

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

**Board Meeting Minutes**  
**September 5, 2023 - 12:00 PM**

**OPEN MEETING**

**Attendance:**

**Board**

Craig Thompson  
Leonard Attman  
Bill Cole  
Maggie McIntosh  
Manervia Riddick  
Jodi Stanalonis\*  
Justin Williams

**Maryland Stadium Authority**

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

**Guest**

Hayes Gardner, Baltimore Sun  
Kyle Goon, Baltimore Banner  
Bryan Sears, Maryland Matters

\*Teleconference

**Call to Order:**

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

**Approvals**

**Minutes**

Introduction of the open meeting minutes for September 5, 2023.

**Motion to Approve: Mr. Attman**

**Second: Mr. Cole**

**Affirming: Attman, Cole, McIntosh, Riddick, Stanalonis, Williams, Thompson**

Introduction of the closed meeting minutes for September 5, 2023.

**Motion to Approve: Mr. Attman**

**Second: Mr. Cole**

**Affirming: Attman, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

## **Contracts**

### **CPDG Projects & Studies**

#### **Presentation by Mr. Tyler**

#### **Hagerstown Multi-Use Sports and entertainment Facility GMP#6–**

Mr. Tyler recommended approval of a contract modification for Guaranteed Maximum Price No. 6 with Turner Construction Company for the Hagerstown Multi-Use Sports and Events Facility project.

**Discussion** – None

**Motion to Approve: Mr. Attman**

**Second: Ms. Riddick**

**Affirming: Attman, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

### **CPDG Projects & Studies**

#### **Presentation by Mr. Tyler**

#### **Regency Furniture Stadium MOA**

Mr. Tyler recommended approval of a Memorandum of Agreement between the commissioners of Charles County and the Maryland Stadium Authority for MSA's assistance of the preliminary design, technical and financial assistance as needed to address improvements required to ensure the Regency Furniture Stadium, home of the Southern Maryland Blue Crabs, meets the recently adopted Major League Baseball's Professional Development standards.

**Discussion** – Confirmation of the location and name of the stadium.

**Motion to Approve: Mr. Attman**

**Second: Mr. Williams**

**Affirming: Attman, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

**CPDG Projects & Studies**

**Presentation by Mr. Tyler**

**Ocean City Convention Center Space Master Plan and Parking  
Demand Study**

Mr. Tyler recommended approval of the request from the City Manager for the Town of Ocean City for MSA to manage a space master plan and parking demand study for the Roland E. Powell Convention Center in Ocean City, MD.

**Discussion** – None

**Motion to Approve: Mr. Attman**

**Second: Mr. Williams**

**Affirming: Attman, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

**Camden Yards Sports Complex**

**Presentation by Mr. Samoryk**

**Emergency Procurement and Consulting Services**

Mr. Samoryk recommended approval of a contract for energy procurement and consulting services to Taurus Advisory Group, LLC.

**Discussion** – Explanation of the method of electric energy purchase and the relationship of the purchase and the relationship with the sports team leases.

**Motion to Approve: Mr. Attman**

**Second: Ms. Riddick**

**Affirming: Attman, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

**M&T Bank Stadium**

**Presentation by Mr. Samoryk**

**Exterior Signage Replacement**

Mr. Samoryk recommended approval of contract award for removal and replacement of the exterior signage at M&T Bank Stadium to Persona-Triangle.

**Discussion** – Confirmation of the scope of work and funding source. MBE goal and compliance component were discussed. LED color sign coordination requested.

**Motion to Approve: Mr. Attman**

**Second: Mr. Cole**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Stalalonis, Williams,  
Thompson**

**M&T Bank Stadium**

**Presentation by Mr. Samoryk**

**Supply and Maintenance of Portable Toilets**

Mr. Samoryk recommended approval of contract award for supply and maintenance of portable toilets at the M&T Bank Stadium to 410 Enterprises, LLC.

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**Discussion** – Confirmation of the importance of this expedited procurement and the cost incurred by the Ravens. Clarification on the term “abrupt dispute”.

**Motion to Approve: Mr. Attman**

**Second: Mr. Cole**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Stalalonis, Williams, Thompson**

## **Maryland Stadium Authority**

### **Presentations by Ms. Abshire**

#### **Comprehensive Financing Plan-Sports and Entertainment**

##### **Facilities**

Ms. Abshire recommended approval of a Comprehensive Plan for Prince George’s County Corridor Blue Line Facility and Resolution approving the Series 2023A & B bond issuance.

**Discussion** – None

**Motion to Approve: Ms. Riddick**

**Second: Mr. Cole**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Stalalonis, Williams, Thompson**

## **Maryland Stadium Authority**

### **Presentations by Mr. Frenz**

#### **Bruce Springsteen – Opt Out**

Mr. Frenz requested approval of the recommendation to opt-out of financial participation in net revenues from Bruce Springsteen concert.

**Discussion** – Confirmation that opting out is in alignment with the existing Ravens lease and that opting out encourages non-sports related ticketed events and the benefit for MSA, the city, and state.

**Motion to Approve: Ms. Riddick**

**Second: Mr. Cole**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Stalalonis, Williams, Thompson**

## **Marylands Sports**

### **Presentation by Mr. Hasseltine**

#### **North American Chinese Invitational Volleyball Tournament**

##### **Youth and Amateur Sports Grant-Michael Erin Busch Fund**

Mr. Hasseltine requested funding approval of the grant request for the North American Chinese Invitational Volleyball Tournament. This request meets the goals established Michael Erin Bush Fund for Youth and Amateur Sports.

**Discussion** – None

**Motion to Approve: Mr. Attman**

**Second: Mr. Williams**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Stalalonis, Williams, Thompson**

## **Marylands Sports**

### **Presentation by Mr. Hasseltine**

#### **Policy Change -Youth & Amateur Sports Grant-Michael Erin Busch Fund**

Mr. Hasseltine requested approval to change the fund distribution from 50% prior to an event and 50% post-event to 75%/25% to better align with the needs of grantees and industry practice.

**Discussion** – Clarification that only the distribution of funds is changing, not the amount of funding.

**Motion to Approve: Mr. Attman**

**Second: Ms. Riddick**

**Affirming: Attman, Bryce, Cole, McIntosh, Riddick, Staloni, Williams,  
Thompson**

## **Informational**

### **Executive Director's Report - Mr. Frenz**

- Mr. Frenz and Ms. Taylor attended the U.S India AME Council on August 10th at Martin's Crossing in Greenbelt, MD. Mr. Frenz received an award and was able to discuss MSA procurement opportunities with some of their members.
- MACO continued to be a success for MSA. CPDG had several valuable meetings, while MD Sports and our MBE relationships were strengthened.

### **MBE Program Update – Ms. Weaver**

- MBE outreach using the MSA Camden Yard Suite will be held on September 13th, 26th and 28th. All Board members are encouraged to attend.
- MSA is participating in MBE events at Coppin State University and Bowie State University as exhibitors and presenters.

## **Security Report**

- No significant safety or security incidents
- Preparing for concert and the Ravens opener

## **Report of Small Procurements and Change Orders**

### **Camden Yards Sports Complex**

- Central Plant Heating and Cooling Ops and Maintenance – Mr. Provenzano explained the malfunction of the chiller plant and the actions that were used to provide a replacement. Chairman Thompson expressed appreciation to everyone involved.
- Visitor Management Software
- Interior Landscaping

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**M&T Bank Stadium**

- Cup Holders
- Irwin Seat Bottoms
- Supply and Maintenance of Portable Toilets for Pre-Season Game
- Construction Administration Services for M&T Sign Project
- Re-Installation of Ribbon Boards

**Maryland Stadium Authority**

- E-procurement Software

**Warehouse**

- Tenant Fit-Out for the Seventh Floor

**Capital Projects Development Group**

- BCS, Montebello Elementary/Middle School, Gymnasium Window Guards, CAM Construction Company \$86,485
- BCS, 21st Century Schools Program, Furniture, Fixtures & Equipment Storage Fees, School Specialty \$39,171.04
- BCS, Cross Country Elementary/Middle School, AV Commissioning and Closeout, MGAC \$14,000

**CPDG Update – Mr. McGuigan**

- Racing – On Hold
- DLS Building: construction continues on schedule with Topping Off ceremony soon.
- CORE: 1,289 notices to proceed; 112 units demolished; remainder in demolition or HAZMAT. Larger demolitions, including schools and industrial area, have been included in this program.
- Hagerstown Multi-Sport Center: Herald Mail building went to auction and did not receive the minimum bid. There will be another auction in a few weeks.
- Bowie Bay Sox Stadium moving toward procurement.
- Prince George’s County: procurement for Wayne Curry Civic Center underway.
- Charles County MOU in negotiation.
- Coppin State Police and Fire Training Facility: study complete, RFPs issued shortly
- Frostburg study in final draft.

**Maryland Sports Monthly Update**

- Maryland Cycling Classic was a success including opening event at The Reginald F. Lewis Museum, Bridges of Hope charity ride, and a well-attended race
- Growth of Team Maryland participation.

Chairman Thompson acknowledged the representation of MSA and Maryland Sports at MACO

**Motion to adjourn:** Mr. Attman

**Second:** Mr. Cole

**Vote:** Unanimous