

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

Board Meeting Minutes
June 3, 2025 – 12:00 PM

OPEN MEETING

Attendance:

Board

Craig Thompson
Lenny Attman
Joe Bryce*
Bill Cole*
Lee Coplan
John Hussman
Maggie McIntosh
Manervia Riddick*

Maryland Stadium Authority

Michael Frenz	Gary McGuigan
Kristy Taylor	Joe March*
Al Tyler*	Amy Mataban*
Cynthia Hahn*	Vernon Conaway*
Terry Hasseltine	Bruce Benshoof*
Phil Hutson	Nick Caronna
Jocelyn Grogan Jones*	Rachelina Bonacci
Jeff Provenzano	Yai Waite
John Samoryk	Eric Johnson*
*Teleconference	

Call to Order:

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

Approvals

Minutes

Approval of the open meeting and closed meeting minutes for May 6, 2025

Discussion – None

Motion to Approve: Mr. Coplan

Second: Dr. Hussman

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

Contracts

Built To Learn

Built To Learn

Presentation by Mr. Johnson

Washington County-Project MOU

Mr. Johnson recommended approval of a project MOU with The Board of Education of Washington County and Washington County, Maryland.

Discussion-None

Motion to Approve: Mr. Coplan

Second: Ms. McIntosh

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

Capital Projects Development Group Projects & Studies

Presentation by Ms. Waite

Historic St. Mary's City Fort-400 Boutique Hotel and Conference Center Architectural Engineering Services-Preliminary Design

Ms. Waite recommended approval of a contract with Hanbury Evans Wright Vlattas + Company to provide architectural engineering and preliminary design services.

Discussion-None

Motion to Approve: Mr. Attman

Second: Dr. Hussman

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

Capital Projects Development Group Projects & Studies

Presentation by Mr. Tyler

Baltimore Convention Center-Contract Modification #15

Mr. Tyler recommended approval of Contract Modification#15 for the Baltimore Convention Center redevelopment project.

Discussion-None

Motion to Approve: Mr. Attman

Second: Mr. Coplan

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

Camden Yards Sports Complex

Presentation by Mr. Provenzano

Chiller Plant Energy Curtailment Program

Mr. Provenzano recommended approval of a contract with Enel X North American to explore an opportunity to curtail our chiller plant energy usage with compensation. Early estimates suggest at least \$100,000 for a two-hour curtailment.

Discussion-Clarification of the method for curtailing chiller plant usage and confirmation of MSA's ability to opt out of participation.

Motion to Approve: Mr. Attman

Second: Ms. McIntosh

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

Camden Yards Sports Complex

Presentation by Mr. Samoryk

On-Call ADA Consulting Services

Mr. Samoryk recommended approval of a contract with Bureau Veritas Technical Assessments, LLC. to provide ADA consulting services.

Discussion-None

Motion to Approve: Mr. Attman

Second: Dr. Hussman

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

M&T Stadium

Presentation by Mr. Hutson

M&T Stadium GMP #16

Mr. Hutson recommended approval of a Guaranteed Maximum Price contract with Gilbane Building Company for a portion of the M&T Bank Stadium Improvements projects in the amount of \$7,597,660.98.

Discussion-Confirmation of Bond Fund financing usage. Explanation of the negotiation process for GMP changes.

Motion to Approve: Mr. Attman

Second: Mr. Coplan

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

M&T Stadium

Presentation by Mr. Samoryk

Front Row Drain Repair

Mr. Samoryk recommended approval of a contract with Stratified, Inc. to provide drainage and sealant repairs at M&T Bank Stadium to prevent water from pooling in the front row of certain areas in the club level and upper concourse.

Discussion-None

Motion to Approve: Mr. Attman

Second: Mr. Coplan

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

M&T Stadium

Presentation by Mr. Samoryk

Network Switch Equipment Purchase

Mr. Samoryk recommended approval of a contract with Advanced Computer Concepts to purchase new network switch equipment to be integrated into the scoreboard control room at M&T Bank Stadium.

Discussion- None

Motion to Approve: Mr. Attman

Second: Ms. McIntosh

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

M&T Stadium

Presentation by Mr. Provenzano

Samsung Extended Warranty, Event Support and Maintenance Agreement-Second Renewal Option

Mr. Provenzano recommended approval of a contract renewal with Samsung Electronics America, Inc. for extended warranty, maintenance and event support in connection with the LED video boards and related equipment at M&T Bank Stadium.

Discussion- None

Motion to Approve: Mr. Attman

Second: Ms. McIntosh

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

Informational

Executive Director's Report - Mr. Frenz

- Mr. Frenz spoke at the Military Small Business Breakfast.
- Mr. Frenz attending the Harry Grove Stadium groundbreaking in Fredrick, Maryland.
- Mr. Frenz invited the board to the Employee Appreciation Cookout.

Audit Committee and Legislative Audit Reports - Mr. Caronna

- Mr. Caronna thanked MTROA for the assistance with document sharing during the transition process.
- Mr. Caronna confirmed significant progress in regards to hiring an auditor to oversee the financial transaction relating to racing projects
- Mr. Caronna acknowledged the internal audits that were completed and distributed to the Board.

Security Report - Mr. Conaway

- Mr. Conaway confirmed that there were no safety or security issues during Orioles season so far.
- Mr. Conaway acknowledged the impact of severe weather on game days.
- Mr. Conaway acknowledged the change of employee education regarding working in high heat conditions.

Report of Small Procurements and Change Orders

Camden Yards Sports Complex

- Caulking Materials Purchase

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- CMMS Operations Administrator

M&T Bank Stadium

- Expansion Joint Seal Replacement
- Ceiling Panel Removal
- Upgrade to Evertz EXE Power Supplies
- Flush Field Heating System
- Microphone Purchase for M&T Videoboard Control Room

Oriole Park at Camden Yards

- Tree Grate Purchase
- Chyron Prime Computer Graphics System
- Control Room Intercom Expansion
- Leak Repair Grounds Area – Flag Court MSA

CPDG Update – Mr. McGuigan

- Baltimore City Schools-27 completed, 2 schools in construction.
- Built To Learn-MOUs with 19 counties representing 41 projects.
- Maryland Racing–Received BPW approval, all horses have been removed from the property, media and informational event is planned for mid-July
- Shamrock Farms is under review for construction due diligence
- BVRI: 1,305 notices to proceed; 1,293 properties completed and turned over to Baltimore City.
- Baltimore Convention Center-in procurement for early construction packages
- Frostburg State-in construction with estimated completion Fall 2025
- City of Ocean City Sports Complex Study-in review
- MLS-Next soccer study should be completed next month
- Prince George's Civic Plaza-in construction completion for 2026
- Blue Line-Ground breaking occurred this month.
- Minor League Baseball Stadiums
 - Prince George's County-in construction
 - Aberdeen-Kick Off meeting pending
 - Charles County- entering design build procurement
 - Fredrick-in construction
 - Bowie-Construction Spring 2025
 - Perdue Stadium-under construction
- St. Mary's County Sports Complex-study in design
- Baltimore County Sports-study in progress
- Hagerstown Community College-study in progress

Maryland Sports Monthly Update - Mr. Hasseltine

- Preakness Festival-1st festival update-successful and well attended.
- Mr. Hasseltine updated the varied events held during the month of May, which included lacrosse, basketball and soccer across the state.
- Team Maryland partners highlighted as an integral part of events.

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Motion to Adjourn: Mr. Attman

**Affirming: Attman, Bryce, Cole, Coplan, Hussman, McIntosh, Riddick,
Thompson**

The Board Meeting was adjourned at 12:39pm.