

Maryland Food Center Authority

MISSION

The Maryland Food Center Authority (MFCA) enhances and provides economic growth opportunities for Maryland's agricultural, seafood, and food related industries.

VISION

An organization that will empower its employees, allowing effective contribution of their knowledge and skills, resulting in high quality services and facilities in furtherance of the mission, in exchange for continued personal growth and fulfillment through continuing education, broad industry involvement, and work diversification.

KEY GOALS, OBJECTIVES, AND PERFORMANCE MEASURES

Goal 1. To maintain safe, sanitary, and efficient facilities.

Obj. 1.1 To maximize the amount of waste that is recycled while minimizing the amount of landfill disposals.

Obj. 1.2 To maintain facilities in quality condition.

Performance Measures	2016 Act.	2017 Act.	2018 Act.	2019 Act.	2020 Act.	2021 Est.	2022 Est.
Total amount of waste generated (tons)	7,368	6,474	5,989	4,981	6,875	6,000	6,000
Percent of waste that did not go into public landfill	0.0%	0.0%	0.0%	0.0%	0.0%	50.0%	50.0%
Number of significant capital improvement projects	0	1	2	3	1	0	0
Percent of projects completed in one year or less	0.0%	0.0%	100.0%	100.0%	100.0%	0.0%	0.0%

Goal 2. To maintain open communication with customers.

Obj. 2.1 To respond to customers' issues in a timely manner.

Obj. 2.2 Conduct a survey to determine satisfaction with facilities and support services.

Performance Measures	2016 Act.	2017 Act.	2018 Act.	2019 Act.	2020 Act.	2021 Est.	2022 Est.
Total number of Priority 1 maintenance requests received	4	15	19	13	9	15	15
Percent of requests resolved within 14 days	100.0%	100.0%	78.9%	84.6%	100.0%	100.0%	100.0%
Total number of surveys received from tenants	23	30	23	20	15	20	20
Percent of unsatisfactory responses	0.0%	3.3%	4.3%	5.0%	0.0%	5.0%	5.0%

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Summary of Maryland Food Center Authority

	2020 Actual	2021 Appropriation	2022 Allowance
Number of Authorized Positions	25.00	25.00	25.00
Number of Contractual Positions	1.20	1.20	1.60
Salaries, Wages and Fringe Benefits	2,263,772	2,215,242	2,318,791
Technical and Special Fees	74,812	108,958	86,714
Operating Expenses	1,389,763	1,499,265	1,545,207
Non-Budgeted Fund Expenditure	3,728,347	3,823,465	3,950,712
Total Expenditure	<u>3,728,347</u>	<u>3,823,465</u>	<u>3,950,712</u>

Maryland Food Center Authority

D30N00.41 Administration

Program Description

The Maryland Food Center Authority (MFCA) is a non-budgeted enterprise agency that is involved in numerous aspects of the agricultural and food related industries. Primary experience and expertise is in the development of high-quality, lower cost facilities and support services for the agricultural and food related businesses seeking the most up-to-date and technologically advanced working environment.

Appropriation Statement

	2020 Actual	2021 Appropriation	2022 Allowance
Number of Authorized Positions	7.15	7.15	7.15
01 Salaries, Wages and Fringe Benefits	958,888	885,591	951,813
02 Technical and Special Fees	27,019	40,000	40,000
03 Communications	15,783	20,500	21,000
04 Travel	35,164	59,500	56,500
06 Fuel and Utilities	33,565	36,000	36,000
07 Motor Vehicle Operation and Maintenance	13,173	18,472	17,972
08 Contractual Services	306,847	173,400	169,150
09 Supplies and Materials	8,238	14,595	14,900
10 Equipment - Replacement	1,441	9,990	5,500
11 Equipment - Additional	473	2,450	2,450
13 Fixed Charges	401,113	344,456	419,256
Total Operating Expenses	815,797	679,363	742,728
Total Expenditure	1,801,704	1,604,954	1,734,541
Non-Budgeted Fund Expenditure	1,801,704	1,604,954	1,734,541
Total Expenditure	1,801,704	1,604,954	1,734,541
Non-Budgeted Fund Expenditure			
D30701 Interest Income	16,974	20,000	20,000
D30702 Rental Income	1,659,890	1,409,454	1,539,041
D30706 Miscellaneous Income/Loss	124,840	175,500	175,500
Total	1,801,704	1,604,954	1,734,541

Maryland Food Center Authority

D30N00.42 Maryland Wholesale Produce Market

Program Description

The Maryland Wholesale Produce Market opened in 1976 and operates as an integral component of the Maryland Food Center Complex. The Produce Market consists of two buildings with approximately 330,000 square feet of space. The 101 individual units in the buildings continue to be leased by privately owned firms engaged in the wholesale distribution of fresh produce. Many of the companies are second and third generations of the same family-owned business. The produce dealers own and operate highly specialized companies and lease their offices, storage and dock facilities from the Maryland Food Center Authority (MFCA). Receiving/shipping terminals, handling, storage, refrigeration, and processing functions for produce are centralized in a single location. These units have had to broaden their business; several companies include value added services that necessitated changes in their facility design.

Appropriation Statement

	2020 Actual	2021 Appropriation	2022 Allowance
Number of Authorized Positions	10.45	10.15	10.05
Number of Contractual Positions	0.60	0.60	0.80
01 Salaries, Wages and Fringe Benefits	913,312	848,066	922,320
02 Technical and Special Fees	24,770	34,479	23,450
03 Communications	13,005	16,725	17,025
04 Travel	4,080	5,300	7,800
06 Fuel and Utilities	59,012	53,500	53,500
07 Motor Vehicle Operation and Maintenance	140,450	141,647	133,065
08 Contractual Services	131,089	240,050	230,050
09 Supplies and Materials	11,328	32,150	31,250
10 Equipment - Replacement	1,301	8,469	8,100
11 Equipment - Additional	808	14,000	14,000
13 Fixed Charges	13,241	15,404	14,904
Total Operating Expenses	374,314	527,245	509,694
Total Expenditure	1,312,396	1,409,790	1,455,464
Non-Budgeted Fund Expenditure	1,312,396	1,409,790	1,455,464
Total Expenditure	1,312,396	1,409,790	1,455,464
Non-Budgeted Fund Expenditure			
D30702 Rental Income	955,991	950,155	1,014,508
D30704 Entrance Fees	356,405	459,635	440,956
Total	1,312,396	1,409,790	1,455,464

Maryland Food Center Authority

D30N00.47 Maryland Market Center

Program Description

The Maryland Food Center Authority commenced a comprehensive redevelopment project to divide the Maryland Wholesale Seafood Market into two distinct sections – the seafood section and the non-seafood section. The consolidation of existing seafood companies to one section of the market allowed food companies other than seafood to occupy the non-seafood section of the market. The building was rebranded the Maryland Market Center to better describe the tenant mix following the consolidation of the existing seafood companies. The Maryland Market Center operates in a similar method to the Maryland Wholesale Produce Market, consolidating all of the specialized storage, refrigeration, shipping/receiving, and processing functions into one main facility expressly designed for the food industry. The 36 individual units in the building are intended to be leased by privately owned firms engaged in the wholesale distribution of fresh, frozen, and dry food products.

Appropriation Statement

	2020 Actual	2021 Appropriation	2022 Allowance
Number of Authorized Positions	7.40	7.70	7.80
Number of Contractual Positions	0.60	0.60	0.80
01 Salaries, Wages and Fringe Benefits	391,572	481,585	444,658
02 Technical and Special Fees	23,023	34,479	23,264
03 Communications	7,786	11,010	11,010
04 Travel	1,370	1,750	2,250
06 Fuel and Utilities	21,901	23,000	29,000
07 Motor Vehicle Operation and Maintenance	72,061	87,004	89,685
08 Contractual Services	73,842	131,384	121,850
09 Supplies and Materials	14,491	20,150	21,350
10 Equipment - Replacement	2,521	8,369	7,650
11 Equipment - Additional	1,227	4,650	4,650
13 Fixed Charges	4,453	5,340	5,340
Total Operating Expenses	199,652	292,657	292,785
Total Expenditure	614,247	808,721	760,707
Non-Budgeted Fund Expenditure	614,247	808,721	760,707
Total Expenditure	614,247	808,721	760,707
Non-Budgeted Fund Expenditure			
D30702 Rental Income	526,112	718,356	651,663
D30704 Entrance Fees	88,135	90,365	109,044
Total	614,247	808,721	760,707

3 Year Position Summary

Classification Title	FY 2020 Positions	FY 2020 Expenditures	FY 2021 Positions	FY 2021 Appropriation	FY 2022 Positions	FY 2022 Allowance
D30 - Maryland Food Center Authority						
D30N0041 - Administration						
Administration	7.15	713,619	7.15	745,209	7.15	794,368
Total D30N0041	7.15	713,619	7.15	745,209	7.15	794,368
D30N0042 - Maryland Wholesale Produce Market						
Produce	10.45	412,628	10.15	400,606	10.05	450,940
Total D30N0042	10.45	412,628	10.15	400,606	10.05	450,940
D30N0047 - Maryland Market Center						
Market Center	7.40	221,609	7.70	320,152	7.80	329,142
Total D30N0047	7.40	221,609	7.70	320,152	7.80	329,142
Total D30 Maryland Food Center Authority	25.00	1,347,856	25.00	1,465,967	25.00	1,574,450