

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

**Board Meeting Minutes**  
**September 1, 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**

|                 |                     |
|-----------------|---------------------|
| Joe March*      | Kristy Taylor       |
| Vernon Conaway  | Cynthia Hahn        |
| Nick Caronna    | John Samoryk        |
| Al Tyler*       | Jeff Provenzano     |
| Amy Mataban     | Bart Shifler        |
| Phil Hutson     | Joyce Grogan Jones  |
| Yai Waite       | Altha Weaver        |
| Danny Brann     | Oluwafemi Ogundolie |
| Ashley Cottrell |                     |

\*Teleconference

**Call to Order:**

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

**Approvals**

**Minutes**

Approval of the open meeting minutes for August 4<sup>th</sup> and 17<sup>th</sup>, 2026 and closed meeting minutes for July 7, 2026 were approved.

**Discussion** – None

**Motion to Approve: Mr. Coplan**

**Second: Mr. Kane**

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

## **Contracts**

### **Built To Learn**

#### **Poly Western High Schools Testing and Inspection Services**

##### **Presentation by Ms. Waite**

Ms. Waite recommended a contract to ECS Mid-Atlantic, LLC., (“ECS”) in the amount of \$254,050 to provide testing & inspection services for Baltimore Polytechnic Institute and Western High School.

**Discussion-**None

**Motion to Approve:** Ms. McIntosh

**Second:** Mr. Kane

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

### **Capital Projects Development Group**

#### **Presentation by Mr. McGuigan**

##### **Prince Georges County Blue Line Corridor Facilities Policy**

Mr. McGuigan recommended the approval of a policy that will assist Maryland Stadium Authority with procurement and the administration of the Blue Line bond funds.

**Discussion-**The staff work related to this policy was described along with clarification of the policy and the Agency’s role within the Blue Line Corridor project. Acknowledgement that Speaker of the House Peña-Melnyk is aware of the Policy.

**Motion to Approve:** Mr. Kane

**Second:** Ms. Hampshire-Cowan

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

### **Capital Projects Development Group**

#### **Presentation by Mr. McGuigan**

##### **Liquidated Damages Policy**

The MSA Board adopted the original Liquidated Damages Policy in the January 2025 Board meeting. Mr. McGuigan recommended the approval of proposed revisions upon the recommendation by Department of Legislative Services during the last legislative audit.

**Discussion-**Staff committed to sharing of the documents showing edits.

**Motion to Approve:** Mr. Attman

**Second:** Ms. Riddick

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

### **Capital Projects Development Group**

#### **Presentation by Ms. Waite**

##### **Baltimore Vacants Reinvestment Initiative-003**

Ms. Waite recommended for approval a contract with Goel Services, Inc. in the amount of \$1,998,799.74 to provide demolition services for the Baltimore Vacants Reinvestment Initiative. This amount includes an Owner's Contingency in the amount of \$333,133.29.

**Discussion-**Confirmation of scope, size and number of structures was confirmed.

**Motion to Approve: Dr. Hussman**

**Second: Mr. Attman**

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

### **Capital Projects Development Group**

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

##### **Hagerstown-Multi-Use Sports and Events Facility-Contract Mod #5**

Mr. Tyler recommendation an amendment to the Design Build Services agreement for Turner Construction Company on the Hagerstown Multi-Use Sports and Entertainment Facility Project.

**Discussion-**None

**Motion to Approve: Mr. Coplan**

**Second: Ms. Riddick**

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

### **Camden Yards Sports Complex**

#### **Presentation by Mr. Hutson**

##### **Oriole Park GMP#8**

Mr. Hutson recommended a contract with Gilbane-Warren Builds Joint Venture (the 'CM') a Guaranteed Maximum Price for a portion of the Oriole Park Improvements project in the amount of \$25,282,538.80. This Guaranteed Maximum Price package represents the fourteen construction packages for the project.

**Discussion-**None

**Motion to Approve: Mr. Coplan**

**Second: Ms. McIntosh**

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

### **Maryland Sports Commission**

#### **Presentation by Ms. Cottrell**

##### **Future Year Funding and Multi-Year Support Policy**

Ms. Cottrell recommended approval of the Future-Year Funding and Multi-Year Support Policy for implementation beginning with Fiscal Year 2027. The policy will support the Major Sports and Entertainment Event Program and the Youth and Amateur Sports Grants Program, including funding classifications, financial-capacity requirements, future-year funding limits, multi-year commitments, and applicable approval and funding-availability requirements.

**Discussion-**None

**Motion to Approve:** Mr. Attman

**Second:** Mr. Kane

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

### **Maryland Sports Commission**

#### **Presentation by Ms. Cottrell**

##### **Youth and Amateur Grant and Michael Erin Bush Fund Guidelines (edit)**

Ms. Cottrell recommended the approval a revised Youth & Amateur Sports Grant and Michael Erin Bush program guidelines.

**Discussion-**None

**Motion to Approve:** Mr. Bryce

**Second:** Mr. Attman

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

### **Maryland Sports Commission**

#### **Presentation by Ms. Cottrell**

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

Ms. Cottrell recommended approval of the Youth & Amateur Sports Grant Program and the Michael Erin Busch Sports Fund Grant Agreement for use with Program awards beginning with Fiscal Year 2027. The Grant Agreement has been revised to align with the updated Program Guidelines and current grant-administration practices. The Agreement is focuses on the contractual obligations associated with an individual grant.

**Discussion-**Acknowledgement that these guidelines will enhance the program

**Motion to Approve:** Mr. Attman

**Second:** Mr. Coplan

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

### **Maryland Sports Commission**

#### **Presentation by Ms. Cottrell**

##### **Major Sports & Entertainment Event Program Fund Guidelines**

Ms. Cottrell recommended approval of the revised Major Sports and Entertainment Event Program Guidelines for Fiscal Year 2027 implementation. The revised Guidelines establish a more comprehensive and consistent framework including eligibility and application requirements, funding parameters, review and approval, payment documentation, material event changes, fiscal-year administration, closeout, compliance, and record retention.

**Discussion-**None

**Motion to Approve:** Mr. Attman

**Second:** Mr. Coplan

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

## **Maryland Sports Commission**

### **Presentation by Ms. Cottrell**

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

Ms. Cottrell recommended approval of the Youth & Amateur Sports Grant Program and the Michael Erin Busch Sports Fund Grant Agreement beginning with Fiscal Year 2027. The Grant Agreement has been revised to align with the updated Program Guidelines and current grant-administration practices. The Agreement is focuses on the contractual obligations associated with an individual grant.

#### **Discussion-**

**Motion to Approve: Mr. Attman**

**Second: Ms. Riddick**

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

## **Informational**

### **Security Report - Mr. Conaway**

No significant security threat or change to the complex.

The success of the emergency preparedness protocol was shared.

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

#### **Camden Yards Sports Complex**

FY27 Seating Parts

Irwin Seating Company

FY27 Electrical Parts

Shepherd Electric Supply

#### **M&T Bank Stadium**

Sample Carpet Replacement Project

Tyson Floors

Intercom System Support

Riedel USA

Stadium Waste Support

Reduction in Motion

ANC Maintenance Agreement

ANC Sports Enterprises, LLC

Plaza and Upper Concourse Furniture Design

NFD Interior Planning and Design Contract Modification no. 1

### **CPDG Update – Mr. McGuigan**

- 1) Pimlico
  - a) Tunnel is 75% through pouring the walls.
  - b) Ramps are in.

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- c) Working on grass to grow as quickly and as soon as possible on turf track.
- d) Wet and dry utilities 90% complete
- e) Horse stalls expected to ship in September, 2026.
- f) Barns going up.
- g) Schematic design of the clubhouse is progressing
- 2) Preakness
  - a. Planning continues with TMGC for Preakness 152
  - b. Public meeting 28 July 2026 went well.
- 3) Project Core
  - a) Received 1,331 properties
  - b) 1,302 NTPs demoed and in growth
  - c) 2 are in growth
  - d) Baltimore City should be done end of August 2026
  - e) 24 properties received and in hazmat services phase; 2 in demo, 1 in due diligence
- 4) BVRI
  - a) 93 properties; 43 procured for demo processes with 2027 being the anticipated completion
  - b) 5 are complete and turned over to the city
  - c) 13 are under stabilization
  - d) 21 in environmental NTPs, 11 slated for demo and procurement
- 5) Baltimore Convention Center
  - a) Bathrooms nearing completion
  - b) Bridge under construction
  - c) Branding standards and generation underway
  - d) Future renovation/modernization design kickoff. MOU board approved and waiting for execution from Board of Estimates. Anticipating work towards end of summer.
- 6) City of Ocean City Indoor/Outdoor Sports Complex – city still selecting a site.
- 7) Prince George's Count Blue Line
  - a) Final stages of MOU negotiations
- 8) Civic Plaza – final warranty items completed 04 August, 2026. Complete as far as MSA is concerned.
- 9) Minor League Baseball Stadiums
  - a) Prince George's County stadium is complete
  - b) Ripken Stadium – Still negotiating direction.
  - c) City of Frederic is in punch list
  - d) Charles County Southern Blue Crab Stadium – CM procurement is out and technical proposals are due late August/early September 2026
- 10) Charles County Amphitheater – on site meeting 04 and 05 August 2025.
- 11) Ocean City Convention Center - Master plan and parking study under review by town of Ocean City.
- 12) St. Mary's County Sports Complex – released July 2026.
- 13) Hagerstown Community College final report released May 16<sup>th</sup>, 2026.
- 14) Historic St. Mary's County Fourth of 400 expecting release summer 2026
- 15) France-Merrick Performance Arts Center in progress.

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- 16) Montgomery Co. Indoor field house in progress
- 17) Meyerhoff facility assessment under negotiations to finalize scope
- 18) Annapolis child care study - kickoff meeting with DLS.

**Discussion:**

Hippodrome: Facility assessment to look at existing infrastructure, mechanical, electrical, plumbing, life safety, historical finishes, to report back with costs associated. IE: New roof, HVAC. Purpose is to help them identify potential capital investment and prioritize what that should look like.

BVRI: 43 are in process currently. 13 are part of the stabilization effort. 21 undergoing environmental analyses. 11 in queue for future procurement.

**Maryland Sports Commission Update – Ms. Cottrell**

Ms. Cottrell provided an update on the relationship building with sports events partners across the region.

**Motion to Adjourn: Mr. Cole**

**Second: Ms. Riddick**

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

**The Open Meeting was adjourned at 12:49 PM**