

MEETING MINUTES
STATE FACILITIES BOARD (SFB)
STATE OF MARYLAND

6 September 2017

A. CONVENING THE BOARD

In accordance with the DOD Directive 1225.08, 10 May 2016, and DOD Instruction 1225.08, 6 September 2001, the Maryland SFB, formerly known as the Joint Service Reserve Component Facility Board, convened on 26 April 2017 at 1300R, in a classroom at the Naval Operational Support Center (NOSC), 1201 Halsey Road, Baltimore, Maryland, 21230. Arrangements were also made for members to participate by audio bridge.

B. ATTENDANCE

The services were represented by primary or alternate members as listed below. Members attended via audio bridge, except for members of the Maryland Army National Guard. SFB members' full information and authentication of the board minutes are found at Enclosure 2.

<u>COMPONENT</u>	<u>RANK</u>	<u>NAME</u>	<u>ROLE</u>
MD Army National Guard (CFMO)	LTC	David Dement	Principal/2017 Chair: Present
DC Air National Guard (113 CES/BCE)	Maj	Brian Jackson	Principal: Not Present
U.S. Army Reserve (99 th RSC)	CIV	Michael Lohan	Principal: Not Present
U.S. Navy Reserve (NAVFAC MIDLANT)	CIV	Andrew Porter	Principal: Not Present. Represented by LTJG Tang
U.S. Marine Corps Reserve (AC/S Facilities)	LtCol	Matthew Dagostino	Principal: Not Present. Represented by Forrest Lamb
U.S. Air Force Reserve (Joint Base Andrews)	MSgt	Steve Hensley	Principal: Not Present
MD Air National Guard (175 CES/CC)	LtCol	Michael Revit	Principal: Present – by Audio

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MD Air National Guard (175 CES/CC)	Maj	Ethan England	Alternate: Not Present
MD Army National Guard (CFMO)	MAJ	James King	Alternate/Record Keeper: Not Present
MD Army National Guard (CFMO)	CIV	K. Andrew Yaukey	Admin Support: Present
DC Air National Guard (113 CES/BCE)	Capt	Matthew Duller	Alternate: Present—by Audio
U.S. Army Reserve (99 th RSC)	CIV	Thomas Stevenson	Alternate: Present—by Audio
U.S. Navy Reserve (CNR)	LTJG	Jason Tang	Alternate: 2017 Alternate Chair Present—by Audio
U.S. Marine Corps Reserve (AC/S Facilities)	CIV	Forrest Lamb	Alternate: Unexpected Conflict – Not Present. Executed follow-up call.
U.S. Air Force Reserve (Joint Base Andrews)	CIV	William Seif	Alternate—Not Present

C. ACTION ON MINUTES OF PREVIOUS MEETINGS. The board’s 27 April 2016 meeting minutes were reviewed. The 2016 minutes were authenticated by the board members in June 2016 and submitted to OSD. They are available for viewing or download through the JSRCFB (renamed State Facilities Board: SFB) website (<https://ra.defense.dodlive.mil/wp-login.php>).

D. PROJECT SUMMARIES. The members reviewed a range of projects, including updates on current projects underway and future projects. Summary data below.

1. Number of future projects reviewed: 19
2. Number recommended for consideration for potential joint construction: 6
3. Number recommended for unilateral construction: 13
4. Number not recommended for construction: 0

E. PROJECT LISTING. All projects considered by the board are found at Enclosure 1.

F. PROJECT RECOMMENDATIONS. Projects reviewed are listed below by service, with SFB comments.

Maryland Army National Guard (MDARNG)

The following MDARNG projects were presented at the board.

1. Easton Readiness Center (PN# 240173): \$19.4M (including state share and MILCON tails). Construct a new 44,000+ SF Readiness Center to replace the Readiness Center in Easton, MD and enable the divestiture of the Queen Anne Readiness Center. The multi-unit facility is programmed for FY 16 with 65% design due 28 April 2017. SFB recommends unilateral construction.
2. Sykesville/Freedom Readiness Center (PN# 240149): \$29.4M (including state share and MILCON tails). Construct a new 66,000+ SF multi-unit Readiness Center in Carroll County Freedom District on a new 56 acre state-owned parcel. Replaces the obsolete Ellicott City and Catonsville Readiness Centers. Programmed for FY18. Varying topography has added complexity to site planning and site preparation. SFB recommends unilateral construction.
3. Combined Support Maintenance Shop (CSMS) Ground Equipment Maintenance Facility (PN# 240147): current funding estimate increased to \$19.4M (including state share and MILCON tails). Construct a new 48,000+ SF sustainment-level maintenance facility to replace the non-automotive maintenance facilities within the CSMS Complex at the State Military Reservation in Havre de Grace, MD. Programmed for FY20 to replace the obsolete and poorly configured non-automotive maintenance facilities in the CSMS complete at Havre de Grace. Not suitable for other services' units. The CSMS Automotive facility is addressed as a separate project. SFB recommends unilateral construction.
4. Baltimore City Readiness Center (PN# 240162): TAG-MD #1 priority. A \$26M (including state share and MILCON tails) multi-unit (Truck Company and Digital Liaison Team) project. Construct a new 54,500 SF two-unit Readiness Center on a new (15+ acre) parcel in Baltimore City. Replace and divest of an obsolete Readiness Center Baltimore City (Cade) and assist in divestiture of Adelphi Readiness Center. Explored for some time as a possible joint project without progress or certainty as to a site location. The current Baltimore City Readiness Center is on a very small and completely constricted site. SFB recommends unilateral construction.

Project reflects ongoing interest and discussions between MDARNG and USMCR over the past five years. USMCR seeks to relocate from the constricted Reserve Center site on Hamlet Avenue in Baltimore to a larger site suitable for an engineer battalion. USNR has also expressed an interest for several years in the potential of a joint project to replace the NOSC Baltimore. All three services retain interest in a joint facility in the Baltimore metro area with construction sometime between FY24 - FY28. Space availability, site location, and site size have impeded the potential joint project from advancing.

The MDARNG is seeking a new site within Baltimore City; however, a new parcel has not been conclusively identified or acquired. The MDARNG is continuing discussions with Baltimore City, with some prospective parcels. All interested services will consider other sites within the city. If the Maryland Military Department acquires a new site offering the attributes necessary for a joint facility, the MDARNG will be the lead (host) service.

USMCR master planning staff is also assessing Camp Fretterd Military Reservation (CFMR) along with Fort Meade as potential sites for the relocation of the USMCR units on Hamlet Avenue, Baltimore City. The USNR is open to consideration of Baltimore City sites.

Members agreed to continue multi-service discussion about a possible joint project. MDARNG will keep USMCR/USNR apprised of Baltimore City land developments. Service Staffs will continue in discussions as site possibilities develop.

5. White Oak Readiness Center (PN# 240148): TAG #2 priority. A MDARNG decision to station the 58th Expeditionary Military Intelligence Brigade Headquarters, rather than the 58th Troop Command, at the facility has expanded programmed facility size from 61,400+ SF to 73,000+ SF with a projected cost of \$31M (including state share and MILCON tails). The multi-unit Readiness Center to be sited on State Land at the current 13-acre White Oak Readiness Center site. Replace Readiness Centers in White Oak and Adelphi.

Construct a new multi-unit Readiness Center at the existing White Oak site. MDARNG is open to joint project. The USAR is seeking a location for multiple legal units, currently located in Gaithersburg, to relocate within or vary near the Washington, D.C. beltway. SFB endorses analysis of this currently planned unilateral construction project as a potential joint project subject to additional analysis given site size at less than 15 acres and potential joint units' extensive administrative space requirements among other considerations.

6. Hagerstown Readiness Center (PN# 240218). TAG #3 priority. Construct a 52,000+ SF multi-unit Readiness Center with a projected cost of \$26M (including state share and MILCON tails). This project will allow the MDARNG to consolidate two Readiness Centers by demolishing an aging Readiness Center on site and divesting of another aging MDARNG Readiness Center in Cumberland, Maryland. The proposed new Hagerstown Readiness Center (RC) will centralize Western Maryland units into a multi-unit readiness center. There was no interest expressed from the joint services concerning joint project possibilities. SFB recommends construction as a unilateral project.
7. Hagerstown Field Maintenance Shop (FMS) (PN# 240212). TAG #4 priority. Construct a \$9.5M project for a field maintenance shop in the west central region of the state to support the State Surface Maintenance Plan. The current FMS, encompassing part of the current Hagerstown Readiness Center, has multiple shortcomings. The FMS is undersized, obsolete, and ill-configured to safely and effectively accommodate modern military rolling stock along with the necessary cranes and support equipment required for maintenance operations. SFB recommends construction as a unilateral project.
8. Havre de Grace Combined Support Maintenance Shop (CSMS) – Automotive Maintenance Facility (PN# 240208). TAG #1 Critical Unfunded Requirement (CUFR). The current CSMS Automotive facility is an early 1900s horse race track facility converted in the 1950s to an automotive maintenance facility. Hence the necessity to submit as a CUFR. The SFB recommends unilateral construction.

Maryland Air National Guard (MDANG)

The following MDANG projects were presented at the board.

1. Cyber/ISR and NWS Facility (PN #PJMS129058): \$12.90M funding adjusted to \$11.8M. Construct a new Cyber/ISR Network Warfare Group (NWG) facility to support new missions at Warfield Air National Guard Base in Middle River, MD. Program funding awarded October 2016 for unilateral construction.
2. Network Warfare Squadron (NWS) Facility (PN #MMMD12973): A \$6.0M project. Construct a new facility at Fort Meade, MD, to support the MDANG Network Warfare Squadron. Co-located with USCYBERCOM. Unilateral construction award projected for August 2017.

3. Dining Facility (PN #PJMS929916): \$9.2M. Construct a new dining facility to support elements at Warfield Air National Guard Base in Middle River, MD. Programmed to FY27. SFB recommends unilateral construction.
4. LRS Warehouse (PN #PJMS109083): \$3.0M. Construct a new facility to support Warfield Air National Guard Base in Middle River, MD. The project was cancelled. SFB recommends no further action.
5. Renovate Base Support Facility (Bldg 2120) (PN #PJMS082003): \$4.9M. Warfield Air National Guard Base. 65% design complete; Awaiting 100% design funding. The project is actually an SRM project rather than MILCON. No SFB action required.
6. Replace A-10 AGE facility (PN #PJMS 109053): \$2.4M. Warfield Air National Guard Base in Middle River, MD. Re-programming project to re-enter the design phase to align customer based design requirements and available funding. SFB recommends unilateral construction.

U.S. Marine Corps Reserve (USMCR)

The following USMCR project was presented at the board.

1. Baltimore City (or Baltimore County) Reserve Center. USMCR scope/costs are being defined within master planning. Requirements would support current occupants of Marine Corps RTC on Perring Parkway/Hamlet Avenue in Baltimore (4th Combat Engineer Battalion). Construct a new facility on suitable land for units in Baltimore region. Sites currently under consideration are Fort Meade and CFMR. Not yet programmed. SFB recommends joint construction consideration.

U.S. Navy Reserve (USNR)

The following USNR project was presented at the board.

1. No programmed project, but NAVFAC MIDLANT wishes to replace NOSC Baltimore within the next decade. Joint project potential in the Baltimore metro area depending upon site size and proximity to USNR related resources. USNR agreed to continue discussions for a possible joint two service or three service (USNR, MDARNG, and USMCR) project. USNR has ruled out CFMR as a possible site. SFB endorses potential for joint construction consideration.

District of Columbia Air National Guard (DCANG)

The following DCANG projects were presented at the board.

1. Munitions Load Crew Training Facility (PN #AJXF039040): \$5.2M. Construct a new facility at Joint Base Andrews for munitions crew training and corrosion control actions on F-16 aircraft. Project is at 65% design for FY19 construction. SFB recommends unilateral construction.
2. Mobility Processing Facility (PN #AJXF42039): \$1.80M. Construct a new administrative facility at Joint Base Andrews to support deployment actions. Programmed for FY20. Not suited for other services' units/locations; therefore, the SFB recommends continued programming as unilateral construction.
3. Arm/De-Arm Pad (PN # AJX152010): \$4.0M. Construct a new facility at Joint Base Andrews to support operations in FY26. SFB recommends unilateral programming and construction.

United States Army Reserve (USAR)

The following USAR projects were presented at the board.

1. USAR Center (USARC) Aberdeen Proving Ground (APG) (PN # CAR12-12129/CAR 13-67705): \$20.2M. Construct a 500-member Army Reserve Center at APG. Includes land, training building, Organizational Maintenance Shop (OMS), and unheated storage building. Replaces several obsolete USAR facilities in Maryland. This unilateral project is currently under construction and is to be completed by end of 2018. As such, this project can be dropped from next year's SFB Project List.
2. USARC Baltimore-Curtis Bay (PN # 19985/CAR 13-68077): \$10.0M. Construct a 46,000 SF Add/Alt to existing facility on the 27-acre Curtis Bay site. The project is to enable the divestiture of the Jecelin USARC in east Baltimore (Broening Highway). As project construction is fully underway, this project can be dropped from next year's SFB Project List. USAR noted that once this project is completed, requirements will be evaluated for a future move consideration of the Sheridan USARC units in west Baltimore (Liberty Heights Avenue) to the Curtis Bay site. If a move for all units can be made possible to Curtis Bay, then the Sheridan USARC will be divested.
3. USARC Riverdale/Bowie (PN # CAR12-10961 / CAR 14-67663): \$25.5M. Construct a new 600-soldier Army Reserve Center (ARC) in Riverdale, MD, to replace Annapolis ARC (12,956 SF), Riverdale USARC (30,603 SF) and Upper Marlboro

ARC (31,689 SF). The unilateral project is presently under construction and is to be completed in late 2018. This project can be dropped from next year's SFB Project List.

4. Greater DC Metro Area (PN # CAR 18-77135): \$27.5M. Construct a new USARC in the northwest or northeast D.C. metro area to replace the obsolete and undersized Gaithersburg, MD USARC. The USAR desires a facility closer to the D.C. metropolitan area to station units that operate from the Gaithersburg facility and to D.C. areas. Projected for FY 2026. Requirement for land is defined as 20+ acres. SFB endorses potential joint construction and further analysis of prospects, requirements, and available land near D.C for an AFRC project construction.

U.S. Air Force Reserve (USAFR)

No projects were submitted to this year's board for review and recommended action.

G. OTHER BUSINESS.

1. Camp Fretterd Military Reservation (Reisterstown, MD). The CFMR site was reviewed in sufficient detail to identify site challenges and opportunities as a potential location for other services in need of land. The MDARNG is currently executing a Master Site Plan with significant consideration towards joint service and inter-agency tenants along with the infrastructure requirements and upgrades necessary for expanded occupancy.

2. Department of Defense Instruction (DoDI) 1225.08 dated May 10, 2016.

- a. Recently published DODI 1225.08 (Reserve Component (RC) Facilities Programs and Unit Stationing), dated 10 May 2016 reinforces the purpose and function of the board along with a name change from the "Joint Service Reserve Components Facilities Board (JSRCFB)" to the "State Facilities Board (SFB)".

- b. The new instruction establishes a new SFB oversight board at the DOD/Service level: the "Senior Engineer Steering Group (SESG)". The SFB and SESG both have responsibilities to prudently identify vacant or underutilized facilities that may be determined to be useful to another service. Moreover, newly envisioned projects are to be reviewed for opportunities to enter into joint facilities projects that mitigate the costs of more numerous unilateral projects.

H. NEXT MEETING.

1. The MDARNG agrees to chair and host the FY18 Maryland State Facilities Board (SFB) at the 5th Regiment Armory, 219 29th Division Street, Baltimore, Maryland 21201 or another

MDARNG facility identified in the month preceding the FY 18 SFB. The MDARNG CFMO will provide administrative support and assistance, and serve as the Records Custodian.

2. The FY18 Maryland SFB will be conducted on Wednesday, 25 April 2018.

3. Start Time and Location will be determined later and disseminated to the members. The SFB will incorporate an audio bridge capability as a continued service to members operating in outlying areas.

I. ADJOURNMENT. The FY17 Maryland JSRCFB (SFB) adjourned at 1405.

J. AUTHENTICATION.

1. MDARNG will collate the official minutes of the board and seek signatures from the representative services. This will be sent as an Adobe .PDF file with a box in which members can sign by CAC.

2. MDARNG will post the minutes, project list, and authentication pages to the OSD JSRCFB (SFB) website, as well as providing a complete set to the membership of the board.

3. Board member signatures are available within Enclosure 2 under separate file.

Encls.

1 – Project List

2 - SFB Members' Information
and Authentication

J. DAVID DEMENT

LTC, AR, MDARNG

Deputy, Construction and Facilities
Management Officer

PROJECT LIST
STATE FACILITIES BOARD (SFB)
(STATE OF MARYLAND)

26 April 2017

COMP	INSTALLATION	CITY, STATE	PN	PROJECT NAME	COST (x \$M)	DATE RECOMM (Mo & Yr)	FY	PROJECT REMARKS
MDARNG	Maryland	Easton, MD	240173	Readiness Center	\$19.4	Jun-16	2016	Unilateral. Awarded. <u>65% design due 28 APR.</u> Federal \$14.995M (including design and MILCON tails)/State \$4.403M.
MDARNG	Maryland	Sykesville, MD	240149	Readiness Center	\$29.4	Jun-18	2018	Unilateral. <u>At 15% design.</u> Federal \$22.393M (including design and MILCON tails)/State \$6.959M.
MDARNG	State Military Reservation	Havre de Grace	240147	Combined Support Maint. Shop (CSMS) Non-Automotive	\$18.5	Oct-19	2020	Unilateral. Sustainment level maintenance facility (less automotive). Funded as Federal \$13.083M (including design and MILCON tails)/State \$5.411M.
MDARNG	Maryland	Baltimore City	240162	Readiness Center/NGRC	\$23.0	Jun-24	<u>2024</u>	TAG #1 priority. Possible joint project (USMCR, USNR). Federal \$17.338M (including design and MILCON tails)/State \$5.669M. (pending cost updates). <u>Working with State and City real property development leaders to identify potential sites.</u>
MDARNG	Maryland	Silver Spring	240148	Readiness Center	\$29.3	Jun-26	<u>2026</u>	TAG #2 priority. Federal \$21.171M (including design and MILCON tails)/State \$8.178M. <u>Potential joint (USAR). MDARNG BDE HQ stationing decision dependent.</u>
MDARNG	Maryland	Hagerstown	240218	Readiness Center	\$20.0	Jun-29	2029	TAG #3 priority. Joint potential?
MDARNG	Maryland	Hagerstown	240212	Field Maint. Shop	\$9.5	Jun-32	2032	TAG #4 priority. Joint potential?
MDARNG	State Military Reservation	Havre de Grace	240208	Combined Spt Maint. Shop (CSMS) Auto	\$12.6	Oct-18	2019	TAG #1 CUFR. Potential Funding in FY 18. Federal \$9.672M (includes design/MILCON tails)/State \$2.893M.

PROJECT LIST
STATE FACILITIES BOARD (SFB)
(STATE OF MARYLAND)

26 April 2017

COMP	INSTALLATION	CITY, STATE	PN	PROJECT NAME	COST (x \$M)	DATE RECOMM (Mo & Yr)	FY	PROJECT REMARKS
MDANG	Warfield ANG Base	Middle River	PJMS129058	Cyber/ISR Facility	\$11.8	Sep-14	2014	<u>Unilateral. Award 10/12/16 (365 day POP)</u>
MDANG	Fort Meade	Fort Meade	MMMD129073	NWS Facility	\$6.0	Aug-16	2016	<u>Unilateral Est. Award Aug 2017</u>
MDANG	Warfield ANG Base	Middle River	PJMS929916	Dining Facility	\$9.2	Sep-27	2027	Unilateral
MDANG	Warfield ANG Base	Middle River	PJMS109083	Construct LRS Warehouse	\$3.0	Sep-18	2018	<u>Cancelled</u>
MDANG	Warfield ANG Base	Middle River	PJMS082003	Renovate Base Support Facility (Bldg 2120)	\$4.9	Apr-19	2019	<u>65% Design Complete; waiting on NGB funding to 100% design.</u>
MDANG	Warfield ANG Base	Middle River	PJMS109053	Replace A-10 AGE facilities	\$2.4	Sep-22	2022	<u>Design was completed to 100\$ but did not meet customer's needs</u>

PROJECT LIST
STATE FACILITIES BOARD (SFB)
(STATE OF MARYLAND)

26 April 2017

COMP	INSTALLATION	CITY, STATE	PN	PROJECT NAME	COST (x \$M)	DATE RECOMM (Mo & Yr)	FY	PROJECT REMARKS
USAR	Aberdeen Proving Ground	Aberdeen, MD	CAR12-12129 CAR 13-67705	Reserve Center	\$20.2M	Jun-15	2015	Unilateral. Under construction.
USAR	Maryland	Curtis Bay, MD	19985 / CAR 13-68077	Reserve Center	\$10.0M	Sep-15	2015	Unilateral. Under construction.
USAR	Maryland	Riverdale, MD	CAR12-10961 / CAR 14-67663	Reserve Center	\$25.5M	Sep-15	2015	Unilateral. Under construction.
USAR	Maryland	Gaithersburg, MD	CAR 18-77135	Reserve Center	\$27.5M	Sep-26	2026	Potential joint project with MDARNG. Objective – to locate USAR units closer to D.C.
USAFR	Joint Base Andrews	Camp Springs, MD			\$0.0M			None reported