

INTERAGENCY COMMISSION ON SCHOOL CONSTRUCTION



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Meeting Minutes August 20, 2020

Call to Order:

Dr. Karen Salmon called the video-conference meeting of the Interagency Commission on School Construction to order at 9:02 a.m.

Members in Attendance:

Dr. Karen Salmon, State Superintendent of Schools, Chair
Denise Avara, Appointee of the Governor
Secretary Ellington Churchill, Department of General Services
Linda Eberhart, Appointee of the Speaker of the House
Brian Gibbons, Appointee of the Speaker of the House
Dick Lombardo, Appointee of the Governor
Secretary Robert S. McCord, Maryland Department of Planning

Members Not in Attendance:

Edward Kasemeyer, Appointee of the President of the Senate
Gloria Lawlah, Appointee of the President of the Senate

Revisions to the Agenda:

Robert Gorrell, Executive Director, requested that Item 5 (Cancellation of Prince George's County Public School System (PGCPS) FY 2019 CIP Dwight D. Eisenhower Middle School HVAC/Building Envelope Project) be removed from the Agenda. He noted that the IAC has statutory authority to extend the deadline as a result of the Governors recent Executive Order issued March 12th, 2020. IAC staff are in the process of providing public notice of the Extension, which will provide more time for Prince George's to procure the project via a method that complies with requirements for State funded projects. Upon direction of the Chair, the item was removed from the agenda.

Public Comment:

None

IAC Correspondence:

None



I. Consent Agenda

Motion Carried

Upon a motion by Mr. Lombardo and a second by Ms. Avara, the members voted unanimously to approve the consent agenda.

A. Approval of June 25, 2020 Minutes

To approve the minutes of the June 25, 2020 Interagency Commission on School Construction Meeting.

B. Summary of Contracts Awards

To approve contract procurement as presented.

C. Approval of Contract Revisions

To approve the revisions to previously approved contract awards to accurately reflect the adjusted State participation.

II. New Maintenance Assessment Methodology

Informational Only

Alex Donahue, Deputy Director of Field Operations, and Scott Snyder, Acting Maintenance Manager, presented a presentation on the new Maintenance Effectiveness Assessment (MEA). Alex and Scott explained that the purpose of the new MEA is to provide feedback on maintenance practices in order to help LEAs maintain facilities that are educationally sufficient and fiscally sustainable, and to achieve the full expected life span from each facility. The new MEA was developed by staff and then modified based upon LEA feedback into a final version that divides the building systems and components into a streamlined list of 21 categories and weights each category appropriately based upon the extent to which maintenance of the system affects the expected 30-year life span of the facility and affects the delivery of educational programs and services within the facility.

In response to questions from the Commission, Mr. Snyder noted that the new MEA was rolled out on July 1, 2020. When asked how category weights were determined, Mr. Snyder explained that the weights correlate to how much impact a deficiency would have on education, and that they align with industry standards.

III. Maryland Public Schools – Introduction to Fiscal Sustainability

Informational Only

Cassandra Viscarra, Program Support Administrator, presented a publication on the importance of understanding the total cost of ownership of school facilities.

Following her presentation, Cassandra requested feedback on the document. Secretary McCord suggested modifications to the document to appropriately acknowledge the importance of educational professionals and putting into context the support role that facilities play as a venue only to allow for education. Mr. Gorrell expressed agreement and noted that one of the primary benefits of reducing total cost of ownership is freeing up our budget for operational costs, such as teacher salaries.

IV. Revise IAC Administrative Procedures Guide 102.4 C. 2. (6) to Require Annual Roofing Inspections

Motion Carried

Cassandra Viscarra, Program Support Administrator, recommended the Administrative Procedures Guide be modified to include the requirement of annual roofing inspection, as opposed to bi-annually. The proposed revisions included new language that would require that LEAs provide evidence showing

that annual roof inspections conducted by qualified inspectors are scheduled preventive maintenance tasks in the LEA's computerized maintenance management system (CMMS) such that the CMMS automatically generates work orders for the inspections; and provide evidence showing that all identified deficiencies requiring corrective work have been timely entered as work orders in the LEA's CMMS. Secretary Churchill followed up on this suggestion and confirmed that the change was discussed with the LEAs before being brought to the IAC members as a recommendation.

Upon a motion from Mr. Lombardo and a second from Mr. Gibbons, the members voted unanimously to approve revisions to the IAC Administrative Procedures Guide Section 102.4 C. 2. (6) as presented and to require annual rather than bi-annual roofing inspections as a requirement for funding eligibility.

V. Facility Status Change Items

Michael Bayer, Manager of Infrastructure and Development at the Maryland Department of Planning, presented four facility status change items to the IAC.

A. Baltimore City Public Schools – Transfer of Multiple Parcels

Motion Carried

Upon a motion from Mr. Gibbons and a second from Ms. Eberhart, the IAC voted unanimously to approve the transfers from the Baltimore City Public Schools Board of Commissioners (BOC) to the Mayor and City Council of Baltimore, of several small remnant land parcels, not used for educational purposes, as identified in the presented table, as approved by the BOC on January 14, 2020.

B. Montgomery County Public Schools – Future Charles W. Woodward High School Parcel

Motion Carried

Upon a motion from Mr. Lombardo and a second from Ms. Avara, the IAC voted unanimously to approve the acquisition by the Montgomery County Board of Education (MCBOE) of 1.75 acres of land along Edson Lane (Tax Map GQ61, Parcel P336), directly north of Tilden Middle School, 11211 Old Georgetown Road, Rockville, Maryland, 20852, from the Montgomery County Government for use as part of the future Charles W. Woodward High School reopening project; adhering to the actions identified in the state clearinghouse review, state identifier MD 20200528-0422.

C. Baltimore City Public Schools – Transfer of Multiple Parcels

Motion Carried

Upon a motion from Mr. Lombardo and a second from Mr. Gibbons, the IAC voted unanimously to approve the conveyance by the Montgomery County Board of Education of the following easements:

School	Type of Easement	Site Acreage	Easement Acreage
John T Baker Middle School	Sidewalk	21.97	0.34
North Chevy Chase Elementary School	State Highway Administration (SHA) intersection improvements at Connecticut Avenue	7.94	0.02

D. Informational Property Change Items - Name Change, Educational Function, Easement, R.O.W.

Informational Only

Michael Bayer, Manager of Infrastructure and Development, presented an informational item regarding renaming of the Fairmount Harford Building #456, and a change in Rosemont Elementary School's management type.

VI. Baltimore City E15M HVAC Project Status Report

Informational Only

Jamie Bridges, Baltimore City Project Manager, presented a status report on the Baltimore City E15M HVAC allocation.

Adjournment:

Upon a motion from Secretary Churchill and a second from Secretary McCord, the video-conference meeting of the Interagency Commission on School Construction adjourned at 9:57 a.m.