



ALBANY PORT DISTRICT COMMISSION MEETING

May 27, 2026

12:00 P.M.

AGENDA

- 1) Approval of Minutes from the April 29, 2026 Commission meeting**
- 2) Public Comment**
- 3) Financial Update (by CFO Stuto)**
- 4) CEO Update (by CEO Hendrick)**
- 5) External Affairs and Communications Update (by DEA Vavura)**
- 6) Ships, Barge and Tonnage Report**
- 7) Real Property/Development Update (by CCO Daly, SCM Yagan)**
- 8) Capitalize Albany Corporation Sponsorship (Resolution 13-2026)**
- 9) American Association of Port Authorities Sponsorship (Resolution 14-2026)**
- 10) APDC Committee Assignments (Resolution 15-2026)**
- 11) 108 Smith Blvd. Roof Replacement Change Order (Resolution 16-2026)**
- 12) Other Business (by Chairperson)**
- 13) Enter Executive Session¹**
- 14) Exit Executive Session**
- 15) Next Meeting: Wednesday, June 24, 2026**

¹ Only if necessary (and if approved by a majority vote of the Commission), to discuss:

- a. matters which will imperil the public safety if disclosed;
- b. any matter which may disclose the identity of a law enforcement agent or informer;
- c. information relating to current or future investigation or prosecution of a criminal offense which would imperil effective law enforcement if disclosed;
- d. discussions regarding proposed, pending or current litigation;
- e. collective negotiations pursuant to article fourteen of the civil service law;
- f. the medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation;
- g. the preparation, grading or administration of examinations; and
- h. the proposed acquisition, sale or lease of real property or the proposed acquisition of securities, or sale or exchange of securities held by such public body, but only when publicity would substantially affect the value thereof.



ALBANY PORT DISTRICT COMMISSION
MINUTES OF A REGULAR MEETING
APRIL 29, 2026

Chairperson Steffens called the meeting to order. In attendance were Commissioners Tagliento and Cinquanti. Also present were, CEO Hendrick, General Counsel Jordan, CCO Daly, CFO Stuto, DSI Schneidawin, DEA Vavura, SCM Yagan, Director of Security Stock, Administrative Assistant DiLillo and Rev. Lowell Chilton, Chaplain of the Albany Maritime Ministry.

Chairperson Steffens introduced the minutes of the March 25, 2026 Commission meeting. No changes were made to the minutes. Chairperson Steffens called for a motion to approve the minutes. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

Chairperson Steffens congratulated Megan Daly, Chief Commerce Officer for being honored at the Irish Maritime Excellence Awards recognizing her excellence in the maritime industry. The Chairperson also extended congratulations to John Kosa, Director of Operations and Facilities who was elected to the Green Marine North Atlantic Advisory Committee, representing ports across the Canadian Atlantic provinces and the Northeastern United States.

PUBLIC COMMENT

Rev. Lowell Chilton, Chaplain for Albany Maritime Ministry reported a successful spring fundraiser that raised \$280,000 to help support the Operation of Seafarers International House.

FINANCIAL UPDATE

Chairperson Steffens noted that the Finance Committee met prior to the Board meeting. CFO Stuto stated that she reviewed with the Finance Committee the financials through March 31, 2026. She reported that the largest increase in revenue was in dockage fees, crane rental and security fees. CFO Stuto noted that revenues are year to date ahead of budget by \$176,000. Operating expenses are just above the projected budget primarily due to repairs and maintenance of vehicles and the annual payments to New York State Retirement. CFO Stuto expects to be under budget by \$292,000 by the end of the year due to the gain on the sale of property. The change in net position before capital funding is projected to be \$1.14 million over budget, which is a 10% increase. Grant revenue was budgeted for \$15 million this year but is now projecting it to be at \$25 million. CFO Stuto expects the change in net position to be \$23.725 million at year end.

CEO UPDATE

CEO Hendrick reported that staff will be attending the American Association of Port Authorities Smart Ports Summit this May. CCO Daly will be presenting at the conference while Director of Security Stock will be participating in security discussions.

Port staff continue to collaborate with local partners and government entities in the Sail250 event. The Port is anticipating the arrival of a U.S. Navy littoral combat ship which will be available for tours.

On May 19th Port staff will be hosting a Maritime Summit at the Albany Capital Center. Over one hundred and fifty people are expected to attend. This event will feature panel discussions with Port directors and leaders from MARAD.

EXTERNAL AFFAIRS AND COMMUNICATIONS UPDATE

DEA Vavura provided the Board with an update on recent events and communications related to activity within and around the Port facility. She reported that March was a great month for outreach. Port staff also hosted the regional leadership program. Web traffic is holding steady and social media had 51 posts across 3 channels. Port staff are preparing for two upcoming events; the Maritime Summit which will include an array of speakers, panel discussions and a large expo group all related to the maritime industry and the Sail250 event which will include the arrival of a combat ship from the U.S. Navy.

SHIPS, BARGES & TONNAGE UPDATE

CEO Hendrick provided the Board with an update on the Ships, Barges and Tonnage for the month of March. He noted that March was a busy month with 160 trucks of commodity going through the terminal which included 17,454 metric tons of cargo and 5,700 longshoreman hours. CEO Hendrick mentioned he expects the month of April to be just as busy.

REAL PROPERTY/DEVELOPMENT UPDATE

CCO Daly provided the Board with an update. She reported that staff recently submitted a grant application to NYSERDA relating to port infrastructure. The submission was for \$100 million in funding to support infrastructure and expansion of renewable energy purposes. In addition, the staff has submitted a funding proposal to National Grid for \$500,000 which will help offset the investments in the expansion site as it relates to power readiness.

CCO Daly also reported that the Capital Region Transportation Committee is conducting outreach for a freight study. This initiative evaluates how the roadways can support heavy haul cargo or make it more difficult.

SCM Yagan provided the Board with an update on the expansion site. He reported that the subcontractor is now mobilized on the site for the substation installation. National Grid has completed all their transmission tap infrastructure work. Once all the substation equipment is installed National Grid will tie the transmission side to the substation. Port staff will be issuing a solicitation for bids for the wharf test program which will include the installation of test sheeting piles and load testing.

PURCHASE OF A UTILITY VEHICLE

Chairperson Steffens presented resolution 7-2026 for the purchase of a utility vehicle. This new utility vehicle will replace a 2000 model that requires extensive maintenance and repairs. Port staff recommended utilizing Mangino Chevrolet, the lowest qualified bidder, for the purchase of the utility vehicle at a cost not to exceed \$72,500. Chairperson Steffens called for a motion to authorize the CEO to execute the necessary documents to award the purchase of the utility truck contract to Mangino Chevrolet at a cost not to exceed \$72,500. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

CANAL FEST SPONSORSHIP

Chairperson Steffens presented Resolution 8-2026 related to the Waterford Canal Fest Sponsorship. The APDC has been asked to sponsor the festival, which occurs annually with a large attendance from the region. This festival is along the canal with activities that demonstrate various components of the maritime industry. Chairperson Steffens noted that the APDC has been sponsoring this event for multiple years. Chairperson Steffens called for a motion to authorize the CEO to pledge APDC sponsorship of the 2026 Waterford Canal Festival in the amount of \$500. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

PURCHASE & INSTALLATION OF EV CHARGING STATIONS

Chairperson Steffens presented Resolution 9-2026 for the purchase and installation of EV Charging Stations. NYS Department of Environmental Conservation, a Port tenant, has requested the installation of EV charging stations in their facility parking lot for use by NYS vehicles. Commissioner Cinquanti asked how many charging stations were included. Counsel Jordan responded that it would be 10 double sided stations. He noted that the purchase of the charging stations went through the NYS bid process which also meets the Port's procurement guidelines. Once the award is made the Port will work directly with the contractor but will be fully reimbursed by NYSDEC once installation is complete. Chairperson Steffens called for a motion to authorize the CEO to execute the necessary documents to facilitate the purchase and installation of the equipment at a cost not to exceed \$225,467.50. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

108 SMITH BLVD. EMERGENCY ROOF REPLACEMENT

Chairperson Steffens presented Resolution 10-2026 for an emergency roof replacement. The roof of the Port-owned building located at 108 Smith Blvd has been repaired previously and with the rough winter season the roof is now beyond repair, so it has been determined that a full replacement is required in order to keep the building operational and secure. Port staff issued an RFP and after review of the bids received, both staff and consulting engineer recommended utilizing Skyway Roofing, Inc. for the roof replacement at a cost not to exceed \$1,990,000. Chairperson Steffens called for a motion to authorize the CEO to execute the necessary documents to award the roof replacement contract to Skyway Roofing, Inc. at a cost not to exceed \$1,990,000. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

RENSELAER COUNTY REGIONAL CHAMBER SPONSORSHIP

Chairperson Steffens presented Resolution 11-2026 related to the sponsorship of the Rensselaer County Regional Chamber Dinner & Business Expo being held on May 7, 2026. She noted that over 500 people attend this event and that it is a great opportunity for networking and visibility for the Port and its staff. Chairperson Steffens called for a motion to authorize the CEO to pledge APDC sponsorship of the Rensselaer County Regional Chamber Dinner & Business Expo at a cost not to exceed \$2,150. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

INVESTMENT POLICY APPROVAL

Chairperson Steffens presented Resolution 12-2026 related to the APDC Investment Policy. She reported that the Finance Committee reviewed the APDC Investment Policy as presented and recommended to forward it to the full Board for approval. Chairperson Steffens called for a motion to approve the Investment Policy. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

EXECUTIVE SESSION

Chairperson Steffens called for a motion to enter executive session for the purpose of discussing the proposed acquisition, sale or lease of real property. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

No action was taken during executive session.

OTHER BUSINESS

Counsel Jordan updated the Board on the Staff's transition to a new Cyber/IT vendor. He noted that the vendor was procured using the NYS contract system and falls under the Board's procurement threshold.

NEXT MEETING

Chairperson Steffens informed those in attendance that the **next meeting of the APDC Board of Commissioners will be Wednesday May 27, 2026 at 12 noon.**

Chairperson Steffens called for a motion to adjourn the meeting. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously. The meeting was adjourned.

DRAFT

ALBANY PORT DISTRICT COMMISSION
Preliminary Results through April 30, 2026

	April 2026	Year to Date Apr-26	Year to Date Budget Apr-26	Actual to Budget Variance Ytd	Forecast May-Dec	Forecast 2026	Budget 2026	Budget to Forecast Variance
Operating Revenue:								
Rental Income	373,657	1,501,577	1,466,667	34,910	3,003,154	4,504,731	4,400,000	104,731
Dockage Fees	13,573	89,620	153,333	(63,713)	280,000	369,620	460,000	(90,380)
Wharfage Fees:	19,508	131,910	96,000	35,910	188,821	320,731	288,000	32,731
Buckeye Revenue	50,000	50,000	50,000	-	100,000	150,000	150,000	-
Stevedore Fees and Services	26,073	109,553	105,628	3,925	586,005	695,558	700,000	(4,442)
Crane Equipment Rental	45,810	196,695	68,667	128,028	243,390	440,085	206,000	234,085
Security Fees	38,560	233,240	200,000	33,240	466,480	699,720	600,000	99,720
Other Services and Revenue	2,026	7,431	2,833	4,597	14,861	22,292	8,500	13,792
Total Operating Revenue	569,208	2,320,026	2,143,128	176,898	4,882,712	7,202,737	6,812,500	390,237
Operating Expenses:								
Payroll, Payroll Taxes and Fringe Benefits	287,865	1,493,703	1,519,515	(25,812)	2,419,937	3,913,639	3,958,544	44,905
Other Post Retirement Benefit Expense	-	-	-	-	100,000	100,000	100,000	-
Repairs, Maintenance, Rent and Utilities	58,890	209,042	161,963	47,080	323,193	532,236	485,888	(46,348)
Crane Parts and Repairs	-	11,159	44,000	(32,841)	119,000	130,159	132,000	1,841
Insurance	32,374	132,639	145,000	(12,361)	288,000	420,639	435,000	14,361
Professional and Consulting Fees	21,203	102,076	122,500	(20,424)	264,997	367,073	367,500	427
Service Contracts	17,131	62,925	86,667	(23,742)	168,000	230,925	260,000	29,075
Security and Safety Costs	2,941	13,520	26,333	(12,814)	52,706	66,225	79,000	12,775
Education and Training	-	-	5,667	(5,667)	17,000	17,000	17,000	-
Office Supplies and Expense	5,572	12,423	22,267	(9,844)	42,306	54,729	66,800	12,071
Advertising, Promotion and Association Dues	7,600	41,404	82,558	(41,154)	202,531	243,935	247,675	3,740
Contingency	-	-	-	-	-	-	180,000	180,000
Total Operating Expense	433,576	2,078,889	2,216,469	(137,580)	3,997,670	6,076,559	6,329,407	252,848
Operating Income (Expense) before other items	135,632	241,137	(73,341)	314,478	885,042	1,126,178	483,093	643,085
Depreciation and Other (Income) Expenses:								
Depreciation Expense	270,579	1,082,231	1,073,333	8,898	2,164,462	3,246,693	3,220,000	(26,693)
Interest Income	(2,528)	(9,934)	(6,667)	(3,267)	(19,868)	(29,802)	(20,000)	9,802
Interest Expense	232	1,622	67,246	(65,624)	200,000	201,622	201,739	117
Waterfront Development	2,334	2,334	23,333	(20,999)	68,000	70,334	70,000	(334)
Municipal Support	-	-	-	-	-	-	-	-
(Gain)Loss on Asset	-	(350,354)	-	(350,354)	-	(350,354)	-	350,354
Net Depreciation and Other (Income) Expenses	270,618	725,899	1,157,246	(431,347)	2,412,594	3,138,494	3,471,739	333,246
Change in Net Position Before Capital Funding	(134,986)	(484,763)	(1,230,587)	745,825	(1,527,552)	(2,012,315)	(2,988,646)	976,331
Capital Grant Revenue	1,108,619	1,683,528	5,000,000	(3,316,472)	23,900,000	25,583,528	15,000,000	10,583,528
Grant and Private Partner Revenue	1,108,619	1,683,528	5,000,000	(3,316,472)	23,900,000	25,583,528	15,000,000	10,583,528
Change in Net Position	973,633	1,198,766	3,769,413	(2,570,647)	22,372,448	23,571,213	12,011,354	11,559,859



APDC External Affairs Update | April 2026

Media Relations

- Coordinate communications with local, regional, national, and industry media, including *Times Union*, *Albany Business Review*, *TV stations*, etc.

MEDIA COVERAGE

April 8, 2026 | *Albany Times Union*

Looking Back: beer heist; 100 years ago: Depper Hudson Channel

April 22, 2026 | *Bethlehem Chamber of Commerce Member News*

Port of Albany Chief Commerce Officer Megan Daly receives Irish Maritime Honor

April 22, 2026 | *Maritime Logistics Professional*

Irish Maritime Honor Bestowed on Port of Albany Chief Commerce Officer Megan Daly

April 22, 2026 | *RensCo Regional Chamber Member News*

Port of Albany Chief Commerce Officer Megan Daly receives Irish Maritime Honor

April 23, 2026 | *AAPA Seaports Advisory*

Port of Albany's Megan Daly Receives Irish Maritime Excellence Award

April 27, 2026 | *Capital Region Chamber Fast Take*

Port of Albany Facility Director Kosa elected to international maritime environmental association Green Marine Advisory Committee

April 30, 2026 | *Capital Region Chamber Fast Take*

Port of Albany Director Elected to Green Marine Advisory Committee

Community Outreach | Engagement

- Attend Discover Albany Cultural /Attractions meeting (4/7)
- Attend NYS EDC meeting (4/14)
- Attend meeting w/Ogdensburg (4/15)
- Attend Cap Reg Chamber/Applyrs 100days bfast (4/23)
- Attend meeting w/Crickett Thomas-O'Dell (4/24)
- Coordinate planning meeting w/CDTA
- Coordinate outreach to Port Tenants and neighbors for Ardent-led April Regional Food Drive
- Liaise with AAPA staff, and serve as AAPA PR Committee chair
- Participate in South End Community Coalition and South End Workforce Development calls

Speaking Opportunities | Tours | Events

- Coordinate details for Flanders/Belgium Delegation visit (4/17)
- Coordinate details for Maritime Summit (5/19), including speakers, event logistics, AV, catering, invitation lists and distribution, RSVP tracking, Expo table invites, giveaway details, staff plan, floor plan, signage, photographer, vendors/invoicing, travel/accommodations, talking points, budget, etc.
- Coordinate details for upcoming tour for Trinity Alliance (6/11)
- Coordinate return visit of NYSDOL Teacher Ambassador program (summer)
- Serve as community/communications liaison in advance of REV 250/Sail 4th
- Continue planning for 2026 Port events

Internal Communications

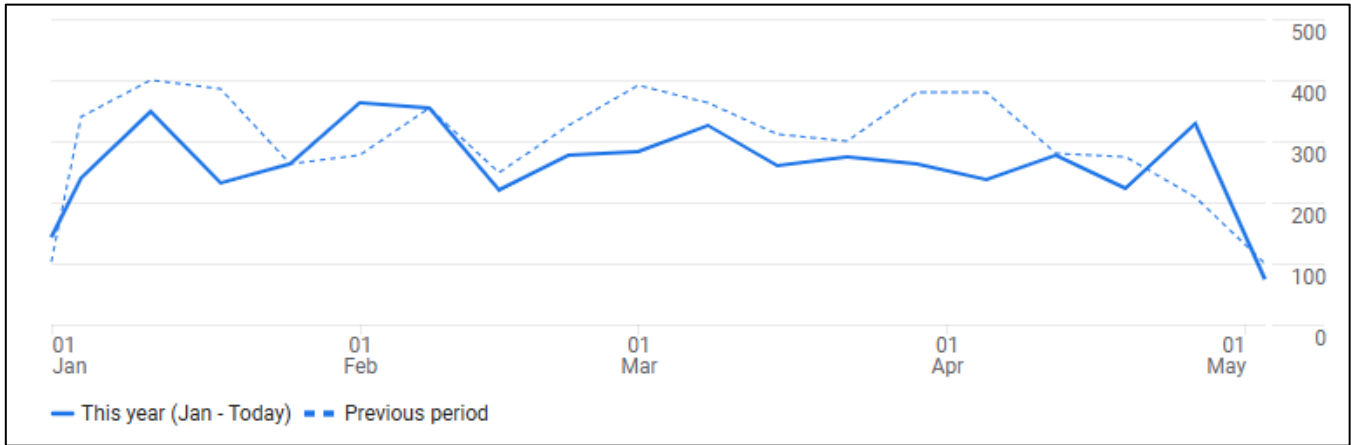
- Meet weekly with Rich; meet regularly with Megan and John
- Maintain weekly staff update email; convene monthly staff meetings
- Coordinate and distribute monthly newsletter to Port Tenants + Neighbors
- Serve as liaison to tenants, neighbors, Logistec [Corporate Comms], and AAPA Comms Office
- Serve as liaison to area Chambers of Commerce (communications)
- Maintain communication with City of Albany Neighborhood Specialist and Town of Bethlehem Supervisor

Marketing | Social Media | Advertising | Collateral Development

- Coordinate creation/distribution of Maritime Summit invite, report, website, banners, palm cards, table toppers, etc.
- Continue to develop content, schedule, track, and quantify social media
- Continue efforts on collateral design and content calendar
- Continue to update/tweak website design and troubleshoot, as needed

Website

- **Active Users: 1,109 (NC) [YTD: 4,630 (↑17.7) | Engagement rate: 40.7% (↑0.6%)**



- **Top 5 Countries by Active Users**

United States	81.7%
India	2.7%
China	2.3%
Canada	2.0%
United Kingdom	1.8%

- **Top 5 Pages by Views**

Home	30.5%
Procurement	10.4%
Staff	4.0%
Port Operations & Facilities	3.7%
APDC Board	3.0%

Social Media

Facebook	Instagram	LinkedIn
Followers 2,068↑	Followers 478↑	Followers 1,768↑
Views 39,943 (↑70.4%)	Views 3,106 (↑74.9%)	Impressions 7,949 (↓26.3%)
Interactions 754 (↑63.2%)	Interactions 149 (↑33%)	Page views 65 (↓18.8%)
Visits 835 (↑32.8%)	Reach 756 (↑231.6%)	Unique visitors 28 (↓26.3%)
Follows 34 (↑17.2%)	Follows 13 (↓27.8%)	New followers 35 (↓34%)
Top Post OTD: 2024 Port awarded PFRAP/wharf construction pix Views: 5,488	Top Post Maritime Summit Save the Date Views: 737	Top Post Flanders delegation visit Impressions: 2,044

Port of Albany
Published by Penny Vavura
April 10 at 10:00 AM

#OnThisDay in 2024, the Port of Albany was awarded a \$9.9M grant from NYS Department of Transportation Passenger and Freight Rail Assistance Program (PFRAP) for upgrades to heavy rail and on-dock wharf system at the Port's existing maritime terminal. This is the final piece of the Port's \$100M+ investment in Maritime Infrastructure. Work has begun as the wharf and rail are reconstructed and reinforced and is anticipated to continue through early 2027.

#PortofAlbany #hudsonriver #maritime #albanyny #UpstateImpactWorldwideReach #UpstateNY #portlife #PortIndustry #portsdrivetrade #HistoricAlbany #onthistodayinhistory #OTD #MaritimeKnowledge #MaritimeTechnology #logistec #HeavyLiftingMadeEasy #LogisticsSolutions #CargoHandling #SupplyChainManagement #Multimodal #ImportExport #GlobalTrade

For more information, contact Penny Vavura, pvavura@portofalbany.us, 518-339-6042

MONTHLY SHIP & BARGE REPORT

HIGHLIGHTS for April 2026:	Timber Navigator - 4500mt woodpulp; BBC Minnesota - 1200mt Project cargo; Poland Pearl - 20000mt Scrap; BBC Kimberly - 370mt Project
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WHARF ACTIVITY for April 2026

LINE VESSELS	COMMODITY	TONNAGE-MT	CBM
Timber Navigator	WP	4,607.60	
BBC Minnesota	Project	1,208.20	
Poland Pearl	Scrap	20,000.00	
BBC Kimberly	Project	370.77	
		26,186.57	0.0

TERMINAL ACTIVITY for April 2026

COMMODITY	TONNAGE-MT	# TRUCKS	# RAIL
WOODPULP	1,800.11	94	
STEEL	1,618.54	46	12
PROJECT	7.54	4	
WIND	1,311.86	17	
TOTAL	4,738.05	161	12

ANTICIPATED for May 2026:
Svend - 152mt Project; Alanis - 326mt Project - 4200mt Wind

COMMODITY [YTD]

COMMODITY	MT	CBM
WOODPULP	9,428.22	
WIND	9,945.89	18,940
SCRAP	20,000.00	
PROJECT	6,137.49	
TOTAL	45,511.61	18,940

STORED CARGO April

COMMODITY	TONNAGE-MT	CBM
WOODPULP	6,167.36	
WIND	3,910.06	7,039.98
STEEL		
PROJECT	614.60	
TOTAL	10,692.02	7,039.98

LONGSHOREMAN HOURS

Apr-26	YTD
3,556.00	12,726.0
SAFETY RECORD	
DAYS W/O LOST TIME	97

**RESOLUTION 13-2026
OF THE
ALBANY PORT DISTRICT COMMISSION**

WHEREAS, the Albany Port District Commission (the “APDC”) is a public corporation and a district corporation of the state of New York established pursuant to Chapter 192 of the Laws of 1925, as amended; and

WHEREAS, the APDC strives to responsibly and effectively manage the publicly-owned maritime Port of Albany-Rensselaer, contributing to the economy of the Capital Region and beyond while emphasizing transparency and public stewardship as prescribed in the APDC Mission Statement; and

WHEREAS, in furtherance of the APDC Mission, the APDC Sponsorship Policy (“Policy”) permits APDC sponsorship of events and for purposes that advances the APDC mission through providing financial assistance in the areas of maritime commerce or economic development; and

WHEREAS, Capitalize Albany Corporation has requested APDC sponsorship of their 2026 Annual Event in support of their investment to provide resources to sustain and strengthen small commercial businesses as well as implement programs and resources to create and attract new businesses within the City of Albany; and

WHEREAS, staff has determined that the Capitalize Albany Corporation request complies with the Policy.

NOW, THEREFORE, BE IT RESOLVED, the APDC finds that this sponsorship request is in accordance with the Policy and authorizes the Chief Executive Officer to pledge APDC sponsorship for Capitalize Albany Corporation at a cost not to exceed \$1,000.

Signed: _____
(Assistant) Secretary

Date of Authorization: May 27, 2026

Prepared by:
Patrick K. Jordan, Esq.

**RESOLUTION 14-2026
OF THE
ALBANY PORT DISTRICT COMMISSION**

WHEREAS, the Albany Port District Commission (the “APDC”) is a public corporation and a district corporation of the state of New York established pursuant to Chapter 192 of the Laws of 1925, as amended; and

WHEREAS, the APDC strives to responsibly and effectively manage the publicly-owned maritime Port of Albany-Rensselaer, contributing to the economy of the Capital Region and beyond while emphasizing transparency and public stewardship as prescribed in the APDC Mission Statement; and

WHEREAS, in furtherance of the APDC Mission, the APDC Sponsorship Policy (“Policy”) permits APDC sponsorship of events and for purposes that advances the APDC mission through providing financial assistance in the areas of maritime commerce or economic development; and

WHEREAS, the APDC has been asked to consider sponsoring the 2026 American Association of Port Authorities (“AAPA”) Annual Convention; and

WHEREAS, the Port of Albany will be provided featured advertising space as the AAPA Annual Conference brings together port authorities, governmental agencies, terminal operators and stevedores, shipping companies, maritime service providers, and other industry leaders and experts from across the Western Hemisphere to facilitate discussions and collaborations to resolve challenges most relevant to our ports and to focus on strengthening infrastructure and sustainability; and

WHEREAS, staff has determined that the request complies with the Policy.

NOW, THEREFORE, BE IT RESOLVED, that the APDC finds that this sponsorship request is in accordance with the Policy and authorizes the Chief Executive Officer to pledge APDC sponsorship of the AAPA Annual Convention at a cost not to exceed \$10,000.

Signed: _____
(Assistant) Secretary

Date of Authorization: May 27, 2026

Prepared by:
Patrick K. Jordan, Esq.

**RESOLUTION 15-2026
OF THE
ALBANY PORT DISTRICT COMMISSION**

WHEREAS, the Albany Port District Commission (the “APDC”) is a public corporation and a district corporation of the state of New York established pursuant to Chapter 192 of the Laws of 1925, as amended; and

WHEREAS, the APDC strives to responsibly and effectively manage the publicly-owned maritime Port of Albany-Rensselaer, contributing to the economy of the Capital Region and beyond while emphasizing transparency and public stewardship as prescribed in the APDC Mission Statement; and

WHEREAS, Section 2824 of NYS Public Authorities Law requires board members of state and local authorities to establish certain board committees (“Committees”); and

WHEREAS, the APDC Commission Charter establishes that the APDC Chairperson designates the chair and members of the Committees annually; and

WHEREAS, due to the resignation of a Board member in January it is required for the Board to authorize a revised membership of the 2026 APDC Committees.

NOW, THEREFORE, BE IT RESOLVED, that the APDC acknowledges the membership of the 2026 APDC Committees as detailed on the attached Schedule.

Signed: _____
Secretary

Date of Authorization: May 27, 2026

Prepared by:
Patrick K. Jordan, Esq.

APDC COMMITTEE MEMBERSHIP 2026

Audit Committee

Michael Cinquanti, Chair
Dominic Tagliento, Member
Georgette Steffens, Ex Officio

Finance Committee

Michael Cinquanti, Chair
Dominic Tagliento, Member
Georgette Steffens, Ex Officio

Governance Committee

Dominic Tagliento, Chair
Michael Cinquanti, Member
Georgette Steffens, Ex Officio

**RESOLUTION 16-2026
OF THE
ALBANY PORT DISTRICT COMMISSION**

WHEREAS, the Albany Port District Commission (the “APDC”) is a public corporation and a district corporation of the state of New York established pursuant to Chapter 192 of the Laws of 1925, as amended; and

WHEREAS, the APDC strives to responsibly and effectively manage the publicly owned maritime Port of Albany-Rensselaer, contributing to the economy of the Capital Region and beyond while emphasizing transparency and public stewardship as prescribed in the APDC Mission Statement; and

WHEREAS, in furtherance of the APDC mission, section 5 subsection 6 of the APDC Enabling Legislation authorizes the APDC to “equip and maintain port facilities within...the district”; and

WHEREAS, the APDC is the property owner of 108 Smith Blvd. in the Port of Albany and is charged with maintaining the facility, keeping it safe and secure; and

WHEREAS, on April 29, 2026 the APDC Board authorized a contract with Skyway Roofing, Inc. for the emergency roof replacement of the APDC-owned structure at 108 Smith Blvd.; and

WHEREAS, after further inspection by the project engineer and the environmental consultant team unanticipated environmental hazards and building conditions were identified leading to a revised work plan to ensure the project meets health, safety and regulatory standards; and

WHEREAS, these new environmental factors and required modifications thereby caused the budgeted costs related to the roof replacement to increase.

NOW, THEREFORE, BE IT RESOLVED, that the APDC authorizes the Chief Executive Officer to execute the necessary documents to process Skyway Roofing Inc.’s Change Order #1 at a cost not to exceed \$355,000. The new contract cost will be \$2,345,000.

Signed: _____
(Assistant) Secretary

Date of Authorization: May 27, 2026

Prepared by:
Patrick K. Jordan, Esq.