

**Maryland Food Center Authority  
Board of Directors Meeting Minutes**

7801 Oceano Avenue  
Jessup, Maryland 20794  
June 22, 2023

Present:

Steve Fanaroff, Chair  
April Richardson  
Carlton Brown  
Kerry Greer  
Jim Eichhorst

Ben Seigel, for the Honorable Brooke Lierman, Comptroller

Wendy Scott-Scott Napier, for Atif Chaudhry, Secretary, Department of General Services

Mark Powell, for Kevin Atticks, Secretary, Department of Agriculture

Dr. Darren Jarboe, for Dr. Craig Beyrouthy, Dean and Director, University of Maryland, College of Agriculture and Natural Resources

Mark Petrauskas, Assistant Attorney General

Dr. Donald J. Darnall, Executive Director, MFCA  
Gary Decker, Director of Market Operations, MFCA  
Peggy Torre, Executive Projects Coordinator, MFCA

Guests:

Kathryn Hollender, BioEnergy Devco  
Vinnie Bevivino, BioEnergy Devco

**Meeting Convened**

Mr. Steven Fanaroff called Members of the Board of Directors of the Maryland Food Center Authority (MFCA) to order at 9:00 a.m. on June 22, 2023.

## **I. Regular Session**

### **A. Approval of Minutes**

- A motion was made by Mr. Mark Powell to accept the Minutes from the March 30, 2023, meeting. Seconded by Ms. April Richardson and unanimously approved. (Exhibit 1)

### **B. MFCA Updates**

- Dr. Donald Darnall introduced Ms Kathryn Hollender, Counsel for BioEnergy Devco and Mr. Vinnie Bevivino, Director of Organics, BioEnergy Devco. Due to a requirement by their lender, BioEnergy Devco would like to propose an amendment to the lease with MFCA regarding the renewal periods. Ms. Kathryn Hollender and Dr. Don Darnall explained what was needed, and there was much discussion. A motion was made by Mr. Jim Eichorst, seconded by Ms. Kerry Greer to revise the language in Section 5(b) of the BioEnergy Devco lease dated 2/27/18, which removes the requirement for the tenant to give MFCA at most twelve months' notice of the Tenant's intention to exercise any renewal option. As a result of this change, Tenant may give notice to exercise its FIRST TEN YEAR renewal option at any time, but not less than three months before the expiration date of the ground lease. As to the second ten-year renewal term the tenant must give not less than 12 months' notice, which will provide the Authority twelve months in which to explore options for a replacement lessee. This is a change from the original language, which permitted the tenant to give a minimum of three months' notice of renewal for both terms. The motion was unanimously approved.

- Dr. Darnall let the Board know all leases which expire on June 30, 2023 have been renewed by all tenants..

- Dr. Donald Darnall advised the Board that we are promoting Ms. Anja Lindner to our new required position as an IT Specialist. We will replace her with a new hire.

- Dr. Donald Darnall updated the Board on our progress with the Developers Agreement with NAFCO and Merritt.

C. **Statement of Revenue and Expenses affecting private tenants and users of Authority Projects** affecting private tenants and users of the Maryland Wholesale Produce Market and the Maryland Market Center were reviewed by the Board. Both markets have been made aware of these statements. A motion was made by Dr. Darren Jarboe to accept the R & D's and was seconded by Mr. Carlton Brown, with all in agreement.

Motion to adjourn was made by Mr. Jim Eichhorst, seconded by Ms. Kerry Greer, and unanimously approved.