

**Minutes**  
**Regular Meeting of the Board of Directors**  
**METROPOLITAN FOOTBALL STADIUM DISTRICT**  
**Wednesday, March 25, 2026**

Board members present:

Ray Baker	Damon Barry	Don Johnson
Alex Boian	Scott Young	

Agenda Item 1:

Call to Order

On Wednesday, March 25, 2026, a meeting of the Board of Directors of the Metropolitan Football Stadium District was called to order at 10:04 a.m. by Ray Baker. As there was a quorum, the following business was conducted.

Agenda Item 2:

Approval of Minutes

A motion to approve the minutes of November 20, 2025, was made by Damon Barry, seconded by Scott Young, and unanimously approved.

Agenda Item 3:

Epicurean Concessionaire Innovation Fund request – Aaron Schultz

Matt Sugar gave an overview of the concession agreements and the requirements that concessionaires each fund a capital repair and replacement account (the Innovation Fund) to maintain and upgrade their equipment. Each fund is to be used upon concessionaire's request, with the District and SMC's approval. Matt Sugar introduced Mr. Aaron Schultz, General Manager of Epicurean. Mr. Schultz discussed Epicurean's request for approval of \$159,946.94 in expenditures from the Epicurean capital repair and replacement account to replace various items inside the suites and Epicurean's areas of operations, which are past their usable life. The current balance of this account is \$432,802.00. Mr. Schultz noted that the majority of the funds are being used for refrigeration and kitchen equipment. Other items include repair and preventative maintenance for ice machines, tilt skillet, equipment removal, and various other kitchen equipment upgrades.

There being no further questions or comments, a motion to approve the request to spend \$159,946.94 and allow the disposal of the used assets was made by Damon Barry, seconded by Don Johnson and unanimously approved.

Agenda Item 4:

Aramark Concessionaire Innovation Fund request – Stephen Leopold

Matt Sugar introduced Mr. Stephen Leopold, General Manager, to Aramark. On behalf of Aramark, Mr. Leopold requested approval of an expenditure of \$814,254.39 from the Aramark capital repair and replacement account to address maintenance/repair and replacement projects. This year's requests include repairs of existing equipment, equipment removal, and replacement of various other equipment. The current balance of this account will be around \$782,318.17 after these repairs and replacements are completed in 2026.

After further discussion by the board, a motion to approve the request to spend \$814,254.39 and allow the disposal of the used assets was made by Alex Boian, seconded by Scott Young and unanimously approved.

Agenda Item 5:

Capital Request – Zach Myhra

Zach Myhra, Facility Manager for Stadium Management Company ("SMC"), stated that there are several approved 2025 projects that SMC was unable to accomplish (such as seat replacement, sidewalks, concrete work, and door and wall repairs), so there is some funding that will be carried over to the 2026 request to complete these projects. Mr. Myhra gave the board a brief summary of some of the upcoming projects for 2026. A large project is freight door and step replacements. Structural projects include fireproofing, traffic coating, and waterproofing repairs. The security expenses are for stadium walls and bollards upgrades and repairs. SMC is requesting approval of spending up to \$11,695,451.00 to the extent funds are available from the Capital Repairs and Replacement Fund for 2026.

After further discussion by the board, a motion was made to approve the request for expenditures from the Capital Repairs Fund up to the amount of \$11,695,451.00 to the extent funds are available by Don Johnson, seconded by Alex Boian and unanimously approved.

Agenda Item 6:

Stadium Update

Mr. Myhra updated the board regarding Mr. Jay Roberts, previous General Manager for SMC. Mr. Roberts recently left SMC for an opportunity in Pittsburgh. SMC is currently working on a national search for a new General Manager and are expected to make a decision in late May or

early June. Mr. Myhra updated the board on upcoming events at the stadium. The upcoming weekend will support the first game for Denver Summit Football Club. There are currently over 55,000 tickets sold for this event. In April, The Colorado Rapids will host a historic 30th-anniversary match against Inter Miami CF. The stadium will host Monster Trucks and Supercross again this year. May will host the Soapbox Derby and May also starts the summer concerts. Concerts that are currently scheduled include Morgan Wallen, Chris Brown & Usher, Ed Sheeran, AC/DC, and Zach Bryan in August. Then football preseason kicks off around mid-August.

No action from the board is required at this time.

Agenda Item 7:

Comments from the Public

Michael Guiietz, President of Jefferson Park United Neighbors (JPUN), mentioned that they are having conversations regarding a proposed Amazon micro-fulfillment center. This center would be a 24/7 facility on Clay Street.

Agenda Item 8:

Comments from the Board

Matt Sugar updated the board about the conversations surrounding Denver Water and Lot M. Denver Water is potentially interested in acquiring Lot M for ongoing operations in the central downtown area. Discussions are in early stages, we will continue work with Denver Water and City and County as necessary.

No action from the board is required at this time.

Agenda Item 9:

Other Matters--None

Agenda Item 10:

Adjourn

There being no other business, a motion to adjourn was made by Don Johnson, and was seconded by Damon Barry and unanimously approved.

Next meeting is scheduled for Wednesday, June 17, 2026