

## Chapter 76

**(Senate Bill 194)**

AN ACT concerning

**State Finance and Procurement – State Leasing of Real Property**

FOR the purpose of increasing the noncompetitive threshold for State leases of real property; altering the time frame and platform for advertising a need of the State to rent building space; and generally relating to the leasing of real property for State use.

BY repealing and reenacting, with amendments,  
Article – State Finance and Procurement  
Section 4–318(5) and 4–320  
Annotated Code of Maryland  
(2021 Replacement Volume and 2024 Supplement)

BY repealing and reenacting, without amendments,  
Article – State Finance and Procurement  
Section 13–101(a) and (c)  
Annotated Code of Maryland  
(2021 Replacement Volume and 2024 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,  
That the Laws of Maryland read as follows:

**Article – State Finance and Procurement**

4–318.

This Part III of this subtitle does not apply to:

(5) lease transactions involving [less than 2,500] **UP TO 5,000** square feet of property.

4–320.

(a) **IN THIS SECTION, “EMARYLAND MARKETPLACE” HAS THE MEANING STATED IN § 13–101 OF THIS ARTICLE.**

(B) The Department shall advertise any need of the State to rent building space at least [30] **20** days before proposals for a lease are due.

**[(b)] (C)** The Department shall advertise the proposed leasing:

(1) ~~in~~ daily or weekly newspapers with circulation sufficient to provide notice;

~~(4)~~ to the people of the State, OR AT LEAST TO THE PEOPLE OF THE AFFECTED LOCALITY; ~~or~~ AND

(2) ~~at least to the people of the affected locality]~~ TO THE PEOPLE OF THE STATE, OR AT LEAST TO THE PEOPLE OF THE AFFECTED LOCALITY, AND POTENTIAL BIDDERS BY POSTING A PUBLICATION ON THE DEPARTMENT'S WEBSITE AND MARYLAND MARKETPLACE.

[(c)] (D) The advertisement shall contain:

- (1) the number of square feet proposed to be leased; and
- (2) the general area in which the State desires to lease the space.

13–101.

(a) In this subtitle the following words have the meanings indicated.

(c) “eMaryland Marketplace” or “eMaryland Marketplace Advantage” means the Internet–based procurement system managed by the Department of General Services.

SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect October 1, 2025.

**Approved by the Governor, April 8, 2025.**