

Maryland Stadium Authority
333 W. Camden Street, Baltimore, MD 21201
Executive Boardroom

Board Meeting Minutes
November 7, 2023 - 12:00 PM

OPEN MEETING

Attendance:

Board

Craig Thompson
Leonard Attman
Joe Bryce
Bill Cole
Lee Coplan
Maggie McIntosh
Manervia Riddick*
Jodi Stalalonis*
Justin Williams*

Maryland Stadium Authority

Michael Frenz	Rachelina Bonacci
Vernon Conaway	Kristy Taylor
Gary McGuigan*	Joe March*
Bruce Benshoof*	Amy Mataban
Terry Hasseltine*	John Samoryk
Jeff Provenzano	Cynthia Hahn
Dawn Abshire	Amy Mataban
Phil Hutson	Jocelyn Grogan Jones*
Kelly Smulovitz	Altha Weaver
Eric Johnson*	

Guest

Hayes Gardner, Baltimore Sun
Garrett Dvorkin, Baltimore Business Journal
Pamela Wood, Baltimore Banner
Tracy Lingo, Unite Here Local 7

*Teleconference

Call to Order:

Chairman Thompson called the meeting to order at 12:00 PM.

Approvals

Minutes

Approval of the open meeting minutes for October 3, 2023.

Motion to Approve: Mr. Cole

Second: Mr. Coplan

Affirming: Attman, Bryce, Cole, Coplan, McIntosh, Riddick, Stanalonis, Thompson

Contracts

21st Century Schools

Presentation by Mr. Johnson

Robert Coleman CM Services Contract Closeout

Mr. Johnson recommended approval of a contract closeout change order for Robert Coleman Elementary School. The closeout is a credit for \$848,577.49.

Discussion – None

Motion to Approve: Mr. Bryce

Second: Ms. Riddick

Affirming: Attman, Bryce, Cole, Coplan, McIntosh, Riddick, Stanalonis, Thompson

21st Century Schools

Presentation by Ms. Waite

Building Commissioning Services-Frederick Douglas Building

Ms. Waite recommended approval of contract for building commissioning services for the Frederick Douglass Building to RMF Engineering, Inc.

Discussion – None

Motion to Approve: Mr. Bryce

Second: Mr. Cole

Affirming: Attman, Bryce, Cole, Coplan, McIntosh, Riddick, Stanalonis, Thompson

M&T Bank Stadium

Presentation by Mr. Hutson

M&T Bank Stadium Improvements Guaranteed Maximum Price

#2

Mr. Hutson recommended approval of a Guaranteed Maximum Price #2 to Gilbane Building Company for a portion of the M&T Stadium improvements.

Discussion – Mr. Hutson explained the MBE goals and how they will be met during the overall scope of the M&T Stadium improvements.

Motion to Approve: Mr. Attman

Second: Mr. Bryce

Affirming: Attman, Bryce, Cole, Coplan, McIntosh, Riddick, Stanalonis, Williams, Thompson

Informational

Executive Director's Report - Mr. Frenz

- Mr. Frenz acknowledged a forthcoming MSA newsletter that will highlight our successes.
- Mr. Frenz thanked the MBE liaison, procurement and compliance teams for completing the annual MBE and SB reports. Members of these teams attended the Elevate and Engage Maryland Minority Business event at Coppin State University.
- The topping off ceremony for the Hagerstown Stadium was held on October 24, 2023.
- Mr. Frenz along with several MSA staff members toured the Hippodrome Theater to view the new \$20 million, 14 thousand-square-foot events and theater space.

Security Report

- Security staff provided a quick turnaround with a concert at M&T Stadium and Orioles' game including a rain delay. Traffic and parking concerns were expected considering 100,000 fans visiting the complex within a short time frame. Relationships with security and traffic partners assisted in the success. No significant safety or security issues during this activity on the complex.
- Preparing for 3 Ravens home games within 14 days.

Report of Small Procurements and Change Orders

M&T Bank Stadium

- Contractor for Controls Upgrade
- General Painting Services
- Irwin Seat Bottoms

Warehouse

- Electrical Work for 7th Floor Tenant Buildout
- Fire Door System
- Tenant Fit-Out for 7th Floor South Warehouse

Capital Projects Development Group

- CPDG, Project C.O.R.E, COR-26 Project Closeout, P&J Contracting Company (\$29,918.60)
- BCS, Patterson High School, AVIT Closeout, Johnson, Mirmiran & Thompson (\$13,790.40)
- BCS, Montebello Elementary/Middle School, Testing & Inspection Closeout, Specialized Engineering (\$15,165)
- BCS, Fairmount Harford Building, GMP Flooring Scope Change, A&B Flooring \$20,771.46
- BCS, Mary E. Rodman Elementary School, Additional Steel Support, MCN Build \$41,166

CPDG Update – Mr. McGuigan

- Racing – On Hold
- DLS Building: construction continues on schedule.
- CORE: 1,288 notices to proceed; 1,232 properties completed and turned over to Baltimore city.
- Hagerstown Multi-Sport Center on schedule.
- MLS Next study nearing completion and should be released in 2024.
- Blue Line design build is underway and procurement for field house is started.
- Fredrick County in procurement for design build.
- Continue to work with City of Aberdeen on Ripken Stadium MOU.
- Charles County MOU in negotiation.
- Baltimore Convention Center – working on financial plan for funding
- Built To Learn schools program is moving forward.

Maryland Sports Monthly Update

- Michael Erin Bush Fund Grants portal is open and recommendations will be provided to the Board at next month's meeting.
- State wide funding for youth broadcasting and filming will be provided as a onetime grant. The recommendations for this opportunity will be presented to the Board next month. The filming will be used as a sports marketing tool for the state.

Motion to adjourn: Mr. Attman

Second: Mr. Cole

Vote: Unanimous