

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

Board Meeting Minutes
January 13, 2026 – 12:00 PM

OPEN MEETING

Attendance:

Board

Craig Thompson
Leonard Attman
Joe Bryce*
Bill Cole
Lee Coplan
Artis Hampshire-Cowan*
John Hussman*
Adam Kane
Faith Leach
Maggie McIntosh
Manervia Riddick

Maryland Stadium Authority

Michael Frenz	Gary McGuigan
Kristy Taylor	Joe March*
Cynthia Hahn	Vernon Conaway
John Samoryk	Nick Caronna
Rachelina Bonacci	Al Tyler
Yai Waite	Eric Johnson*
Phil Hutson	

*Teleconference

Call to Order:

Chairman Thompson called the meeting to order at 12:02 PM.

Approvals

Minutes

Approval of the minutes of open meeting held December 2, 2025.

Discussion – None

Motion to Approve: Mr. Attman

Second: Ms. McIntosh

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Contracts

Capital Projects Development Group Projects & Studies

France-Merrick Performing Arts Center-Architectural/Engineering Services Presentation by Ms. Waite

Ms. Waite recommended approval of Beyer Blinder Belle Architects and Planners LLP for a contract amount of \$479,762.60. This amount includes a \$2,500 Owner's Contingency.

Discussion-None

Motion to Approve: Mr. Attman

Second: Dr. Hussman

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Capital Projects Development Group Projects & Studies

Presentation by Ms. Waite

On-Call Staff Augmentation Services Master Contract 2025

Ms. Waite recommended approval of a contract for a professional services contract to Arcadis U.S. Inc., in the amount of \$1,406,260 to provide on-call staff augmentation services for multiple projects at MSA. Project assignments may take place at the Camden Yards Sports Complex in Baltimore, MD.

Discussion-Concerns regarding the ranking sheet were addressed after a short recess, the Board approved ranking sheet after corrections were made.

Motion to Approve: Mr. Cole

Second: Ms. McIntosh

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Camden Yards Sports Complex

Presentation by Mr. Provenzano

Central Plant Heating & Cooling Ops Maintenance

Mr. Provenzano recommended the modification of a contract with AAA Complete Building Services, Inc. in the amount of \$285,582.60 to provide repair services to chiller no. 1. A detailed memorandum in support of this modification was provided.

Discussion-None

Motion to Approve: Mr. Attman

Second: Mr. Cole

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Camden Yards Sports Complex

Presentation by Mr. Samoryk

On-Call Concrete Maintenance and Repair Services

Mr. Samoryk recommended a contract with Colossal Contractors, Inc. to provide concrete maintenance and repair services at the Camden Yards Sports Complex on an as-needed basis. The proposed term is a period of up to two years or total contract spend of \$200,000.

Discussion-None

Motion to Approve: Mr. Attman

Second: Ms. Riddick

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Camden Yards Sports Complex

Presentation by Mr. Samoryk

On-Call General Electric Services

Mr. Samoryk recommended a contract with Vessel Electric LLC to provide on-call general electric services at the Camden Yards Sports Complex on an as-needed basis. The proposed term is a period of up to two years or total contract spend of \$200,000.

Discussion-Explanation of bid variance was explained.

Motion to Approve: Dr. Hussman

Second: Mr. Coplan

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Camden Yards Sports Complex

Presentation by Mr. Provenzano

Schneider EcoStructure Metering System

Mr. Provenzano recommended approval of a three-year maintenance and support agreement from Capital Electric to provide updated software, maintenance and support for the proprietary Schneider Ecostructure Metering System. The cost for the maintenance and support agreement is \$53,800 and the upgrade to the 2024 software platform is \$17,850. Capital Electric is the only authorized vendor to provide maintenance, technical support and software upgrades for this proprietary system.

Discussion-None

Motion to Approve: Mr. Attman

Second: Ms. Riddick

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Oriole Park at Camden Yards

Presentation by Mr. Samoryk

Stadium Janitorial Services

Mr. Samoryk recommended approval of a contract with Aramark Management Services Limited Partnership to provide janitorial services for Oriole Park at Camden Yards and the Warehouse. The proposed term of the contract is three years with two options to renew the contract for one year each at the sole discretion of MSA.

Discussion-Explanation and rationale of scope of project explained.

Motion to Approve: Mr. Attman

Second: Mr. Coplan

Affirming: Attman, Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Maryland Stadium Authority

Presentation by Ms. Abshire

Financial Advisor Services

Ms. Abshire recommended approval to exercise the first contract renewal option with Public Resources Advisory Group, Inc. for financial advisory services. This is the first of two renewal options for the contract that went into effect on February 8, 2023. The period of this option will be February 8, 2026 through February 7, 2027. Authorization is requested in an amount up to \$75,000.00.

Discussion-Explanation of renewal time frame.

Motion to Approve: Ms. McIntosh

Second: Dr. Hussman

Affirming: Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Maryland Stadium Authority

Presentation by Mr. Provenzano

Computerized Maintenance Management System

Mr. Provenzano recommended approval to exercise the first contract renewal option with Jones Lang LaSalle Technologies for computerized maintenance management software. This is the first of two renewal options for the contract that went into effect on January 25, 2023. The period of this option will be January 25, 2026 through January 24, 2027.

Discussion-None

Motion to Approve: Mr. Attman

Second: Mr. Bryce

Affirming: Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Maryland Stadium Authority

Presentation by Mr. Frenz

Grant Approval to Sports and Entertainment Corporation

Mr. Frenz recommended approval of a grant from the Maryland Stadium Authority (MSA) to the Sport and Entertainment Corporation of Maryland (SECMD) in the amount of \$94,534.11. The grant funds will be used to pay SECMD employees for work performed for the period from 12/7/2025 through 1/3/2026, contract employees from 12/16/2025, certain employee reimbursements, and third-party payments to competitors which were to have been paid through SECMD. Payroll and other records were researched to justify the amounts.

Discussion-None

Motion to Approve: Mr. Attman

Second: Mr. Coplan

Affirming: Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Informational

Executive Director's Report - Mr. Frenz

- Mr. Frenz acknowledged the death of Gary Mangum and highlighted his contributions as an MSA board member.
- Mr. Frenz acknowledged the Youth and Amateur sport grants approval.

Security Report - Mr. Conaway

- Mr. Conaway confirmed ongoing safety and security preparation for Ravens' games and other stadium events.

Report of Small Procurements and Change Orders

Camden Yards

- On-Call General Electric Services
- Third Party Elevator Inspections

Maryland Stadium Authority

- Microsoft Office Licenses

CPDG

- Frostburg State Athletic Facility, Architectural/Engineering Services Closeout, Ewing Cole (\$154,988.24)
- Frostburg State Athletic Facility, Unused Contingency for Softball Field, North Point Builders (\$53,783.70)
- Frostburg State Athletic Facility, Installation of Shot Clocks and Power Drops, North Point Builders \$61,450

CPDG Update – Mr. McGuigan

- Baltimore City Schools-27 completed, 2 schools in construction
- BVRI: 1,346 properties completed and turned over to Baltimore City
- City of Ocean City Sports Complex-site selection
- Hagerstown Community study in draft form
- Minor League Baseball Stadiums
 - Prince George's County- scheduled to open 2026
- Ocean City Convention Center-master plan is in progress
- St. Mary's County sports study is in draft and under review and the Historic St. Mary's County Force 400 is ongoing.
- Baltimore County sports study-examining potential indoor and outdoor expansion for community and tourism
- Maryland Racing–Demolition of Pimlico is wrapping up. with a focus on a large tunnel for track tractor-trailers and pedestrians.
- Shamrock Farms Due diligence is ongoing-the board received a letter from the commissioners of Carol County expressing concerns about the project, including traffic, environment, power needs, and property values.

Motion to Adjourn: Mr. Attman

Affirming: Bryce, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

The Open Meeting was adjourned at 12:34pm.

Chairman Thompson requested a motion to move into a Closed Meeting of the Board to receive advice of legal counsel. Chairman Thompson cited the following reasons permitted under the Open Meetings Act for moving into Closed Meeting: to obtain advice of counsel (Section 3-305(b)(7)) and to consult with counsel and staff regarding pending or potential litigation (Section 3-305(b)(8)). He further announced that the Board would not move back into Open Session following the Closed Meeting.

Motion to Adjourn and Move into Closed Session: Mr. Attman

Second: Ms. Hampshire-Cowan

Affirming: Attman, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Abstention: Mr. Bryce abstained from attending the Closed Session.

The Open Meeting was adjourned at 12:34pm.

Closed Meeting Summary Statement

Chairman Thompson called the Closed Meeting to order at 12:35 p.m. for the Discussion of specific MSA personnel matters; consultation with counsel for legal advice in connection with MSA's potential acquisition of real property for a public purpose.

Members who voted to meet in closed session: Attman, Cole, Coplan, Hampshire-Cowan, Hussman, Kane, Leach, McIntosh, Riddick, Thompson

Persons attending closed session: All Board members listed as attending in Open Session, with the exception of Joe Bryce, who did not attend Closed Session. Also attending;

Item One: Cynthia M. Hahn and Bruce L. Benshoof; Item Two: Cynthia M. Hahn, Bruce L.

Benshoof, Amy K. Mataban, Gary M. McGuigan, Al Tyler, Dawn Abshire

Topics actually discussed: Item One: personnel matters of MSA; Item Two: Legal Advice re potential acquisition of real property for public purpose

Each action Taken: No action taken in Closed Session