the City is holding \$199,729.08 in retainage for the referenced project, and the Contractor is requesting the full amount of retainage. The remaining amount will be \$0.00, since this project is beyond warranty, and there are no outstanding issues. Final acceptance has been issued.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Full Release of Retainage has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works/Office of - Partial Release of  
Engineering & Construction Retainage

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Partial Release of Retainage to SAK Construction, LLC, for SC920, Improvements to Gwynns Falls Sewershed Collection System Area A. The release of retainage is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

\$764,625.25 - 9956-904623-9551-000000-200001

**BACKGROUND/EXPLANATION:**

SAK Construction, LLC, as of October 18, 2018, has completed 100% of all work for SC920 Improvements to Gwynns Falls Sewershed Collection System - Area A. The Contractor has requested a Release of Retainage for \$764,625.25. Currently, the City is holding \$864,625.25, in retainage for the referenced project, and the Contractor is requesting to reduce the amount of retainage to \$100,000.00. The warranty period for this contract ended on February 12, 2020.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Partial Release of Retainage has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works/Office of - Partial Release of  
Engineering & Construction                      Retainage

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Partial Release of Retainage to Metra Industries for WC1388, Urgent Need Infrastructure Rehabilitation and Improvements Phase III-FY19. The release of retainage is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

\$156,986.14 - 9960-902988-9557-000000-200001

**BACKGROUND/EXPLANATION:**

Metra Industries, as of December 28, 2019, has completed 100% of all work for Water Contract 1388 Urgent Need Infrastructure Rehabilitation and Improvements Phase III - FY19. The Contractor has requested a Partial Release of Retainage for \$156,986.14. Currently, the City is holding \$174,429.05, in retainage for the referenced project, and the Contractor is requesting to reduce the amount of Retainage to \$17,442.91. The remaining amount of \$17,442.91 is sufficient to protect the interest of the City.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Partial Release of Retainage agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works - Expenditure of Funds

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the expenditure of funds for the City's membership dues to the Association of Metropolitan Water Agencies (AMWA).

**AMOUNT OF MONEY AND SOURCE:**

\$16,437.00 - 2071-000000-5541-398600-603022

**BACKGROUND/EXPLANATION:**

The Association of Metropolitan Water Agencies (AMWA) is an organization of the largest publicly owned drinking water systems in the United States. The association represents the interests of these water systems by working with Congress and federal agencies to ensure federal laws and regulations that protect public health and are cost-effective. In the realm of utility management, AMWA provides programs, publications, and services to help water supplies be more effective, efficient, and successful.

AMWA dues are based on the population served. As the Baltimore City Water Utility serves a population of approximately 1.8 million, the dues are \$16,437.00 and cover January 1, 2021 through December 31, 2021. The only named member and contact person for this membership is Acting Director Matthew W. Garbark. The membership does cover the entire agency, Department of Public Works.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Mayor's Office of Homeless Services - Agreements

The Board is requested to approve and authorize execution of the various agreements.

**1. PROJECT PLASE, INC. \$ 1,192,659.00**

Account: 4000-407019-3573-803500-603051

The City has received a U.S. Department of Housing and Urban Development Grant to undertake the Continuum of Care Grant Program. As a sub-recipient Project Plase, Inc. will utilize the funds to provide rental assistance and supportive services to 60 individuals and/or families experiencing homelessness in the city of Baltimore. Ten of the 60 clients serviced under this agreement will be dedicated to veteran individuals and/or families. Project Plase, Inc. will offer services under their Veteran PSH Program. The period of the agreement is October 1, 2020 through September 30, 2021.

The agreement is late because of a delay at the administrative level.

**MWBOO GRANTED A WAIVER ON AUGUST 11, 2020.**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

**2. MARYLAND DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT \$2,261,500.00**

Account: 5000-529121-3571-327200-405001

The Mayor's Office of Homeless Services has been awarded funds under the Homeless Solutions Program operated by the Maryland Department of Housing and Community Development. Through this program, sub-recipients will provide and operate housing assistance and/or supportive services to homeless individuals and families experiencing homelessness in the City of Baltimore. The period of the agreement is July 1, 2020 through December 31, 2021.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Mayor's Office of Homeless Services - cont'd

The grant agreement is late because the grant award was received untimely.

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

**APPROVED FOR FUNDS BY FINANCE**

(The Agreements have been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Mayor's Office of Homeless Services - Amendment to Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of an Amendment to Agreement with Union Baptist Church-School, Inc. The period of the agreement is July 1, 2020 through June 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$111,931.00 - 4000-486321-1772-516000-603051

**BACKGROUND/EXPLANATION:**

On July 22, 2020, the Board approved a federal Notice of Award for Head Start services from the U.S. Department of Health and Human Services in the amount of \$7,751,224.00. On September 2, 2020, the Board accepted an additional \$667,015.00 as Amendment No. 1 to the Notice of Award. On September 16, 2020, funding advances were awarded to Union Baptist Church-School, Inc. in the amount of \$253,456.00.

On September 23, 2020, the Board approved an Agreement with Union Baptist Church-School, Inc. to provide Head Start services for 175 children and families from July 1, 2020 through June 30, 2021, in accordance with all applicable federal, state and local regulations for a total amount of \$1,520,736.00.

This amendment to agreement is necessary to provide an additional \$111,931.00, to address the additional requirements to support the Head Start Program operations during the COVID-19 pandemic. The new total of the grant award is \$1,632,667.00.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The Amendment No. 1 to Agreement has been approved by the Law Department as to form and legal sufficiency.)

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement

1. LEVEL 3 COMMUNICATIONS, LLC	\$ 0.00	Renewal
Contract No. 140AN-TISA2013-0116 Telecommunications Master Service Agreement - Telephone Exchange - P.O. No.: P537894	(under MiCTA)	- Municipal

On December 7, 2016, the Board approved the initial award in the amount of \$450,000.00. The award contained two renewal options. On November 6, 2019, the Board approved the first renewal in the amount of \$0.00. This final renewal in the amount of \$0.00 is for the period December 8, 2020 through December 7, 2021. The above amount is the City's estimated requirement.

It is hereby certified that the above procurement is of such a nature that no advantage will result in seeking nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, Section 11 (e)(i) of the City Charter, the procurement of the equipment and/or service is recommended.

**MBE/WBE PARTICIPATION:**

Not applicable. This is a cooperative contract. Pursuant to Baltimore City Code Article 5, Subtitle 28, the Contract requires the Vendor to make every good faith effort to utilize Minority and Women's Business Enterprises as subcontractors and suppliers whenever possible, if subcontractors are used.

2. AMERICAN OFFICE  
EQUIPMENT CO.  
MDM OFFICE SYSTEMS,  
INC. d/b/a  
STANDARD OFFICE SUPPLY  
AMERICAN DESIGN  
DOURON, INCORP.

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

RUDOLPH'S OFFICE AND COMPUTER SUPPLY, INC.	\$1,430,905.00	Renewal
Contract No. 2015-42 Furniture (Office, School, Library, etc.) and Equipment - Agencies: Various - P.O. Nos.: P548849, P535414, P535365, P535372 and P535410		

On April 27, 2016, the Board approved the initial award in the amount of \$4,000,000.00. The award contained seven 1-year renewal options. Subsequent actions have been approved. This third renewal in the amount of \$1,430,905.00 is for the period January 1, 2021 through December 31, 2021, with four 1-year renewal options remaining. The above amount is the City's estimated requirement.

MBE/WBE PARTICIPATION:

On April 23, 2015, MWBOO originally set goals of 5% MBE and 0% WBE. On July 28, 2019, MWBOO found the goals established for the contract are voluntary as there is no binding language in the Howard County contract with establishing MBE/WBE goals. Therefore, MWBOO cannot determine compliance.

3. SELEX ES, INC.	\$ 6,000.00	Increase
Contract No. 08000 - Fixed License Plate Readers - Baltimore Police Department - P.O. No.: P550038		

On January 2, 2020, the City Purchasing Agent approved the initial award in the amount of \$12,234.00. The award contained renewal options. On July 14, 2020, the City Purchasing Agent approved a renewal in the amount of \$12,234.00. This increase in the amount of \$6,000.00, is necessary to add additional readers. This increase will make the award amount \$30,468.00. The contract expires on October 16, 2021. The above amount is the City's estimated requirement.

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

**MBE/WBE PARTICIPATION:**

Not applicable. The initial award is under the MWBOO threshold of \$50,000.00.

- 4. UNIVAR USA, INC.  
BRENNTAG NORTHEAST,  
INC.

	\$1,400,000.00	Increase
Contract No. B50004593 - Sodium Hydroxide (Caustic Soda) Solution - Department of Public Works - Water and Wastewater - P.O. Nos.: P536252 and P536253		

On July 13, 2016, the Board approved the initial award in the amount of \$700,000.00. The award contained four renewal options. Subsequent actions have been approved and four renewals have been exercised. This increase in the amount of \$1,400,000.00, is necessary to meet the process requirements at wastewater treatment plants. This is an increase of a competitively bid requirements contract. This increase will make the award amount \$3,550,000.00. The contract expires on July 14, 2021. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

On May 4, 2016, MWBOO determined that no goals would be set because of no opportunity to segment the contract.

**MWBOO GRANTED A WAIVER ON MAY 4, 2016.**

- 5. THE TARGET SHOP, LLC      \$    24,795.00      Increase
- |  |  |  |
|--|--|--|
| Contract No. B50005818 - Paper Targets - Baltimore Police Department - P.O. No.: P548254 |  |  |
|--|--|--|

On July 5, 2019, the City Purchasing Agent approved the initial award in the amount of \$20,259.00. On May 21, 2020, the City

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

Purchasing Agent approved the first renewal in the amount of \$4,700.00. This increase in the amount of \$24,795.00, is necessary to provide the Police Department with additional funding to supply paper target for the training of cadets and requalification of sworn officers. This increase will make the award amount \$49,754.00. The contract expires on June 25, 2022. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

Not applicable. The initial award was under the MWBOO threshold of \$50,000.00.

- |  |              |          |
|--|--------------|----------|
| 6. DEMOUSA, INC.   | \$250,000.00 | Increase |
| Contract No. B50004582 - Services for Debris Cleanup in Middle Branch, Canton and Fells Point - Department of Public Works - Bureau of Solid Waste - P.O. No.: P535768 |              |          |

On June 8, 2016, the Board approved the initial award in the amount of \$164,103.00. The award contained four renewal options. Subsequent actions have been approved. This increase is necessary to procure waterway cleaning services on an ongoing basis throughout the year rather than just seasonally as has been done currently. This increase will make the award amount \$1,364,103.00. The contract expires on June 7, 2021. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

On March 29, 2016, it was determined that no goals would be set because there is no opportunity to segment the contract.

**APPROVED GRANTED A WAIVER ON MARCH 29, 2016.**

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

VENDOR	AMOUNT OF AWARD	AWARD BASIS
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Bureau of Procurement - cont'd

- 7. DONALD B. RICE  
TIRE COMPANY, INC.  
MCCARTHY TIRE SERVICE  
COMPANY OF MARYLAND, INC.  
INC.

\$3,500,000.00	Increase
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Contract No. B50005504 - Vehicle Tires: Cares, Trucks and Heavy Equipment - Department of General Services - P.O. Nos.: P547525 and P547526

On March 13, 2019, the Board approved the initial award in the amount of \$1,853,394.56. On May 27, 2020, the Board approved a ratification in the amount of \$570,999.45. This increase is necessary because funds have nearly been depleted and the increase is required to continue to purchase tires for the vehicles and equipment in the City's fleet. This increase will make the award amount \$5,924,394.01. The contract expires on April 30, 2022. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

On June 21, 2018, MWBOO determined no goals would be set for the contract because of no opportunity to segment the contracts.

**MWBOO GRANTED A WAIVER ON JUNE 21, 2018.**

- 8. INTUITIVE CONTROL Non-competitive/  
Procurement/Sole  
SYSTEMS, LLC t/a Source  
ALL TRAFFIC SOLUTIONS \$ 72,562.50  
Contract No. 08000 - Traffic Suite for Speed Sentry Units -  
Department of Transportation- Req. No. R862541

This request meets the condition that there is no advantage in seeking competitive responses.

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

**STATEMENT OF PURPOSE AND RATIONALE FOR NON-COMPETITIVE PROCUREMENT:**

The Vendor's All Traffic Suite Access and equipment are unique to the City's Traffic Data Reporting system that allows the Department of Transportation to manage the speed sentry units. The period of the award is September 20, 2020 through September 19, 2022. The above amount is the City's estimated requirement.

It is hereby certified that the above procurement is of such a nature that no advantage will result in seeking nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, Section 11 (e) (i) of the City Charter, the procurement of the equipment and/or service is recommended.

**MBE/WBE PARTICIPATION:**

Not applicable. This meets the requirement for certification as a sole source procurement as these commodities are only available from the distributor and are not available from subcontractors.

9. KOLS		Non-competitive/
CONTAINERS		Procurement/Selected
	\$ 40,333.60	Source

Contract No. 06000 - Sample Containers for Collection of NPDES Sampling - Department of Public Works - Req. No.: R852026

This request meets the condition that there is no advantage in seeking competitive responses.

**STATEMENT OF PURPOSE AND RATIONALE FOR NON-COMPETITIVE PROCUREMENT:**

Vendors were solicited by posting on CitiBuy. On May 1, 2020, B50006047 was opened. No bids were received. The award is

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

recommended to the Vendor who is the most current, is local to Baltimore and is familiar with the Department of Public Works needs and procurement process. The above amount is the City's estimated requirement.

It is hereby certified that the above procurement is of such a nature that no advantage will result in seeking nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, Section 11 (e)(i) of the City Charter, the procurement of the equipment and/or service is recommended.

**MBE/WBE PARTICIPATION:**

Not applicable. The initial award was below MBE/WBE subcontracting threshold.

10. CLEAN FUELS

ASSOCIATES, INC.	\$ 0.00	Extension
Contract No. B50003617 - Fuel Testing and Inspection of Fuel Facilities - Department of General Services - P.O. No.: P529175		

On October 15, 2014, the Board approved the initial award in the amount of \$260,000.00. The award contained one renewal option. Subsequent actions have been approved and sole renewal has been exercised. An extension is necessary to continue fuel testing and inspection of fuel facilities for the Department of General Services, Fleet Division while additional time is needed to finalize new solicitation B50005994 for advertisement and award. The period of the extension is January 1, 2021 through June 30, 2021. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

On August 1, 2014, MWBOO determined that no goals would be set because of no opportunity to segment the contract.



AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

<u>VENDOR</u>	<u>AMOUNT OF AWARD</u>	<u>AWARD BASIS</u>
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Bureau of Procurement - cont'd

**MWBOO GRANTED A WAIVER ON AUGUST 1, 2014.**

11. **FIRST CALL**

MILLENNIUM 2 INC.

**SECOND CALL**

SMITH AUTO SERVICE,  
INC.

\$	0.00	Extension
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Contract No. B50004167 - Vehicle Glass Repair and Installation Service - Department of General Services, Fleet Management - P.O. Nos.: P533675 and P533676

On October 28, 2015, the Board approved the initial award in the amount \$200,00.00. The award contained two renewal options. Subsequent actions have been approved and two renewals have been exercised. An extension is necessary to continue vehicle glass repair and installation for the Department of General Services. A competitive bidding process is being initiated to have a new contract in place. The period of the extension is December 1, 2020 through May 31, 2021. The above amount is the City's estimated requirement.

**MBE/WBE PARTICIPATION:**

On May 12, 2015, it was determined that no goals would be set because of no opportunity to segment the contract.

**MWBOO GRANTED A WAIVER ON MAY 12, 2015.**

12. ACME AUTO LEASING,

LLC	\$ 35,000.00	Extension
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Contract No. B50001886 - Vehicle Leasing - Baltimore Police Department - P.O. No.: P519341

On January 18, 2012, the Board approved the initial award in the amount of \$372,018.00. The award contained two renewal options. Subsequent actions have been approved, and two renewals have been exercised. An extension is necessary to

AGENDA

BOARD OF ESTIMATES

11/4/2020

INFORMAL AWARDS, RENEWALS, INCREASES TO CONTRACTS AND EXTENSIONS

VENDOR AMOUNT OF AWARD AWARD BASIS

Bureau of Procurement - cont'd

continue vehicle leasing services for various City agencies while a new Solicitation B50005715 is awarded. The period of the extension is June 30, 2020 through December 31, 2020.

It is hereby certified that the above procurement is of such a nature that no advantage will result in seeking nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, Section 11 (e)(i) of the City Charter, the procurement of the equipment and/or service is recommended.

MBE/WBE PARTICIPATION:

On March 25, 2011, it was determined that no goals would be set because of no opportunity to segment the contract. This contract requires that vehicles are serviced under current fleet maintenance/repair contracts.

**MWBOO GRANTED A WAIVER ON MARCH 25, 2011.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Finance - PILOT Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve the submitted Payment in Lieu of Taxes (the "PILOT Agreement") for the 520 Somerset/525 Aisquith Apartments, aka Somerset Phase II.

**AMOUNT AND SOURCE OF FUNDS:**

No City funds are requested at this time, and the PILOT will have no impact on City revenue.

**BACKGROUND/EXPLANATION:**

520 Somerset/525 Aisquith Apartments is the second phase of a nine-phase project and is a component of the Perkins Somerset Old Town (the "PSO") Transformation plan, which includes the redevelopment of Perkins Homes. The planned new construction of the 520 Somerset/525 Aisquith Apartments is on the site of the former public housing development known as Somerset Homes, which is currently vacant and is owned by the Housing Authority of Baltimore City (the "HABC").

When complete, the PSO Transformation plan is expected to result in the replacement of approximately 629 public housing units. Overall, approximately 1,345 new mixed-income units will be created, comprised of 652 deeply subsidized public housing-like units, 276 additional tax credit affordable housing units, and approximately 417 market-rate rental units.

Somerset Phase II represents the continuation and growth of the PSO Transformation. The first phase of the PSO Transformation (1234 McElderry Apartments) received approval from the Board for a PILOT on May 2, 2019, which allowed the project to move forward and is now under construction and scheduled for completion by May 2021.

The newly constructed Somerset Phase II is a "twinning" project (9% and 4% LIHTC's) that will consist of 196 mixed-income units and will encompass two separately financed structures - 520 Somerset Apartments and 525 Aisquith Apartments.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Finance - cont'd

520 Somerset Apartments will consist of the new construction of 69 of which 56 units will be affordable up to 80% of the Area Median Income (the "AMI"), adjusted for family size, and 13 units that will be market-rate units. Of the 56 affordable units, 44 units will be replacement public housing RAD/PBV units and will be subject to a 20-year Project-Based Rental Assistance contract. There will also be approximately 2,400 square feet of ground-floor retail. The four-story building will include a below grade level parking garage and shared amenities.

525 Aisquith Apartments is a 127-unit residential project that will include 56 public housing replacement units (RAD/PBV), 48 unassisted LIHTC units, and 23 market-rate units. The four-story building will include a below-grade parking garage.

**PILOT REQUEST:**

Mission First Housing Development Corporation in conjunction with the Henson Development Company (the "Developer"), has requested a Payment in Lieu of Taxes (the "PILOT") to assist the project. Staff from the Department of Housing and Community Development ("DHCD") and HABC undertook an analysis of the proposed PILOT based on three criteria: (a) is the PILOT necessary to preserve or create affordable housing; (b) does the PILOT need the subsidy to proceed; and (c) did the developer actively seek other sources of funding or subsidy before requesting the PILOT. The DHCD and the HABC review of information provided by the Developer indicates this Project meets the above-described criteria and that the Project will be unable to move ahead unless a PILOT is approved.

**RECOMMENDATION:**

The Project was reviewed and approved by the Low-Income Housing Committee to provide a PILOT for the residential and the garage components of the Project. The Developer agrees to pay to the City, in lieu of the ordinary Baltimore City and State of Maryland ordinary real estate taxes upon the project effective from the date the Owner acquires the Project which date the Owner shall document by a letter sent to the City (the "Commencement Date")

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Finance - cont'd

through June 30, 2020; and for the fiscal year beginning July 1, 2021, and for each year thereafter, until the obligations of the City to accept negotiated payments provided in the Pilot Agreement shall cease under the provisions hereof, an amount determined as follows: a) for the LTA units, 10% of the tenant portion of the rent ("**Shelter Rent**"), and (b) for all other units including the remaining 160 income-restricted units and the 36 Market Rate Units, 10% of the rent ("**Unrestricted Rent**") in each case based on the Rental Schedule beginning on the Commencement Date and continuing until the obligations of the City to Accept negotiated payments provided in this PILOT Agreement shall cease under the provisions hereof.

The retail space is not included in the proposed PILOT and will pay taxes based on the full assessed value.

Given the need for affordable housing in the City, the Low-Income PILOT Committee believes that the PILOT is necessary to support both the capital and operating needs of the project. The Project qualifies for a PILOT under Section 12-104 of the Housing and Community Development Article of the Annotated Code of the State of Maryland since an HABC related entity is a partner in the legal structure and that entity owns the underlying fee simple interest in the property subject to a long-term ground lease. The property at present is vacant land which does not pay any real estate taxes since it is owned by HABC.

**MBE/WBE PARTICIPATION**

Per HABC, the HABC MBE and Section 3 Policy are attached to the PILOT Agreement.

(The PILOT Agreement has been approved by the Law Department for form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Finance - Third Amendment to Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the Third Amendment to Agreement with SMG.

**AMOUNT OF MONEY AND SOURCE:**

\$750,000.00 - Baltimore Arena Reduction in Revenues

The City would waive a guaranteed \$750,000.00 in FY21. Further, the cash position of the Baltimore Arena could be reduced by up to \$991,948.00, as a City contribution to mitigate the losses from SMG's operation of the Arena in FY21.

**BACKGROUND/EXPLANATION:**

The City solicited a Request for Proposals for Baltimore Arena Title Sponsorship, Advertising, Manage and Operate B50002463 by which the City awarded a Revenue Agreement to SMG. The period of the agreement is January 1, 2013 through December 31, 2022. Per the Revenue Agreement, SMG guarantee's a "Net Annual Operating Profit" of \$750,000.00, and is responsible for any "Net Annual Operating Loss" for the operations of the Arena.

On March 5, 2020, the Governor of Maryland proclaimed a state of emergency and catastrophic health emergency due to the novel coronavirus (COVID-19). On or about March 18, 2020, the Mayor of Baltimore declared a state of emergency for Baltimore City due to the public health emergency created by COVID-19. Both State and City emergencies are still in effect. The Arena has been closed to the public due to the COVID-19.

SMG has taken actions to mitigate the adverse financial impact of COVID-19, but even so has lost revenues due to the cancellation of performances at the Arena in FY20 (July 1, 2019 - June 30, 2020) and in FY21 (July 1, 2020 - June 30, 2021). Due to the financial impact of COVID-19 and the continuing loss of revenues, in a letter dated June 19, 2020, SMG requested the City to

- (a) waive SMG's guarantee to the City of a Net Annual Operating Profit of \$750,000.00 in FY21, and

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Finance - cont'd

- (b) for the City to cover SMG's Net Annual Operating Loss estimated then at \$416,577.00 and since revised to \$991,948 in FY21.

The Director of Finance is willing to approve financial assistance for SMG under certain conditions as written in the Third Amendment. Some of these conditions are:

- (1) the cash position of the Arena should not fall below \$600,000.00 in FY21, and
- (2) SMG will forgo its management fee for FY20 estimated at \$223,480.00 until the first hosted event at the Arena in FY21.

**MBE/WBE PARTICIPATION**

SMG will follow the goals set by MWBOO under the Revenue Agreement of 8% MBE and 3% WBE.

(The Third Amendment to Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Fire Department - No-Cost Amendments to Employment Agreements

The Board is requested to approve and authorize execution of the various no-cost Amendments to Employment Agreements for staff of the Office of Emergency Management. This office has a small staff, several of whom are contractual individuals in leadership roles in their office.

Their jobs require them to participate in meetings with other jurisdictions and other City offices. Additionally, all staff of the Office of Emergency Management must be prepared to respond on the scene for emergencies at all times. Approval of the Amendments to Employment Agreements will allow each below-listed staff member to drive City vehicles until their contracts end.

1. **MARK FOX** **\$0.00**

On September 23, 2020, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through September 22, 2021.

2. **SHERI LUCK** **\$0.00**

On December 18, 2019, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through December 17, 2020.

3. **CHAYA G. DEITSCH** **\$0.00**

On September 23, 2020, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through September 22, 2021.

4. **SEBASTIANA GIANCI** **\$0.00**

On September 2, 2020, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through September 1, 2021.



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Fire Department - cont'd

**5. CHRISTOPHER HILES \$0.00**

On July 29, 2020, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through July 28, 2021.

**6. ELISE N. MAJOR WHITEFORD \$0.00**

On September 23, 2020, the Board approved the original Employment Agreement. The period of the Amendment to the Employment Agreement is effective upon Board approval through September 21, 2021.

All other terms and conditions of the original Employment Agreements remain unchanged.

(The Amendments to Employment Agreements have been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Baltimore City Fire Department (BCFD) - Grant Adjustment Notice

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize acceptance of a Grant Adjustment Notice (GAN) for the FY2019 Hazardous Materials Emergency Preparedness Grant (HMEP) from the Maryland Emergency Management Agency (MEMA). The period of the grant adjustment notice is effective from September 30, 2019 through September 30, 2021.

**AMOUNT OF MONEY AND SOURCE:**

\$34,689.27 - 4000-459920-2121-604900-404001  
+ 8,672.32 - 1001-000000-2121-226400-603020 (25%)  
**\$43,361.59 - Total**

**BACKGROUND/EXPLANATION:**

On November 13, 2019, the Board approved and authorized acceptance of a grant adjustment notice from the Maryland Emergency Management Agency (MEMA) in the amount of \$21,642.84. This grant has a multi-year performance period and may be eligible for an increase each year. The amount of funds reflects the increase awarded for year 2. This grant will cover expenditures for hazardous materials planning, community outreach planning, and/or training.

**APPROVED FOR FUNDS BY FINANCE**

**AUDITS REVIEWED THE SUBMITTED DOCUMENTATION AND FOUND THAT IT CONFIRMED THE GRANT AWARD.**

(The Grant Adjustment Notice has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Human Resources - Personnel Matters

The Board is requested to approve all of the Personnel matters below:

State's Attorney Office

	<u>Rate of Pay</u>	<u>Amount</u>
1. <b>YOLANDA V. ROBINSON</b>	\$28.29	<b>\$53,940.00</b>

Account: 1001-000000-1150-118000-601009

Ms. Robinson, retiree, will continue to work as a Contract Service Specialist I. She will be responsible for assisting the Assistant State's Attorney in expediting cases through Central Booking; assisting the Assistant States Attorney's Office in the movement of cases, inputting of charges; finalizing of charging documents; finding open warrants and communicating with Public Safety staff and members of the Baltimore City Police Department. The period of the agreement is effective upon Board approval for one year.

(The Agreement has been approved by the Law Department as to form and legal sufficiency.)

Department of Public Works

2. Reclassify the following filled position:

Position No: 40313

From: Executive Assistant  
Job Code: 10083  
Grade: 904 (\$50,280.00 -\$80,449.00)

To: Operations Officer II  
Job Code: 00086  
Grade: 927 (\$67,771.00 - \$108,433.00)

Cost: \$10,275.00 - 1001-000000-1901-190300-601001

This position is to be considered a Position of Trust in accordance with the policy outlined in the Administrative Manual, Section 200-4.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**PERSONNEL**

Department of Public Works

3. a. Upgrade the following classification:

Classification: Solid Waste Driver  
Job Code: 53812  
Grade: 447 (\$38,805.00 - \$42,455.00)  
Position No.: 23391

To: Solid Waste Driver  
Job Code: 53812  
Grade: 448 (\$42,607.00 - \$48,828.00)

b. Create the following 30 positions:

Classification: Solid Waste Worker  
Job Code: 53811  
Grade: 428 (\$35,099.00 - \$38,176.00)  
Position No.: To be assigned by BBMR

c. Create the following seven positions:

Classification: Solid Waste Driver  
Job Code: 53812  
Grade: 448 (\$42,607.00 - \$48,828.00)  
Position No.: To be assigned by BBMR

Cost: \$2,128,332.00 - 1001-000000-5154-388000-601001

Police Department

4. Reclassify the following filled position:

Position No.: 19139

a. From: Police Lieutenant EID  
Job Code: 41133  
Grade: 759 (\$90,788.00 - \$127,144.00)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**PERSONNEL**

Police Department - cont'd

To: Police Captain  
Job Code: 10277  
Grade: 83P (\$133,254.00 flat)

Reclassify the following vacant position:

Position No: 16615

b. From: Police Major  
Job Code: 10278  
Grade: 84P(\$140,796.00 flat)

To: Police Captain  
Job Code: 10277  
Grade: 83P (\$133,254.00 flat)

Cost: \$8,949.00 - 1001-000000-2041-812800-601062

These positions are to be considered Positions of Trust in accordance with the policy outlined in the Administrative Manual, Section 200-4.

**THE PERSONNEL MATTERS HAVE BEEN APPROVED BY THE EXPENDITURE CONTROL COMMITTEE.**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Human Resources - One-Time Payment

**ACTION REQUESTED OF B/E:**

The Board is requested to approve a one-time payment to employees in the classes of Solid Waste Worker, Lead Solid Waste Worker and Solid Waste Driver.

**AMOUNT OF MONEY AND SOURCE:**

\$143,175.00 - 1001-000000-5154-388000-601001

**BACKGROUND/EXPLANATION:**

This one-time payment of \$500.00 to employees in the classes of Solid Waste Worker, Lead Solid Waste Worker and Solid Waste Driver is provided due to the increase in workload as a result of COVID-19 pandemic.

**APPROVED FOR FUNDS BY FINANCE**

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Recreation and Parks - Capital Projects Grant Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize the execution of the Capital Projects Grant Agreement between the Department of Recreation and Parks, Maryland Board of Public Works (BPW), and the Cal Ripken Sr. Foundation, Incorporated. The period of the agreement is effective upon Board approval.

**AMOUNT OF MONEY AND SOURCE:**

\$500,000.00

**BACKGROUND/EXPLANATION:**

The General Assembly has authorized the Grant titled, Cal Ripken Sr. Foundation - Athletic Fields provided that the grantee (Cal Ripken Sr. Foundation, Incorporated) and the Beneficiary (the City) expends the funds for the purpose of acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of athletic fields in the City, namely the Ripken Youth Development Park, 101 Reedbird Avenue. The Cal Ripken Sr. Foundation, Incorporated, and City have entered into a separate funding agreement, which, among other things, will state that ownership is being retained by the City in the property upon which the Ripken Youth Development Park will be constructed, and structures thereto.

**MBE/WBE PARTICIPATION:**

N/A

(The Capital Projects Grant Agreement has been approved by the Law Department as to form and legal sufficiency.)

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Recreation - First Amendment to Agreement  
and Parks

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the First Amendment to the AFRAM Talent Acquisition Agreement with Blackout Management LLC and Baltimore Civic Fund, Inc. The period of the agreement is retroactively effective February 12, 2020 through September 30, 2022, unless terminated sooner.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On February 12, 2020, the Board approved the agreement between Blackout Management LLC and Baltimore Civic Fund, Inc. Due to COVID-19, AFRAM 2020 was unable to take place. Blackout Management LLC has provided talent acquisition services in 2020, and the parties are seeking an extension to the agreement to carry over services for a festival in 2021 or 2022. Blackout Management LLC will identify, negotiate, secure, and manage sponsors and sponsorships for the Festival on behalf of the Department of Recreation and Parks.

**MWBOO GRANTED A WAIVER ON JANUARY 14, 2020.**

**AUDITS REVIEWED AND HAD NO OBJECTION.**

(The First Amendment to Agreement has been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Law - Settlement Agreements and Releases

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the settlement of claims and litigation brought by various individuals against former members of the Baltimore Police Department's ("BPD") Gun Trace Task Force ("GTTF"). Plaintiffs allege numerous federal claims against the BPD and GTTF officer defendants.

**AMOUNT OF MONEY AND SOURCE:**

\$2,490,000.00 - 2045-000000-1450-716700-603070

For resolution of 12 claims/lawsuits.

**BACKGROUND/EXPLANATION:**

The conduct of former GTTF officers has led to dozens of lawsuits and claims against the officers and BPD itself. These cases and claims allege a variety of misconduct, including theft, excessive use of force, and falsification of evidence resulting in wrongful arrest and/or conviction. The claims and lawsuits typically name as Defendants the individual GTTF officers, BPD, and BPD Command-level staff.

As with all lawsuits, the Law Department analyzes the strengths and weaknesses of each case upon receipt of the Complaint. Among other considerations, the Law Department is cognizant of a recent ruling from the Maryland Court of Appeals (*Baltimore City Police Dep't v. Potts*, No. 51, SEPT. TERM, 2019, 2020 WL 1983209 (Md. Apr. 24, 2020), finding that the criminal conduct of GTTF officers in two separate cases was within the scope of their employment, and therefore, the City was required to indemnify judgments against those officers.

Through mediation and settlement discussions, the Law Department has weighed the attributes of each matter and has negotiated settlements of several GTTF claims/lawsuits. The settlement values vary based on the factual allegations of each case. And reflect the strengths and weaknesses each presents.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Law - cont'd

In the interest of transparency, it is the intention of the Law Department to bring every settlement of a GTTF matter to the Board of Estimates regardless of settlement value. The Board of Estimates should anticipate one or more follow up requests as additional settlements are finalized and prepared for the Board's consideration. We believe these settlements to be in the best interest of both the City and the plaintiffs who may have been harmed by the misconduct of former GTTF members. Thus far, the settlements are as follows:

Michael Saunders v. BPD, **\$ 60,000.00**  
et al. 1:19-cv-00551-CCB

GTTF Officers stopped Plaintiff's vehicle without probable cause. They ordered Plaintiff and his passenger out of the vehicle and searched the car. GTTF Officers found \$18,000.00 in the vehicle and seized it. GTTF Officers told Plaintiff that he should keep his mouth shut about their theft and threatened to kill Plaintiff if he resisted. Believing this threat, Plaintiff allowed the GTTF Officers to take his money. One of the GTTF Officers held a gun to Plaintiff's head and threatened to kill him if he told anyone what happened. Plaintiff was arrested for handgun violations for a gun found in his vehicle. Plaintiff was incarcerated for approximately six months, and the case was eventually *nolle prossed*.

Kendrick Johnson v. Jenkins, **\$125,000.00**  
et al. 24-C-19-006597

On October 15, 2015, Plaintiff was leaving a grocery store and was followed by two unmarked cars, containing GTTF Officers. They followed Plaintiff for a while, then exited the vehicles and stopped him. They questioned him about a gun and then conducted an illegal search. Following this, they asked Plaintiff about a murder that took place in the area. They then planted a gun on Plaintiff and told him he would go to jail unless he could provide information about the murder or other activity in the area. Plaintiff claimed to have no knowledge of anything related to the case, so he was arrested and charged with several handgun violations. Plaintiff remained in jail, and was eventually indicted with charges that carried a minimum of

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Law - cont'd

five years and maximum of 15 years. Plaintiff eventually pled guilty in order to receive a reduced sentence, and he was incarcerated for approximately three years.

Kenneth Bumgardner v. BPD, **\$150,000.00**  
et al. 1:18-cv-01438-SAG

While Plaintiff was sitting in his car, GTTF Officers drove up in their vehicle and struck his car. Plaintiff fled his vehicle, and one GTTF Officer pursued on foot and hit him from behind with a blunt object. This caused Plaintiff to lose consciousness. Plaintiff refused medical attention at the scene but checked into Mercy next day. Plaintiff suffered a broken jaw and sprained back, and other injuries. As a result of the incident, Plaintiff was issued multiple motor vehicle citation.

Albert Brown v. Wayne Jenkins, **\$150,000.00**  
et al.24-C-19-004047

On August 1, 2016, GTTF Officers were working in plain clothes in an unmarked vehicle. GTTF Officers stopped Plaintiff without justification or cause and searched his vehicle. He was falsely arrested and charged with possession of narcotics and firearms. GTTF Officers then proceeded to Plaintiff's house and performed a warrantless search, which resulted in additional narcotics charges. The charges were eventually *nolle prossed* on March 6, 2017. Plaintiff was incarcerated for approximately seven months.

Nancy Hamilton v. Daniel Hersl, **\$150,000.00**  
et al. 1:19-cv-01981-CCB

GTTF Officers stopped Plaintiff and her husband in their vehicle. They then drove the Plaintiff to the BPD Training Academy for questioning. After this, they drove the Plaintiff and her husband to their house. GTTF Officers conducted an illegal search of Plaintiff's house and stole approximately \$79,000.00 from her house. Plaintiff lost her job as a result of this incident, with resulting loss of income.

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Law - cont'd

Paul Jones v. BPD, et al.  
24-C-18-006771

**\$160,000.00**

GTTF Officers were collecting trash from a home nearby Plaintiff's residence. The trash had suspected drugs in it. The GTTF Officers falsified an affidavit for a search warrant at Plaintiff's address. They seized contraband, and Plaintiff was subsequently arrested and held without bail. Plaintiff was indicted in state court for handgun violations and drug trafficking, and was also indicted in federal court for a handgun violation by a convicted felon and having CDS with intent to distribute. Plaintiff pled guilty to possession with intent to distribute and was incarcerated for approximately 3 years before his conviction and sentence were vacated.

Sherman Thomas v. Rayam, et al.  
1:20-cv-00541-DLB

**\$165,000.00**

In 2015, Plaintiff's house was searched pursuant to a search warrant. Plaintiff was charged with possession of ammunition as a prohibited person, along with other charges relating to the drugs and guns recovered during the execution of the warrants. Plaintiff claims the affidavits in support of the warrants were based on false information from a confidential informant. Plaintiff pled guilty to two counts of the indictment against him and received a five-year sentence. Plaintiff was incarcerated for approximately two years before his sentence was vacated.

Donte Pauling

Claim

**\$165,000.00**

On October 12, 2015, Plaintiff was standing on North Calhoun and Mosher Street in Baltimore City. GTTF Officers pulled up in an unmarked car and chased him, at which point he fled. They caught and detailed him while searching him. GTTF Officers then found a gun in an alley that they claimed he threw away during the chase. Plaintiff denied the gun was his, but was charged with various handgun violations. He was held without bail pending trial. He plead guilty and was sentenced to five years, and was incarcerated approximately two years. Plaintiff's case was eventually nolle prossed.

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Department of Law - cont'd

Blanton Roberts v. BPD, et al.

**\$165,000.00**

1:18-cv-01940-CCB

Plaintiff was standing on the front lawn of a friend's house when GTTF Officers pulled up in a vehicle, jumped out, and dragged Plaintiff to the ground. They then planted a gun on him and arrested him for a hand gun violation. Plaintiff pled guilty was incarcerated for approximately two years, before being *nolle prossed* due to GTTF Officers' indictments.

Shawn Whiting v. Taylor, et al.

**\$300,000.00**

1:20-cv-00540-ADC

Plaintiff was unlawfully arrested on January 24, 2014, following the execution of a search warrant at Plaintiff's home. Plaintiff claims that the warrant was based upon false statements. Approximately \$24,000.00 in cash and other property of Plaintiff was stolen during the search. Plaintiff was arrested and charged with CDS distribution, among other charges. Plaintiff was incarcerated for approximately three years.

Dawud Morris v. Jenkins, et al.

**\$400,000.00**

1:20-cv-02229-CCB

On October 17, 2011, GTTF Officers entered Plaintiff's home using a fabricated search warrant. The GTTF Officers searched Plaintiff's home and found a weapon, although Plaintiff denies ever having the gun. Plaintiff was arrested and charged with possession of a gun and drugs, both of which he claims were planted. Plaintiff pled guilty to get the most beneficial sentence available and was incarcerated for approximately five years.

*Garfield Redd v. Paul C. Siegrist, et al.*

**\$500,000.00**

1:20-cv-02194-JKB

On October 22, 2006, Plaintiff was arrested by BPD's "flex squad," a pre-cursor to GTTF. Plaintiff was charged with

**AGENDA**

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**11/4/2020**

Department of Law - cont'd

various handgun violations. Charges were *nolle prossed* after one year, but Plaintiff was then federally charged. Plaintiff sentenced to 20 years and is still currently incarcerated.

**APPROVED FOR FUNDS BY FINANCE**

(The Settlement Agreements and Releases have been approved by the Law Department as to form and legal sufficiency.)

RECOMMENDATIONS FOR CONTRACT AWARDS/REJECTIONS

\* \* \* \* \*

The Board is requested to  
approve award of  
the formally advertised contracts  
listed on the following pages:  
101 - 102  
to the low bidder meeting specifications,  
or reject bids on those as indicated  
for the reasons stated.

**RECOMMENDATIONS FOR CONTRACT AWARDS/REJECTIONS**

Bureau of Procurement

- |    |  |                               |              |
|----|--|-------------------------------|--------------|
| 1. | B50005950, Crew<br>Cab & Chassis<br>with Stake Body<br>and Lift Gate | Beltway<br>International, LLC | \$202,547.00 |
|----|--|-------------------------------|--------------|

(Department of General Services,  
Fleet Management)

**MBE/WBE PARTICIPATION:**

On February 1, 2019, MWBOO determined no goals would be set because of no opportunity to segment the contract. This is for the purchase of commodities from an authorized heavy equipment dealer who is required to provide associated pre-delivery inspection and warranty repairs.

**MWBOO GRANTED A WAIVER ON FEBRUARY 1, 2019.**

- |    |   |   |
|----|---|---|
| 2. | B50005955, Group Violence<br>Intervention Service Re-<br>sponse Providers | <p><b>REJECTION</b> - Vendors were solicited by postings on CitiBuy, eMaryland Marketplace, and in local newspapers. The five proposals received were opened on May 27, 2020. Due to a potential need to significantly revise the specifications in the solicitation documents due to possible program modification, it is recommended that the Board reject all proposals and cancel the solicitation, in the best interest of the City. This requirement will be revised and re-advertised at a later date.</p> |
|----|---|---|



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**RECOMMENDATIONS FOR CONTRACT AWARDS/REJECTIONS**

Bureau of Procurement - cont'd

(Mayor's Office of  
Criminal Justice)

**MBE/WBE PARTICIPATION:**

N/A

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**11/4/2020**

Department of Finance - Rescission of Award Master Lease Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to Rescind the Award B50005258, Master Lease Agreement Program, to Grant Capital Management, Inc.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

On December 19, 2018, the Board awarded B50005258, Master Lease Agreement Program, to Grant Capital Management, Inc. Since the award, the Department of Finance has not finalized or received approval from the Board of a subsequent Master Lease Agreement with Grant Capital Management, Inc., nor was such funding used by the Department of Finance.

The Department of Finance believes it is in the best interest of the City to rescind this award to Grant Capital Management, Inc.

**MBE/WBE PARTICIPATION:**

N/A

**AGENDA**

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**11/4/2020**

Department of Finance - Termination for Convenience

**ACTION REQUESTED OF B/E:**

The Board is requested to Terminate for Convenience the Master Equipment Lease/Purchase Agreement dated September 10, 2003, as amended with Grant Capital Management, Inc.

**AMOUNT OF MONEY AND SOURCE:**

N/A

**BACKGROUND/EXPLANATION:**

The Department of Finance recommends it is in the best interest of the City for the Board of Estimates to exercise Section 16.10 Termination for Convenience of the Master Equipment Lease/Purchase Agreement with Grant Capital Management, Inc. that was originally approved by the Board of Estimates on September 10, 2003, as amended.

This Section states that "The performance of this Lease may be terminated by Lessee in accordance with this clause, in whole or in part, whenever the Lessee shall determine that such termination is in the best interest of Lessee; provided, however, that this clause shall not be deemed to permit termination by Lessee with respect to existing Equipment Schedules."

**MBE/WBE PARTICIPATION:**

N/A

**AGENDA**

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**11/4/2020**

Department of Public Works/ - Extension of Subdivision User  
Department of Law and Hawkins Point Disposal  
Agreements and Approval of  
Emissions Control Agreement

**ACTION REQUESTED OF B/E:**

The Board is requested to approve and authorize execution of the following:

1. Extension of the Subdivision User Agreement with the Northeast Maryland Waste Disposal Authority (NMWDA) for the City to dispose of waste materials at the Wheelabrator Waste-to-Energy (WTE) Plant;
2. Extension of the Hawkins Point Disposal Agreement with the NMWDA for the City to accept the ash produced at the WTE plant at the Quarantine Road Landfill; and
3. Approval of an Emissions Control Agreement with Wheelabrator Baltimore, L.P.

The period of the extensions is January 1, 2022 and through December 31, 2031.

**AMOUNT OF MONEY AND SOURCE:**

\$106,078,400.00 - 1001-000000-5161-389700-603097  
Subdivision User Agreement - Estimated  
Expense by City

(\$38,722,248.00) - Hawkins Point Disposal Agreement - Estimated  
Revenue to City

\$ 39,900,000.00 - Estimated Expense by Wheelabrator, L.P. in  
emissions upgrades

**BACKGROUND/EXPLANATION:**

The NMWDA was established by Maryland law in 1980 to help coordinate regional solid waste disposal issues. They constructed a WTE incinerator on City-owned property, which

**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

Department of Public Works/ - cont'd  
Department of Law

opened in 1985. The incinerator is owned by NMWDA and formally called the Baltimore Refuse Energy Systems Company (BRESKO). Wheelabrator Baltimore, L.P. operates BRESKO. Incineration reduces the overall volume of waste by nearly 90%. The ash created by the incineration is then deposited at the Quarantine Road Landfill, which is owned and operated by the City.

In 2019, Council Bill 18-0306 Health Code - Clean Air Regulations, was passed by the City Council and signed into law by the Mayor. This bill imposed strict emissions standards on commercial solid waste incinerators in Baltimore City.

Wheelabrator Baltimore, L.P. filed suit against the City in federal court. In late March 2020, U.S. District Court Judge George L. Russell III ruled the bill was superseded by federal regulations. The City has noted an appeal to the U.S. Court of Appeals for the 4th Circuit. Given the uncertainty of the outcome of the appeal, Wheelabrator Baltimore, L.P. and the City have reached a compromise where the City will extend its user and disposal agreements and Wheelabrator Baltimore, L.P. will invest in significant emissions control upgrades at BRESKO.

By entering into these agreements, Baltimore will be able to effectively implement its Zero Waste Plan while also delivering critical waste management services to the City of Baltimore.

**Subdivision User Agreement**

The City has utilized the Wheelabrator WTE plant through contracts with the NMWDA since 1984. The current agreement with Wheelabrator through the NMWDA for waste disposal expires on December 31, 2021. The extension will commence on January 1, 2022 and end on December 31, 2031, a total of ten years. There is no minimum amount of waste required to be taken to BRESKO. Specifically, there is no "put or pay" term in the agreement. The tipping fees the City pays per ton continue to increase by 2.5% each year.

Department of Public Works/ - cont'd  
Department of Law

Baltimore City has adopted plans committed to maximizing waste reduction and diversion. However; the investment needed for these efforts in both funding and time to convince residents is significant. Baltimore City residents produce extensive refuse, most of which ends up at the Quarantine Road Landfill. Given the landfill and its expansion have limited capacity, it is necessary to extend this agreement to preserve that capacity and to allow more waste diversion initiatives to be implemented.

**Hawkins Point Disposal Agreement**

This agreement also dates to the early 1980's and will lapse on December 31, 2021. The proposed agreement would mirror the Subdivision User Agreement in start and end dates. This agreement is for the City to accept the ash generated at the Wheelabrator WTE plant for disposal. This agreement is a revenue source only. The City pays nothing to receive the ash, but rather is paid a per ton ash fee. The revenues projected from the ash acceptance agreement are expected to exceed \$38,000,000.00 over the term of the contract. A 2.5% escalator is similarly applied to these tipping fees each year.

**Emissions Control Agreement**

Under this agreement, Wheelabrator Baltimore, L.P. agrees to fund improvements to its emissions control system. By December 31, 2023, Wheelabrator agrees to achieve the more stringent of: 1) the air emissions limits set forth in its permit to construct the Facility Improvements; 2) the air emissions limits set forth in its Title V/Part 70 Permit; or 3) the air emissions limits set forth in this Agreement, as follows:

<u>Pollutant</u>	<u>Emissions Limit</u>
Nitrogen Oxides (NOX)	105 parts per million dry volume (PPMVD) corrected at 7% O2 (30-day rolling average)
Sulfur Dioxide (SO2)	18 parts per million dry volume (PPMVD) corrected at 7% O2 (24 hour block geometric mean)

**AGENDA**

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Department of Public Works/ - cont'd  
Department of Law

Dioxins/Furans (PCDD/F)	2 nanograms TEQDF-WHO98* per dry standard cubic meter (ng/dscm), corrected at 7% O2
Dioxins/Furans (PCDD/F)	15 nanograms per dry standard cubic meter (ng/dscm), corrected at 7% O2
Mercury	15 micrograms per dry standard cubic meter corrected at 7% O2
Cadmium	25 micrograms per dry standard cubic meter corrected at 7% O2
Lead	250 micrograms per dry standard cubic meter corrected at 7% O2

All limits specified in this agreement with the exception of the nitrogen oxides (NOX) meet or exceed the limits imposed by Council Bill 18-0306. The NOX limits will be reduced by nearly 50% of its current permitted levels. Wheelabrator Baltimore, L.P. is contractually agreeing to reduce NOX levels below the levels allowed in its permit. These improvements will make BRESCO one of the two cleanest WTE facilities on the East Coast. Its limits will be consistent with those of Montgomery County's WTE facility. Importantly, stack emissions will be tested three times per year to assure compliance with the agreed upon reduced emissions levels.

**STATEMENT OF PURPOSE AND RATIONALE FOR NON-COMPETITIVE PROCUREMENT:**

BRESCO is the only WTE facility in the Baltimore metropolitan area.

Therefore, it is hereby certified that these above procurements are of such a nature that no advantage will result in seeking nor would it be practicable to obtain competitive bids. Therefore, pursuant to Article VI, Section 11 (e)(i) of the City Charter, the procurements of the equipment and/or service are recommended.

**AGENDA**

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**11/4/2020**

Department of Public Works/ - cont'd  
Department of Law

**MBE/WBE PARTICIPATION:**

N/A

**APPROVED FOR FUNDS BY FINANCE**

(The Extension of Subdivision User and Hawkins Point Disposal Agreements and Emissions Control Agreement have been approved by the Law Department as to form and legal sufficiency.)



**AGENDA**

**BOARD OF ESTIMATES**

**11/4/2020**

**PROPOSAL AND SPECIFICATIONS**

Department of General Services - GS 19822, Key Highway Garage  
Restoration.  
**BIDS TO BE RECV'D: 12/16/2020**  
**BIDS TO BE OPENED: 12/16/2020**

**12:00 NOON**

**ANNOUNCEMENT OF BIDS RECEIVED**

**AND**

**OPENING OF BIDS, AS SCHEDULED**