

**Baltimore City Public School Construction Program**  
**MOU Executive Committee Meeting**  
**Open Session**



Wednesday, June 2, 2021 | 2:00 PM  
Virtual meeting – Microsoft Teams

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Conference ID: 257 025 820#

Chair: Tisha Edwards  
Baltimore City

**AGENDA**

**Approvals/ Notices**

Minutes, March 3, 2021 ..... Tisha Edwards, Baltimore City

**Reporting**

IAC Report ..... Jamie Bridges, IAC  
Coordinating Committee ..... Cheryl Casciani, Baltimore City  
STAT Committee ..... Eric Johnson, MSA  
Collaborative group ..... Deral Falls, Baltimore City  
Financial Report ..... David Raith, MSA  
MSA Report ..... Larry Flynn, MSA  
21<sup>st</sup> Century/ City Schools Report ..... Dorothy Hellman, 21<sup>st</sup> C/ City Schools

**Discussion**

Q&A ..... All  
Meeting Adjourn ..... All

Next Executive Committee Meeting: Wednesday, September 8, 2021 | 2:00 – 4:00 PM

# INTERAGENCY COMMISSION ON SCHOOL CONSTRUCTION

**LARRY HOGAN**  
GOVERNOR

**KAREN SALMON, PhD.**  
CHAIRPERSON

**ROBERT A. GORRELL**  
EXECUTIVE DIRECTOR

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## MEMORANDUM

**TO: THE EXECUTIVE COMMITTEE**

**FROM: BOB GORRELL**

**DATE: JUNE 2, 2007**

**RE: REPORT TO THE EXECUTIVE COMMITTEE**

Since the March 3, 2021 meeting of the Executive Committee, IAC staff attended recent planning / design meetings for Commodore John Rodgers PK-8 #27 and Cross Country EM #247, and for the three High School Plan (HSP) projects:

- Frederick Douglass HS #450 / Joseph Briscoe SE #451,
- Baltimore City College HS 481, and
- Baltimore Polytechnic Institute HS #403 / Western HS #407

Staff is now working to update the gross area baseline (GAB) for the #450 / #451 project and for the #403 / #407 project based on the most-recent enrollment projections. The GAB describes the right-size gross square footage needed to deliver all state-required educational programs and services to a given enrollment, and is used to set the upper limit of state participation in capital school construction.

In addition, staff is working with the Maryland Stadium Authority (MSA) to develop administrative procedures for the Built-to-Learn (BTL) program — which will be used to construct the HSP projects; and with LEAs across the state to identify BTL projects.

# City Schools Coordinating Committee Meeting on School Construction

April 21, 2021

## Meeting Summary – DRAFT

### 1. Introductions

Attendees: Tisha Edwards (Mayor's Office), Lea Ferguson (Mayor's Office), Larry Flynn (MSA), Cheryl Casciani (DOP), Jennifer Leonard (DOP), Chad Hayes (DOP), Reni Lawal (DOP), Michael McBride (21<sup>st</sup> Century), Reneè Stainrod (21<sup>st</sup> Century), Rachael Romano (21<sup>st</sup> Century), Jacia Smith (BCRP), Kate Brower (BCRP), Frank Murphy (DOT), Eric Lee (HCD), Eva Vinas Meza (City Schools)

### 2. Approved Minutes of January 21, 2020

### 3. Cooperative Use MOU Status: City Schools, BCRP

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"><li>Finalizing Walter P. Carter agreement. City Schools has final draft for all schools. Finalizing re: permits.</li></ul>	<ul style="list-style-type: none"><li>Jacia S. send Jen L. timeline for completing Walter P. Carter.</li></ul>

### 4. Planning, Design, and Construction Coordination: DOT, DOP, BCRP, City Schools, MSA

#### a. Pedestrian Safety

<i>Discussion</i>	<i>Follow-up Task</i>
<b>Medfield Heights: Lack of sidewalk or ADA compliant path between school and recreation center</b> <ul style="list-style-type: none"><li>DOT assessing 3 options: sidewalk behind curb, install path at bottom of slope, or narrow the road and add sidewalk. Strong resident interest for a street-level sidewalk because of frequent use and no safe way to walk.</li></ul>	<ul style="list-style-type: none"><li>Larry F. to send Jen L. draft scope and estimate MSA developed.</li><li>DOP schedule meeting with DOT to review options, then schedule community meeting.</li></ul>

#### b. MOU for Constructing ADA Ramps and Crosswalks outside of Project Limits

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"><li>DOP received draft agreement from MSA. Determined to be too late in process to make enough of a difference for Phase 1.</li></ul>	<ul style="list-style-type: none"><li>Jen L. send Larry F. list of locations and DOT estimate.</li><li>Take off agenda.</li></ul>

#### c. Crosswalk Installation – Primary Walking Routes

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"><li>100% complete: John Ruhrah (1 left for resurfacing)</li><li>95% complete: Arlington (1 pending BGE)</li></ul>	<ul style="list-style-type: none"><li>None</li></ul>

<ul style="list-style-type: none"> <li>75% complete (eradicated old, prepped, need to install Thermo): Bay Brook, Calvin Rodwell, Govans</li> <li>Waiting on POs: Medfield, Walter P. Carter, Mary E. Rodman, Robert W. Coleman, and Harford Heights</li> </ul>	
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**d. Upcoming Design Process – No updates**

**e. Miscellaneous Carryover**

<i>Discussion</i>	<i>Follow-up Task</i>
<b>Walter P. Carter: Wilbert Avenue damage/inspection</b> <ul style="list-style-type: none"> <li>Residents reported to 21<sup>st</sup> Century damage thought from construction. MSA hired an external contractor to inspect. Report showed that damage to storm structure existed prior to construction. Renée Stainrod shared report with homeowners and reached out to DPW.</li> </ul>	<ul style="list-style-type: none"> <li>Renée S. share report with Tisha E., Cheryl C., Reni L., and Jen L.</li> </ul>
<b>Walter P. Carter: Pool design community outreach</b> <ul style="list-style-type: none"> <li>Community meeting held 3/29 to review construction design.</li> <li>Schedule: CD completion summer '21, construction start spring '22, open in summer '23.</li> <li>Late May meeting will be scheduled to discuss recreation programming.</li> </ul>	<ul style="list-style-type: none"> <li>When design finalized, BCRP will post sign or scrim depicting design.</li> <li>Forward future community meeting invites to Reni L.</li> </ul>
<b>REACH!/Clifton Park: Stormwater pipe leak</b> <ul style="list-style-type: none"> <li>Need to schedule meeting.</li> </ul>	<ul style="list-style-type: none"> <li>Jen L. will work with Chris R's. office to schedule. DPW, 21<sup>st</sup> Century, Schools facilities, DOP.</li> </ul>
<b>Harford Heights: Stormwater inlet at Regester alley</b> <ul style="list-style-type: none"> <li>Was inspected last year; waiting on an update re: improvements.</li> </ul>	<ul style="list-style-type: none"> <li>Jen L. talk with Tisha E.</li> </ul>

**5. Design Issues & Process**

**a. Design Issues**

<i>Discussion</i>	<i>Follow-up Task</i>
<b>Montebello: Upper parking lot and drop off</b> <ul style="list-style-type: none"> <li>21<sup>st</sup> Century/MSA made design improvements based on community input. To present to community soon.</li> </ul>	<ul style="list-style-type: none"> <li>None</li> </ul>

**b. Design Process**

<i>Discussion</i>	<i>Follow-up Task</i>
<b>Commodore John Rodgers</b>	<ul style="list-style-type: none"> <li>None</li> </ul>

<ul style="list-style-type: none"> <li>Reviewing all 4 options again to meet allowable square footage and budget. Anticipate next information coming by end of May.</li> </ul>	
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**6. Feasibility Studies for the Next Round of Schools (High Schools)**

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"> <li><a href="#">Feasibility studies available on 21<sup>st</sup> Century web site.</a></li> </ul>	<ul style="list-style-type: none"> <li>None</li> </ul>

**7. Construction Schedule Update (see Year 1 and Year 2 At-a-Glance): 21<sup>st</sup> Century – No updates**

**8. Community Engagement: Coordinating/Collaborating/Informing – 21<sup>st</sup> Century, DOP, BCRP – No updates**

**9. Updates**

**a. Upcoming Events**

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"> <li><a href="#">21<sup>st</sup> Century community meetings posted online.</a></li> </ul>	<ul style="list-style-type: none"> <li>None</li> </ul>

**b. INSPIRE**

<i>Discussion</i>	<i>Follow-up Task</i>
<ul style="list-style-type: none"> <li>Mary E. Rodman Recommendation Report released for input. (Kyle Leggs)</li> <li>REACH! Partnership + Harford Heights Recommendation Report released soon. (Jen Leonard)</li> <li>Recently launched planning: Calverton + James Mosher (Chad Hayes), Northwood (Jen Leonard, Carmen Morosan, Reni Lawal)</li> <li>Primary Route sidewalks for schools opening in fall almost complete. Trees to come.</li> <li>Recently completed projects/those underway: new path constructed in Umbra Street Park (John Ruhrah), lighting; garden, path, lighting underway in Joseph Lee Park (Patterson); waiting on BGE install of REACH!/Clifton Park path lighting</li> </ul>	<ul style="list-style-type: none"> <li>None</li> </ul>

**Next Scheduled Coordinating Committee Meeting: July 21, 2021 at 9:00 a.m.**

**Maryland Stadium Authority**  
**Baltimore City Public Schools Construction and Revitalization**  
**Financial Reporting**  
**March 31, 2021**

## **Financial Statement**

**For the quarter ending March 31, 2021**

Maryland Stadium Authority  
Baltimore City Public Schools  
Statement of Revenues and Expenses  
9 Periods Ended 3/31/2021  
(Unaudited)

	CURRENT QUARTER	BUDGET QUARTER	CURRENT YTD	BUDGET YTD	ANNUAL BUDGET
REVENUES:					
Total Revenues	\$10,102,071	\$10,150,000	\$47,850,637	\$40,450,000	\$60,600,000
EXPENSES:					
Subtotal-Salaries, Wages & Fringe Benefits (Object .01)	\$1,143,742	\$973,062	\$3,300,086	\$3,081,364	\$4,216,603
Subtotal-Technical and Special Fees (Object .02)	\$0	\$0	\$21,582	\$0	\$0
Subtotal-Communications (Object .03)	\$7,139	\$3,819	\$14,090	\$11,458	\$15,277
Subtotal-Travel (Object .04)	\$0	\$3,183	(\$2,514)	\$9,548	\$20,731
Subtotal-Contractual Services (Object .08)	\$59,881,254	\$66,840,409	\$162,553,955	\$163,889,956	\$257,744,014
Subtotal-Supplies and Materials (Object .09)	\$5,294	\$7,500	\$13,982	\$22,500	\$80,000
Subtotal-Grants and Subsidies (Object .12)	\$0	\$1,000,000	\$1,814,559	\$2,000,000	\$5,000,000
Subtotal-Fixed Charges (Object .13)	\$42,968,112	\$45,161,010	\$68,031,989	\$60,319,777	\$60,319,777
Subtotal-Land and Structures (Object .14)	\$0	\$0	\$0	\$0	\$0
Total Expenses	\$104,005,541	\$113,988,983	\$235,747,729	\$229,334,603	\$327,396,402



**Cash Balance Report**

**As of March 31, 2021**

Maryland Stadium Authority  
Baltimore City Public Schools Program  
Revenues and Expenditures not Paid for by Bond Proceeds  
9 Periods Ended 3/31/2021

	Fiscal Year 2014-2018	Fiscal Year 2019	Fiscal Year 2020	Fiscal Year 2021	Totals
Beginning Cash Balance	\$0	\$54,038,294	\$58,942,938	\$53,562,686	\$0
Revenues					
Baltimore City	\$102,377,958	\$26,386,149	\$25,786,783	\$18,581,385	\$173,132,275
Investment Income/Misc (includes bond interest income)	\$9,429,005	\$12,460,052	\$6,829,882	\$2,598,507	\$31,317,446
Lottery	\$60,000,000	\$20,000,000	\$20,000,000	\$10,000,000	\$110,000,000
Baltimore City Public Schools	\$40,000,000	\$20,000,000	\$20,000,000	\$16,666,666	\$96,666,666
Miscellaneous	\$514	\$0	\$389,106	\$4,080	\$393,700
Total Revenues	\$211,807,477	\$78,846,201	\$73,005,771	\$47,850,638	\$411,510,087
Less: (Held for Baltimore City Reserve)	-\$12,500,000	-\$2,500,000	-\$2,500,000	-\$2,500,000	-\$20,000,000
Available Funds	\$199,307,477	\$76,346,201	\$70,505,771	\$45,350,638	\$391,510,087
Expenditures					
Debt Service	-\$60,839,982	-\$48,039,667	-\$47,988,667	-\$67,800,093	-\$224,668,409
Operating Expenses	-\$84,429,201	-\$23,401,890	-\$27,897,356	-\$10,038,857	-\$145,767,304
Total Expenditures	-\$145,269,183	-\$71,441,557	-\$75,886,023	-\$77,838,950	-\$370,435,713
Ending Cash Balance	\$54,038,294	\$58,942,938	\$53,562,686	\$21,074,374	\$21,074,374

**Baltimore City Public Schools Revenues**

**As of March 31, 2021**

**Maryland Stadium Authority**  
**Baltimore City Public Schools**  
**Breakdown on Revenues**  
**9 Periods Ended 3/31/2021**

Baltimore City Beverage Tax	\$5,000,000
FY 2019 True-up Beverage Tax	\$2,903,142
Baltimore City Retirees Health Insurance	\$8,333,335
Transfer from Facilities Fund BRFA	\$0
Baltimore City VTL Facility Rental Fee	\$700,000
Baltimore City Table Game Revenues	\$1,644,908
Baltimore City Public Schools	\$16,666,665
Maryland State Lottery	\$10,000,000
Investment Income State Treasurer	\$139,894
Investment Income Bond Proceeds	\$2,458,613
Energy Rebates	\$4,080
	\$47,850,637
	\$47,850,637

**School Totals**

**March 31, 2021**

**Baltimore City Public Schools**  
**Series 2016, Series 2018A, Series 2020A & Series 2020B Summary**  
**9 Periods Ended 3/31/2021**

	2016	2018A	2020A	2020B	Total
Arlington Elementary/Middle School	\$21,089,577.67	\$16,870,905.28	\$0.00	\$0.00	\$37,960,482.95
Arundel Elementary/Middle	\$39,518,514.83	\$178,215.24	\$0.00	\$0.00	\$39,696,730.07
Bay Brook Elementary/Middle School	\$0.00	\$40,053,867.67	\$0.00	\$0.00	\$40,053,867.67
Calverton Elementary/Middle School	\$0.00	\$26,964,421.04	\$0.00	\$0.00	\$26,964,421.04
Calvin Rodwell Elementary/Middle School	\$0.00	\$37,818,856.76	\$0.00	\$0.00	\$37,818,856.76
Cherry Hill Elementary/Middle	\$44,954,604.53	\$1,906,767.43	\$0.00	\$0.00	\$46,861,371.96
Cross Country Elementary/Middle School	\$0.00	\$907,053.01	\$0.00	\$0.00	\$907,053.01
Fairmount Harford Building	\$0.00	\$50,874,701.88	\$0.00	\$0.00	\$50,874,701.88
Forest Park High School	\$61,765,815.65	\$817,909.89	\$0.00	\$0.00	\$62,583,725.54
Fort Worthington Elementary School	\$34,893,762.58	\$7,000.00	\$0.00	\$0.00	\$34,900,762.58
Frederick Elementary School	\$26,843,260.02	\$6,481.00	\$0.00	\$0.00	\$26,849,741.02
Govans Elementary School	\$0.00	\$18,801,868.74	\$0.00	\$0.00	\$18,801,868.74
Harford Heights / Sharp Leadenhall Elementary School	\$0.00	\$31,502,119.17	\$0.00	\$0.00	\$31,502,119.17
Highlandtown Elementary/Middle School	\$0.00	\$541,365.49	\$0.00	\$0.00	\$541,365.49
James Mosher Elementary School	\$0.00	\$17,153,276.75	\$0.00	\$0.00	\$17,153,276.75
John E. Howard Elementary School	\$32,240,342.33	\$1,614,753.44	\$0.00	\$0.00	\$33,855,095.77
John Ruhrah Elementary/Middle School	\$0.00	\$43,363,617.16	\$0.00	\$0.00	\$43,363,617.16
Lyndhurst Elementary/Middle	\$39,210,210.42	\$1,643,380.32	\$0.00	\$0.00	\$40,853,590.74
Mary E. Rodman Elementary School	\$0.00	\$25,065,349.99	\$0.00	\$0.00	\$25,065,349.99
Medfield Heights Elementary School	\$0.00	\$31,347,608.31	\$0.00	\$0.00	\$31,347,608.31
Montebello Elementary/Middle School	\$0.00	\$1,365,928.44	\$0.00	\$0.00	\$1,365,928.44
Northwood Elementary School	\$0.00	\$1,686,199.71	\$0.00	\$4,152,084.58	\$5,838,284.29
Patterson High School	\$2,366,751.72	\$58,000,492.73	\$0.00	\$0.00	\$60,367,244.45
Pimlico Elementary/Middle School	\$41,188,195.10	\$519,364.55	\$0.00	\$0.00	\$41,707,559.65
Robert Coleman Elementary School	\$0.00	\$11,583,169.11	\$0.00	\$0.00	\$11,583,169.11
Robert E. Poole	\$44,412,778.50	\$1,742,570.52	\$0.00	\$0.00	\$46,155,349.02
Walter P. Carter Elementary/Middle School	\$0.00	\$53,575,085.15	\$0.00	\$0.00	\$53,575,085.15
Wildwood Elementary/Middle School	\$0.00	\$180,891.00	\$0.00	\$0.00	\$180,891.00
	<u>\$388,483,813.35</u>	<u>\$476,093,219.78</u>	<u>\$0.00</u>	<u>\$4,152,084.58</u>	<u>\$868,548,226.71</u>

**Series 2016 Bond Proceeds Balance**

**As of March 31, 2021**

**Maryland Stadium Authority**  
**Baltimore City Public Schools**  
**Series 2016 Summary**  
**3 Periods Ended 3/31/2021**

Series 2016 proceeds for construction		\$385,158,803.24
Arlington Elementary/Middle School	\$21,089,577.67	
Arundel Elementary/Middle	\$39,518,514.83	
Cherry Hill Elementary/Middle	\$44,954,604.53	
Forest Park High School	\$61,765,815.65	
Fort Worthington Elementary School	\$34,893,762.58	
Frederick Elementary School	\$26,843,260.02	
John E. Howard Elementary School	\$32,240,342.33	
Lyndhurst Elementary/Middle	\$39,210,210.42	
Patterson High School	\$2,366,751.72	
Pimlico Elementary/Middle School	\$41,188,195.10	
Robert E. Poole	\$44,412,778.50	
Total Expenditures		<u>-\$388,483,813.35</u>
		<u>-\$3,325,010.11</u>
Plus Investment Income		<u>\$3,325,010.11</u>
Remaining proceeds		<u><u>\$0.00</u></u>



**Series 2018A Bond Proceeds Balance**

**As of March 31, 2021**

Maryland Stadium Authority  
Baltimore City Public Schools  
Series 2018A Summary  
9 Periods Ended 3/31/2021

Series 2018A proceeds for construction		\$495,693,704.72
Arlington Elementary/Middle School	\$16,870,905.28	
Arundel Elementary/Middle	\$178,215.24	
Bay Brook Elementary/Middle School	\$40,053,867.67	
Calverton Elementary/Middle School	\$26,964,421.04	
Calvin Rodwell Elementary/Middle School	\$37,818,856.76	
Cherry Hill Elementary/Middle	\$1,906,767.43	
Cross Country Elementary/Middle School	\$907,053.01	
Fairmount Harford Building	\$50,874,701.88	
Forest Park High School	\$817,909.89	
Fort Worthington Elementary School	\$7,000.00	
Frederick Elementary School	\$6,481.00	
Govans Elementary School	\$18,801,868.74	
Harford Heights / Sharp Leadenhall Elementary School	\$31,502,119.17	
Highlandtown Elementary/Middle School	\$541,365.49	
James Mosher Elementary School	\$17,153,276.75	
John E. Howard Elementary School	\$1,614,753.44	
John Ruhrah Elementary/Middle School	\$43,363,617.16	
Lyndhurst Elementary/Middle	\$1,643,380.32	
Mary E. Rodman Elementary School	\$25,065,349.99	
Medfield Heights Elementary School	\$31,347,608.31	
Montebello Elementary/Middle School	\$1,365,928.44	
Northwood Elementary School	\$1,686,199.71	
Patterson High School	\$58,000,492.73	
Pimlico Elementary/Middle School	\$519,364.55	
Robert Coleman Elementary School	\$11,583,169.11	
Robert E. Poole	\$1,742,570.52	
Walter P. Carter Elementary/Middle School	\$53,575,085.15	
Wildwood Elementary/Middle School	\$180,891.00	
Total Expenditures		<u>-\$476,093,219.78</u>
Plus Investment Income		<u>\$19,600,484.94</u>
Remaining proceeds		<u><u>\$19,921,965.48</u></u>
		<u><u>\$39,522,450.42</u></u>

**Series 2020B Bond Proceeds Balance**

**As of March 31, 2021**

**Maryland Stadium Authority**  
**Baltimore City Public Schools**  
**Series 2020B Summary**  
**3 Periods Ended 3/31/2021**

Series 2020B proceeds for construction	\$50,001,591.07
Northwood	<u>\$4,152,084.58</u>
Plus Investment Income	<u>\$45,849,506.49</u>
Remaining proceeds	<u>\$11,809.01</u>
	<u><u>\$45,861,315.50</u></u>

Baltimore City Schools Construction Program  
MOU Executive Committee Meeting  
June 2, 2021  
Maryland Stadium Authority Update

**Current Status:**

➤ **Year 1 Schools**

- Ten of the eleven Year 1 buildings, housing eleven schools, are open and occupied.
- Patterson/Claremont construction continues with the new building nearing completion. Mechanical and electrical equipment startups, flooring and final finishes and site work are ongoing. Installation of kitchen equipment is starting. Completion of the new building is scheduled for summer 2021. Patterson students will relocate to the new building in July 2021, at which time the existing building will be demolished and the site work completed. The Claremont students will relocate to the Patterson building in summer 2022.

➤ **Year 2 Schools**

- Seven of the seventeen Year 2 buildings housing eight schools are open and occupied. The most recent schools, Medfield Heights and Walter P. Carter/Lois T Murray, had virtual ribbon cuttings and opened in January 2021. Six additional buildings housing seven schools will open by the end of 2021.
- Govans construction is nearing completion. Mechanical and electrical equipment startups, flooring and final finishes and site work are ongoing. Installation of kitchen equipment is starting. Scheduled for a summer 2021 opening.
- Harford Heights construction is nearing completion. Exterior work excluding work related to phase 2 (March Building Demolition) is nearing completion with playgrounds expected to be installed the last week of May. Interior work is also nearing completion with casework 95% installed. The building is completely conditioned and commissioning has started. Interior punch lists are being developed by the CM and architect. The building has both permanent power and gas installed. Scheduled for a summer 2021 opening.
- Calverton construction is nearing completion. Drywall installation and flooring are nearing completion with wood flooring for the gym as well as carpet in the media center and VCT in the corridors and cafeteria remaining. Window installation is 95% complete with curtain wall in progress. Site work, ceiling tile, casework, and plumbing fixture installation are in progress. The black top play area and parking lot are completed. Scheduled for a summer 2021 opening.
- Cross Country – The Schematic Design submission was submitted on May 11 2021. Comments were received on May 25, 2021 and will be sent to the A/E following review. The overall design is anticipated to be complete in December 2021. Construction is expected to commence with demolition of the existing building in fall 2021 with completion of the new building and site work in summer 2023.
- James Mosher construction is nearing completion. The building enclosure is nearing completion with work in isolated areas. Interior framing, drywall, insulation, ceiling grid, MEP rough-ins and new utility installation is complete. VCT flooring, casework installation, interior wood doors, MEP trim out & all other finishes are nearing completion. Exterior sitework is progressing, with landscaping in the near future. Scheduled for a summer 2021 opening.
- Robert Coleman construction is nearing completion. The building enclosure is nearing completion with work in isolated areas. Interior framing, drywall, insulation, ceiling grid, MEP rough-ins and new utility installation are complete. VCT flooring, casework

Baltimore City Schools Construction Program  
MOU Executive Committee Meeting  
June 2, 2021  
Maryland Stadium Authority Update

installation and other finishes are on-going. Exterior sitework is progressing and landscaping has begun. Scheduled for a summer 2021 opening.

- Northwood construction continues. Exterior masonry is 40% complete. Interior wall framing is 95% complete and wall close in inspections are in progress. MEP rough in work continues in all areas of the building and underground utilities and site work are underway. Scheduled for fall 2021 completion and a January 2022 opening.
- Montebello – Montebello GMP 1 construction continues. GMP 2 for the balance of the construction approved by the MSA Board on April 6, 2021 and BPW on April 21, 2021. The parking lot at the corner of Harford Rd. and 32<sup>nd</sup> St. is being eliminated and other options are under development in response to community concerns. Scheduled for a summer 2022 opening.
- Highlandtown 237 – Construction Document are 100% complete and the project is in the GMP Development Phase with bids received 5/27/2021. Approval of the GMP is expected by the MSA Board and BPW in July. Scheduled for a summer 2022 opening.

**Current Procurements:**

- None

**Upcoming Procurements**

- RFP – Commodore John Rodgers A/E Design and CM Preconstruction
- RFP – Commodore John Rodgers Building Commissioning Services



**Baltimore City Public Schools Construction Program  
MOU Executive Committee Meeting | June 2, 2021**

**21<sup>st</sup> CENTURY SCHOOL BUILDINGS PROGRAM UPDATE**  
*Dorothy Hellman, Executive Director*

**CONTENTS**

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- School Building Plan Amendments
- Feasibility Studies
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- Design & Construction
- Furniture, Fixtures & Equipment (FF&E) Asset Management
- Technology
- Current Swing Occupancy
- Workforce Development/Background Checks
- 21<sup>st</sup> Century Student Internship Program
- Community Engagement
- Communications

**INTRODUCTION**

Seventeen of the twenty-eight school buildings approved under the program are complete. Of the eleven remaining, eight are under construction, two are in various stages of design development through pre-construction, and one is in the feasibility/planning phase. Between June to August 2021, six buildings will be completed, making the program substantially complete, with only five remaining in Plan Year 2.

**SCHOOL BUILDING PLAN AMENDMENTS**

City Schools reviews and modifies the plan yearly to reflect any necessary updates as part of its Annual Review of Schools. The table below reflects recommendations that were approved on March 9, 2021.

Recommendation	School / Building	Program Recommendation	Building Recommendation	Board Vote
Building surplus	West Baltimore building	n/a	Surplus in summer 2022	Approved
	Winston building	n/a	Surplus in summer 2021	Approved

## FEASIBILITY STUDIES

All Plan Year 1 feasibility studies are complete. Plan Year 2's final study of Commodore John Rodgers E/M is substantially complete; however, the budget is over by ~\$5-million on the least expensive option that meets the Ed Specs. Some of this added cost is because the school does not have a legal agreement/ ROW in place with the adjoining apartment building that we have been using for service access to the school's kitchen/ cafeteria area. The design has been revised to resolve this concern. The team is currently investigating opportunities for cost savings prior to concluding the studies.

The high school program is nearing completion.

- **City College** is the first of the five schools to have its study complete, receiving concurrence with enrollment and the Gross Area Baseline from the IAC, as well as having its budget estimates reconciled.
- **Frederick Douglass/ Briscoe** has both studies complete. IAC consensus was achieved on the student enrollment and Gross Area Baseline through legislative action HB 51. Budget estimates are pending.
- **Baltimore Polytechnic/ Western** has approved studies for both schools that mitigate the current deficiencies. IAC consensus is pending on the student enrollment and Gross Area Baseline, and the preliminary budget estimates are being evaluated.

Upon review and approval of the final submissions by City Schools leadership and the Board of Commissioners, the projects will be queued for design and construction under the Built to Learn Act.



## UTILIZATION RATES/ SURPLUS

The District continues to work toward reducing the number of facilities within its portfolio to achieve an increase of district-wide utilization without sacrificing quality educational opportunities for all students.

District-wide utilization in SY24-25 is projected to be 83 percent, but we continue to reach decisions through the Annual Review to right-size the portfolio and impact district utilization. There are four potential surplus buildings under review: Garrison Middle, Chinquapin, George W. F. McMechen, and Claremont. If they are indeed surplus, district utilization in SY24-25 is projected to be 85 percent.

## STAFFING UPDATES

The 21<sup>st</sup> Century School Buildings Program Office created one new position, and reclassified three as follows:

- **Operational Support Specialist III** - Created to support the growing number of schools with technology. Candidates were interviewed and a selection made. Start date is pending final approval.
- **Senior Project Manager** - This position has been abolished and reclassified with the specialty position of **Director - Engineering & Operations**, which was created to support HVAC & VRF design, construction, and warranty in 21<sup>st</sup> century schools.
- **Manager - Engineering and Operations** - This position has been abolished and reclassified as a **Senior Project Manager - Engineering & Operations/HVAC**. This position will be a lead position with a specialization in HVAC & VRF systems.
- **Program Coordinator - Public Relations** - This position has been abolished and replaced with the **Associate Engagement Assistant**. This position will assist the Engagement and FF&E team with administrative tasks, as well as provide support for furniture inventory and student transportation.






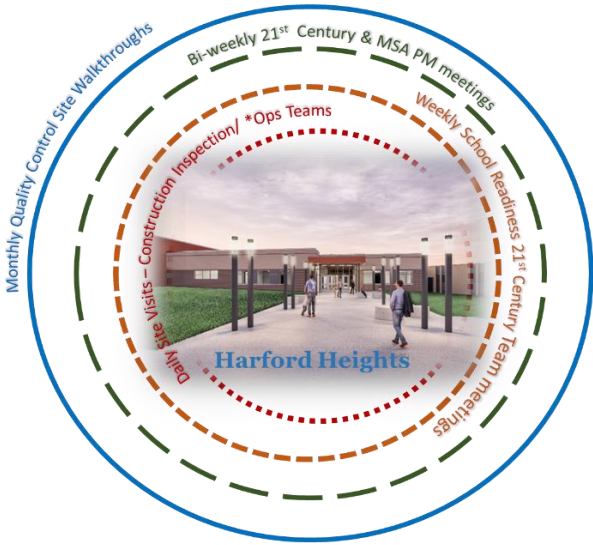



## FINANCE UPDATE

The proposed **Fiscal Year (FY) 2022 Operating Budget** for the 21<sup>st</sup> Century School Buildings Program Office is projected to be \$5,934,677.00, of which \$2,216,359.00 is supplemental funding for student transportation, as well as salary, benefits, and training for full-time and partially reimbursed employees. The budget was approved by the Board of Commissioners on May 13, 2021. The budget will be sent to the MSA for approval in June.

With the resumption of in-person learning, student transportation restarted February 2021. The monthly cost is approximately \$110,500 for the 17 buses serving the eight schools in Swing locations.

## DESIGN & CONSTRUCTION

The office is gearing up for the acceptance of six buildings (eight school programs) under construction for delivery between June and August 2021. This is the largest one-year delivery in the history of the program. The openings are staggered based on the construction progress of each school. Multiple site visits are occurring at each project daily, as part of the school readiness process.

JUNE 2021	JULY 2021	AUGUST 2021
 <p>Harford Heights/ Sharp-Leadenhall</p>	 <p>Billie Holiday (formerly James Mosher)</p>	 <p>Robert W. Coleman</p>
<p><b>PROJECT DELIVERY</b></p> 		 <p>Katherine Johnson Global Academy (formerly Calverton)</p>
		 <p>Patterson/ Claremont</p>
		 <p>Govans</p>

City Schools Design & Construction Dept. issued updated Design Standard Guidelines April 7, 2021. Two schools left to be designed -- Cross Country & Commodore John Rogers, as well as future 21<sup>st</sup> Century, and Built to Learn projects will comply with the new recommendations as governed under the MOU.

## FURNITURE, FIXTURES & EQUIPMENT (FF&E) ASSET MANAGEMENT



The Design team generated FF&E layouts; developed procurement packages; and created delivery and installation work plans for each of the eight buildings scheduled to open in Summer 2021.

Purchase orders were issued to the two approved furniture vendors -- Duron and School Specialty, to procure over 25,100 items, most of which are scheduled for delivery between May 10, and August 13, 2021.

To date, only one supply chain issue has surfaced, which is the epoxy tabletops used for science and technology classrooms. The expectation is that these will be delivered in late-August. Multiple site logistics, coordination, and installation planning meetings are being held to ensure concurrent deliveries and installations are managed effectively.

## TECHNOLOGY

The Technology team is ramping up for the opening of the new schools. PO's have been issued for IT devices at all eight schools including ~417 Windows devices for staff; 690 iPads and 2,746 Chromebooks for students use, as well as desktops, cameras, and printers. Apple devices have arrived and are in storage pending configuration.



Order fulfillment for Windows devices and desktop computers are being monitored due to a glass shortage and other component delays. A contingency plan is in process with City Schools ITD for loaner equipment as a back-up.

Three temporary associates have been hired to assist with deployment, and the Tech teams are performing onsite visits for technology readiness to support both summer and fall school openings.

## 21<sup>ST</sup> CENTURY ACADEMICS

Baltimore City Public Schools has developed an academic planning process to support its schools with creating inspiring education environments. The table below shows the academic focus areas that have been identified as of May 2021 for the schools that will open during the 2021- 2022 school year.

SCHOOL	ACADEMIC FOCUS AREA
Govans Elementary ( <i>Conversion charter</i> )	Direct Instruction, Core Knowledge, & Restorative Practices
James Mosher Elementary (Billie Holiday)	To Be Determined
Calverton Elementary/ Middle (Katherine Johnson Global Academy)	STEAM (Science, Technology, Engineering, Arts, & Math)
Patterson High	Blended Learning
Harford Heights Elementary ( <i>100% project</i> )	Blended Learning
Robert Coleman Elementary	To Be Determined
Northwood Elementary	Arts Integration

## CURRENT SWING OCCUPANCY

As of May 2021, there are eight (8) schools in swing locations of which five (5) are scheduled for relocation to their newly renovated school in Summer 2021.

Permanent School	Permanent Address	Swing School	Current Address (in Swing)	Temporary Move Date	Permanent Move Date
Harford Heights	1919 N. Broadway Baltimore, MD 21213	William C. March	2050 N. Wolfe St. Baltimore, MD 21213	1 <sup>st</sup> Phase June 28, 2019; Phase 2 July 1, 2019	June 21 – 25, 2021
James Mosher	2400 W. Mosher Street Baltimore, MD 21216	Garrison	3910 Barrington Road Baltimore, MD 21207	August 25, 2019	July 12- 16, 2021
Robert Coleman	2400 Windsor Avenue Baltimore, MD 21216	Harriet Tubman	1807 Harlem Ave Baltimore, MD 21217	August 16, 2019	<del>July 19 – 23, 2021</del> August 9 – 13, 2021
Calverton	1100 Whitmore Baltimore, MD 21216	West Baltimore Bldg	201 North Bend Baltimore, MD 21229	Jan. 24 – 27, 2019	August 2 – 6, 2021
Govans	5801 York Road Baltimore, MD 21212	Chinquapin	900 Woodbourne Ave Baltimore, MD 21212	August 16, 2019	August 16 – 20, 2021
Highlandtown	231 S Eaton St, Baltimore, MD 21224	SE Building	6829 Fait Ave Baltimore, MD 21224	June 22, 2020	August 2022
Montebello	2040 E 32nd St, Baltimore, MD 21218	PDC Building	2500 E Northern Pkwy Baltimore, MD 21214	August 3, 2020	August 2022
Cross Country	6100 Cross Country Blvd. Baltimore, MD 21215	Northwestern Building	6900 Park Heights Ave Baltimore, MD 21215	July 26, 2019	TBD

Logistics has been working diligently planning the relocation of the five swing schools, as well as six additional schools slated to merge and close, or are being surplused back to the City.

1. Lois T. Murray (Surplus 2021)
2. Alexander Hamilton (merge with Calverton & James Mosher, and Surplus 2021)
3. Guilford (merge with Walter P. Carter, and Surplus 2021)
4. Harriet Tubman Building (Surplus 2021)
5. West Baltimore Building (Surplus 2022)
6. Chinquapin Building (\*Surplus date is being reconsidered)

Multiple move vendor walkthroughs, and meetings are ongoing with principals, academic and district staff, move vendors, and PMs for a successful relocation. To date, the following is in process:

- ~ 13,915 boxes and 20,900 labels delivered to begin packing and purging of educational materials.
- +370 recycling bins and +16 roll-offs/ dumpsters provided for the disposal of old educational materials, and FFE items.
- CTE equipment has been assessed and inventoried for re-use or surplus.
- Salvageable materials & equipment are scheduled be inventoried by facilities for use at other schools.



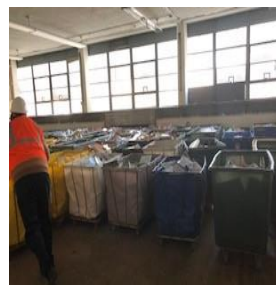
**Packing**



**Purging**



**Recycling**



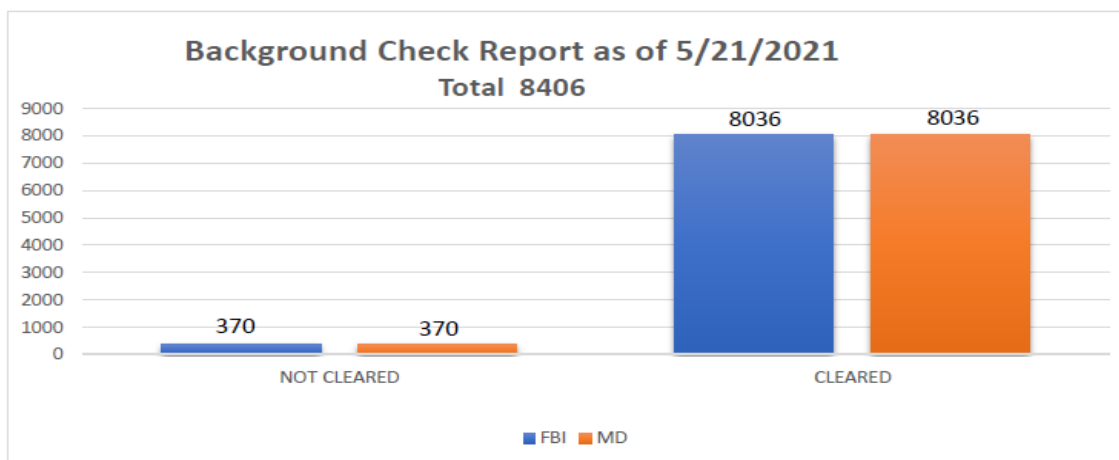
**Disposal**



## WORKFORCE DEVELOPMENT/ BACKGROUND CHECKS

As at May 21, 2021, 8,406 fingerprinting/background checks were performed to date are as noted:

- 8,036 - cleared
- 370 - not cleared



## 21<sup>ST</sup> CENTURY STUDENT INTERNSHIP PROGRAM

A virtual/ hybrid program has been confirmed for 2021. The student recruitment was completed in January 2021, and in March 2021 fifteen City Schools students participated in “pre-work” training (6-weeks, 60 hours total). Of these, fourteen students completed the training.

The students are currently participating in workshops learning new skills and, receiving a \$50/weekly stipend. Job placement is in progress for the students to begin work June through August 2021.



### Mayor's Office of Employment Development youth services

June – August 2021

The 21<sup>st</sup> Century Office is coordinating with MOED for the hiring of students to assist with coordinating placement, and bar coding of furniture and equipment at all eight schools being delivered summer 2021.

## COMMUNITY ENGAGEMENT

The team continues to engage with students, families, principals, and teachers virtually as they slowly return to schools. Engagement and merger efforts include some of the following:

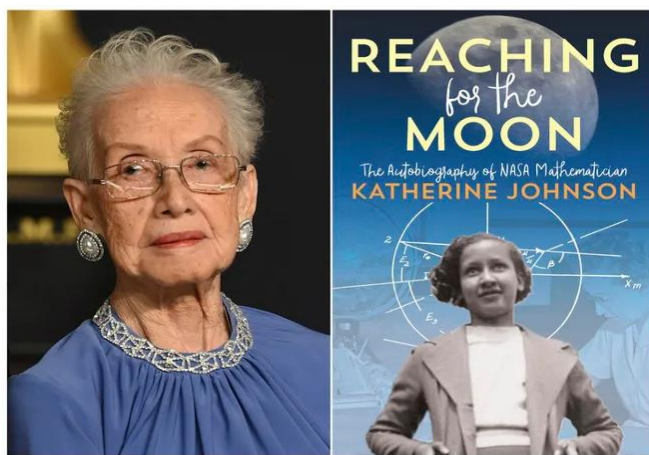
- PenPals
- Field days
- **Virtual “Paint and Chill” event**
  - Calverton & Alexander Hamilton students
  - James Mosher & Alexander Hamilton students



### School Renaming:



April 2021, **James Mosher Elementary** renamed to: [Billie Holiday Elementary](#)



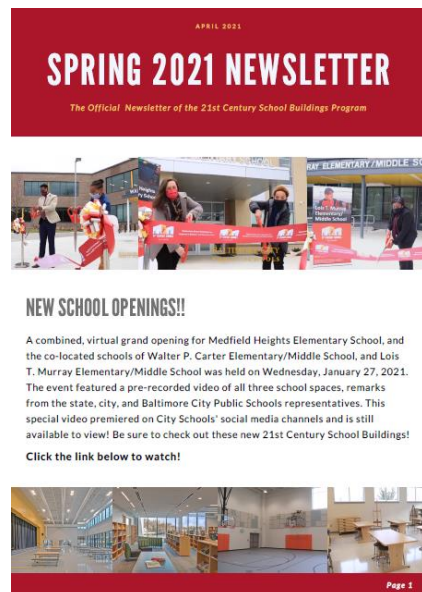
May 2021, **Calverton Elementary/ Middle** renamed to: [Katherine Johnson Global Academy](#)

The renaming for James Mosher and Calverton will officially be in effect July 1, 2021. The Baltimore City School Board approved a new campus name for the Harford Heights/Sharp- Leadenhall school building. The approved campus name will be the **William C. March Memorial Campus** in honor of the late William C. March and his dedication to Baltimore City.

The team also hosted the first Feasibility Study Meeting for the Baltimore Polytechnic Institute/Western High School Project. It was well attended, with just over 100 people registered, and just shy of 60 people in attendance. The attendees included staff, elected officials, parents, and alumni as far reaching as China.

## COMMUNICATIONS

The team has been managing ongoing communications around community meetings, and general program information. The **Spring Newsletter** sent out in April, was redesigned to show an updated and easy-to-read layout. This issue highlighted the status of each school, featured statistics regarding the Program, gave an introduction of the Program's academics department. Additionally, it informed audiences how schools are utilizing technology in the pandemic to continue teaching and engagement with students.



## ONLINE PRESENCE INCREASE

### Instagram:

- Follows – Increased 1.3 %
- Top Posts – Exterior & Interior Photos of Buildings
- Reaches – 628 (105 % increase from March)

### Facebook:

- Reaches – Avg. 958 (1600 % increase from March)

### Twitter:

- Impressions - 10.8K

The communications team has also revamped its social media plan with a new strategy, content creation ideas, and posting frequency. Our team continues to collaborate with different departments for event documentation. For example, the “paint and chill” event Engagement hosted this month has reached over 1.5K people thus far on Facebook. This revamp started at the end of March 2021 and the metrics will be assessed quarterly. The Quarter One metrics is shown in the online presence increase stats above.



## Save the Date!

Grand Opening celebrations are being planned for the eight new schools opening this summer. A tentative plan for three, combined hybrid events is being scheduled.

**Harford Heights & Sharp-Leadenhall** (collocated in the same building)

June 17, 2021 | 11:30 – 12:30 am

**Billie Holiday, Katherine Johnson Global Academy & Robert W. Coleman**

August 24, 2021 | 12-noon – 1:00 pm

**Patterson & Claremont** (collocated in the same building) & **Govans**

August 26, 2021 | 9:30 – 10:30 am