



**ALBANY PORT DISTRICT COMMISSION
MINUTES OF A REGULAR MEETING
SEPTEMBER 22, 2021**

Chairperson Steffens called the meeting to order. In attendance were Commissioners Abriel, Cinquanti, Coffey and Tagliento. Also present were CEO Hendrick, General Counsel Jordan, CCO Daly, CFO Stuto, DSI Skubon, Maritime Business Development Manager Vasil, Director of Security Williams and Deputy Director of Security Teller.

Chairperson Steffens introduced the minutes of the August 18, 2021 Board meeting. No changes were made to the minutes. Chairperson Steffens called for a motion to approve the minutes. A motion was made by Commissioner Coffey, seconded by Commissioner Cinquanti, and passed unanimously.

PUBLIC COMMENT

No public comments were made.

FINANCIAL UPDATE

Chairperson Steffens noted that the Finance Committee met prior to the Board meeting. Commissioner Coffey reported that CFO Stuto presented and reviewed the proposed 2022 Budget which outlined the goals and objectives that constitute revenue assumptions and expense projections. He mentioned that some discussion took place. Commissioner Coffey noted the CFO Stuto will present the 2022 budget for adoption at next month's Board meeting.

The adopted 2022 Budget will be posted on the APDC website and delivered to the cities of Albany and Rensselaer for public posting.

CEO UPDATE

CEO Hendrick updated the Board on the following:

- CEO Hendrick congratulated Counsel Jordan on receiving the Donald D. DeAngelis Excellence in Alumni Services Award from Albany Law School.
- Port staff met with representatives from Equinor to discuss the progression on the new offshore wind initiatives.
- Port Team will be meeting with Town of Bethlehem Engineers regarding the permit application to discuss the water flows and fire protection flows pertaining to the project site.
- CEO Hendrick will be attending a AAPA Conference on Sept. 26 – Sept. 29 where he will be certified as a Board Representative of the North Atlantic Port Region.
- Maritime activity has been strong over the last month.

REAL PROPERTY/DEVELOPMENT UPDATE

CCO Daly reported that the Port Team hosted an American Congressional Exchange, which brought together two congressmen of the Port to participate in discussions related to renewable energy and the current initiatives evolving at the Port of Albany. These discussions provided an opportunity for all parties to share information and provide different perspectives. The Port team also hosted the American Clean Energy Group, an advocacy group related to renewable energy, who produced a video which highlighted the Port of Albany and included CEO Hendrick, Mayor Sheehan and South End resident Willie White. Port Staff has been meeting regularly with Equinor in person to discuss progress on the expansion project as well as offshore wind initiatives. The Port Team along with an owner from Marmen joined a meeting with the South End Neighborhood Association to discuss their intentions relating to workforce development. Residents were very receptive to the discussions that took place with Marmen.

Work continues to advance on the design and engineering aspects of the expansion project. The permit schedule has been adjusted to allow for air permitting to be performed now rather than further in the process. CCO Daly noted that the project is at the construction assessment level and that the project team will be reviewing and resubmitting a revised project budget within the next month or so.

CONVEYANCE OF COUNTY PROPERTY

Chairperson Steffens presented Resolution 20-2021 for the Conveyance of County Property. The acquisition will enable the transportation of cargo via rail through the district. Port staff recommended the acquisition of the .043-acre portion of land. Chairperson Steffens called for a motion to acquire the .043-acre portion of land located at 209 Church Street for a purchase price of \$8,000.00 and any and all costs associated with the closing. A motion was made by Commissioner Abriel, seconded by Commissioner Tagliento and passed unanimously.

FORKLIFT REPAIRS

Chairperson Steffens presented Resolution 21-2021 for Forklift Equipment Repairs. Four responses were received from the RFP. After review of the proposals, the review team recommended that the Board award the contract to Taylor NE. Some discussion followed. Chairperson Steffens called for a motion to approve Resolution 21-2021, awarding the contract to Taylor NE at a cost not to exceed \$21,569.26. A motion was made by Commissioner Tagliento, seconded by Commissioner Cinquanti and passed unanimously.

EXECUTIVE SESSION

There was no Executive Session.

MARITIME BUSINESS ASSESSMENT

Manager Vasil provided the Board with the Ships & Barges and the Tonnage & Longshore Hours Report for August 2021. He also presented to the Board an update on the potential development of a barge service.

- Ships and barges are up 24% from last year.
- Overall tonnage is up 30% from last year.
- Longshore hours have increased from last year primarily due to the extensive work related to a shipment of subway car bodies that came into the port last month.

OTHER BUSINESS

No other business for discussion

NEXT MEETING

Chairperson Steffens informed all those in attendance that **the next meeting of the APDC Board of Commissioners will be held on Wednesday, October 27, 2021 immediately following the Finance Committee Meeting held at 11:30 a.m.**

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