



ALBANY COUNTY AIRPORT AUTHORITY

REGULAR MEETING

AGENDA

June 9 2025

General:

- 1. Chairman's Remarks**
- 2. Approval of Minutes**
Regular Meeting – May 12, 2025
- 3. Communications and Report of Chief Executive Officer**

Reports:

- 4. Chief Operating Officer**
- 5. Chief Financial Officer**
- 6. Project Development**
- 7. Counsel**
- 8. Concessions/Ambassador Program**
- 9. Public Affairs**
- 9A. Art & Culture Program**

Action Items:

- 10. Authorization of Contracts/Leases/Contract Negotiations/Contract Amendments**
 - 10.1 Issue Purchase Order for Purchase and Installation of New Heat Pumps by BPI Piping, Inc.**

10.2 Authorization to Award Contract 1206-GC for Airport Traffic Signal Upgrades to Stilsing Electric.

11. Authorization of Change Orders

11.1 Authorization of Change Order No. 4 for Construction Contract 1127-GC for Concourse A Rehabilitation to AOW Construction LLC.

11.2 Authorization of Change Order No. 13 for Construction Contract 21-1082-GC for Pre-TSA Terminal Expansion to MLB Construction Services, LLC.

12. - Authorization of Federal and State Grants - NONE

Old Business:

New Business:

Executive Session - Attorney-Client Privilege Matters

ES-1 Matter Involving a Particular Corporation

ES-2 Matter Involving a Particular Individual

AGENDA ITEM NO. 1

Chairman's Remarks

AGENDA ITEM NO. 2

Approval of Minutes



Minutes of the Regular Meeting of the Albany County Airport Authority

May 12, 2025

Pursuant to notice duly given and posted, the regular meeting of the Albany County Airport Authority was called to order on May 12, 2025 at 9:15 a.m. in the Third Floor Conference Room located in the Terminal at the Albany International Airport, Albany, New York by the Chair, Samuel A. Fresina, with the following present:

MEMBERS PRESENT

Samuel A. Fresina, Chair
Steven Heider
Kevin R. Hicks, Sr.
Tom Nardacci
Sari O'Connor
John-Raphael Pichardo
Janet M. Thayer

MEMBERS ABSENT

STAFF

Peter F. Stuto, Chief Executive Officer
John A. O'Donnell, Chief Operating Officer
Christine C. Quinn, Airport Counsel
Margaret Herrmann, Acting Chief Financial Officer
John LaClair, Chief Engineer
Matt Mokey, Airport Engineer
David Monteverdi, Airport Planner
Kathy Greenwood, Director of Art & Culture
Helen Chadderdon, Marketing Manager
Jenn Munger, Paralegal
Bobbi Matthews, Purchasing Agent
Debbie Pasquini, Confidential Secretary

ATTENDEES

Dennis Feeney, Majority Leader
Susan Quine-Laurilliard, Chair Multi-Modal Transit Committee f/k/a Mass Transit Committee
Andrew King, Avports
Todd Pennington, Airport Manager, Avports
Carmiena Brooks, Assistant Airport Manager, Avports

Chief Dorsey, ARFF Fire Chief
Chris Pasquini, Avports
Kevin Hehir, Avports
Ray Camilli, Avports
Jim O'Brien, Avports Operations
Katie Mahoney, Avports
Deputy Fire Chief Chris Menge
Don Brundage, Avports
Jeff Lovell, Managing Director, Park Strategies, LLC
Kevin Butterfield, Albany County
Matthew Hunter

Chair Fresina noted that there was a quorum.

General:

1. Chairman's Remarks

Chair Fresina advised this will be Mr. Nardacci's last board meeting and thanked him for his service.

2. Approval of Minutes

Mr. Nardacci moved to approve the minutes of the April 16, 2025 meeting.

The motion was adopted unanimously.

3. Communications and Report of Chief Executive Officer

Mr. Stuto presented a Communications and Chief Executive Officer's Report for the month of May 2025. He also introduced the Authority's new Director of Public Affairs, Matthew Hunter, who will be starting at the Authority in the beginning of June 2025.

Reports:

4. Chief Operating Officer

Mr. O'Donnell presented the Chief Operating Officer's report for the month of May 2025 (Power Point attached.)

5. Chief Financial Officer

Ms. Herrmann presented the Financial Report for the month of May 2025. (Power Point attached.)

6. Project Development

Messrs. LaClair and Mokey presented the Project Development Report for the month of May 2025. (Power Point attached.)

7. Counsel

8. Concessions/Ambassador Program

Ms. Chadderdon presented the Concessions/Ambassador Report for the month of May 2025.

9. Public Affairs - None

9A. Art & Culture Program

Ms. Greenwood presented the Art & Culture Report for the month of May 2025.

Action Items:

10. Authorization of Contracts/Leases/Contract Negotiations/Contract Amendments

10.1 Lease of 70A Sicker Road with Global Aviation Services d/b/a Primeflight GSA Maintenance Services

Ms. Quinn recommended authorization to enter into a lease with Global Aviation Services (d/b/a Primeflight GSE Maintenance Services at 70A Sicker Road. She advised this is a one-year lease with Global Aviation Services (d/b/a Primeflight GSE Maintenance Services) with the option to renew for one five-year period for the premises at 70A Sicker Road. The 4,731 SF of 70A Sicker Road is a warehouse with office space. The space will be utilized for Ground Support Equipment (GSE) Maintenance Service. The rent will be \$52,041.00 annually (\$4,336.75 monthly) plus utilities and taxes. Lease payments will increase by 3% annually for the term of the lease.

Mr. Nardacci moved to authorize the lease with Global Aviation Services (d/b/a Primeflight GSE Maintenance Services at 70A Sicker Road for the rental amount of \$52,041.00 annually (\$4,336.75 monthly) plus utilities and taxes and the lease payments will increase by 3% annually for the term of the lease. The motion was adopted unanimously.

10.2 Operating Permit with PrimeFlight Aviation Services, Inc. to provide GSE Maintenance Services to Southwest Airlines Co.

Ms. Quinn recommended authorization to enter into an Operating Permit with PrimeFlight Aviation Services, Inc. to provide GSE Maintenance Services to Southwest Airlines Co. She advised the operating permit will commence on May 15, 2025 and shall expire at the earliest of December 31, 2026. The

agreement may also be extended beginning the first day of January 2027. The permit requires payment to the Authority of five (5) percent of all PrimeFlight's gross revenue generated from Southwest at the Airport along with other appropriate terms and conditions that include but are not limited to insurance, indemnification, contract assignment, and reporting obligations under the Agreement.

Mr. Nardacci moved the approve the Operating Permit with PrimeFlight Aviation Services, Inc. to provide GSE Maintenance Services to Southwest Airlines Co. commencing on May 15, 2025. The motion was adopted unanimously.

10.3 Purchase Order: Four (4) Light Towers Vendor: Admar Construction Equipment & Supplies 878 Old Albany Shaker Road Latham, NY 12110

Ms. Herrmann recommended authorization to Issue a Purchase Order for the purchase of Four (4) Light Towers from Admar Construction Equipment & Supplies in the total amount of \$52,000 (4 @ \$13,000 each). She advised the light towers will be used in parking lots and various locations around the Airport property. Three price quotes were received for the requested generator powered units that are needed as soon as possible to ensure safety in the employee parking lots. NYS OGS Contract for these units is for rental and not direct purchase. These will be used in addition to the four units that were approved by the board in February 2025. Upon approval a purchase order will be issued to Admar.

Mr. Heider moved to approve the issuance of a Purchase Order for the purchase of Four (4) Light Towers from Admar Construction Equipment & Supplies in the total amount of \$52,000 (4 @ \$13,000 each). The motion was adopted unanimously.

10.4 Purchase Order: Purchase of one (1) 2025 Chevrolet Tahoe 4WD Joe Basil Chevrolet, Inc, 5111 Transit Road, Depew, NY 14043

Ms. Herrmann recommended authorization to Issue a Purchase Order for the purchase of one (1) 2025 Chevrolet Tahoe 4WD from Joe Basil Chevrolet, Inc, in the amount of \$56,655.00. She advised this is a commercial vehicle and will be used by the Deputy Maintenance Manager. A vendor that has been used for vehicle purchases in the past (Joe Basil Chevrolet) currently holds a contract with Erie County in Buffalo, New York. The Airport can "piggyback" off this contract to ensure a low competitive price for the vehicle that meets our specifications. The Airport Vehicle Maintenance Supervisor has reviewed this awarded vehicle and recommends award. This vehicle is in stock and available for delivery once approved. A purchase order will be issued.

Mr. Hicks moved to approve the purchase of one (1) 2025 Chevrolet Tahoe 4WD from Joe Basil Chevrolet, Inc, in the amount of \$56,655.00. The motion was adopted unanimously.

**10.5 Two (2) Aviation Fuel Truck Re-Build/Exchange Rampmaster
211 W. Stewart Huston Drive Coatesville, PA 19320**

Ms. Herrmann recommended authorization to approve the re-build/exchange of two 5,000 gallon fuel trucks by Rampmaster in the amount of \$606,460 (\$303.230 per truck). She advised the tanks and pump modules of the current fuel trucks would be reused and Rampmaster will take our two 5,000 gallon fuel trucks and provide a new chassis. These vehicles will be “like new” trucks with a significant costs savings of buying or leasing new fuelers. The savings is \$37,770 per truck. Rampmaster is the only vendor that can provide this patented system that is unique to their equipment.

Mr. Pichardo moved to approve the re-build/exchange of two 5,000 gallon fuel trucks by Rampmaster in the amount of \$606,460 (\$303.230 per truck). The motion was adopted unanimously.

**10.6 Award Contract Amendment No. 2 for: No. 1153-I Construction
Inspection services for Pre-TSA Terminal Expansion with Creighton
Manning Engineering, LLP.**

Mr. LaClair recommended authorization to award Amendment No. 2 to the Professional Services Contract 1153-I Construction Inspection Services programmed for the Pre-TSA Terminal Expansion in the amount of \$736,527.12 to Creighton Manning Engineering, LLP of Albany, N.Y. He advised the work includes fulltime onsite Construction Inspection, materials testing, project and SWPPP reporting and reviewing the contractor’s payment applications in accordance with all NYSDOT and FAA grant requirements.

Ms. O’Connor moved to approve Amendment No. 2 to the Professional Services Contract 1153-I Construction Inspection Services for the Pre-TSA Terminal Expansion in the amount of \$736,527.12 to Creighton Manning Engineering, LLP. The motion was adopted unanimously.

10.7 Lease 42-B Kelly Road with Evoqua Water Technologies, LLC

Ms. Quinn recommended authorization to enter into a three-year lease with Evoqua Water Technologies, LLC with the option to renew for two (2) one (1) year periods for the premises at 42-B Kelly Road. She advised the 5,206 +/- SF is a warehouse with office space. The space will be to support its water and wastewater treatments products, systems and service, and any ancillary uses. The rent will be \$44,251.00 annually (\$3,687.58 monthly) plus utilities and taxes. Lease payments will increase by 3% annually for the term of the lease.

Mr. Hicks moved to approve the lease at 42-B Kelly Road with Evoqua Water Technologies, LLC for the rental amount of \$44,251.00 annually (\$3,687.58 monthly) plus utilities and taxes with an increase by 3% annually for the term of the lease. The motion was adopted unanimously.

11. Authorization of Change Orders

11.1 Construction Contract: Authorization of Change Order #3 for Construction Contract 1127-GC for Concourse A Rehabilitation to AOW Construction LLC.

Mr. Mokey recommended Authorization to award Change Order #3 for Construction Contract 1127-GC for Concourse A Rehabilitation to AOW Construction LLC in the amount of \$78,708. He advised the change order work includes: 1) Installation of additional security fencing to tie into the new blast wall which allows the drainage structure to be accessible from land side. 2) During excavation of the new concrete apron it was determined additional drilling and grouting of dowels along the A3 side was needed to tie into the existing pavement. 3) During the removal of the existing ceiling it was found that new insulation was required per AHJ to maintain current fire rating standards. Existing moment plates were also found that were not shown on the structural drawings which lead to modifications to the top flange structural steel beams, the relocation of existing cable tray.

Mr. Nardacci moved to approve Change Orders No. 3 in the amount of \$78,708. The motion was adopted unanimously.

11.2 Change Order 12: Authorization to Award Contract Change Order #12 to Construction Contract 21-1082-GC for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC.

Mr. LaClair recommended authorization to award Change Order No. 12 to Construction Contract 21-1082-GC for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC. in the amount of \$98,296. He advised this Change Order is requested due to changes to the contract work due to the existing subsurface conditions being different than shown on the As-Built drawings, which caused the contractor to do additional terminal pier foundation removal and temporary column shoring. Additionally, there were revisions to the column protection for the temporary queuing platform to make additional passenger room for the ticket counters, relocation of a fire hose cabinet and additional foundation insulation required by the latest NYS energy codes.

Mr. Heider moved to approve Change Order No. 12 to Construction Contract 21-1082-GC for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC. in the amount of \$98,296. The motion was adopted unanimously.

11.3 Change Order 5: Authorization to Award Contract Change Order No. 5 to Construction Contract 21-1082-INT STR for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC.

Mr. LaClair recommended authorization to award Change Order No. 5 to Construction Contract 21-1082-INT STR for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC. in the amount of \$54,641. He advised the work includes a variety of necessary changes were made to the project involving additional cost items. These included changes directed by the Authority, clarifications to the contract documents, code compliance modifications and unforeseen existing conditions. This change order is a compilation of revisions and additions for electrical, mechanical and AV components for the Sensory area, the children's play area, travelers lounge and the west mechanical room. There is a change to add wood blocking to the roof curb.

Ms. Thayer moved to approve Change Order No. 5 to Construction Contract 21-1082-INT STR for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC. in the amount of \$54,641. The motion was adopted unanimously.

12. Authorization of Federal and State Grants - NONE

Old Business:

New Business:

Executive Session - Attorney-Client Privilege Matters

Mr. Pichardo made a motion to go into executive session at 9:46 a.m. to discuss:

ES-1 Matter Involving a Particular Corporation

ES-2 Matter Involving a Particular Individual

The motion was adopted unanimously.

There being no action taken and no further business, the meeting was adjourned at 10:47 a.m.

ALBANY COUNTY AIRPORT AUTHORITY

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- 10.4 Purchase Order: Purchase of one (1) 2025 Chevrolet Tahoe 4WDJoe Basil Chevrolet, Inc, 5111 Transit Road, Depew, NY 14043
- 10.5 Two (2) Aviation Fuel Truck Re-Build/Exchange Rampmaster 211 W. Stewart Huston Drive Coatesville, PA 19320
- 10.6 Award Contract Amendment #1 for: No. 1153-I Construction Inspection services for Pre-TSA Terminal Expansion with Creighton Manning Engineering, LLP.
- 10.7 Lease 42-B Kelly Road with Evoqua Water Technologies, LLC
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 - 11.3 Change Order 5: Authorization to Award Contract Change Order No. 5 to Construction Contract 21-1082-INT STR for the Pre-TSA Terminal Expansion to MLB Construction Services, LLC.
- 12. -
Authorization of Federal and State Grants - NONE

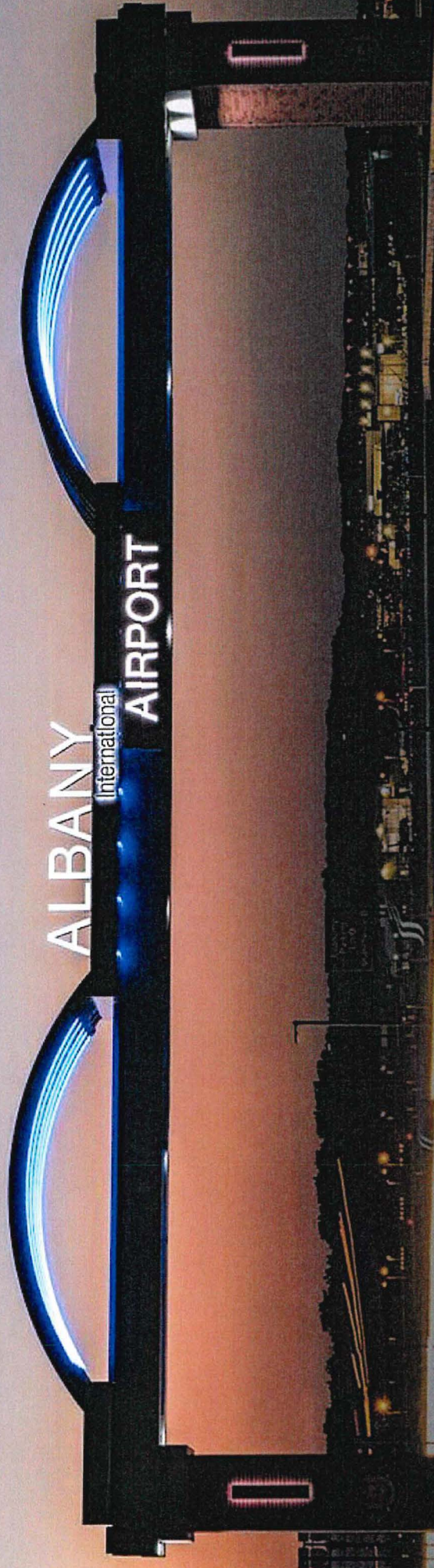
Old Business:

New Business:

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ES-1 Matter Involving a Particular Corporation

ES-2 Matter Involving a Particular Individual



May 2025

ALB ALBANY
INTERNATIONAL AIRPORT

CEO Report

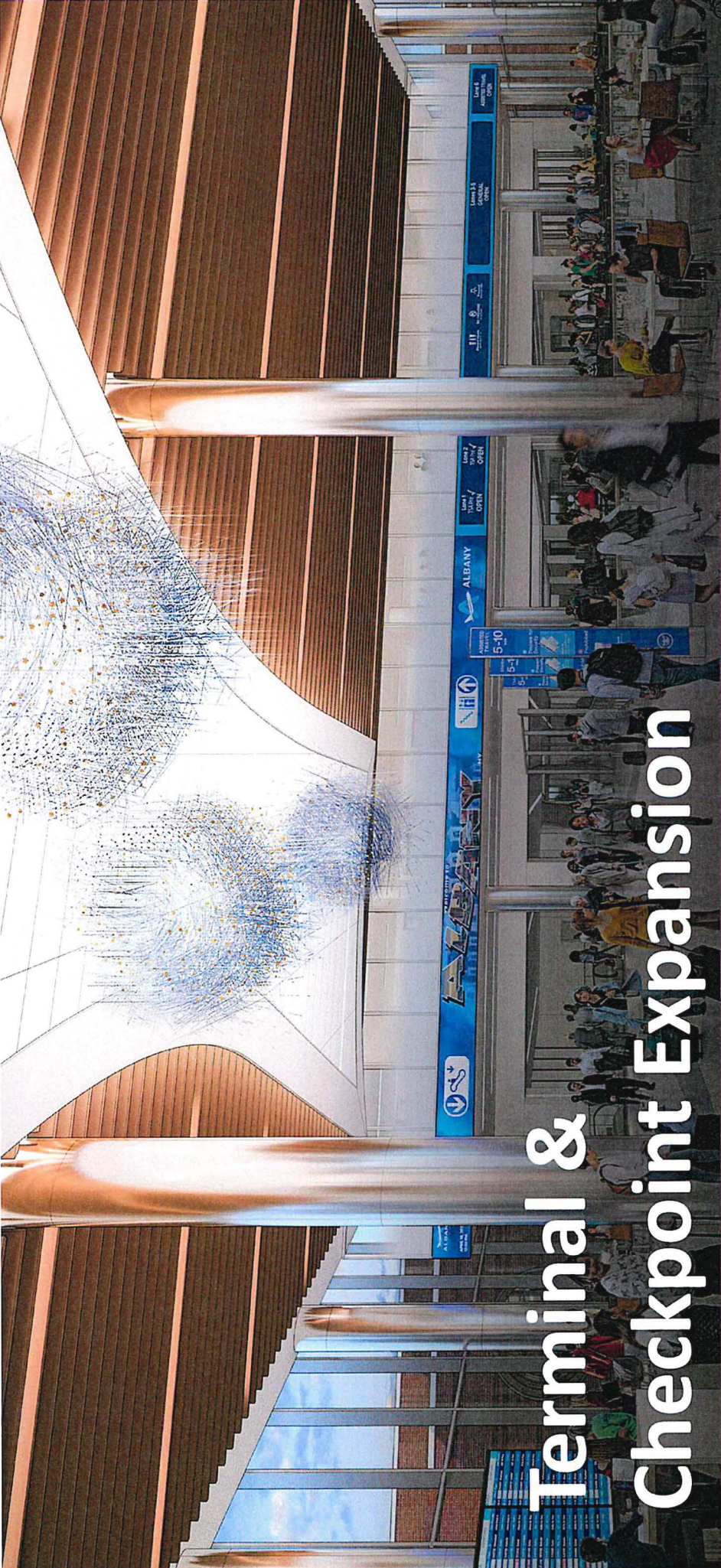
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Project Development

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INTERNATIONAL AIRPORT



Terminal & Checkpoint Expansion

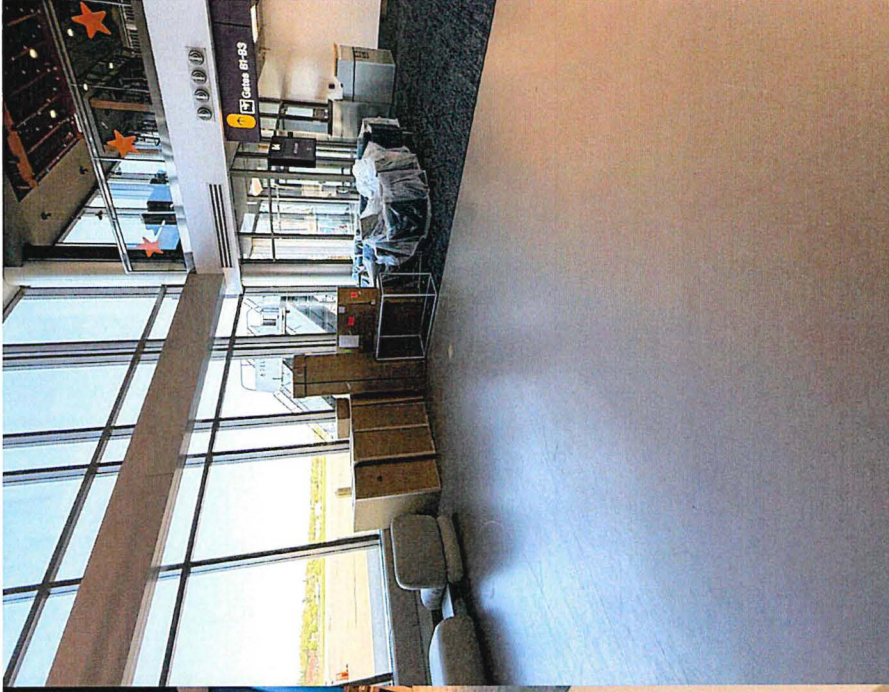
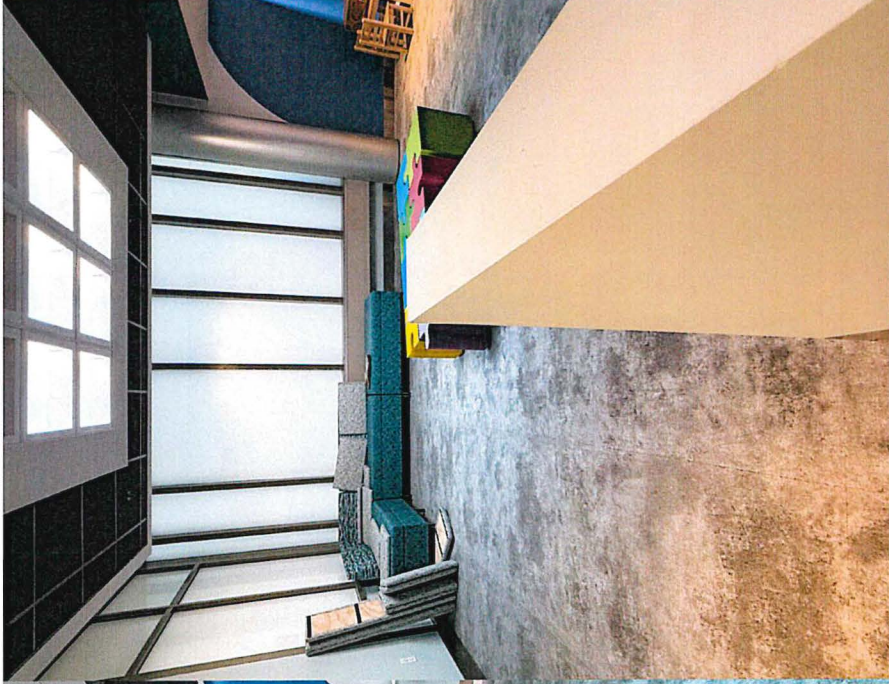
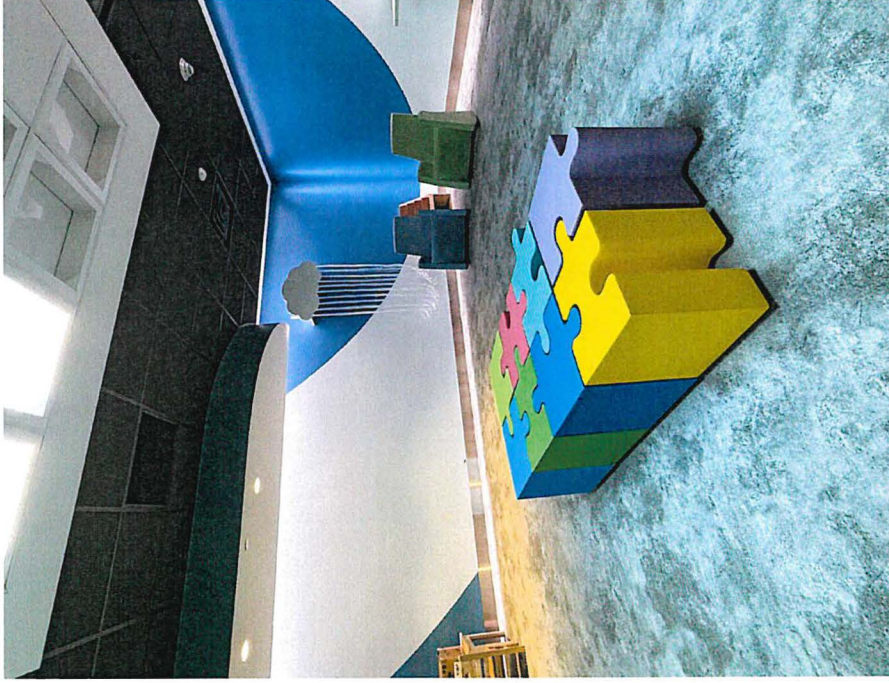
ALB ALBANY
INTERNATIONAL AIRPORT



Transit

Pharmacies

ATMs



Sensory Room & Children's Play Area

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Business Center



Concourse A Rehabilitation

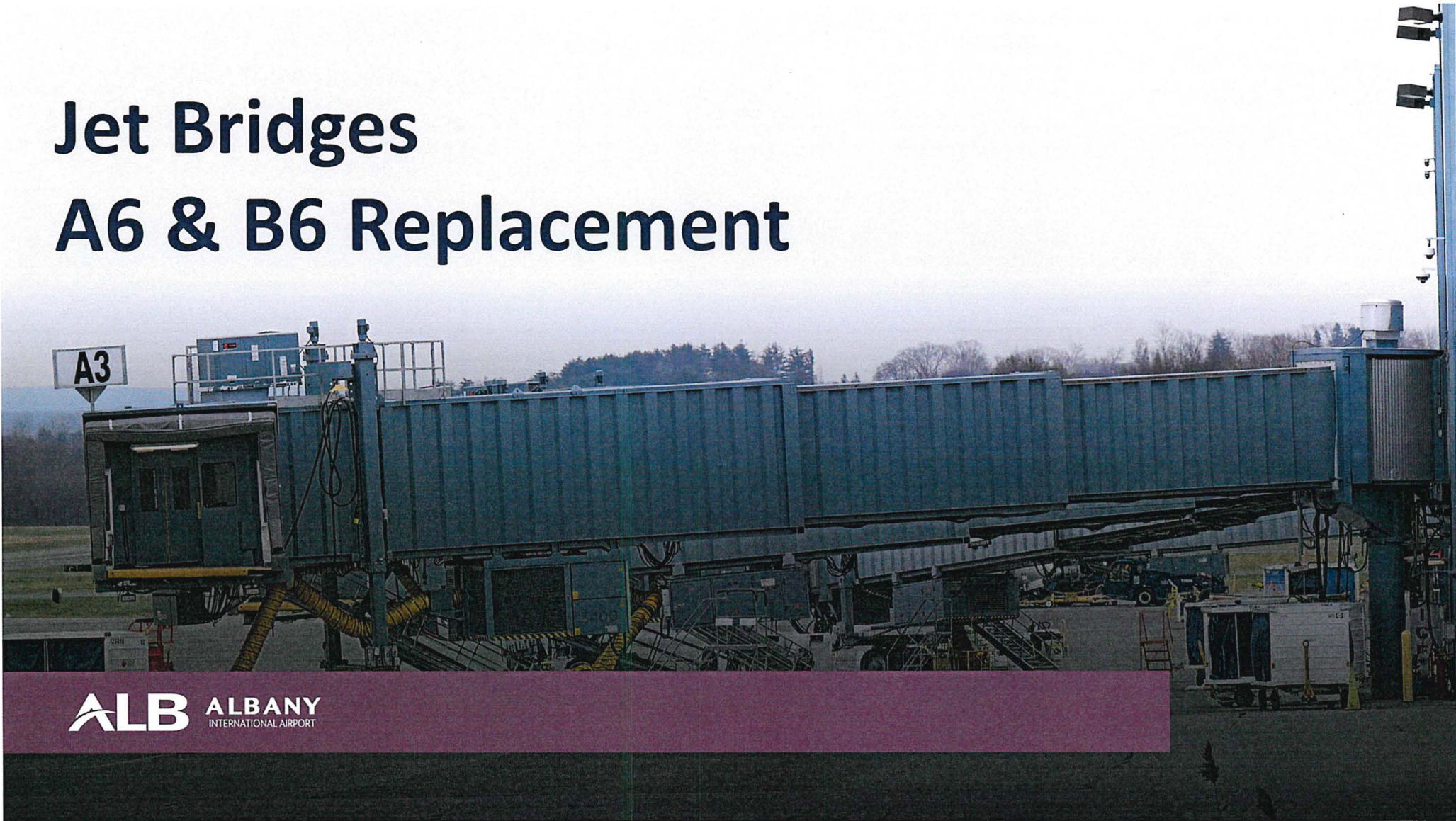
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INTERNATIONAL AIRPORT

Jet Bridges

A6 & B6 Replacement

A3

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INTERNATIONAL AIRPORT



Elevators 9, 10, & 11

Replacement





Building 79 Electrical Upgrade

ALB ALBANY
INTERNATIONAL AIRPORT

An aerial photograph showing a long, straight, newly paved asphalt road or runway. The road has white dashed lines down the center and solid white lines on the edges. It is flanked by green grassy fields. In the background, there are some trees and a few small buildings. The sky is clear and blue.

Runway 01/19 Full Rehabilitation & South Perimeter Road

ALB ALBANY
INTERNATIONAL AIRPORT



General Aviation Apron Rehabilitation

ALB ALBANY
INTERNATIONAL AIRPORT



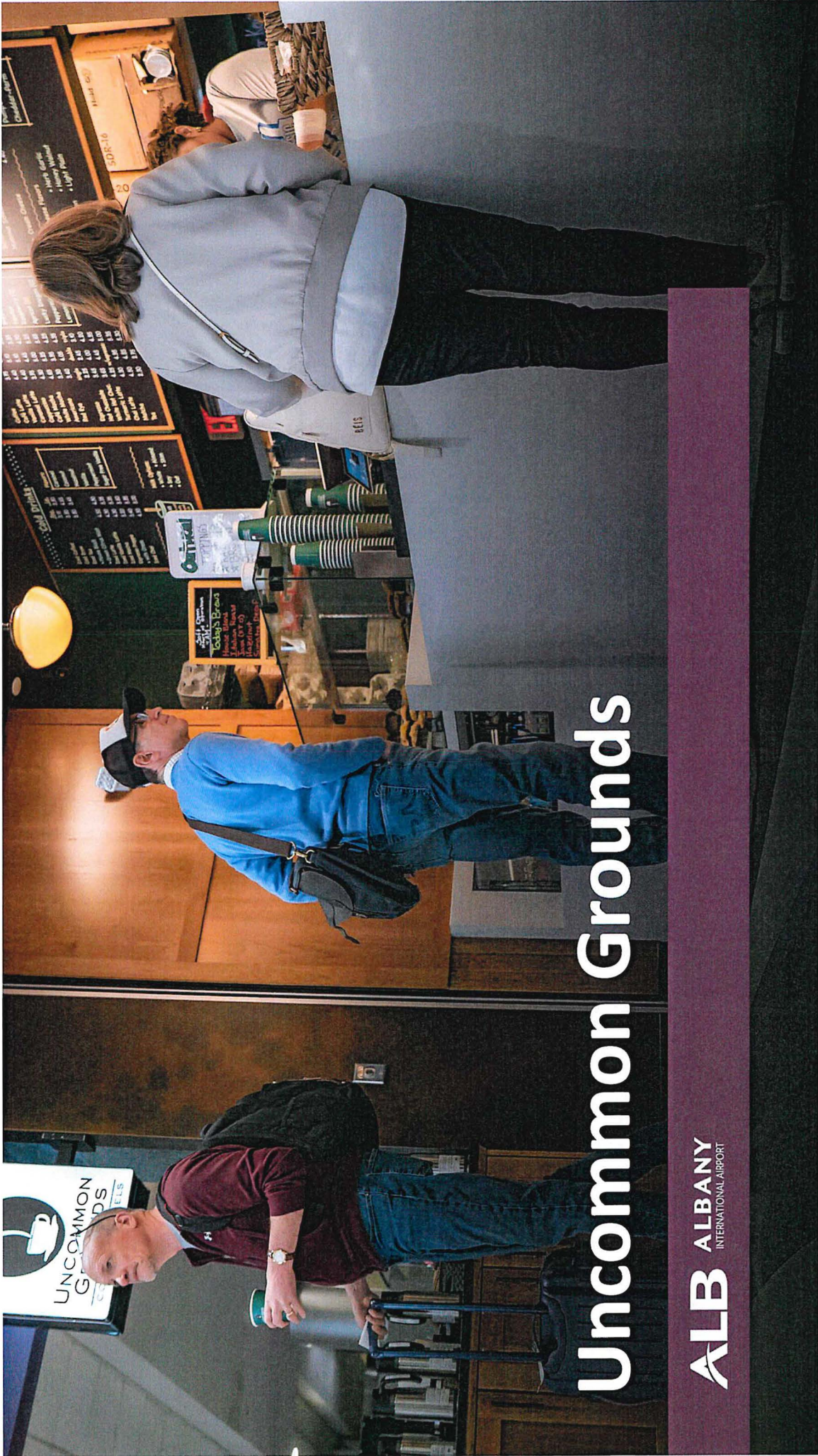
General Aviation Apron Rehabilitation

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Albany Shaker & Terminal Road Signal Replacement

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Uncommon Grounds

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INTERNATIONAL AIRPORT

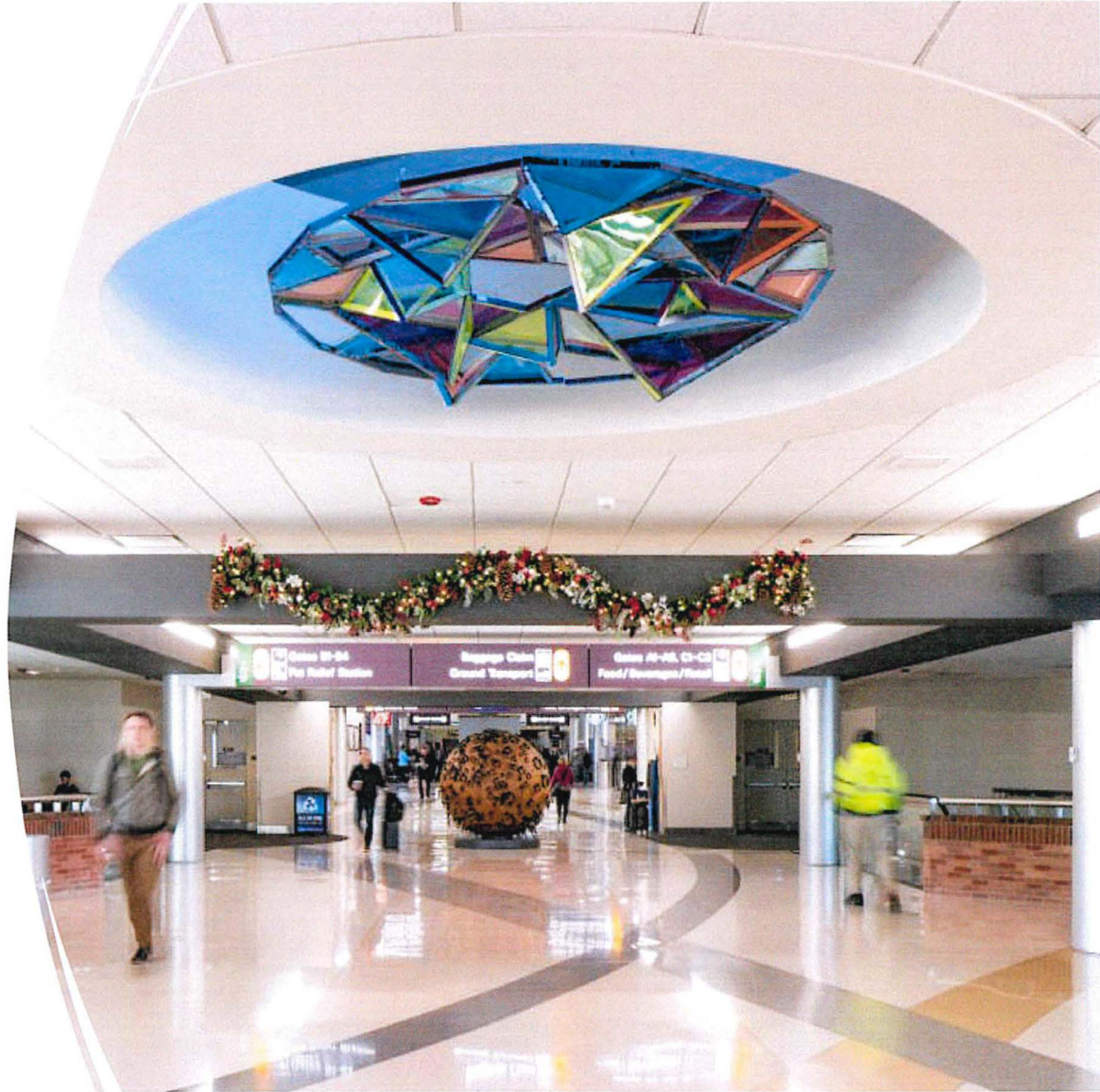
Art and Cultural Program

Kathy Greenwood, Director

ART & CULTURE PROGRAM

ALBANY INTERNATIONAL AIRPORT

25 YEARS OF MAKING
ART PUBLIC

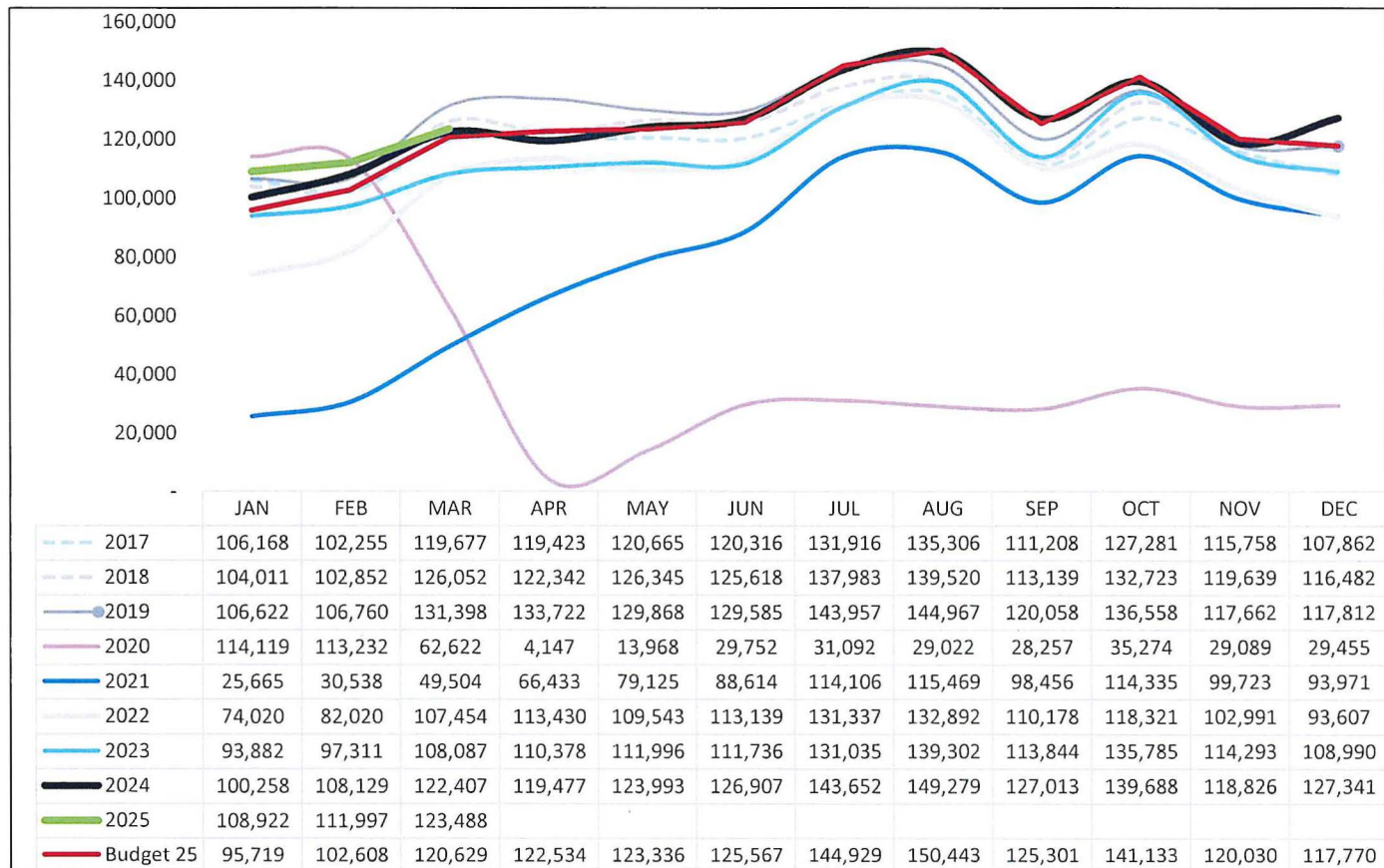


ALB

FINANCIAL REPORT

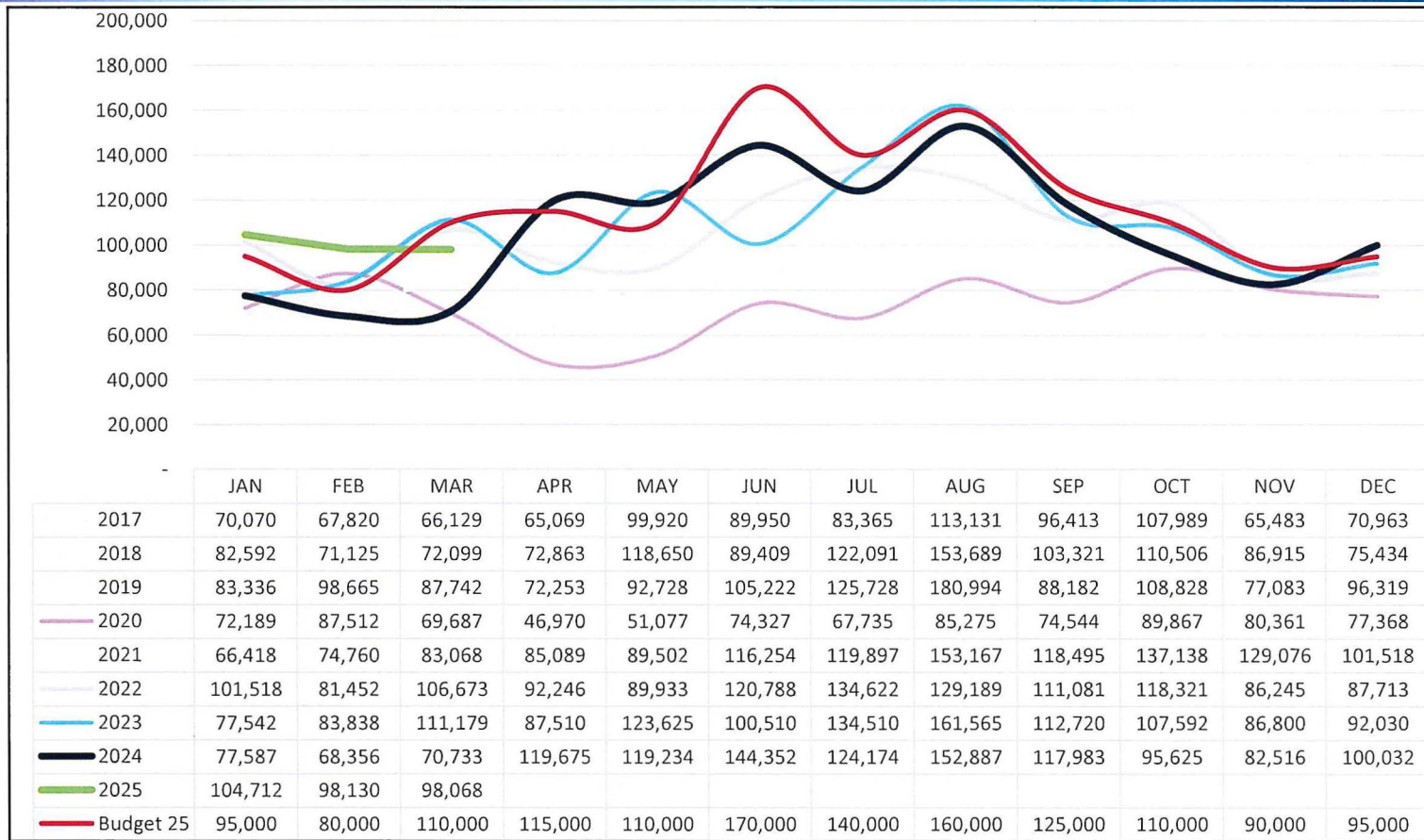
March 2025

Monthly Enplanements

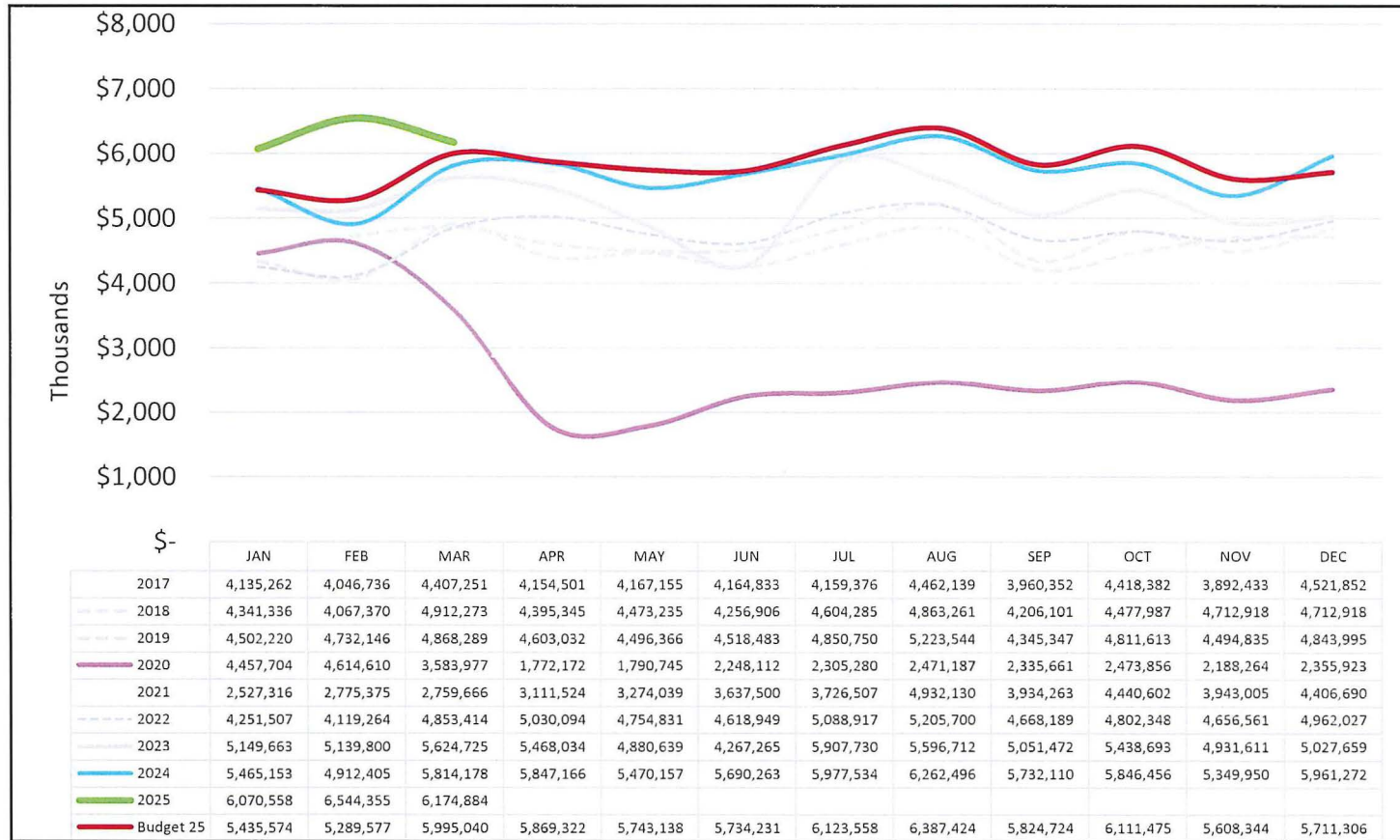


Annual
 1,417,835
 1,466,706
 1,518,969
 520,029
 975,939
 1,288,932
 1,376,639
 1,507,130

Monthly Jet A FBO only (gallons)

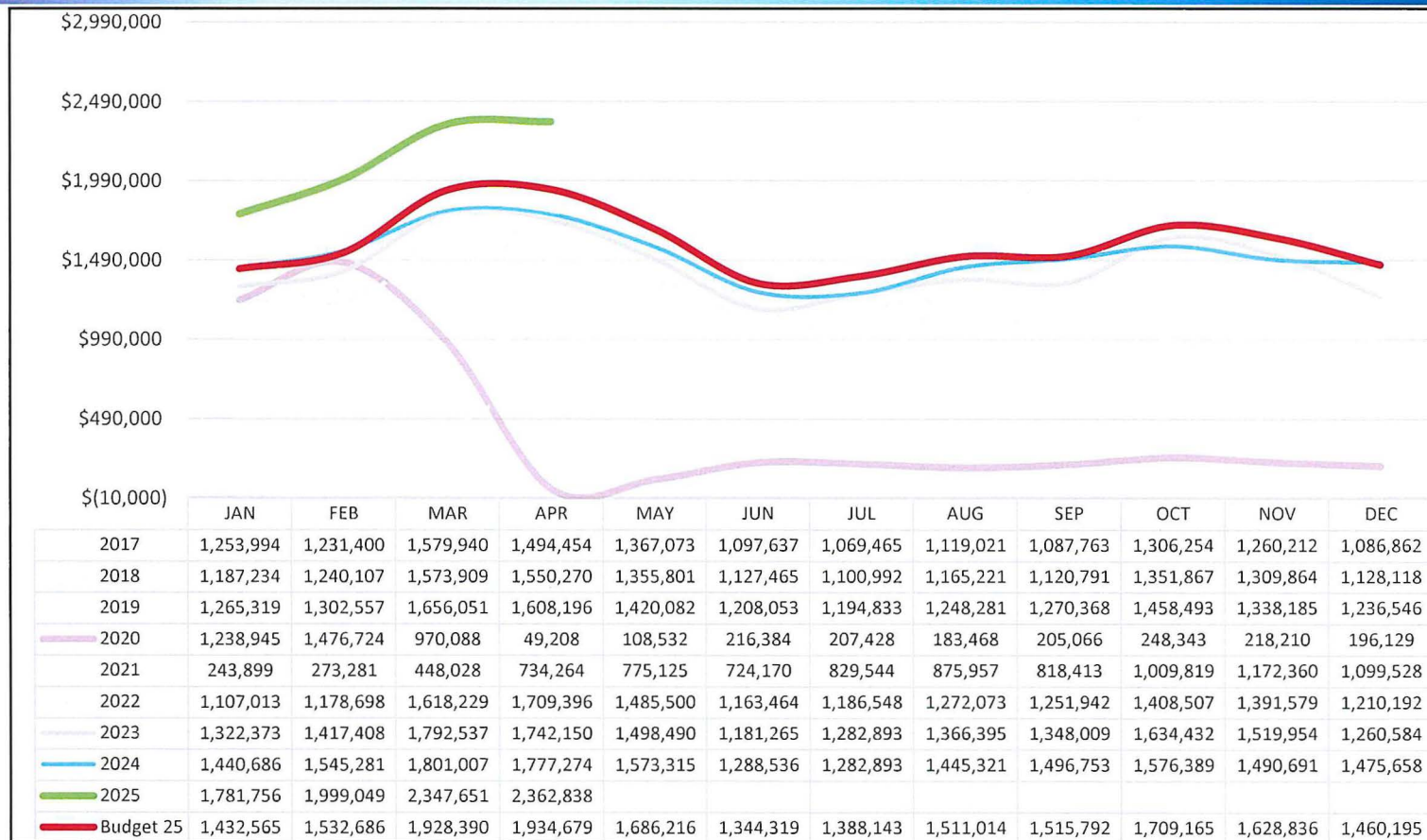


Operating Revenue (including FBO)

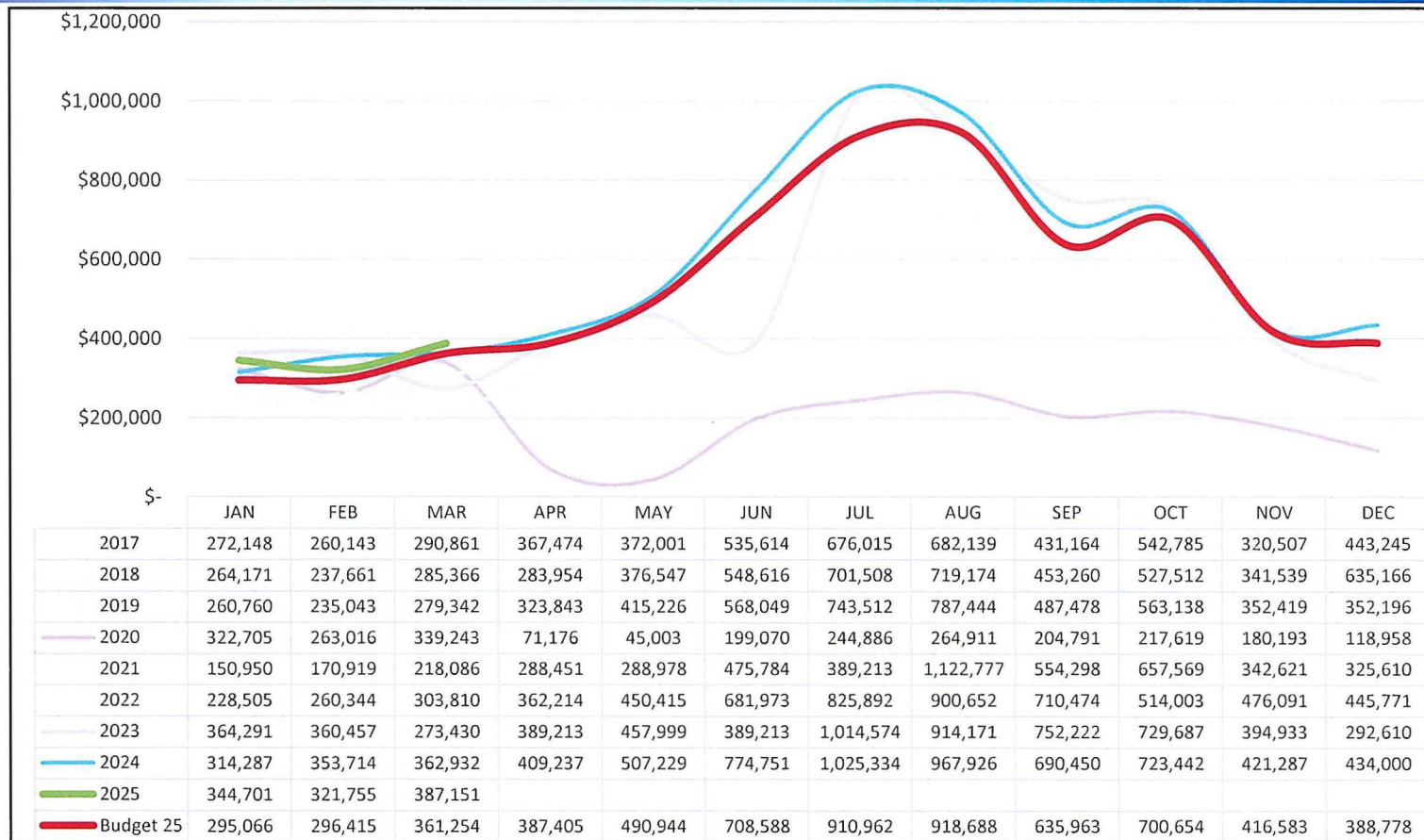


Annual
 48,876,020
 50,490,272
 54,023,935
 56,290,620
 32,597,491
 43,468,617
 57,011,801
 62,484,003
 68,329,140

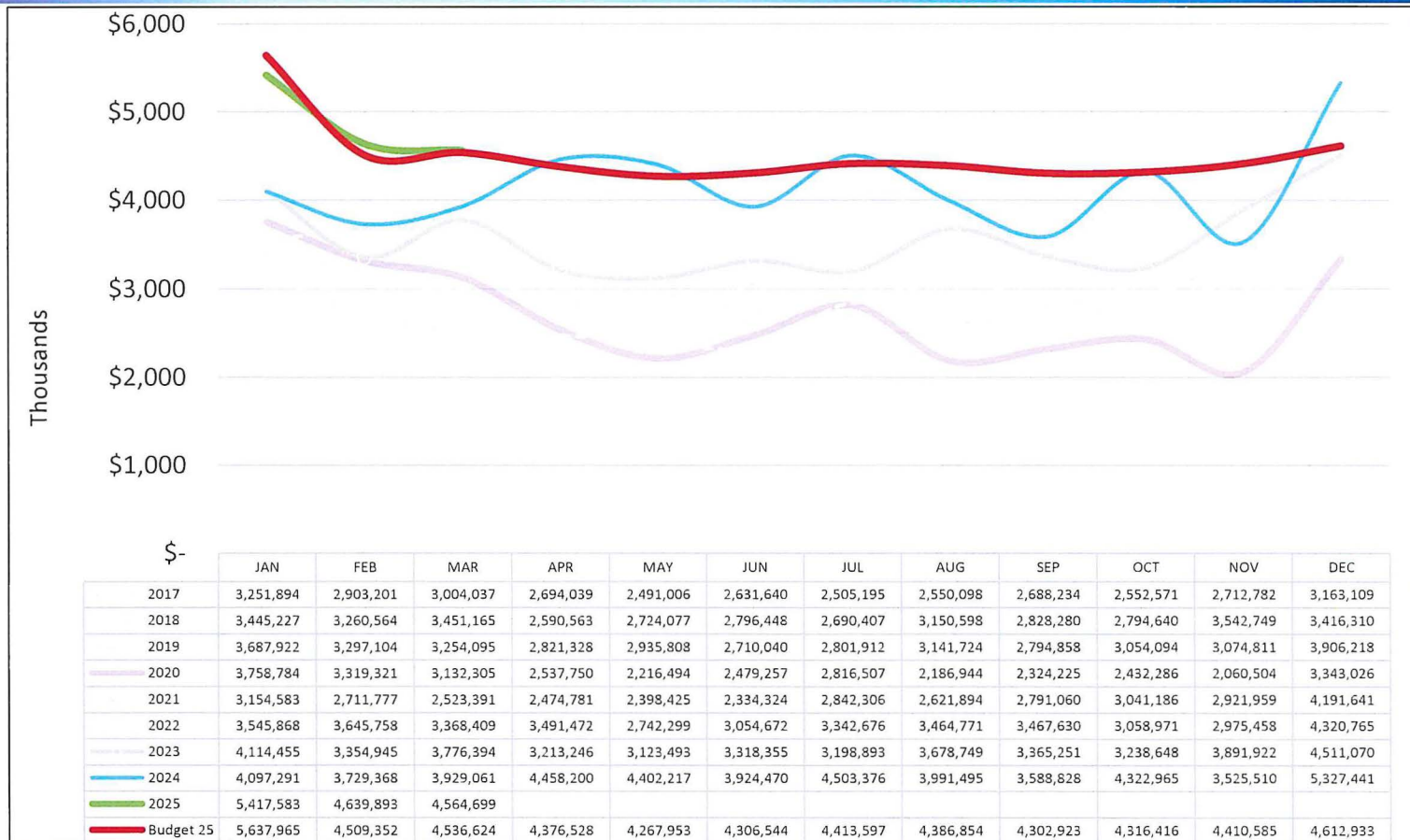
Parking Revenues



Rental Car Revenues

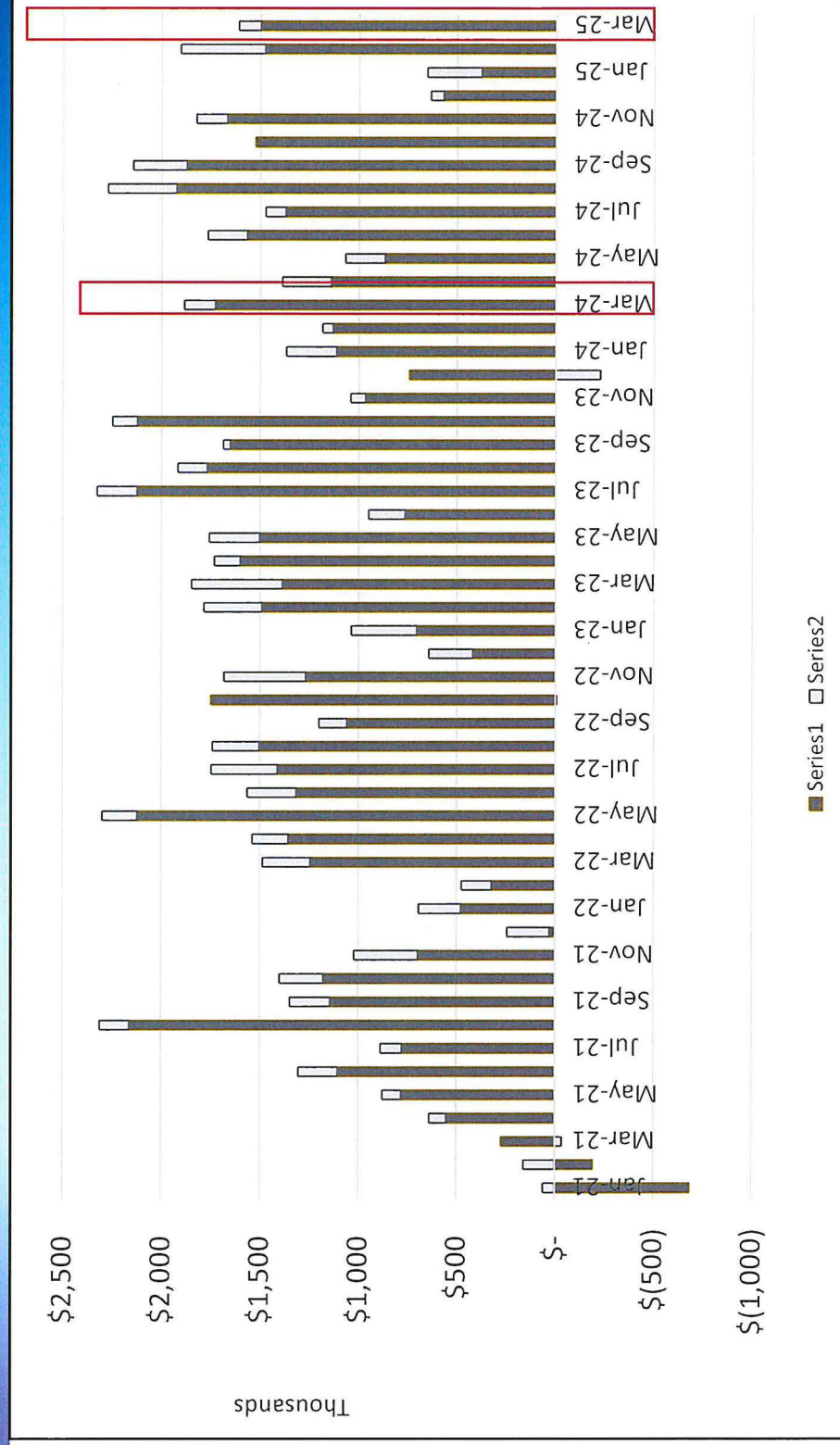


Operating Expense (including FBO)

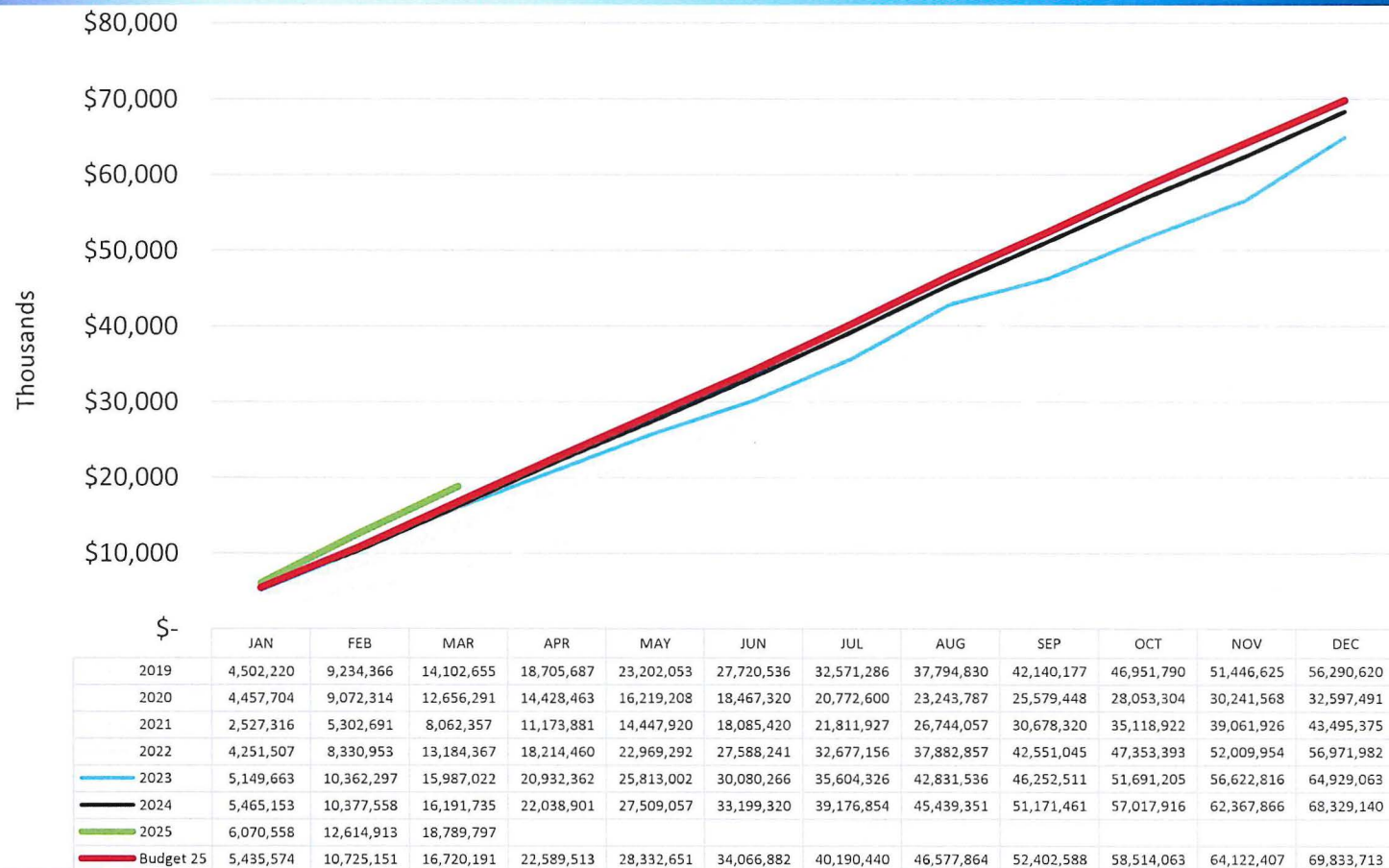


Annual
 31,345,338
 33,147,806
 36,691,028
 37,479,914
 32,607,403
 34,007,327
 40,478,749
 42,785,421
 49,800,222

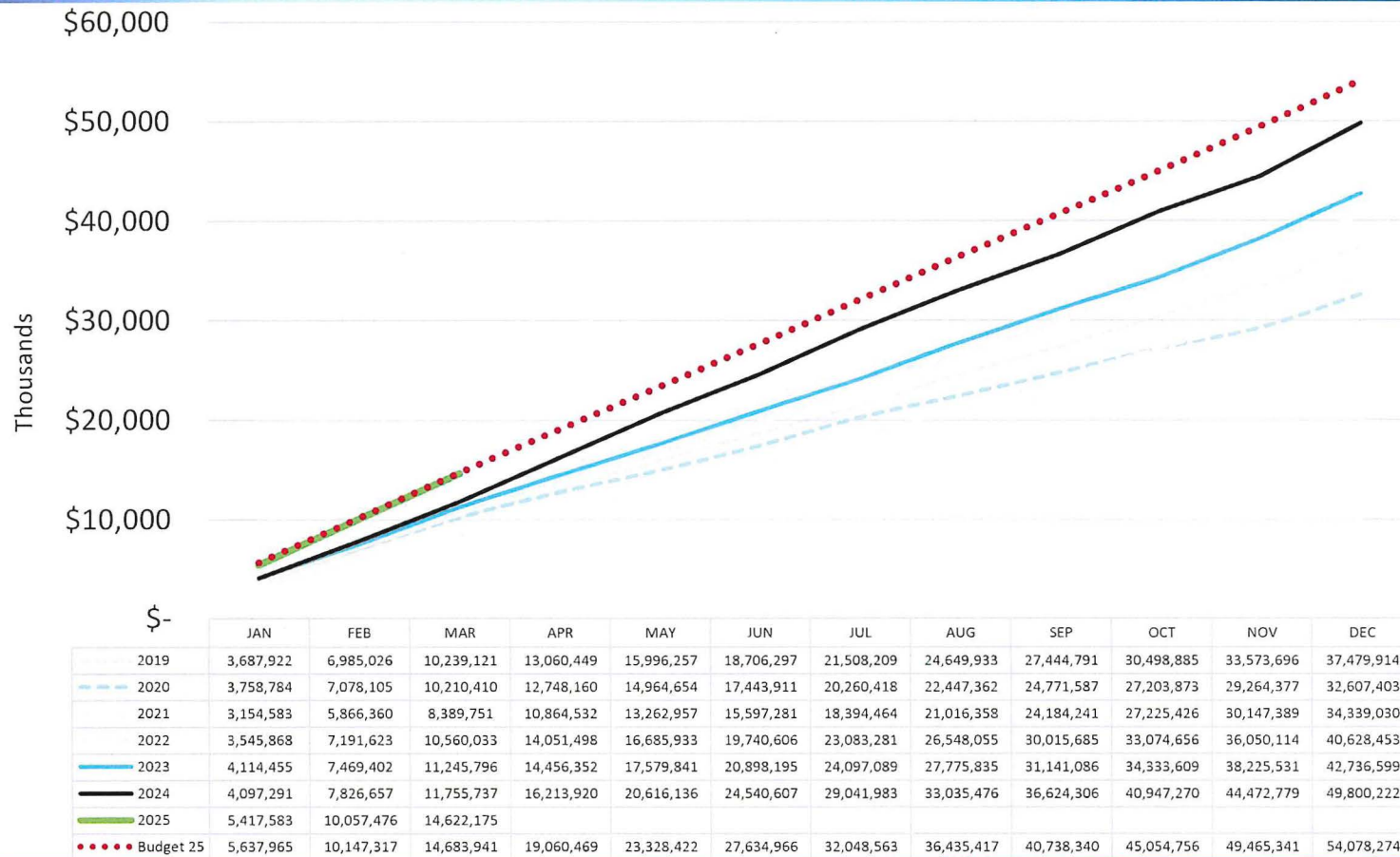
Operating Net Profit, Airport and FBO



YTD Operating Revenue (excluding CARES) vs. YTD Budget (including FBO)



YTD Operating Expense vs. YTD Budget (including FBO)



Line of Credit Draws

	Draw Date	Amount	Repayment Date
LOC Draw 01	8-Mar-24	\$ 984,381.73	12-Aug-24
LOC Draw 02	8-Mar-24	761,816.97	2-Apr-24
LOC Draw 03	20-Mar-24	959,655.24	8-Apr-24
LOC Draw 04	9-May-24	2,152,308.12	1-Jul-24
LOC Draw 05	9-May-24	1,285,737.86	1-Jul-24
LOC Draw 06	14-Jun-24	2,586,897.15	2-Oct-24
LOC Draw 07	14-Jun-24	2,337,750.23	2-Oct-24
LOC Draw 08	22-Aug-24	4,055,372.75	16-Oct-24
LOC Draw 09	15-Nov-24	3,159,332.20	10-Jan-25
LOC Draw 10	23-Dec-24	1,554,653.15	
LOC Draw 11	16-Jan-25	1,045,137.75	
LOC Draw 11	16-Jan-25	1,667,596.47	27-Mar-25
LOC Draw 12	27-Feb-25	875,236.80	
LOC Draw 12	27-Feb-25	1,342,431.04	18-Apr-25
LOC Draw 13	5-Mar-25	1,104,266.22	18-Apr-25
LOC Draw 13	5-Mar-25	1,366,011.17	18-Apr-25
LOC Draw 14	28-Apr-25	618,447.81	
LOC Draw 14	28-Apr-25	579,232.10	
Outstanding		<u>\$ 4,672,707.61</u>	

Airline Schedules

Albany International Airport Airline and Direct Market Flights For the week of May 11, 2025

AIRLINE

	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Allegiant	3	3			3	2	
American	15	15	15	15	15	15	14
Avelo		1				1	
Delta	9	9	9	9	9	9	7
Jet Blue	2	2	2	2	2	2	2
Southwest	12	11	11	11	11	11	13
United	8	8	7	7	8	8	7
	49	49	44	44	48	48	43

DIRECT MARKET

Atlanta	3	3	3	3	3	3	3
Baltimore	4	4	4	4	4	4	5
Charlotte	3	3	3	3	3	3	3
Charlotte/Concord							
Chicago-Midway	2	1	1	1	1	1	1
Chicago-O'Hare	7	7	6	6	7	7	6
Dallas/Ft. Worth	1	1	1	1	1	1	1
Denver	1	1	1	1	1	1	1
Detroit	4	4	4	4	4	4	3
Fort Lauderdale	1	1	1	1	1	1	1
Ft. Meyers							
Las Vegas	1	1	1	1	1	1	1
Miami							
Myrtle Beach	1	1			1	1	
Nashville	1	1	1	1	1	1	
New York LaGuardia	2	2	2	2	2	2	1
Orlando	3	3	3	3	3	3	4
Orlando/Sanford	1				1		
Philadelphia	4	4	4	4	4	4	4
Punta Gorda	1				1		
Raleigh Durham		1				1	
Sarasota Bradenton		1					
St. Petersburg		1				1	
Tampa	1	1	1	1	1	1	2
Washington/Dulles	4	4	4	4	4	4	4
Washington/Reagan	4	4	4	4	4	4	3
	49	49	44	44	48	48	43

Status of Airline Use & Lease Agreement Renewal for January 1, 2026:

- May 22, ALB Use & Lease Kickoff Meeting w Signatory Airlines
- Jun 27, ALB Use & Lease Second Meeting
- Jul 25, ALB Use & Lease Third Meeting
- Aug 26, ALB Use & Lease Fourth Meeting, w 2025 Rates & Charges
- Sep 23, ALB Use & Lease Fifth Meeting, w 2025 Rates & Charges
- Oct 16, ALB Use & Lease Sixth Meeting
- Nov 20, ALB Use & Lease Seventh Meeting
- Dec 18, ALB Use & Lease Eighth Meeting
- February 27, 2025 Meeting to discuss redline version of agreement
- March 11, 2025 Internal meeting to discuss airline requested changes

AGENDA ITEM NO. 3

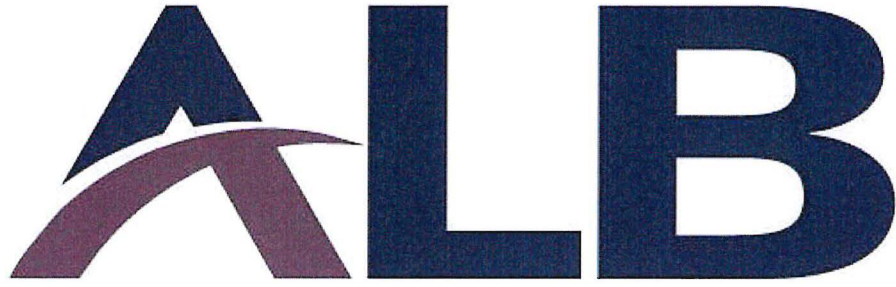
Communications and Report of Chief Executive Officer

AGENDA ITEM NO. 4

Chief Operating Officer

AGENDA ITEM NO. 5

Chief Financial Officer



Albany County Airport Authority

Monthly Financial Report

As of April 30, 2025



April 2025 Financial Performance

INTRODUCTION

The attached report includes the Airport's April 2025 statistical highlights, financial information, and operating information. This financial information is presented for the purposes of comparing budget to actual results and for indicating generally how revenues and expenses have compared to budgeted revenues and expenses through April 2025. The financial information presented herewith is prepared on the Albany County Airport Authority's budgetary basis of accounting. The information provided in this report does not include a forecast of the effects of the final settlement based upon the calculation provided for in the Airport Use and Lease Agreement, which expires December 31, 2025, or make any provision for accrual of funds owed to or from the Signatory Airlines. *This report includes preliminary operating and performance statistics and financial forecasts based upon the budgetary basis of accounting estimates that involve uncertainties that could result in actual financial results differing materially from preliminary estimates.* This report is divided into the following sections: Statistical Information, Financial Information, Airline Rates & Charges, Airport Revenues, Combined Management Expenses, Other Revenues and Expenses, Airline Incentives, Million Air FBO Operations, Line of Credit, Federal (FAA) & State Grants and Employee Counts.

STATISTICAL INFORMATION

Below are the key performance indicators for ALB through April 30:

		2025 Budget	2025 Actual	Budget Variance	2024 Actual	% Actual 2025 vs. 2024
Enplanements	Current Month	122,534	132,964	8.5%	119,477	11.3%
	Year-to-Date	441,490	477,371	8.1%	450,271	6.0%
Aircraft Seats	Current Month		166,347		137,870	20.7%
	Year-to-Date		613,763		537,093	14.3%
Load Factor	Current Month		80%		87%	-7.8%
	Year-to-Date		78%		84%	-7.2%
Aircraft Operations	Current Month	4,555	5,014	10.1%	4,578	9.5%
	Year-to-Date	16,021	17,441	8.9%	16,048	8.7%
Landed Weight (1,000#)	Current Month	150,000	153,553	2.4%	128,805	19.2%
	Year-to-Date	551,902	562,893	2.0%	495,494	13.6%
Cargo & Mail (Tons)	Current Month	1,624	1,508	-7.1%	1,474	2.3%
	Year-to-Date	6,386	5,642	-11.6%	5,812	-2.9%

FINANCIAL INFORMATION

The summary of Revenues, Expenses and Net Results shows YTD 2025 results compared to the 2025 budgeted amounts and 2024 actual amounts. The summary shows the YTD net operating results for 2025 are more than the amount budgeted by \$3,829,283. These YTD results do not reflect the adjustments for year-end settlement or reflect other year-end adjustments for 2025 which affect the revenue sharing with the airlines.

	2025 YTD Budget	2025 YTD Actual	2024 YTD Actual	Prior Year Variance
Airport revenues	\$ 18,185,575	\$ 20,636,856	\$ 17,736,154	2,900,702
FBO revenues less cost of sales	2,332,553	2,650,519	2,323,402	327,117
Total operating expenses	(16,989,087)	(16,197,335)	(14,234,575)	(1,962,760)
Operating results	3,529,041	7,090,040	5,824,981	1,265,059
Other revenue and (expenses), net	(1,555,893)	(1,287,609)	(1,023,108)	(264,501)
Net results	\$ 1,973,148	\$ 5,802,431	\$ 4,801,873	
Net variances: (2025 Actual to Budget)		<u>\$ 3,829,283</u>		
(2025 Actual to 2024 Actual)				<u>\$ 1,000,558</u>

Under the revenue sharing formula, the net revenues or deficiency at year-end are split fifty (50) percent to the signatory airlines and fifty (50) percent to the Authority, subject to certain limitations which require the airlines to ensure the Authority's net revenues are not less than 125 percent of its annual debt service requirement.

The summary information above does not reflect the effect of allocating all budget variances in accordance with the Airport Use and Lease Agreement or the potential assessment of charges to meet debt service coverage requirements, and accordingly, does not reflect the amount of an accumulated potential year-end settlement with the signatory airlines.

AIRLINE RATES AND CHARGES

Airline Rates and Charges shown for 2025 are based on the adopted budget and are calculated using the formulas incorporated into the Airline Use and Lease Agreement. Final 2024 rates will be calculated in the final settlement and revenue sharing report. The signatory airlines will be billed or credited for their share of any final variance and the Authority will fund its share of any negative variance from its reserves.

AIRPORT REVENUES

AIRPORT REVENUES for YTD 2025 are \$20,636,856 and are \$2,451,280 more than the \$18,185,575 budget to date. The main contributor to the increase is parking revenues of \$1,651,920.

FBO NET OPERATING REVENUES (revenues less cost of sales) for YTD 2025 are \$2,650,519 and are \$317,966 greater than the \$2,332,553 YTD budget. This is due to glycol revenues being higher than budget and expenses are lower than budget.

PUBLIC PARKING REVENUES for YTD 2025 total \$8,492,107 compared to \$6,564,248 in YTD 2024, a 29.4% increase and are \$1,651,920 higher than budgeted. Parking revenue per passenger

increased from \$14.58 in YTD 2024 to \$17.79 in YTD 2025. This is due to the parking rate increase that was effective on January 1, 2025.

RENTAL CAR REVENUES for YTD 2025 total \$1,464,117 compared to \$1,440,170 in YTD 2024 and are \$123,977 more than budget. Rental car revenue per passenger decreased to \$3.07 in YTD 2025 from \$3.20 in YTD 2024.

FOOD AND BEVERAGE REVENUES for YTD 2025 total \$484,851 compared to \$436,419 in YTD 2024 and are \$46,413 more than budget. Revenue per passenger was \$1.02 in YTD 2025, which is an increase from \$0.97 in YTD 2024

RETAIL REVENUES for YTD 2025 total \$336,556 compared to \$300,192 in YTD 2024 and are \$59,648 more than budgeted. Revenue per passenger was \$0.71 in YTD 2025 compared to \$0.67 in YTD 2024.

		2025 Budget	2025 Actual	Budget Variance	2024 Actual	% Actual 2025 vs. 2024
Parking	Current Month	\$ 1,934,679	\$ 2,363,651	22.2%	\$ 1,777,274	33.0%
	Year-to-Date	\$ 6,840,187	\$ 8,492,107	24.2%	\$ 6,564,248	29.4%
	YTD Rev/Enp	\$ 15.49	\$ 17.79	14.8%	\$ 14.58	22.0%
Rental Cars	Current Month	\$ 387,405	\$ 410,510	6.0%	\$ 409,237	0.3%
	Year-to-Date	\$ 1,340,140	\$ 1,464,117	9.3%	\$ 1,440,170	1.7%
	YTD Rev/Enp	\$ 3.04	\$ 3.07	1.0%	\$ 3.20	-4.1%
Food and Beverage	Current Month	\$ 123,016	\$ 121,750	-1.0%	\$ 119,627	1.8%
	Year-to-Date	\$ 438,437	\$ 484,851	10.6%	\$ 436,419	11.1%
	YTD Rev/Enp	\$ 0.99	\$ 1.02	2.3%	\$ 0.97	4.8%
Retail	Current Month	\$ 80,310	\$ 87,965	9.5%	\$ 80,636	9.1%
	Year-to-Date	\$ 276,908	\$ 336,556	21.5%	\$ 300,192	12.1%
	YTD Rev/Enp	\$ 0.63	\$ 0.71	12.4%	\$ 0.67	5.7%

COMBINED MANAGEMENT OPERATING EXPENSES

The airports three operating centers have combined operating expense results (including FBO cost of sales) is as follows:

	2025 YTD Budget	2025 YTD Actual	Budget Variance	2024 YTD Actual	Prior Year Variance
AvPorts	\$ 12,835,203	\$ 12,390,633	\$ (444,570)	\$ 10,646,469	\$ 1,744,164
Million Air	4,053,066	3,465,708	(587,358)	3,591,670	(125,962)
Authority	2,172,202	2,069,483	(102,719)	1,975,781	93,702
Total	\$ 19,060,471	\$ 17,925,824	\$ (1,134,647)	\$ 16,213,920	\$ 1,711,904
Variance			-6.0%		10.6%

OTHER REVENUES AND EXPENSES

Other revenues and expenses when netted together for YTD 2025 are \$268,284 more than budgeted mainly due to 1) interest earnings that were \$186,479 more than budgeted and 2) the line of credit expense that was \$106,319 less than budgeted.

AIRLINE INCENTIVES

Airline incentives paid to new entrant carriers or for new route services for YTD through April was \$131,088 compared to \$110,658 for YTD 2024.

MILLION AIR FBO OPERATIONS

The commercial and retail YTD revenues and cost of sales results are as follows:

	2025 YTD Budget	2025 YTD Actual	Budget Variance	2024 YTD Actual	Prior Year Variance
Revenues	\$ 4,403,937	\$ 4,379,009	\$ (24,928)	\$ 4,302,746	\$ 76,263
Cost of Sales	(2,071,384)	(1,728,489)	342,895	(1,979,345)	250,856
Net results before O & M Expenses	\$ 2,332,553	\$ 2,650,520	\$ 317,967	\$ 2,323,401	\$ 327,119
			13.6%		14.1%

2025 YTD Net Results before YTD Operating and Maintenance expenses were \$2,650,520, \$317,967 more than budgeted and \$327,119 more than YTD 2024. Revenue from deicing services and hangar rental were the most significant variance from the budget amounts.

Operating expenses, not including the cost of retail sales, for YTD 2025 were \$244,463 less than budgeted. A statement of FBO Results is included.

		2025 Budget	2025 Actual	Budget Variance	2024 Actual	% Actual 2025 vs. 2024
Jet A	Current Month	78,696	86,374	9.8%	119,675	-27.8%
	Year-to-Date	283,201	387,284	36.8%	336,351	15.1%
AvGas	Current Month	5,418	6,529	20.5%	7,699	-15.2%
	Year-to-Date	15,355	17,632	14.8%	20,128	-12.4%
Deicing Gallons Sprayed	Current Month	3,370	3,963	17.6%	7,646	-48.2%
	Year-to-Date	37,867	37,218	-1.7%	51,582	-27.8%
Deicing Gallons Consortium	Current Month	2,656	1,526	-42.5%	6,864	-77.8%
	Year-to-Date	40,871	48,128	17.8%	49,880	-3.5%

LINE OF CREDIT

On April 28, 2024 the Authority closed on a \$30 million line of credit with M&T Bank to provide cash to help fund Authority payments on the terminal connector project until the reimbursements from the NYS DOT and FAA are received. Below is the activity on the line of credit:

	Draw Date	Amount	Repayment Date
LOC Draw 01	8-Mar-24	\$ 984,381.73	12-Aug-24
LOC Draw 02	8-Mar-24	761,816.97	2-Apr-24
LOC Draw 03	20-Mar-24	959,655.24	8-Apr-24
LOC Draw 04	9-May-24	2,152,308.12	1-Jul-24
LOC Draw 05	9-May-24	1,285,737.86	1-Jul-24
LOC Draw 06	14-Jun-24	2,586,897.15	2-Oct-24
LOC Draw 07	14-Jun-24	2,337,750.23	2-Oct-24
LOC Draw 08	22-Aug-24	4,055,372.75	16-Oct-24
LOC Draw 09	15-Nov-24	3,159,332.20	10-Jan-25
LOC Draw 10	23-Dec-24	1,554,653.15	
LOC Draw 11	16-Jan-25	1,045,137.75	
LOC Draw 11	16-Jan-25	1,667,596.47	27-Mar-25
LOC Draw 12	27-Feb-25	875,236.80	
LOC Draw 12	27-Feb-25	1,342,431.04	18-Apr-25
LOC Draw 13	5-Mar-25	1,104,266.22	18-Apr-25
LOC Draw 13	5-Mar-25	1,366,011.17	18-Apr-25
LOC Draw 14	28-Apr-25	618,447.81	
LOC Draw 14	28-Apr-25	579,232.10	2-Jun-25
LOC Draw 15	12-May-25	391,933.11	2-Jun-25
LOC Draw 15	12-May-25	937,919.23	
LOC Draw 16	28-May-25	896,225.85	
LOC Draw 16	28-May-25	<u>1,099,420.41</u>	
	Outstanding	<u>\$ 7,027,041.00</u>	

The line of credit renewed on April 28, 2025 with a two year term expiring on April 28, 2027.

FEDERAL (FAA) & NYS DOT GRANTS

The Authority accepts various FAA and NYS DOT grants to fund capital improvements at the Airport. Below is the status of the current grants as of April 28, 2025:

FAA Grants:	FAA Grant #	Grant Amount	Balance
Conduct an Airport Master Plan Study	141-2020	\$ 751,154	\$ -
Acquire Snow Removal Equipment	147-2021	\$ 1,537,635	\$ 582,999
American Rescue Plan Act (ARPA)	148-2022	\$ 12,113,224	\$ 12,113,224
Rehabilitate Rwy 10/28 & Taxiway C	150-2022	\$ 7,144,824	\$ 714,483
Replace ATCT HVAC & Roof	151-2023	\$ 2,000,000	\$ 336,039
Reconstruct Terminal A & 2 PBBs	152-2024	\$ 10,600,000	\$ 3,446,302
Rehabilitate Rwy 1/19 & Perimeter Road	153-2024	\$ 9,326,858	\$ 9,326,858

New York State DOT Grants:	State Grant #	Grant Amount	Balance
Rehabilitate Rwy 10/28 & Taxiway C	1A00.30	\$ 234,696	\$ 234,696
Rehabilitate Rwy 1/19 & Perimeter Road	TBD	\$ 518,159	\$ 518,159
Rehabilitate Elevators	1A00.94	\$ 1,612,560	\$ 1,612,560
Terminal Expansion Connector	1A00.95	\$ 60,000,000	\$ 27,839,645

EMPLOYEE COUNTS

	2025 Budget	Jan-25	Feb-25	Mar-25	Apr-25	Variance Budget vs. Apr-25
AvPorts:						
Airfield	30	20	18	19	20	10
Terminal	41	36	35	35	35	6
Loading Bridges	3	3	3	3	3	-
Parking	33	26	27	25	25	8
Curbside Security	3	4	4	4	4	-
ARFF	26	24	24	24	24	2
Operations	21	18	18	17	17	4
Vehicles & Equipment	12	10	10	9	9	3
Administration	10	11	10	9	8	3
Total AvPorts Positions	179	152	149	145	145	36
Million Air:						
Commercial	11	11	11	11	11	-
General Aviation	22	21	21	22	21	1
Administration	5	4	4	4	4	1
Total Million Air Positions	38	36	36	37	36	2
Authority Positions	22	17	17	20	22	-
Total Positions	239	205	202	202	203	38

Albany International Airport
Airline and Direct Market Flights
For the week of June 8, 2025

<u>AIRLINE</u>	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Allegiant	3	3			3	3	1
American	16	17	16	17	16	16	13
Avelo	1				1	1	
Breeze		1				1	
Delta	9	9	9	9	9	9	8
Jet Blue	2	2	2	2	2	2	2
Southwest	11	12	12	12	12	12	12
United	8	8	7	8	8	8	7
	50	52	46	48	51	52	43

DIRECT MARKET

Atlanta	3	3	3	3	3	3	3
Baltimore	4	5	5	5	5	5	4
Charleston						1	
Charlotte	4	4	4	4	3	3	4
Chicago-Midway	2	3	3	3	3	3	2
Chicago-O'Hare	7	7	6	7	7	7	5
Dallas/Ft. Worth	1	1	1	1	1	1	1
Denver	1	1	1	1	1	1	1
Detroit	4	4	4	4	4	4	4
Fort Lauderdale	1	1	1	1	1	1	1
Las Vegas	1	1	1	1	1	1	1
Myrtle Beach	1	1			1	1	1
Nashville	1	2	1	1	1	2	1
New York LaGuardia	2	2	2	2	2	2	1
Orlando	3	2	2	2	2	2	3
Orlando/Sanford	1				1		
Philadelphia	5	5	4	5	5	5	4
Punta Gorda	1				1		
Raleigh Durham	1	1				1	
Sarasota Bradenton					1		
St. Petersburg		1				1	
Tampa							1
Washington/Dulles	4	4	4	4	4	4	4
Washington/Reagan	3	4	4	4	4	4	2
	50	52	46	48	51	52	43

Albany County Airport Authority

Statements of Net Position

	Unaudited April 30, 2025	Unaudited April 30, 2024
<u>ASSETS</u>		
CURRENT ASSETS		
Unrestricted Assets		
Cash and Cash Equivalents	\$6,755,072	\$9,454,320
Development Fund	31,113,767	27,110,625
Accounts Receivable	3,155,177	2,510,581
Leases	2,483,902	2,722,345
Prepaid Expenses	631,741	848,271
Total Unrestricted Assets	44,139,659	42,646,142
Restricted Assets		
Operating and Renewal Reserves	9,529,838	9,112,087
CFC Funds	494,075	472,417
Capital Funds	14,297,827	9,260,406
PFC Funds	8,284,923	10,644,014
Revenue Bond Funds	10,700,074	12,220,618
FAA Restricted Funds	223,899	214,084
Concession Improvement Funds	767,544	733,898
Total Restricted Assets	44,298,180	42,657,524
Total Current Assets	88,437,839	85,303,666
NON-CURRENT ASSETS		
Capital Assets	305,343,845	279,715,204
Lease Receivable	13,832,941	16,969,066
Prepaid Expenses	163,361	178,797
Total Non-Current Assets	319,340,147	296,863,067
Total Assets	407,777,986	382,166,733
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Refunding	386,207	638,650
OPEB Expenses	622,429	906,998
Pension Expenses	930,867	1,063,610
Total Deferred Outflows of Resources	1,939,503	2,609,258
TOTAL ASSETS AND DEFERRED OUTFLOWS	409,717,489	384,775,991
<u>LIABILITIES AND NET ASSETS</u>		
CURRENT LIABILITIES		
Payable from Unrestricted Assets	8,793,009	11,136,338
Payable from Restricted Assets	20,372,961	15,366,992
Total Current Liabilities	29,165,970	26,503,330
NON-CURRENT LIABILITIES		
Bonds and other debt obligations	42,683,796	51,326,409
Net OPEB Liability	5,880,224	6,442,137
Net Pension Liability - proportionate share	775,961	1,141,928
Total Non-Current Liabilities	49,339,981	58,910,474
Total Liabilities	78,505,951	85,413,804
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Concession Improvement Funds	1,103,181	951,816
OPEB Expenses	725,677	766,596
Pension Expenses	379,064	75,313
Leases	15,194,017	18,721,114
Total Deferred Inflows of Resources	17,401,939	20,514,839
<u>NET POSITION</u>		
Invested in Capital Assets, net of Related Debt	244,264,779	216,013,549
Restricted	41,939,150	39,570,530
Unrestricted	27,605,670	23,263,269
Net Position	313,809,599	278,847,348
TOTAL LIABILITIES, DEFERRED INFLOWS AND NET POSITION	\$ 409,717,489	\$ 384,775,991

Albany County Airport Authority
2025 Summary of Revenues, Expenses and Net Results
For the four months ended April 30, 2025

	2025 Adopted FY Budget	Budget YTD	April 2025 Actual YTD	Variance YTD	Variance %	April 2024 YTD Unaudited	2025 Actual/ Prior Year Variance %
AIRPORT OPERATING REVENUES							
Airline	\$ 17,438,116	\$ 6,614,973	\$ 7,113,405	\$ 498,432	7.5%	\$ 6,336,129	12.3%
Non-Airline	36,087,292	11,570,602	13,523,451	1,952,848	16.9%	11,400,025	18.6%
Total Revenues	53,525,408	18,185,575	20,636,856	2,451,280	13.5%	17,736,154	16.4%
AIRPORT OPERATING EXPENSES							
Personal Services	13,946,659	4,648,886	4,318,479	(330,408)	-7.1%	4,035,458	7.0%
Employee Benefits	6,655,075	2,263,570	2,141,164	(122,406)	-5.4%	1,910,328	12.1%
Utilities & Communications	2,903,498	967,833	1,187,077	219,245	22.7%	915,755	29.6%
Purchased Services	10,162,173	3,881,392	3,673,592	(207,800)	-5.4%	3,099,183	18.5%
Material & Supplies	6,054,576	2,216,992	2,259,485	42,493	1.9%	1,745,486	29.4%
Office	1,166,388	385,963	309,044	(76,918)	-19.9%	333,752	-7.4%
Administration	992,307	339,102	348,533	9,431	2.8%	444,180	-21.5%
Non-Capital Equipment	911,000	303,667	222,742	(80,924)	-26.6%	138,108	61.3%
Total Expenses	42,791,676	15,007,405	14,460,116	(547,287)	-3.6%	12,622,250	14.6%
AIRPORT OPERATING RESULTS	10,733,732	3,178,170	6,176,740	2,998,567	94.3%	5,113,904	20.8%
FBO OPERATING RESULTS	1,602,831	350,871	913,301	562,429	160.3%	711,077	28.4%
TOTAL OPERATING RESULTS	12,336,563	3,529,041	7,090,041	3,560,996	100.9%	5,824,981	21.7%
OTHER REVENUES (EXPENSES)							
Interest Earnings	1,700,000	566,667	753,146	186,479	32.9%	914,477	-17.6%
Passenger Facility Charges	3,641,472	1,213,824	1,213,824	-	0.0%	1,213,824	0.0%
ACAA Debt Service	(9,916,250)	(3,305,417)	(3,305,417)	-	0.0%	(3,311,140)	-0.2%
Line of Credit Interest	(600,000)	(200,000)	(93,681)	106,319	-53.2%	(14,065)	0.0%
Grant Income	138,700	46,233	21,719	(24,514)	-53.0%	50,996	-57.4%
Improvement Charges	368,400	122,800	122,800	-	0.0%	122,800	0.0%
Total Other Revenues(Expenses)	(4,667,678)	(1,555,893)	(1,287,609)	268,284	-17.2%	(1,023,108)	25.9%
INCOME/(LOSS) BEFORE CAPITAL CONTRIBUTIONS	7,668,885	1,973,148	5,802,432	3,829,280	194.1%	4,801,873	20.8%
AIRLINE INCENTIVES	(400,000)	(133,333)	(131,088)	2,245	-1.7%	(110,658)	18.5%
CAPITAL CONTRIBUTIONS	-	-	2,354,006	2,354,006	0.0%	3,438,046	0.0%
INCREASE (DECREASE) IN NET POSITION	\$ 7,268,885	\$ 1,839,815	\$ 8,025,350	6,185,535	336.2%	8,129,261	-1.3%
NET POSITION, BEGINNING OF PERIOD			305,784,249			270,718,087	
NET POSITION, END OF PERIOD			\$ 313,809,599			\$ 278,847,348	
RECONCIATION TO AIRLINE FUNDS REMAINING:							
NET RESULTS BEFORE CAPITAL CONTRIBUTION	7,668,885	1,973,148	5,802,432	3,829,280	194.1%	4,801,873	20.8%
Less: Capital Improvements	(4,044,255)	(1,348,085)	(1,348,085)	-	0.0%	(1,148,286)	17.4%
Less: Reserve Requirements	(650,670)	(216,890)	(216,890)	-	0.0%	(285,771)	-24.1%
NET RESULTS	2,973,960	408,173	4,237,457	3,829,280	938.2%	3,367,816	25.8%
Revenue Sharing:							
Transfer to/from Airlines (50%)	1,486,980	204,087	2,118,729	1,914,640	938.2%	1,683,908	25.8%
Authority Share (50%)	1,486,980	204,087	2,118,729	1,914,640	938.2%	1,683,908	25.8%
Less: Airline Incentives	(400,000)	(133,333)	(131,088)	2,245	-1.7%	(110,658)	18.5%
Net Authority Share	\$ 1,086,980	\$ 70,753	\$ 1,987,641	\$ 1,916,885	2709.3%	\$ 1,573,250	26.3%

Albany County Airport Authority
Operating Revenues
For the four months ended April 30, 2025

	2025	April 2025				April	2025 Actual/
	Adopted FY Budget	Budget YTD	Actual YTD	Variance YTD	Variance %	2024 YTD Unaudited	Prior Year Variance %
AIRLINE REVENUES							
COMMERCIAL							
Landing Fees-Signatory	\$ 6,986,385	\$ 2,240,328	\$ 2,671,078	\$ 430,750	19.2%	\$ 2,630,104	1.6%
Landing Fees-Non Signatory	47,680	15,893	0	(15,893)	-100.0%	0	0.0%
Airline Apron Fees	1,005,383	335,128	334,613	(515)	-0.2%	297,620	12.4%
Glycol Disposal Fee	301,436	100,479	253,771	153,292	152.6%	227,695	11.5%
CARGO							
Landing Fees-Signatory	949,230	295,445	243,851	(51,594)	-17.5%	274,793	-11.3%
Landing Fees-Non Signatory	0	0	0	0	0.0%	3,612	-100.0%
TERMINAL							
Loading Bridges	897,387	299,129	277,763	(21,366)	-7.1%	275,818	0.7%
Space Rental	7,241,615	3,325,571	3,287,299	(38,272)	-1.2%	2,624,863	25.2%
Non-Signatory Per Turn Fee	9,000	3,000	45,031	42,031	1401.0%	1,624	2673.1%
TOTAL AIRLINE REVENUES	17,438,116	6,614,973	7,113,405	498,432	7.5%	6,336,129	12.3%
NON-AIRLINE REVENUES							
AIRFIELD							
Tenant Maintenance	30,000	10,000	25,741	15,741	157.4%	39,871	-35.4%
Total Airfield	30,000	10,000	25,741	15,741	157.4%	39,871	-35.4%
TERMINAL							
Utility Reimbursement	36,920	12,307	13,229	922	7.5%	12,036	9.9%
Tenant Maintenance	20,559	6,853	0	(6,853)	-100.0%	4,945	-100.0%
Space Rent - Non Airline	199,247	66,416	82,850	16,434	24.7%	66,225	25.1%
Space Rent - Fixed Non Airline	565,568	188,523	188,518	(5)	0.0%	188,518	0.0%
Food & Beverage	1,490,000	438,437	484,851	46,413	10.6%	436,419	11.1%
Retail	953,600	276,908	336,556	59,648	21.5%	300,192	12.1%
Advertising	0	0	0	0	0.0%	(4,300)	-100.0%
ATM	14,598	4,866	4,796	(70)	-1.4%	4,826	-0.6%
Operating Permits	348,420	116,140	163,678	47,538	40.9%	136,412	20.0%
Vending Machines	14,900	4,967	6,765	1,798	36.2%	4,400	53.7%
Baggage Cart Rentals	14,900	4,967	4,346	(621)	-12.5%	4,750	-8.5%
Total Terminal	3,658,712	1,120,383	1,285,588	165,205	14.7%	1,154,425	11.4%
GROUND TRANSPORTATION							
Parking	19,107,600	6,840,187	8,492,107	1,651,920	24.2%	6,564,248	29.4%
Rental Cars	6,511,300	1,340,140	1,464,117	123,977	9.3%	1,440,170	1.7%
Access Fees	238,166	79,389	65,005	(14,383)	-18.1%	53,635	21.2%
TNCs	368,030	122,677	136,832	14,156	11.5%	107,077	27.8%
Garage Space Rent	89,702	29,901	29,030	(871)	-2.9%	28,750	1.0%
Garage Kiosk Rent	21,600	7,200	7,200	0	0.0%	7,200	0.0%
Total Ground Transportation	26,336,398	8,419,493	10,194,291	1,774,798	21.1%	8,201,080	24.3%
OTHER AIRPORT							
Telephone System - Tenants	49,032	16,344	15,481	(863)	-5.3%	17,353	-10.8%
Building Rental	76,965	25,655	25,293	(362)	-1.4%	25,773	-1.9%
Control Tower Rental	806,376	268,792	263,549	(5,243)	-2.0%	263,549	0.0%
Air Cargo Facility	1,341,818	447,273	438,459	(8,814)	-2.0%	438,201	0.1%
State Executive Hangar	1,247,083	415,694	415,694	0	0.0%	415,694	0.0%
T Hangars	176,328	58,776	52,398	(6,378)	-10.9%	57,821	-9.4%
Tie Downs	1,586	529	561	32	6.1%	544	3.0%
Industrial Park	617,937	205,979	179,928	(26,051)	-12.6%	198,554	-9.4%
Land Rental	363,074	121,025	134,365	13,340	11.0%	150,533	-10.7%
Hangar Rental	950,492	316,831	318,505	1,675	0.5%	304,826	4.5%
Antenna Space Rental	112,473	37,491	28,176	(9,315)	-24.8%	27,735	1.6%
Internet and Cable Access	2,660	887	720	(167)	-18.8%	1,220	-41.0%
Fingerprinting	39,000	13,000	16,956	3,956	30.4%	12,747	33.0%
Tenant Maintenance	2,000	667	0	(667)	-100.0%	0	0.0%
Ebay/Scrap/Equipment Sales	5,000	1,667	14,091	12,424	745.5%	5,107	175.9%
Utility Reimbursement	165,000	55,000	87,638	32,638	59.3%	68,168	28.6%
Reimbursement of Property Taxes	25,357	8,452	19,372	10,920	129.2%	15,741	23.1%
Other	80,000	26,667	6,644	(20,023)	-75.1%	1,081	514.8%
Total Other Airport	6,062,181	2,020,727	2,017,831	(2,897)	-0.1%	2,004,649	0.7%
TOTAL NON AIRLINE REVENUES	36,087,292	11,570,602	13,523,451	1,952,848	16.9%	11,400,025	18.6%
TOTAL REVENUES	\$ 53,525,408	\$ 18,185,575	\$ 20,636,855	\$ 2,451,280	13.5%	\$ 17,736,155	16.4%

Albany County Airport Authority
FBO Results
For the four months ended April 30, 2025

	2025 Adopted FY Budget	Budget YTD	April 2025 Actual YTD	Variance YTD	Variance %	April 2024 YTD Unaudited	2025 Actual/ Prior Year Variance %
REVENUES							
Retail Fuel							
Jet A Fuel Sales	\$ 7,450,000	\$ 2,109,851	\$ 1,661,120	\$ (448,730)	-21.3%	\$ 1,774,398	-6.4%
AvGas Fuel Sales	424,350	94,433	97,095	2,663	2.8%	122,371	-20.7%
Commercial AvGas Fuel Sales	20,000	6,667	3,861	(2,806)	-42.1%	5,431	-28.9%
Auto & Diesel Fuel Sales	295,000	98,333	121,095	22,761	23.1%	117,685	2.9%
Retail Fuel Sales	8,189,350	2,309,283	1,883,171	(426,112)	-18.5%	2,019,885	-6.8%
Into Plane Fees	810,000	270,000	265,795	(4,205)	-1.6%	227,155	17.0%
Fuel Farm Fees	916,500	305,500	376,951	71,451	23.4%	292,910	28.7%
General Aviation Landing Fees	340,000	113,333	125,614	12,280	10.8%	140,221	-10.4%
Aircraft Parking Fees	550,000	183,333	141,267	(42,067)	-22.9%	172,528	-18.1%
Deicing Services	1,499,450	1,027,777	1,341,002	313,225	30.5%	1,222,118	9.7%
FBO Properties	449,130	149,710	218,088	68,378	45.7%	131,317	66.1%
FBO Services	135,000	45,000	27,120	(17,880)	-39.7%	96,613	-71.9%
TOTAL REVENUES	12,889,430	4,403,937	4,379,009	(24,929)	-0.6%	4,302,746	1.8%
COST OF SALES							
Fuel Costs - Jet A	3,740,000	1,059,173	732,067	(327,106)	-30.9%	963,236	-24.0%
Fuel Discounts - Jet A	300,000	84,960	50,848	(34,113)	-40.2%	62,358	-18.5%
Fuel Costs - SAF	0	0	0	0	0.0%	0	0.0%
Fuel Costs - AvGas	320,850	71,400	68,992	(2,408)	-3.4%	87,137	-20.8%
Fuel Discounts - AvGas	0	0	2,490	2,490	0.0%	2,960	-15.9%
Fuel Costs - Commercial AvGas	15,000	5,000	3,160	(1,840)	-36.8%	4,699	-32.7%
Fuel Costs - Auto & Diesel	222,000	74,000	99,095	25,095	33.9%	95,299	4.0%
Total Fuel Costs	4,597,850	1,294,534	956,652	(337,882)	-26.1%	1,215,688	-21.3%
Deicing Costs - Type I & IV	1,133,308	776,184	760,880	(15,303)	-2.0%	750,185	1.4%
Customs Garbage, Oil & Other	2,000	667	10,957	10,291	1543.6%	13,471	-18.7%
Total Cost of Sales	5,733,158	2,071,384	1,728,489	(342,895)	-16.6%	1,979,345	-12.7%
Net Operating	7,156,272	2,332,553	2,650,519	317,966	13.6%	2,323,402	14.1%
OPERATING EXPENSES BY CATEGORY							
Personal Services							
Salaries	2,280,507	760,169	724,273	(35,896)	-4.7%	648,503	11.7%
Overtime	252,024	84,008	58,473	(25,535)	-30.4%	87,611	-33.3%
Total Personal Services	2,532,531	844,177	782,746	(61,431)	-7.3%	736,114	6.3%
Employee Benefits	615,360	217,771	218,219	448	0.2%	219,543	-0.6%
Utilities & Communications	114,537	38,179	50,013	11,834	31.0%	40,376	23.9%
Purchased Services	728,139	360,596	287,665	(72,931)	-20.2%	161,724	77.9%
Materials & Supplies							
Buildings	128,406	42,802	24,987	(17,815)	-41.6%	36,336	-31.2%
Grounds	38,000	12,667	6,225	(6,442)	-50.9%	4,540	37.1%
Vehicles	844,751	281,584	245,178	(36,406)	-12.9%	229,420	6.9%
Total Materials & Supplies	1,011,157	337,052	276,390	(60,662)	-18.0%	270,296	2.3%
Administrative Expenses	364,717	121,572	99,680	(21,892)	-18.0%	143,596	-30.6%
Non-Capital Equipment	187,000	62,333	22,504	(39,829)	-63.9%	40,676	-44.7%
TOTAL EXPENSES	5,553,441	1,981,682	1,737,219	(244,463)	-12.3%	1,612,325	7.7%
FBO Net Direct Cost	\$ 1,602,831	\$ 350,871	\$ 913,301	\$ 562,429	160.3%	\$ 711,077	28.4%

AGENDA ITEM NO. 6

Project Development

AGENDA ITEM NO. 7

Counsel

AGENDA ITEM NO. 8

Concessions/Ambassador Program

June 9, 2025
Concessions & Ambassador Program Report

Minority Percentages in the Concessions
Workforce

Date	HMSHost	Paradies	Chick fil A (OHM)	Dunkin	Uncommon Grounds	Minority/Total %
January	<u>28/58=48%</u>	<u>11/24=46%</u>	<u>30/36=83%</u>	<u>4/6=67%</u>		<u>73/124=59%</u>
February	<u>26/55=47%</u>	<u>10/21=48%</u>	<u>30/35=86%</u>	<u>4/6=67%</u>		<u>70/117=60%</u>
March	<u>25/54=46%</u>	<u>10/21=48%</u>	<u>24/30=80%</u>	<u>4/6=67%</u>		<u>63/111=57%</u>
April	<u>25/53=47%</u>	<u>10/21=48%</u>	<u>28/33=85%</u>	<u>4/6=67%</u>	<u>8/13=62%</u>	<u>75/126=60%</u>
May	<u>23/52=44%</u>	<u>9/20=45%</u>	<u>26/31=84%</u>	<u>4/6=67%</u>	<u>9/17=53%</u>	<u>71/126=57%</u>
June						
July						
August						
September						
October						
November						
December						



2024 F & B and Retail Totals
 \$17,459,895/1,507,130 = \$11.59/enp.

April Enplanements – 132,964

<u>Date</u>	<u>HMSHost</u>	<u>OHM</u>	<u>Paradies</u>	<u>Uncommon</u>	<u>Total</u>	<u>\$/Enp</u>
2025		<u>Chick fil A</u>		<u>Grounds</u>		
January	617,516	287,027	372,265		1,276,808	\$11.72/enp
February	696,480	310,151	439,827		1,415,808	\$12.64/enp.
March	711,512	299,741	439,827		1,451,080	\$11.75/enp.
April	694,345	317,822	461,512	93,962	1,567,641	\$11.79/enp.
May						
June						
July						
August						
September						
October						
November						
December						



Ambassador Program

2025 Totals

Tours											YTD
Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
-	-	1	-	1	1						

Canines											
4224	4965	4838	5043	4635							23,705

Ambassador Hours											
756	588	755	871	809							3,779

Guests Served											
6528	4896	7405	7051	7962							33,842

Ambassador Shifts											
266	205	257	274	286							1,308

**Business Center -
Closed**

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AGENDA ITEM NO. 9

Public Affairs

AGENDA ITEM NO. 10

**Authorization of Contracts/Leases/Contract
Negotiations/Contract Amendments**

AGENDA ITEM NO. 10.1

**Issue Purchase Order for Purchase and
Installation of New Heat Pumps by BPI Piping, Inc.**

AGENDA ITEM NO: 10.1
MEETING DATE: June 09, 2025

ALBANY COUNTY AIRPORT AUTHORITY
REQUEST FOR AUTHORIZATION

DEPARTMENT:

Contact Person: *John LaClair, P.E. Chief Engineer*

PURPOSE OF REQUEST:

Issue Purchase Order for Purchase and Installation of New Heat Pumps by BPI Piping, Inc.

CONTRACT AMOUNT:

Total Contract Amount: *\$156,903.00*

BUDGET INFORMATION:

Federal Airport Improvement Program

Anticipated in Current ALB Capital Plan : Yes J No NA

Funding Account No.: Capital

FISCAL IMPACT – FUNDING

Federal N/A State N/A Airport 100% NA NA

Term of Funding: 2024-2026

Grant No. : N/A State PIN: N/A

JUSTIFICATION:

This is advanced as an emergency purchased as a category of sole source to approve a Purchase Order for \$156,903.00 to BPI Piping, Inc. of Waterford, New York. BPI has the current plumbing maintenance agreement with ACAA. During a recent maintenance call in the Terminal boiler room, it was discovered that several of the hot water pumps that supply domestic hot water and heating hot water were leaking around the bearings and the packing. The Airport HVAC tech investigated this issue and it was determined that all the pumps and the flex coupling that connects the pump to the system needed to be replaced. BPI will supply all the materials, equipment and manpower to complete the replacement of all the hot water pumps and flex couplings in the boiler room, while maintaining hot water flow.

CHIEF EXECUTIVE OFFICER'S RECOMMENDATION:

Recommend approval.

AGENDA ITEM NO: 10.1
MEETING DATE: June 09, 2025

FINAL AGREEMENT SUBJECT TO APPROVAL BY COUNSEL: YES ✓ NA

PROCUREMENT DEPARTMENT APPROVAL:

Procurement complies with Authority Procurement Guidelines and Acting Chief Financial Officer has approved. YES ✓ NO .

BACK-UP MATERIAL:

Please refer to attached BPI Piping proposal.

HIGH PERFORMANCE BUTTERFLY VALVE McCANNALOK SERIES



OVERVIEW

Featuring Bray's patented, award-winning design, this double offset high performance butterfly valve is precision engineered to deliver **quality, value, and reliability** in high temperature, high pressure, high cycle, and critical service applications.

APPLICATIONS

- > Caustic
- > Chilled Water
- > Pressure Swing Adsorption (PSA)
- > Seawater
- > Sour Gas (NACE)
- > Steam
- > Vacuum

MEDIA

- > Acids
- > Alkalis
- > Corrosive Chemicals
- > Dry Chlorine (Gas or Liquid)
- > Gases
- > Hydrogen
- > Oxygen
- > Water

SPECIFICATIONS

Size Range	NPS 2 to 66 (DN 50 to 1500)
Body Style	Wafer Lug Double Flanged
Temperature Range	Resilient Seated -62 to 500°F (-52 to 260°C)
	Firesafe -62 to 500°F (-52 to 260°C)
	Metal Seated up to 900°F (up to 482°C)
Pressure Ratings	ASME Class 150 300 600
	PN 10 16 25 40 63 100
Leakage Rate	Resilient Seated Zero Leakage
	Metal Seated FCI 70-2 Class IV

NOTE

- > Firesafe or metal seated control options available; not in all sizes and pressure classes.

FEATURES AND BENEFITS

1 DOUBLE OFFSET STEM AND DISC DESIGN

- > Reduced seat wear | lower torque | extended service life

2 BLOWOUT-PROOF STEM

- > Does not rely on actuation to prevent stem blowout

3 ADJUSTABLE STEM PACKING

- > Easy access | field serviceable | low fugitive emissions

4 ENERGIZED RESILIENT SEAT DESIGN

- > Zero leakage | self-adjusting | isolated from line media

5 BIDIRECTIONAL PRESSURE ASSISTED SEALING

- > Optimal sealing performance for low and high pressures

6 FULL-FACED SEAT RETAINER

- > Secured outside sealing area | easy seat replacement

7 STEM BEARINGS

- > Stem support | minimizes deflection | corrosion resistant

8 INTERNAL OVER-TRAVEL STOP

- > Minimizes possible seat damage | extends service life

9 DEAD END SERVICE

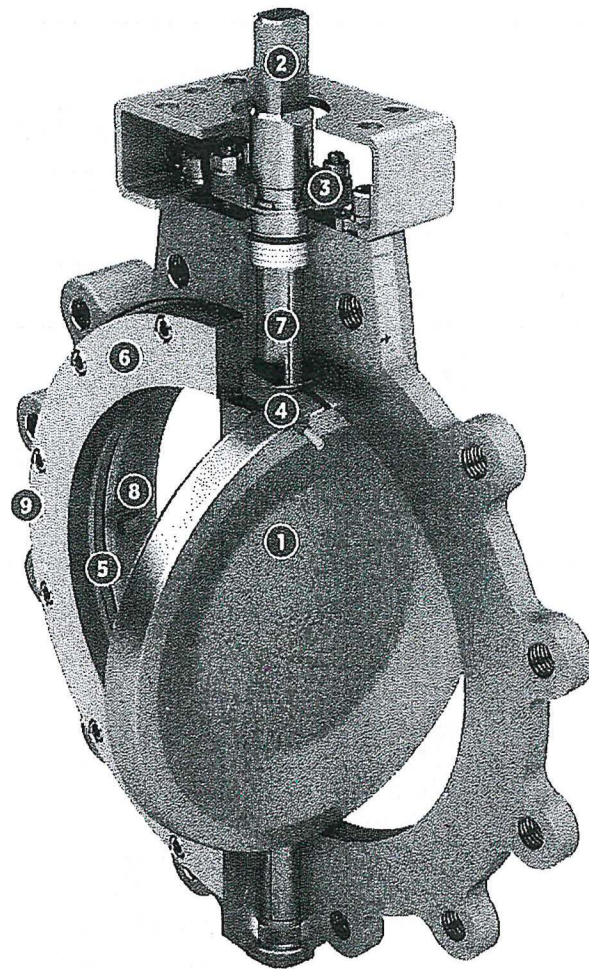
- > Bidirectional full rating for lug and double-flanged bodies

FIRESAFE DESIGN OPTION (API 607)

- > Inconel® metal seat | graphite packing | bidirectional

METAL SEATED CONTROL VALVE AVAILABLE

- > Inconel® metal seat



HIGH PERFORMANCE BUTTERFLY VALVE

McCANNALOK SERIES

DESIGN STANDARDS

Valve Design	ASME B16.34
	MSS SP 68
	ASME VIII
	API 609 Category B
	EN 593
	EN 12516
Top Flange	ISO 5211
Flange Drilling ¹	ASME B16.5
	ASME B16.47
	EN 1092-1
Seat Tightness Test	API 598
	MSS SP 61
	EN 12266
	ISO 5208
Face-to-Face	ASME B16.10
	API 609 Category B
	EN 558
	ISO 5752

NOTE

¹ Additional flange drilling options available.

CERTIFICATIONS & APPROVALS

Certifications	CE: PED 2014/68/EU ANSI/NSF 61 SIL
Fire Test	API 607 ISO 10497
Fugitive Emissions	API 641 ISO 15848-1 TA-Luft VDI 2440
Approvals	ABS Type ATEX 2014/34/EU Bureau Veritas Type China Classification Society (CCS) Type CRN DNV EC1935 TR CU (GOST)

NOTE

> A complete listing of certifications and approvals can be found at BRAY.COM.

MATERIAL OPTIONS

Body Materials	Carbon Steel
	Stainless Steel
	Nickel Aluminum Bronze
	Hastelloy® C
	Titanium
Disc Materials	Stainless Steel
	Nickel Aluminum Bronze
	Monel®
Stem Materials	Stainless Steel
	Monel® K500
	Inconel® 718
Seat Materials	RPTFE with Resilient Energizer
	PTFE with Resilient Energizer
	UHMWPE with Resilient Energizer
	TFM with Low Temperature Resilient Energizer
	(Firesafe) Inconel® & RPTFE with Resilient Energizer

NOTE

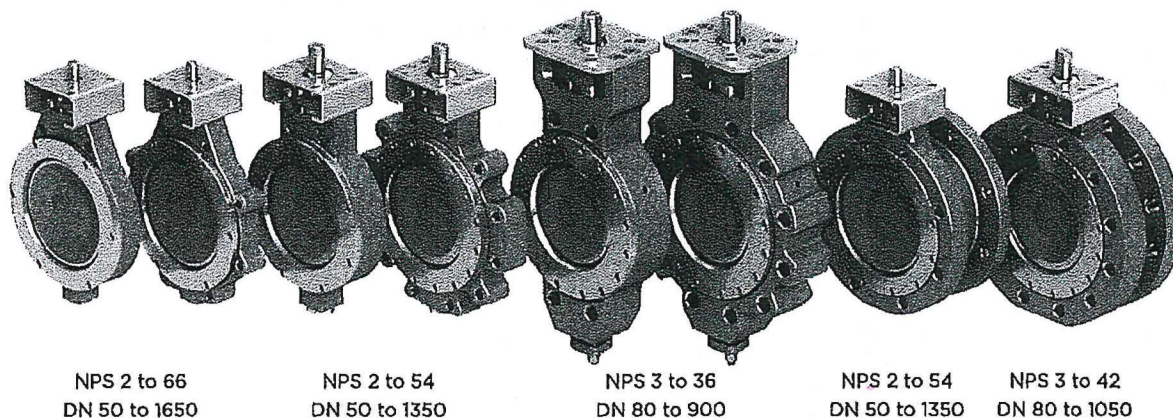
> Other materials are available on request.

SERIES 40/41
ASME Class 150

SERIES 42/43
ASME Class 300

SERIES 44/45
ASME Class 600

SERIES 4A **SERIES 4B**
ASME Class 150 ASME Class 300



NOTE

> Firesafe, high cycle, or metal seated control options available; not in all sizes and pressure classes.



**MERCER
RUBBER Co.**

Info@Mercer-Rubber.com

350 Rabro Drive
Hauppauge, NY 11788
Tel 631-582-1524
FAX 631-348-0279

JOB NAME _____

CUSTOMER _____

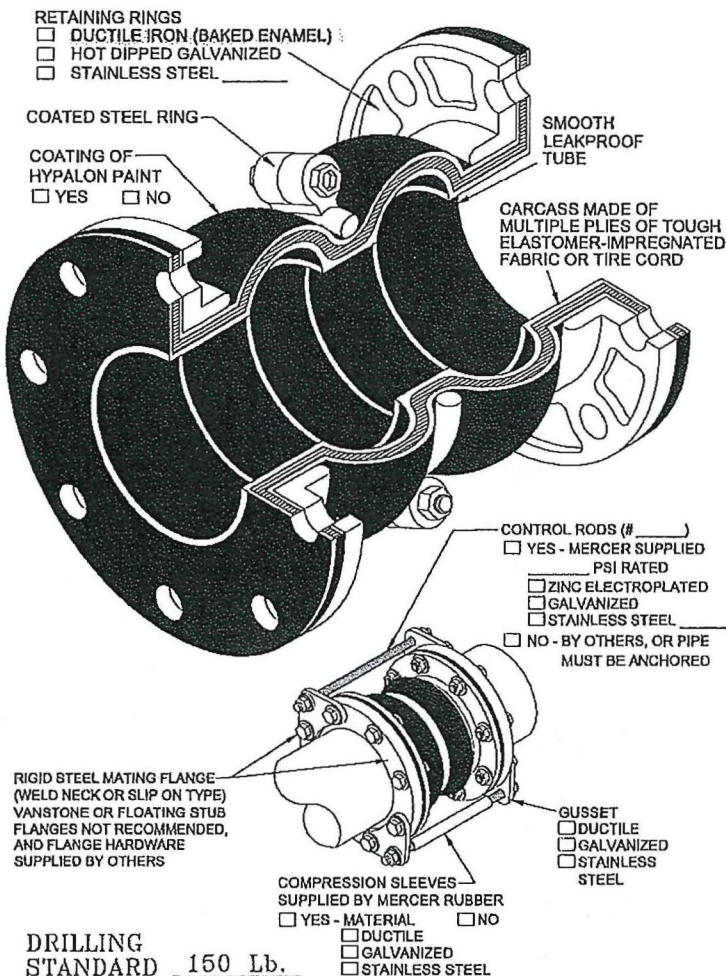
CUSTOMER P.O. _____

MERCER NO. _____

DATE: _____

DWG. NO. _____

STYLE 452 EXPANSION JOINT



DRILLING
STANDARD 150 Lb.

Tube	Cover	Temperature Rating
<input type="checkbox"/>	<input type="checkbox"/> Natural Rubber	180°F
<input type="checkbox"/>	<input type="checkbox"/> Chlorobutyl	250°F *
<input type="checkbox"/>	<input type="checkbox"/> Neoprene	225°F
<input type="checkbox"/>	<input type="checkbox"/> Nitrile (Buna N)	210°F
<input type="checkbox"/>	<input type="checkbox"/> EPDM	250°F *

* Intermittent use only

Expansion joints installed in piping systems must be anchored on both sides of the joint. In this case no control rods are necessary providing piping movements are within allowables. If control rods are installed as a safety measure, the locking nuts must be backed off with a clearance equal to the specified axial movement. The expansion joint will exert a thrust force on the anchors. To calculate pressure thrust on anchors use the following equation:

$$\text{Pressure Thrust} = (\text{Pressure Thrust Area}) \times (\text{Rated Working Pressure})$$

Expansion joints installed in unanchored piping or connected to isolated equipment must have control rods. Once control rods are installed the joint will no longer act as an expansion joint, since the pressure will extend the joint into the nuts of the control rods. The joint will no longer take up axial motion. It will make up for misalignment, transverse and possibly angular motion. In this case the nuts of the control rods should be threaded tight to control rod gussets, thereby locking out control rods. Initial misalignment should be kept to a maximum of 1/8".

Expansion joint flanges must be in contact with a continuous surface, or a maximum of 1/16" standard raised face. Depressions or protrusions typical of vaulcule or similar type flanges must be covered with a steel spacer flange first. Rubber flanges will not retain loose elements in valve bodies that rely on contact with a steel flange. In these applications, a steel spacer flange must be inserted between the rubber expansion joint and the valve body.

PRESSURE RATINGS

Natural Rubber	250 psig@150°F / 225 psig@180°F
Chlorobutyl	250 psig@150°F / 180 psig@225°F
Neoprene	250 psig@150°F / 180 psig@225°F
Nitrile (Buna N)	250 psig@150°F / 200 psig@210°F
EPDM	250 psig@150°F / 180 psig@225°F

*** RUBBER EXPANSION JOINTS ARE NOT TO BE
INSTALLED IN OCCUPIED SPACE ***

STYLE 452 DIMENSIONS, ALLOWABLE MOVEMENTS and OPERATING PRESSURES

QUANTITY	SIZE (In)	FACE TO FACE F.F. (In)	FLANGE OD (In)	DIA. BOLT CIRCLE (In)	NO. OF HOLES	DIA. OF HOLES (In)	AXIAL COMPRESSION (In)	AXIAL EXTENSION (In)	LATERAL DEFLECTION (In)	VACUUM RATING (In Hg.)	PRESSURE THRUST AREA (In ²)
	1 1/2	10	5	3 7/8	4	5/8	3 1/2	1 3/4	2	15	10
	2	10	6	4 3/4	4	3/4	3 1/2	1 3/4	2	15	13
	2 1/2	10	7	5 1/2	4	3/4	3 1/2	1 3/4	2	15	16
	3	10	7 1/2	6	4	3/4	3 1/2	1 3/4	2	15	20
	4	10	9	7 1/2	8	3/4	3 1/2	1 3/4	2	15	28
	5	10	10	8 1/2	8	7/8	3 1/2	1 3/4	2	15	38
	6	10	11	9 1/2	8	7/8	3 1/2	1 3/4	2	15	50

NOTES:

DWN	CHKD	DATE
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DWG No.

AGENDA ITEM NO. 10.2

**Authorization to Award Contract 1206-GC for Airport
Traffic Signal Upgrades to Stilsing Electric.**

AGENDA ITEM NO: 10.2
MEETING DATE: June 9, 2025

ALBANY COUNTY AIRPORT AUTHORITY
REQUEST FOR AUTHORIZATION

DEPARTMENT: *Planning and Engineering*

Contact Person: *John LaClair, P.E., Chief Engineer*

PURPOSE OF REQUEST:

Construction Contract: *Authorization to Award Contract 1206-GC for Airport Traffic Signal Upgrades to Stilsing Electric.*

CONTRACT AMOUNT:

Base Amount *\$55,200.00*

BUDGET INFORMATION:

Anticipated in Current ALB Capital Plan: Yes ✓ No NA
Funding Account No.: CPN

AWARD CONDITIONS MET:

Apprenticeship Y DBE N/A MWBE Y

Service Disable Veteran Owned Business (SDVOB) N/A

FISCAL IMPACT - FUNDING (Dollars or Percentages)

Federal 0% State 0% Airport 100%
Term of Funding: 2025-2026
Grant No.: N/A STATE PIN: N/A

JUSTIFICATION:

Request to award Contract # 1206-GC Airport Traffic Signal Upgrades to qualified bidder Stilsing Electric of Rensselaer, N.Y. for \$55,200.00. The contract scope includes setting up traffic control patterns to access the signal lights, providing and installing the new equipment to make the signal on demand. Stilsing electric was the low bidder out of three bids.

CHIEF EXECUTIVE OFFICER'S RECOMMENDATION:

Recommend approval.

AGENDA ITEM NO: 10.2
MEETING DATE: June 9, 2025

FINAL AGREEMENT SUBJECT TO APPROVAL BY COUNSEL: YES J NA _____

PROCUREMENT DEPARTMENT APPROVAL:

Procurement complies with Authority Procurement Guidelines and Acting Chief Financial Officer has approved. YES J NA _____

BACK-UP MATERIAL:

Please refer to the attached Bid tab Contract 1206-GC.

CONTRACT #1206-GC
Airport Traffic Signal Upgrade

Company Name	Stilsing Electric	DLC Electric, LLC	Power Line Constructors, Inc.
Addendums #1	X	X	X
Lump Sum Bid	\$55,200.00	\$59,800.00	\$61,342.22
Bid Bond	5%	5%	5%
Board of Directors	X	N/A	X
Non-Collusion	X	X	X
Qualification Questionnaire	X	X	X
Acknowledgment	X	X	X

I, Bobbi Matthews, certify that this bid tabulation is a true copy of the prices submitted by each bidder for the construction project shown above.

Albany Airport Authority Purchasing Department

Bobbi Matthews

Bobbi Matthews
Purchasing Agent

Sworn to before me this 2nd day of May 2025
Jennifer A. Munger
 Notary Public

JENNIFER A. MUNGER
 Notary Public, State of New York
 No. 01MU6246332
 Qualified in Schenectady County
 Commission Expires Aug. 08, 2027



AGENDA ITEM NO. 11

Authorization of Change Orders

AGENDA ITEM NO. 11.1

**Authorization of Change Order No. 4 for Construction
Contract 1127-GC for Concourse A Rehabilitation to AOW
Construction LLC**

AGENDA ITEM NO: 11.1
MEETING DATE: June 9, 2025

ALBANY COUNTY AIRPORT AUTHORITY
REQUEST FOR AUTHORIZATION

DEPARTMENT: *Planning and Engineering*

Contact Person: *Matthew J. Mokey, P.E., Airport Engineer*

PURPOSE OF REQUEST:

Construction Contract: *Authorization of Change Order #4 for Construction Contract 1127-GC for Concourse A Rehabilitation to AOW Construction LLC.*

CONTRACT AMOUNT:

Base Amount:	\$12,733,787.00	
Change Order #1:	\$ 80,789.00	ACAA Approved 02/10/2025
Change Order #2:	\$ 122,480.00	ACAA Approved 03/24/2025
Change Order #3:	\$ 78,708.00	ACAA Approved 05/12/2025
Change Order #4:	\$ 55,205.00*	
Total:	\$13,070,969.00	

**Pending approval at this meeting*

BUDGET INFORMATION:

Anticipated in Current ALB Capital Plan: Yes ✓ No NA
Funding Account No.: CPN

AWARD CONDITIONS MET:

Apprenticeship ✓ DBE ✓ MWBE N/A

Service Disable Veteran Owned Business (SDVOB) N/A

FISCAL IMPACT - FUNDING (Dollars or Percentages)

Federal <u>85%</u>	State <u>N/A</u>	Airport <u>15%</u>
Term of Funding: <u>2024-2026</u>		
Grant No.: <u>N/A</u>	STATE PIN: <u>N/A</u>	

JUSTIFICATION:

Request to approve Change Order #4 for Contract # 1127-GC Concourse A Rehabilitation to qualified low bidder AOW Construction LLC. of Albany, NY for \$55,205.00. The change order work includes: 1) Installation of keypad requirements and associated wiring to meet security and operational needs for Gates A1, A2, A4, & A6. 2) During removal of the existing ceiling, existing wiring and conduits were found to be in conflict with the new ceiling grid and were required to be relocated. 3) Rework of soffit curvature and soffit over the escalator were required due to existing steel structures interfering with soffit layout.

AGENDA ITEM NO: 11.1
MEETING DATE: June 9, 2025

CHIEF EXECUTIVE OFFICER'S RECOMMENDATION:

Recommend approval.

FINAL AGREEMENT SUBJECT TO APPROVAL BY COUNSEL: YES ✓ NA

PROCUREMENT DEPARTMENT APPROVAL:

Procurement complies with Authority Procurement Guidelines and Chief Financial Officer has approved. YES ✓ NA

BACK-UP MATERIAL:

Please refer to the attached Contract 1127-GC Change Order #4 backup.



AIA®

Document G731™ – 2019

Change Order, Construction Manager as Adviser Edition**PROJECT:** *(name and address)*

Albany County Airport Authority
Terminal A
737 Albany Shaker Road
Albany New York 12211

OWNER: *(name and address)*

Albany County Airport Authority

737 Albany Shaker Road
Albany New York 12211

CONTRACTOR: *(name and address)*

AOW Construction, LLC
30 Essex Street
Albany, NY 12206

CONTRACT INFORMATION:

Contract For: General Construction
[1127-GC]

Date: 06/10/24

ARCHITECT: *(name and address)*

Fennick McCredie Architecture,
LTD

70 Franklin St
Boston, MA 02110

CHANGE ORDER INFORMATION:

Change Order Number: 004

Date: 05/30/25

CONSTRUCTION MANAGER: *(name and address)*

Turner Construction Co

1 Computer Drive South
Albany, New York 12205

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

1. PCO-062 [COR 062] RFI-034 **Keypad Requirements** [Add \$12,674.00]
2. PCO-068 [COR 068] RFI-099 **Active Circuits in Conflict with New Ceilings** [Add \$23,096.00]
3. PCO-071 [COR 071] ASI-023 R1 **Level 2 Radius Change at Soffit** [Add \$12,796.00]
4. PCO-077 [COR 077] **Stair P Sheetrock** [Add \$1,951.00]
5. PCO-081 [COR 081] RFI-119 **West Corridor TV and Data** [Add \$4,688.00]

The original Contract Sum was

\$ 12,733,787.00

Net change by previously authorized Change Orders

\$ 281,977.00

The Contract Sum prior to this Change Order was

\$ 13,015,764.00

The Contract Sum will be increased by this Change Order in the amount of

\$ \$55,205.00

The new Contract Sum including this Change Order will be

\$ 13,070,969.00

The Contract Time will be increased by Zero (0) days.

The Contractor's Work shall be substantially complete on August 10, 2026.

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONSTRUCTION MANAGER, CONTRACTOR, AND OWNER.

Fennick McCredie Architecture, LTD.

ARCHITECT *(Firm name)*

Turner Construction Co.

CONSTRUCTION MANAGER *(Firm name)*

SIGNATURE

Joe Sirkovich

PRINTED NAME AND TITLE

Joe Sirkovich - Project Manager

DATE:**SIGNATURE**

Robert Wagner

PRINTED NAME AND TITLE

Robert Wagner - Sr. Project Manager

DATE:

AOW Construction LLC

CONTRACTOR *(Firm name)*

Albany County Airport Authority

OWNER *(Firm name)*

PCO-062



PCO-062 Rec'd TCCo 05.13.25

30 Essex Street
Albany, NY 12206
Ph : (518)482-3400**Change Request**To: Robert Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

Number: COR 062

Date: 5/13/25

Job: 24-00048 AIA Concourse A Rehab

Reason: Owner Request

We are pleased to offer the following specifications and pricing to make the following changes:

Detailed Description

COR-062 - PCO-062 RFI-034 Keypad Requirements: Furnish and install four (4) additional keypads at doors leading from the passenger boarding bridges at Gates A1, A2, A4, and A6, per PCO-062 and RFI-034. Work includes all associated wiring, coordination, and installation to meet security and operational requirements.

Pricing Summary

DLC Electric \$ 12,063.00

Subtotal: \$ 12,063.00

Bond 0.50% \$ 63.00

OH&P on Sub Work 5.00% \$ 548.00

Total: \$ 12,674.00

If you have any questions, please contact me at 518-482-3400.

Submitted by: Patrick Andrews
AOW Construction, LLCCc:
Alysia Sanichar (AOW Construction, LLC)

Approved by AOW CONSTRUCTION, LLC.:

Approved: Al Bungayoli
Date: 5/13/2025

Approved by ARCHITECT:

Approved: _____
Date: _____

Approved by OWNER:

Approved: _____
Date: _____DS
AE PR



24-0048 Albany Airport Concourse A Rehab
COR 062 PCO-062 RFI-034 Keypad Requirements

PCO-062 Rec'd TCCo 05.13.25
30 Essex Street
Albany, NY 12206
T 518-482-3400
F 518-482-3444

<u>AOW Labor</u>	Regular Hours	Regular Rate	Total
AOW Labor (Superintendent)		\$ 94.00	\$ -
AOW Labor (Project Manager)		\$ 95.00	\$ -
AOW Labor (Carpenter Foreman)		\$ 90.00	\$ -
AOW Labor (Carpenter)		\$ 88.00	\$ -
AOW Labor (Laborer Foreman)		\$ 90.00	\$ -
AOW Labor (Laborer)		\$ 87.00	\$ -
AOW Labor Total:			\$ -

<u>AOW Material</u>	Quantity	Units	\$/Unit	Cost/Item	
				\$ -	\$ -
				\$ -	\$ -
				\$ -	\$ -
AOW Material Total:					\$ -

<u>AOW Tool Rentals</u>	Quantity	Units	\$/Unit	Cost/Item	
				\$ -	\$ -
				\$ -	\$ -
AOW Tool Rental Total:					\$ -

AOW Subtotal:					\$ -
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<u>Subcontractors</u>	Subcontractor	Costs	10% Mark-up	
	\$ 10,966.36	\$ 1,096.64	\$ 12,063.00	
		\$ -	\$ -	
		\$ -	\$ -	
		\$ -	\$ -	
Subcontractor Total:				\$ 12,063.00

Subtotal All Categories:	\$ 12,063.00
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15.0%	AOW OH&P on Self-Performed	\$ -
5.0%	AOW OH&P on Sub costs	\$ 548.32
	Subtotal:	\$ 12,611.32
0.5%	Bond	\$ 63.06

Grand Total:	\$ 12,674.37
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DLC Electric, LLC

79 State Route 40
Saratoga Springs, NY 12182
518-326-8130



Change Order Proposal

Company:	AOW Construction	Project:	Albany Airport Concourse A
Address:	30 Essex St	Date:	5/9/2025
	Albany, NY 12206	Client #:	PCO-062
Attention:	Patrick Andrews	DLC#:	007

Work Scope

Remove and install 4 additional keypads per PCO-02 and RFI-034

Cost					Notes
	Qty	Unit	Rate	Total	
Electrician	28	Hrs	\$ 103.07	\$2,885.96	
Apprentice	0	Hrs	\$ 66.94	\$0.00	
Helper	3	Hrs	\$ 113.91	\$341.73	
Material	1	LS	\$ 7,739.00	\$7,739.00	
Equipment	0	LS	\$ 450.00	\$0.00	
Sub & Profit			10%	\$1,096.67	
Subtotal				\$12,063.36	
Subcontractors	1	LS		\$0.00	
Sub OHP			5%	\$0.00	
Grand			0.0%	\$0.00	
Total			ADD	\$12,063	

Steve Mohan
Project Manager
518-478-3813
smohan@dlcelectric.net

Item	Qty	Cost	Ext Cost	Hours
Keypads from JCI (4)	1	\$ 7,259.00	\$ 7,259.00	12
Cabling	600	\$ 0.80	\$ 480.00	16
			\$ 7,739.00	



PCO-062 Rec'd TCCo 05.13.25
Johnson Controls, Inc.
Building Efficiency
1399 Crescent Vischer Ferry Rd
Clifton Park, NY 12065
Phone: 518-451-2704
Fax: 866-405-6307

ACCESS CONTROL PROPOSAL

To: DLC Electric

Date: March 13, 2025

Project: Albany Airport Concourse A Rehab-Change Order 2

Johnson Controls, Inc. is pleased to provide our proposal for the above referenced project based on the following scope of work.

INCLUSIONS:

Access Control Equipment:

4 Keypad Card Readers

- Provide the labor required to program, commission, and test the above listed equipment
- Revised submittals and shop drawings based on receipt of CAD drawings or true PDF drawings
- Normal working hours M-F 8:00AM to 4:30PM
- Per the terms and conditions supplied

EXCLUSIONS:

- Conduit and wire
- Terminations by electrical contractor
- Permit
- Any demolition work
- Prevailing wage rate
- Installation of any type device or panel
- Troubleshooting of grounded or open circuits
- Painting and patching
- Overtime
- Device labeling
- Any additional taxes, duties, tariffs or similar items imposed prior to shipment will be charged
- Taxes

TOTAL: **\$7,259.00**

It is a privilege to provide you our proposal. If you have any questions please contact the undersigned.

Respectfully,

Andrew Walzer
Johnson Controls, Inc.
Account Executive
Andrew.walzer@JCI.com
Cell: 518-389-8499

CUSTOMER ACCEPTANCE:

In accepting this Agreement, Customer agrees to the terms and conditions contained herein including those on the following page(s) of this Agreement and any attachments or riders attached hereto that contain additional terms and conditions. It is understood that these terms and conditions shall prevail over any variation in terms and conditions on any purchase order or other document that Customer may issue. Any changes requested by Customer after the execution of this Agreement shall be paid for by the Customer and such changes shall be authorized in writing. **ATTENTION IS DIRECTED TO THE LIMITATION OF LIABILITY, WARRANTY, INDEMNITY AND OTHER CONDITIONS CONTAINED IN THIS AGREEMENT.**

Customer agrees to pay Johnson Controls pursuant to the progress-based billing schedule of values below. If the schedule of values includes an upfront deposit, it will be paid within 30 days of contract signing and Johnson Controls will not commence work until the upfront deposit is received. Customer agrees to pay for materials, goods, and equipment (ordered, delivered, or stored) pursuant to the schedule of values, prior to installation commencement. The remaining portion of the total price will be progress billed through completion of the work. Johnson Controls progress-based billing can also include any services performed on-site or off-site. All invoices will be delivered via email, paid via ACH/EFT bank transfer and are due NET 30 days from the date of the invoice. ACH/EFT bank transfer details will be provided upon contract execution. The proposed total price is contingent on Customer agreeing to these payment and invoicing terms

Schedule of Values	
Description of Work	%
Deposit	TBD*
Mobilization	10%
Engineering	TBD*
Material	TBD*
Installation	TBD*
Commissioning	TBD*
*To be mutually agreed upon in writing at a letter date	

This offer shall be void if not accepted in writing within thirty (30) days from the date first set forth above.

To ensure that JCI is compliant with your company's billing requirements, please provide the following information:

PO is required to facilitate billing:

☐ No: This signed contract satisfies requirement ☐ Yes: Please reference this PO Number _____

AR Invoices are accepted via e-mail: ☐ YES: E-mail address to be used: _____

☐ NO: Please submit invoices via mail

☐ NO: Please submit via _____

Deposit Invoice accepted (_____%):

☐ No: ☐ Yes:

Standard Terms and Conditions – U.S.A. and Canada

"JCI" or "Johnson Controls" shall mean Johnson Controls, Inc. for work performed in the U.S.A. and Johnson Controls Canada LP for work performed in Canada. These terms and conditions are an integral part of JCI's offer and form the basis of any agreement (the "Agreement") resulting from JCI's proposal for the goods and/or services described. By accepting this proposal, Purchaser agrees to be bound by the following terms and conditions :

(1) **SCOPE OF WORK.** This proposal is based upon the use of straight time labor only. JCI and its subcontractors shall be provided access to the work site during regular business hours, or such other hours as may be requested by JCI, including sufficient areas for staging, mobilization and storage. Plastering, patching and painting are excluded. "In-line" duct and piping devices, including, but not limited to, valves, dampers, humidifiers, wells, taps, flow meters, orifices, etc., if required hereunder to be furnished by Johnson Controls, Inc. (hereinafter referred to as JCI), shall be distributed and installed by others under JCI's supervision but at no additional cost to JCI. Purchaser agrees to provide JCI with required field utilities (electricity, toilets, drinking water, project hoist, elevator service, etc.) without charge. JCI agrees to keep the job site clean of debris arising out of its own operations. JCI's obligation is limited to the scope of work set forth in JCI's proposal and does not include any modifications to the work site under the Americans with Disabilities Act or any other law or building code(s). In no event shall JCI be required to perform any work JCI reasonably believes is outside the scope of work without a written change order signed by Purchaser and JCI. In the performance of the work, if JCI encounters conditions at the work site that are (i) subsurface or otherwise concealed physical conditions that differ materially from those indicated on drawings or (ii) unknown physical or pre-existing conditions of an unusual nature that differ materially from those ordinarily found to exist and generally recognized as inherent in construction activities of the type and character of the work, JCI shall notify Purchaser of such conditions. If such conditions differ materially and cause an increase in JCI's costs of, or time required for, performance of any part of the work, JCI shall be entitled to and Purchaser shall consent by change order to, an equitable adjustment of the contract price, contract time or both. Purchaser shall not charge any retention or back charge JCI for any costs or expenses without JCI's written consent unless specifically noted in the statement of the scope of work or services undertaken by JCI under this Agreement, JCI's obligations under this Agreement expressly exclude any work or service of any nature associated or connected with the identification, abatement, clean up, control, removal, or disposal of environmental hazards or dangerous substances, to include but not be limited to asbestos or PCSs, discovered in or on the premises. Any language or provision of the Agreement elsewhere contained which may

authorize or empower the Purchaser to change, modify, or alter the scope of work or services to be performed by JCI shall not operate to compel JCI to perform any work relating to such hazards or substances without JCI's express written consent.

(2) **DEPOSIT, INVOICING & PAYMENTS.** Purchaser agrees to pay JCI pursuant to the progress billing schedule of values set forth in JCI's proposal. If the schedule of values includes an upfront deposit, it will be paid within 30 days of contract signing and JCI will not commence work until the upfront deposit is received. Customer agrees to pay for materials, goods, and equipment (ordered, delivered, or stored) pursuant to the schedule of values, prior to installation commencement. JCI progress-based billing can also include services performed on-site or off-site. All invoices will be delivered via email, paid via ACH/EFT bank transfer and are due net 30 days from the date of invoice. ACH/EFT bank transfer details will be provided upon contract execution. The proposed total price is contingent on Purchaser agreeing to these payment and invoicing terms.

Waivers of lien will be furnished upon request as the work progresses to the extent payments are received. Invoicing disputes must be identified in writing within 21 days of the date of invoice. Payments of any disputed amounts are due and payable upon resolution. All other undisputed amounts remain due within 30 days from the date of invoice. This Agreement is entered into with the understanding that the services to be provided by JCI are not subject to any local, state, or federal prevailing wage statute. If it is later determined that local, state, or federal prevailing wage rates apply to the services to be provided by JCI, JCI reserves the right to issue a modification or change order to adjust the wage rates to the required prevailing wage rate. Purchaser agrees to pay for the applicable prevailing wage rates. In the event of Purchaser's default, the balance of any outstanding amounts will be immediately due and payable. Payment is a condition precedent to JCI's obligation to perform under the Agreement. Purchaser acknowledges and agrees that timely payments of the full amounts listed on invoices is an essential term of this Agreement and that failure to make payment in full when due is a material breach of this Agreement. Purchaser further acknowledges that if there is any amount outstanding on an invoice, it is material to JCI and will give JCI, without prejudice to any other right or remedy, the right to, without notice: (i) suspend, discontinue or terminate performing any work and/or withhold further deliveries of equipment and other materials, terminate or suspend any unpaid software licenses, and/or suspend JCI's obligations under or terminate this Agreement; and (ii) charge Purchaser interest on the amounts unpaid at a rate equal to the lesser of one and one half (1.5) percent per month or the maximum rate permitted under applicable law, until payment is made in full. JCI's election to continue providing future services does not, in any way diminish JCI's right to terminate or suspend services or exercise any or all rights or remedies under this Agreement. JCI shall not be liable for any damages, claims, expenses, or liabilities arising from or relating to suspension of services for non-payment. In the event that there are exigent circumstances requiring services or JCI otherwise performs services at the premises following suspension, those services shall be governed by the terms of this Agreement unless a separate contract is executed. If Purchaser disputes any late payment notice or JCI's efforts to collect payment, Purchaser shall immediately notify JCI in writing and explain the basis of the dispute. JCI may increase prices upon notice to the Purchaser to reflect increases in material and labor costs. Prices for products covered by this proposal may be adjusted by JCI, upon notice to Purchaser at any time prior to shipment and regardless of Purchaser's acceptance of JCI's proposal or quotation, to reflect any increase in JCI's cost of raw materials (e.g., steel, aluminum) inability to secure Products, changes or increases in law, labor, taxes, duties, tariffs or quotas, acts of government, any similar charges, or to cover any extra, unforeseen and unusual cost elements.

(3) **MATERIALS.** If the materials or equipment included in this proposal become temporarily or permanently unavailable for reasons beyond the control and without the fault of JCI, then in the case of such temporary unavailability, the time for performance of the work shall be extended to the extent thereof, and in the case of permanent unavailability, JCI shall (a) be excused from furnishing said materials or equipment, and (b) be reimbursed for the difference between the cost of the materials or equipment permanently unavailable and the cost of a reasonably available substitute therefore.

(4) **LIMITED WARRANTY.** JCI warrants that the equipment manufactured by it shall be free from defects in material and workmanship arising from normal usage for a period of twelve (12) months from delivery of said equipment, or if installed by JCI, for a period of twelve (12) months from installation, whichever occurs first. Alongside this limited warranty, for all new York™ air or water-cooled chillers and/or Metasys™ building automation systems installed in the US and Canada and sold through JCI owned and operated branches, JCI also provides a Year One Service Agreement for such equipment, the scope, limitations, terms and conditions of which are at <https://www.johnsoncontrols.com/yearoneservice> (collectively, "Year One Service"). JCI will not provide a credit against purchase price if offered Year One Service is declined. No warranty is provided for third-party products and equipment installed or furnished by JCI. Such products and equipment are provided with the third-party manufacturer's warranty to the extent available, and JCI will transfer the benefits, together with all limitations, of that manufacturer's warranty to Purchaser. For equipment installed by JCI, if Purchaser provides written notice to JCI of any such defect within thirty (30) days after the appearance or discovery of such defect, JCI shall, at its option, repair or replace the defective equipment. All transportation charges incurred in connection with the warranty for equipment not installed by JCI shall be borne by Purchaser. These warranties do not extend to any equipment which has been repaired by others, abused, altered or misused, or which has not been properly and reasonably maintained. **THESE WARRANTIES ARE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, THOSE OF MERCHANTABILITY AND FITNESS FOR A SPECIFIC PURPOSE.** JCI makes no and specifically disclaims all representations or warranties that the services, products, software or third-party product or software will be secure from cyber threats, hacking or other similar malicious activity, or other similar malicious activity, or will detect the presence of, or eliminate, treat, or mitigate the spread transmission, or outbreak of any pathogen, disease, virus or other contagion, including but not limited to COVID 19.

(5) **LIABILITY.** To the maximum extent permitted by law, in no event shall JCI and its affiliates and their respective personnel, suppliers and vendors ("JCI Parties") be liable to Purchaser or any third party under any cause of action or theory of liability even if advised of the possibility of such damages, for any: (a) special, incidental, indirect, punitive or consequential damages; (b) loss of business, use, profits, revenues, customer opportunities, anticipated savings or goodwill; (c) business interruption; or (d) data loss or other losses arising from viruses, ransomware, cyber-attacks or failures or interruptions to network systems arising in any manner from the equipment or material furnished or the work performed pursuant to this Agreement. In any case, the entire aggregate liability of the JCI Parties under this Agreement for all damages, losses, causes of action, whether in contract, tort (including negligence), or otherwise, shall be limited to the amount actually received by JCI for the performance of its obligations hereunder.

(6) **TAXES/TARIFFS.** The price of this proposal does not include duties, sales, use, excise, or other similar taxes, unless required by federal, state or local law. In addition to the stated price, Purchaser shall pay all taxes not legally required to be paid by JCI or, alternatively, shall provide JCI with acceptable tax exemption certificates. JCI shall provide Purchaser with any tax payment certificate upon request and after completion and acceptance of the work. Pricing for products and parts covered by this proposal does not include any amounts for changes in tariffs or other similar charges imposed and/or enacted by a government. At any time prior to shipment, JCI

shall be entitled to an increase in time and money for any costs that it incurs directly or indirectly that arise out of or relate to changes in tariffs or similar charges due to such changes.

(7) **DELAYS.** JCI shall not be liable for any delay in the performance of the work resulting from or attributed to acts or circumstances beyond JCI's control, including, but not limited to, acts of God, fire, riots, labor disputes, conditions of the premises, acts or omissions of the Purchaser, Owner or other Contractors or delays caused by suppliers or subcontractors of JCI.

(8) **COMPLIANCE WITH LAWS.** JCI shall comply with all applicable federal, state and local laws and regulations and shall obtain all temporary licenses and permits required for the prosecution of the work. Licenses and permits of a permanent nature shall be procured and paid for by the Purchaser.

(9) **SCHEDULE.** JCI and Purchaser shall mutually agree upon a schedule for completion of the work. In the event Purchaser desires to change or accelerate the schedule or the schedule is otherwise accelerated, delayed, or impacted for reasons beyond the control of JCI, JCI shall be entitled to a change order equitably adjusting the compensation of JCI to account for the increased costs associated with such schedule changes.

(10) **DISPUTES.** JCI shall have the sole and exclusive right to determine whether any dispute, controversy or claim arising out of or relating to the Agreement, or the breach thereof, shall be submitted to a court of law or arbitrated. For Purchasers located in the United States, the laws of Delaware shall govern the validity, enforceability, and interpretation of this Agreement, without regard to conflicts of law principles thereof, and the exclusive venue for any such litigation or arbitration shall be in Milwaukee, Wisconsin. For Purchasers located in Canada, the laws of Ontario shall govern the validity, enforceability, and interpretation of this Agreement, without regard to conflicts of law principles thereof, and the exclusive venue for any such litigation or arbitration shall be in Ontario, Canada. The parties waive any objection to the exclusive jurisdiction of the specified forums, including any objection based on forum non conveniens. In the event the matter is submitted to a court, JCI and Purchaser hereby agree to waive their right to trial by jury. In the event the matter is submitted to arbitration by JCI, the costs of arbitration shall be borne equally by the parties, and the arbitrator's award may be confirmed and reduced to judgment in any court of competent jurisdiction. If JCI prevails in any collection action, Purchaser will pay all of JCI's reasonable collection costs (including legal fees and expenses). Except as provided below, no claim or cause of action, whether known or unknown, shall be brought by either party against the other more than one year after the claim first arose. Claims not subject to the one-year limitation include JCI claims for unpaid: (1) contract amounts, (2) change order amounts (approved or requested) and (3) delays and/or work inefficiencies.

(11) **INSURANCE.** Insurance coverage in excess of JCI's standard limits will be furnished when requested and required. No credit will be given or premium paid by JCI for insurance afforded by others.

(12) **INDEMNITY.** To the fullest extent permitted by law, JCI and Purchaser shall indemnify each other from any and all claims, actions, costs, expenses, damages and liabilities, including reasonable attorneys' fees, resulting from death or bodily injury or damage to real or tangible personal property, to the extent caused by the negligence or misconduct of their respective employees or other authorized agents in connection with their activities within the scope of this Agreement. Neither party shall indemnify the other against claims, actions, costs, expenses or liabilities to the extent attributable to the actions or omissions of the other party. If the parties are both at fault, the obligation to indemnify shall be proportional to their relative fault.

(13) **PATENTS.** JCI shall defend or, at its own option settle, any action against Purchaser brought by a third party to the extent that the action is based upon a claim that the equipment provided under the Agreement infringes any U.S. patents or copyrights for Purchasers located in the United States or Canadian patents or copyrights, for Purchasers located in Canada, or misappropriates any trade secrets of a third party ("Claim"), provided that: (i) Purchaser gives JCI prompt written notice of any such Claim, (ii) Purchaser gives JCI full authority to defend or settle any such Claim, and (iii) Purchaser gives JCI proper and full information and assistance, at JCI's expense (except for Purchaser's employees' time) to defend or settle any such Claim. JCI will pay those costs and damages finally awarded against Purchaser in the action that are specifically attributable to the claim or those costs and damages agreed to in a monetary settlement of the action. THE FOREGOING IS IN LIEU OF ANY WARRANTIES OF NONINFRINGEMENT, WHICH ARE HEREBY DISCLAIMED. The foregoing obligation of JCI does not apply with respect to products or equipment or portions or components thereof (a) not supplied by JCI, (b) made in whole or in part in accordance with Purchaser or owner specifications, (c) which are modified after shipment or installation by JCI, if the alleged infringement related to such modification, (d) combined with other products, processes or materials where the alleged infringement relates to such combination, (e) where Purchaser continues allegedly infringing activity after being notified thereof and/or after being informed of modifications that would have avoided the alleged infringement without significant loss of performance or functionality, or (f) where Purchaser's use of the product or equipment is incident to an infringement not resulting primarily from the product or equipment; Purchaser will indemnify JCI and its officers, directors, agents, and employees from all damages, settlements, attorneys' fees and expenses related to a claim of infringement, misappropriation, defamation, violation of rights of publicity or privacy excluded from JCI's indemnity obligation herein.

(14) **OCCUPATIONAL SAFETY AND HEALTH.** The Parties hereto agree to notify each other immediately upon becoming aware of an inspection under, or any alleged violation of, the Occupational Safety and Health Act relating in any way to the project or project site.

(15) **PURCHASER RESPONSIBILITIES.** Purchaser is solely responsible for the establishment, operation, maintenance, access, security and other aspects of its computer network ("Network") and shall supply JCI secure Network access for providing its services. Products networked, connected to the internet, or otherwise connected to computers or other devices must be appropriately protected by Purchaser and/or end user against unauthorized access. Purchaser is responsible to take appropriate measures, including performing back-ups, to protect information, including without limit data, software, or files (collectively "Data") prior to receiving the service or products.

(16) **FORCE MAJEURE.** JCI shall not be liable, nor in breach or default of its obligations under this Agreement, for delays, interruption, failure to render services, or any other failure by JCI to perform an obligation under this Agreement, where such delay, interruption or failure is caused, in whole or in part, directly or indirectly, by a Force Majeure Event. A "Force Majeure Event" is a condition or event that is beyond the reasonable control of JCI, whether foreseeable or unforeseeable, including, without limitation, acts of God, severe weather (including but not limited to hurricanes, tornados, severe snowstorms or severe rainstorms), wildfires, floods, earthquakes, seismic disturbances, or other natural disasters, acts or omissions of any governmental authority (including change of any applicable law or regulation), epidemics, pandemics, disease, viruses, quarantines, or other public health risks and/or responses thereto, condemnation, strikes, lock-outs, labor disputes, an increase of 5% or more in tariffs or other excise taxes for materials to be used on the project, fires,

explosions or other casualties, thefts, vandalism, civil disturbances, insurrection, mob violence, riots, war or other armed conflict (or the serious threat of same), acts of terrorism, electrical power outages, interruptions or degradations in telecommunications, computer, network, or electronic communications systems, data breach, cyber-attacks, ransomware, unavailability or shortage of parts, materials, supplies, or transportation, or any other cause or casualty beyond the reasonable control of JCI. If JCI's performance of the work is delayed, impacted, or prevented by a Force Majeure Event or its continued effects, JCI shall be excused from performance under the Agreement. Without limiting the generality of the foregoing, if JCI is delayed in achieving one or more of the scheduled milestones set forth in the Agreement due to a Force Majeure Event, JCI will be entitled to extend the relevant completion date by the amount of time that JCI was delayed as a result of the Force Majeure Event, plus such additional time as may be reasonably necessary to overcome the effect of the delay. To the extent that the Force Majeure Event directly or indirectly increases JCI's cost to perform the services, Purchaser is obligated to reimburse JCI for such increased costs, including, without limitation, costs incurred by JCI for additional labor, inventory storage, expedited shipping fees, trailer and equipment rental fees, subcontractor fees or other costs and expenses incurred by JCI in connection with the Force Majeure Event.

(17) FAR. In the United States, JCI supplies "commercial items" within the meaning of the Federal Acquisition Regulations (FAR), 48 CFR Parts 1-53. As to any customer order for a U.S. Government contract, JCI will comply only with those mandatory flow-downs for commercial item and commercial services subcontracts listed either at FAR 52.244-6, or 52.212-5(e)(1), as applicable.

(18) DIGITAL ENABLED SERVICES; DATA. If JCI provides Digital Enabled Services under this Agreement, these Digital Enabled Services require the collection, transfer and ingestion of building, equipment, system time series, and other data to JCI's cloud-hosted software applications. Customer consents to and grants JCI the right to collect, transfer, ingest and use such data to enable JCI and its affiliates and agents to provide, maintain, protect, develop and improve the Digital Enabled Services and JCI products and services. Customer acknowledges that, while Digital Enabled Services generally improve equipment performance and services, Digital Enabled Services do not prevent all potential malfunction, insure against all loss, or guarantee a certain level of performance. Customer shall be solely responsible for the establishment, operation, maintenance, access, security and other aspects of its computer network ("Network"), shall appropriately protect hardware and products connected to the Network and will supply JCI secure Network access for providing its Digital Enabled Services. As used herein, "Digital Enabled Services" mean services provided hereunder that employ JCI software and related equipment installed at Customer facilities and JCI cloud-hosted software offerings and tools to improve, develop, and enable such services. Digital Enabled Service may include, but are not limited to, (a) remote servicing and inspection, (b) advanced equipment fault detection and diagnostics, and (c) data dashboarding and health reporting. If Customer accesses and uses Software that is used to provide the Digital Enabled Services, the Software Terms (defined below) will govern such access and use.

(19) JCI DIGITAL SOLUTIONS. Use, implementation, and deployment of the software and hosted software products ("Software") offered under these terms shall be subject to, and governed by, JCI's standard terms for such Software and Software related professional services in effect from time to time at www.johnsoncontrols.com/techterms (collectively, the "Software Terms"). Specifically, the JCI General EULA set forth at www.johnsoncontrols.com/buildings/legal/digital/generaleula governs access to and use of software installed on Customer's premises or systems and the JCI Terms of Service set forth at www.johnsoncontrols.com/buildings/legal/digital/generaltos govern access to and use of hosted software products. The applicable Software Terms are incorporated herein by this reference. Other than the right to use the Software as set forth in the Software Terms, JCI and its licensors reserve all right, title, and interest (including all intellectual property rights) in and to the Software and improvements to the Software. The Software that is licensed hereunder is licensed subject to the Software Terms and not sold. If there is a conflict between the other terms herein and the Software Terms, the Software Terms shall take precedence and govern with respect to rights and responsibilities relating to the Software, its implementation and deployment and any improvements thereto. Notwithstanding any other provisions of this Agreement, unless otherwise agreed, the following terms apply to Software that is provided to Customer on a subscription basis (i.e., a time limited license or use right), (each a "Software Subscription"): Each Software Subscription provided hereunder will commence on the date the initial credentials for the Software are made available (the "Subscription Start Date") and will continue in effect until the expiration of the subscription term noted in the applicable statement of work, order or other applicable ordering document. At the expiration of the Software Subscription, such Software Subscription will automatically renew for consecutive one (1) year terms (each a "Renewal Subscription Term"), unless either party provides the other party with a notice of non-renewal at least ninety (90) days prior to the expiration of the then-current term. To the extent permitted by applicable law, Software Subscriptions purchases are non-cancelable, and the sums paid nonrefundable. Fees for Software Subscriptions shall be paid annually in advance, invoiced on the Subscription Start Date and each subsequent anniversary thereof. Customer shall pay all invoiced amounts within thirty calendar days after the date of invoice. Payments not made within such time period shall be subject to late charges as set forth in the Software Terms. Unless otherwise agreed by the parties in writing, the subscription fee for each Renewal Subscription Term will be priced at Johnson Controls' then-applicable list price for that Software offering. Any use of Software that exceeds the scope, metrics or volume set forth in this Agreement and applicable SOW will be subject to additional fees based on the date such excess use began.

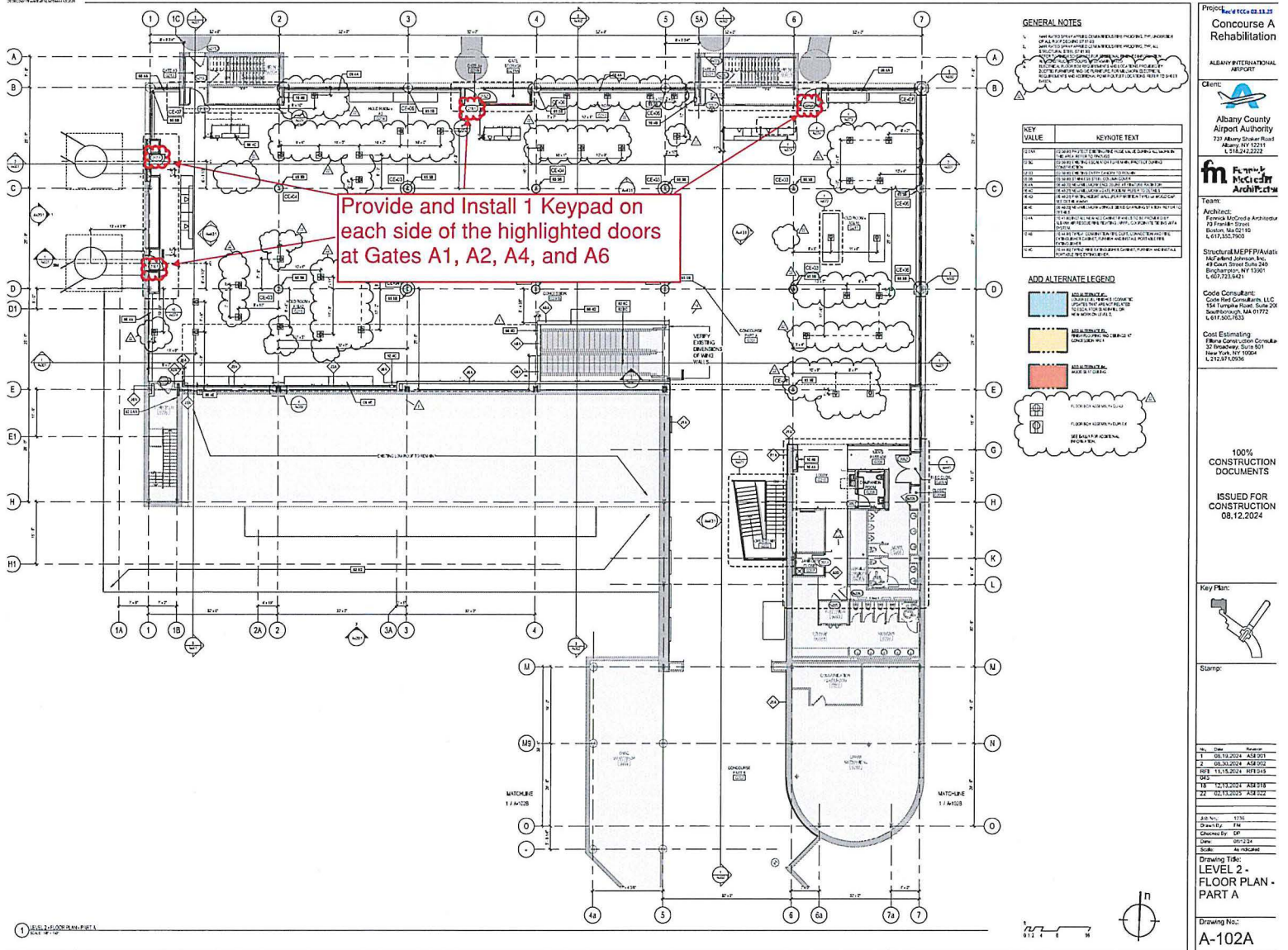
(20) PRIVACY.

(a) *JCI as Processor.* Where JCI factually acts as Processor of Personal Data on behalf of Purchaser (as such terms are defined in the DPA) the terms at www.johnsoncontrols.com/dpa shall apply.

(b) *JCI as Controller.* JCI will collect, process and transfer certain personal data of Purchaser and its personnel related to the business relationship between it and Purchaser (for example names, email addresses, telephone numbers) as controller and in accordance with JCI's Privacy Notice at <https://www.johnsoncontrols.com/privacy>. Purchaser acknowledges JCI's Privacy Notice and strictly to the extent consent is mandatorily required under applicable law, Purchaser consents to such collection, processing and transfer. To the extent consent to such collection, processing and transfer by JCI is mandatorily required from Purchaser's personnel under applicable law, Purchaser warrants and represents that it has obtained such consent.

(21) ENTIRE AGREEMENT. This proposal, upon acceptance, shall constitute the entire agreement between the parties and supersedes any prior representations or understandings.

(22) CHANGES. No change or modification of any of the terms and conditions stated herein shall be binding upon Johnson unless accepted by Johnson in writing.





Turner Construction Company
1 Computer Drive South
Albany, New York 12205

February 27, 2025,

Mr. Patrick Andrews
AOW Construction
Project Manager
30 Essex Street
Albany, NY 12206

RE: Albany County Airport Authority
PCO-062 RFI-034 Keypad Requirements

Dear Mr. Andrews,

Please provide pricing for PCO-062 RFI-034 Keypad Requirements. See attached RFI-034 Keypad Requirements, for further clarification on scope of changes. Price to include but not limited to installation and material of added keypads at Gates A1-A6 Doors per response to RFI-034. Submit pricing on this item no later than next Thursday March 6th, 2025.

Please feel free to contact me if you have any questions regarding this request.

Sincerely,

Brian McNeil

Brian McNeil
Project Engineer
Turner Construction Company

PCO-068

**PCO-068 Rec'd TCCo 05.13.25**

30 Essex Street
Albany, NY 12206
Ph : (518)482-3400

Change Request

To: Robert Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

Number: COR 068**Date:** 5/13/25**Job:** 24-00048 AIA Concourse A Rehab

Reason: Owner Request

We are pleased to offer the following specifications and pricing to make the following changes:

Detailed Description

COR-068 PCO-068 RFI-099 Active Circuits in Conflict with New Ceilings: Per RFI-099 existing conduit and wiring found to be in conflict with the new ceiling installation was raised or relocated to provide the necessary clearance and coordination with the new ceiling design. All work was completed in coordination with the ceiling installation to avoid further conflicts.

Pricing Summary

DLC Electric		\$ 21,982.00
Subtotal:		\$ 21,982.00
Bond	0.50%	\$ 115.00
OH&P on Sub Work	5.00%	\$ 999.00
Total:		\$ 23,096.00

If you have any questions, please contact me at 518-482-3400.

Submitted by: Patrick Andrews
AOW Construction, LLC

Cc:
Alysia Sanichar (AOW Construction, LLC)

Approved by AOW CONSTRUCTION, LLC.:

Approved:

Date:

Ab Burgazoli

EAA73FEA455F407...

5/13/2025

Approved by ARCHITECT:

Approved:

Date:

Approved by OWNER:

Approved:

Date:

DS DS
AE *PA*



24-0048 Albany Airport Concourse A Rehab
COR-068 PCO-068 RFI-099 Active Circuits in Conflict with New Ceilings

PCO-068 Rec'd TCCo 05.13.25
30 Essex Street
Albany, NY 12206
T 518-482-3400
F 518-482-3444

<u>AOW Labor</u>	Regular Hours	Regular Rate	Total
AOW Labor (Superintendent)		\$ 94.00	\$ -
AOW Labor (Project Manager)		\$ 95.00	\$ -
AOW Labor (Carpenter Foreman)		\$ 90.00	\$ -
AOW Labor (Carpenter)		\$ 88.00	\$ -
AOW Labor (Laborer Foreman)		\$ 90.00	\$ -
AOW Labor (Laborer)		\$ 87.00	\$ -
AOW Labor Total:			\$ -

<u>AOW Material</u>	Quantity	Units	\$/Unit	Cost/Item	
				\$ -	\$ -
				\$ -	\$ -
				\$ -	\$ -
AOW Material Total:					\$ -

<u>AOW Tool Rentals</u>	Quantity	Units	\$/Unit	Cost/Item	
				\$ -	\$ -
				\$ -	\$ -
AOW Tool Rental Total:					\$ -

AOW Subtotal:					\$ -
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<u>Subcontractors</u>	Subcontractor	Costs	10% Mark-up	
DLC Electric		\$ 19,983.64	\$ 1,998.36	\$ 21,982.00
		\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -
Subcontractor Total:		\$ 19,983.64	\$ 1,998.36	\$ 21,982.00

Subtotal All Categories:				\$ 21,982.00
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15.0%	AOW OH&P on Self-Performed	\$ -
5.0%	AOW OH&P on Sub costs	\$ 999.18
Subtotal:		\$ 22,981.18
0.5%	Bond	\$ 114.91
Grand Total:		\$ 23,096.09

DLC Electric, LLC

79 State Route 40

Albany, NY 12182

518-326-8130



Change Order Proposal

Company: AOW Construction
 Address: 30 Essex St
 Albany, NY 12206
 Attention: Patrick Andrews

Project: Albany Airport Concourse A
 Date: 4/10/2025 Rev 5/9/25
 Client #: RFI-099
 DLC#: 006

Work Scope

Removal and relocation of existing conduits as directed in the field.

<u>Cost</u>					<u>Notes</u>
	Qty	Unit	Rate	Total	
Electrician	130	Hrs	\$ 103.07	\$13,399.10	
Apprentice	12	Hrs	\$ 66.94	\$803.28	
Reman	26.5	Hrs	\$ 113.91	\$3,018.62	
Material	1	LS	\$ 585.67	\$585.67	
Equipment	1	LS	\$ 2,250.00	\$2,250.00	
Sub & Profit			10%	\$1,925.34	
Subtotal				\$21,982.00	
Subcontractors	1	LS		\$0.00	
Sub OHP			5%	\$0.00	
Sub			0.0%	\$0.00	
Total			ADD	\$21,982	

Steve Mohan
 Project Manager
 518-478-3813
mohan@dlcelectric.net

Item	Qty	Cost	Ext Cost
Ticket 16390			
12/2 MC Cable	75	\$ 0.89	\$ 66.75
MC Conn	4	\$ 1.31	\$ 5.24
4" Square Box	4	\$ 4.50	\$ 18.00
1/4" rod	12	\$ 0.62	\$ 7.44
3/4 EMT	40	\$ 1.05	\$ 42.00
3/4 Connectors	6	\$ 2.11	\$ 12.66
3/4 Couplings	4	\$ 4.91	\$ 19.64
#12 THHN	120	\$ 0.25	\$ 30.00
Ticket 16391			
12/2 MC Cable	50	\$ 0.89	\$ 44.50
MC Conn	2	\$ 1.31	\$ 2.62
Ticket 16393			
12/2 MC Cable	125	\$ 0.89	\$ 111.25
Ticket 16403			
3/4 EMT	70	\$ 1.05	\$ 73.50
3/4 Connectors	2	\$ 2.11	\$ 4.22
3/4 Couplings	8	\$ 4.91	\$ 39.28
4" Square Box	1	\$ 4.50	\$ 4.50
Caddy Bracket	1	\$ 7.61	\$ 7.61
5/8 Mud Ring	1	\$ 2.78	\$ 2.78
3/4" Strut Straps	6	\$ 2.28	\$ 13.68
#12 THHN	320	\$ 0.25	\$ 80.00
Ticket 16404			
1" EMT	30	\$ 1.78	\$ 53.40
1" Connectors	4	\$ 3.05	\$ 12.20
1" Couplings	4	\$ 5.65	\$ 22.60
7/8" Strut	10	\$ 2.67	\$ 26.70
1" Strut Straps	8	\$ 2.85	\$ 22.80
Ticket 16405			
1" EMT	20	\$ 1.78	\$ 35.60
1" Bushings	4	\$ 0.76	\$ 3.04
1" Connectors	8	\$ 3.05	\$ 24.40
J-Hooks	8	\$ 3.48	\$ 27.84
1/4 Spring Nuts	8	\$ 1.34	\$ 10.72
1/4 Washers	8	\$ 0.17	\$ 1.36
1/4 x 1 1/4 bolts	8	\$ 0.23	\$ 1.84
			\$ 828.17

16390

INVOICE NO.

DLC ELECTRIC LLC
479 State Route 40
TROY, NEW YORK 12182

(518) 326-8130
Fax (518) 326-8132

JOB PHONE	DATE OF ORDER 3-11-25
JOB NAME / LOCATION ALB AIRPORT	
79 BLD	
RFI-099	

TO: **A.O.W**

PHONE
ORDER TAKEN BY

TERMS

DESCRIPTION OF WORK

AMOUNT

**REWORK CONDOLITS ON 2ND
FLOOR OF 79 BLDING
REWORK LIGHTING BOXES THAT
LADD IN SHUTTER CEILING**

LABOR

HOURS

RATE

AMOUNT

TOTAL MATERIAL

TOTAL LABOR

JAMES (Fm)

1

BRADY (Fm)

8

SCOTT (Fm)

8

KARA (M)

6

WORK ORDERED BY

DATE COMPLETED

TAX

By signing this invoice, I hereby acknowledge the satisfactory completion of the above described work.

Thank You!

PAY THIS AMOUNT →

[illegible]

(518) 326-8130
Fax (518) 326-8132

JOB PHONE	DATE OF ORDER
	3-12-25
JOB NAME / LOCATION	
ALB Airport	
2ND FL 79 BLD	
RFI-049	

TO: A.O.W.

TERMS.

T/M

DESCRIPTION OF WORK						AMOUNT	
RELOCATE PIPES OR MOVE UP TO GET THE HEIGHT NEEDED FOR CEILING.							
REMOVE ANYTHING THAT WAS APPLIED BY RELOCATION							
Live Voltage							
LABOR		HOURS	RATE	AMOUNT		TOTAL MATERIAL	
JAMES (FM)	3					TOTAL LABOR	
BRANDON (JM)	8						
SCOTT (TM)	8						
WORK ORDERED BY		DATE COMPLETED 3-13-25				TAX	
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).							
<i>Brian Barr</i>							
Thank You! PAY THIS AMOUNT →							

[illegible]

(518) 326-8130
Fax (518) 326-8132

JOB PHONE	DATE OF ORDER
	3-12-25
JOB NAME / LOCATION	
ALB. AIRPORT	
2ND FL TABLE	
RFI-099	

TO: A.O.W

PHONE

CRCDR TAKEN BY	
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TERMS

T/M

DESCRIPTION OF WORK					AMOUNT
<p>LOOK INTO OR INVESTIGATE 1.5 ENT CONDUITS THAT ARE BELOW CEILING (NEW)</p>					
<p>FOUND THAT ONE PIPE (1.5") GOES THRU FILL BOX ABOVE GATE A.B. WIRE'S ARE FED THRU. TALKED TO DWAYNE ABOUT WIRE'S</p>					
<p>DATA / Low Voltage</p>					
LABOR	HOURS	RATE	AMOUNT	TOTAL MATERIAL	
JAMES	2.5			TOTAL LABOR	
WORK ORDERED BY	DATE COMPLETED		TAX		
	3-19-25				
<p><small>SIGNATURE (I hereby acknowledge receipt of satisfactory completion of the above described work).</small></p>					
<p><i>James</i></p>			<p>Thank You! PAY THIS AMOUNT →</p>		

Scanned with
CamScanner

[illegible]

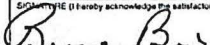
TO: A.O.W

JOB PHONE	DATE OF ORDER
	3-13-25
JOB NAME / LOCATION	
ALB AIRPORT	
79 BLVD 2ND FL	
RFT-099	

PHONE

ORDER TAKEN BY	
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TERMS

DESCRIPTION OF WORK						AMOUNT
<p>> <u>REWORK OR EXT. OF CONDUITS</u> <u>ON 2ND FL OF 79 BLDG</u></p>						
<p><u>MOVED WHAT COULD BE MOVED</u> <u>& REMOVED WHAT COULD</u></p>						
LABOR	HOURS	RATE	AMOUNT		TOTAL MATERIAL	
JAMES (Fm)	1				TOTAL LABOR	
DENN (Fm)	7					
SCOTT (Fm)	7					
WORK ORDERED BY		DATE COMPLETED			TAX	
<small>I hereby acknowledge the satisfactory completion of the above described work</small>						
					<p>Thank You! PAY THIS AMOUNT →</p>	

[illegible]

(518) 326-8130
Fax (518) 326-8132

TO: A.O.W

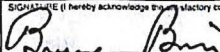
INVOICE NO. 16394

JOB PHONE	DATE OF ORDER
	3-17-25
JOB NAME / LOCATION	
ALB AIRPORT	
79 BLD	
RFI 099	

PHONE

ORDER TAKEN BY	
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TERMS

DESCRIPTION OF WORK						AMOUNT
EXTEND & RASE CONDUITS						
THAT ARE TO LOW. REMOVE						
WHAT CAN BE REMOVED						
LABOR	HOURS	RATE	AMOUNT		TOTAL MATERIAL	
JANIS (Fm)	6				TOTAL LABOR	
SWOT (TH)	6					
WORK ORDERED BY		DATE COMPLETED			TAX	
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).						
						
Thank You! PAY THIS AMOUNT →						

Scanned with
CamScanner

[illegible]

(518) 326-8130
Fax (518) 326-8132

TO: A.O.W

WORK PHONE	DATE OF ORDER
	3-27-25
JOB NAME / LOCATION	
ALB. AIRPORT	
79 BLD	
RFI-099	

PHONE

ORDER TAKEN BY

TERMS:

DESCRIPTION OF WORK					AMOUNT
<p>> HAD TO DISCONNECT VAV WIRE THAT WAS RAN THRU 1.5 PIPE TO COOL. AREA. PIPE NEEDS TO BE REMOVED, CAUSE TO LOW.</p>					
<p>MEET WITH TURNER @ AIRPORT TO GET APPROVED TO DO IT.</p>					
<p>KEEP MRS ON RFI # TO RAISE PIPES</p>					
LABOR	HOURS	RATE	AMOUNT	TOTAL MATERIAL	
JAMES (FM)	1			TOTAL LABOR	
> BRADON (JM)	8				
SCOTT (JM)	8				
WORK ORDERED BY		DATE COMPLETED		TAX	
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).				<p>Thank You! PAY THIS AMOUNT →</p>	

[illegible]

TO: A.O.W

JOB PHONE	DATE OF ORDER
	3-31-25
JOB NAME / LOCATION	
ALB Airport	
79 BLD 2ND FL	
RFI-099	

T/M

DESCRIPTION OF WORK					AMOUNT
<p>> REROUTE & REMOVE WIRES PLUS CONDUST THAT HAD WIRE FOR MIE'S IN IT. PIPE NEEDS TO BE REMOVED</p>					
<p>TIM TO BE PUT ON RFT TO RAISE PIPE. INSTALLED BY TURNER COV.</p>					
<p>THIS WK WAS DISCUSSED WITH TURNER (BRIAN) AIRPORT (DEWAYNE) AND DUC (JAMES)</p>					
LABOR	HOURS	RATE	AMOUNT	TOTAL MATERIAL	
JAMES FM	1			TOTAL LABOR	
> SCOTT	8				
BRIAN/DUC	8				
WORK ORDERED BY		DATE COMPLETED		TAX	
<p>SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).</p> <p><i>Jim Wm Jr UTO</i></p>					
<p>Thank You! PAY THIS AMOUNT +</p>					

[illegible]

TO: A.O.W

JOB PHONE	DATE OF ORDER
	4-1-25
JOB NAME / LOCATION	
AUB AIRPORT	
79 BUDDING	
2ND FL REI-099	

TERMS: T/M

DESCRIPTION OF WORK					AMOUNT
<p>> INSTALL CONDUIT FOR SW'S THAT GOT RELAYED AFTER PIPE & WERE WERE INSTALLED</p>					
LABOR	HOURS	RATE	AMOUNT	TOTAL MATERIAL	
JAMES (Fm)	2			TOTAL LABOR	
DEAN (JM)	6				
KODA (APP)	6				
WORK ORDERED BY		DATE COMPLETED		TAX	
SIGNATURE I hereby acknowledge the satisfactory completion of the above described work.				<p>Thank You! PAY THIS AMOUNT →</p>	

[illegible]

TO: A.O.W

JOB PHONE	DATE OF ORDER
	4-2-25
JOB NAME / LOCATION	
ALB. AIRPORT	
79 T300	
2ND FL RFI-099	

T/M

DESCRIPTION OF WORK						AMOUNT
REROUTE WIRE FOR MISC #						
SPEAKERS TO RM G-205. INSTALL						
BOX & CONDUIT						
THIS GOES OJ RFI 099 ? (EXT RFI						
THAT WAS TO RAISE PICES.						
THIS WAS DISCLOSED WITH						
WEDDER / AIRPORT / DUC AS STARGO						
PREVIOUSLY IN TIM TICKET.						
LABOR	HOURS	RATE	AMOUNT		TOTAL MATERIAL	
JAMES (Fu)	1				TOTAL LABOR	
SCOTT (SM)	8					
BRENDON (SM)	8					
WORK ORDERED BY		DATE COMPLETED			TAX	
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).					Thank You!	
					PAY THIS AMOUNT →	

Design Envelope ID: 3CD6011F-47B7-4757-A0F1-44DB2C211FD1

INVOICE NO. 16405

JOB PHONE	DATE OF ORDER
JOB NAME / LOCATION	4.2.25
ALB. Airport	
79 Bldg	
RFI-099	

DLC ELECTRIC LLC
 479 State Route 40
 TROY, NEW YORK 12182

(518) 326-8130
 Fax (518) 326-8132

TO: A.O.W.

PHONE
 ORDER TAKEN BY

TERMS

DESCRIPTION OF WORK

AMOUNT

> REWORK & RE-ROUTE SPEAKERS &
 MISC'S WIRE'S. REMOVED PIPE
 INSTALL J HOOKS TO SUPPORT
 WIRE. DISCONNECTED SPEAKERS &
 REHUNG UP TO REMOVE PIPE
 IN WAY

• WAS TALKED ABOUT WITH
 TROOP / AIRPORT / DLC

KEEP WITH RFI 099

LABOR	HOURS	RATE	AMOUNT	TOTAL MATERIAL
JAMES (PM)	1			TOTAL LABOR
> SCOTT (SM)	8			
BRADON (SM)	8			
WORK ORDERED BY	DATE COMPLETED			TAX
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work)				Thank You! PAY THIS AMOUNT →

[illegible]

Thank You!
PAY THIS AMOUNT →

ORDER TAKEN BY	
----------------	--

[illegible]

JOB PHONE	DATE OF ORDER
	4-10-25
JOB NAME / LOCATION	
ALB. AIRPORT	
79 BLD	

WORK ORDERED BY	DATE COMPLETED	TAX
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).		Thank You! PAY THIS AMOUNT →

Thank You!
PAY THIS AMOUNT →



Turner Construction Company
1 Computer Drive South
Albany, New York 12205

March 18, 2025,

Mr. Patrick Andrews
AOW Construction
Project Manager
30 Essex Street
Albany, NY 12206

RE: Albany County Airport Authority
PCO-068 RFI-099 Active Conduit Interfering with Ceiling

Dear Mr. Andrews,

Please provide pricing for PCO-068 RFI-099 Active Conduit Interfering with Ceiling. Refer to RFI-099 Active Conduit Interfering with Ceiling for further clarification on this change. Price to include but not limited to removal of active conduit and installation of new junction boxes. Submit pricing on this item no later than next Tuesday, March 25, 2025.

Please feel free to contact me if you have any questions regarding this request.

Sincerely,

Brian McNeil

Brian McNeil
Project Engineer
Turner Construction Company

PCO-071



PCO-071 Rec'd TCCo 05.14.25

30 Essex Street
Albany, NY 12206
Ph : (518)482-3400

Change Request

To: Robert Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

Number: COR 071

Date: 5/13/25

Job: 24-00048 AIA Concourse A Rehab

Reason: Owner Request

We are pleased to offer the following specifications and pricing to make the following changes:

Detailed Description

COR-071 - PCO-071 ASI-023 R1 **Level 2 Radius Change at Soffit**: This PCO addresses the rework of the soffit curvature at Level 2 as directed in ASI-023 Revision 1. Scope includes modifying the radius of the central river soffit and incorporating filleted intersections where it meets the bordering circular soffits at the wood ceiling areas. Work was directed by the architect and involved initial installation, removal, and reinstallation following the issuance of revised ASIs and coordination updates. Also included is the **rework of the soffit area over the escalator and the removal of existing steel structures that interfered with the soffit layout** and were located at an elevation lower than the finished ceiling height.

Pricing Summary

AOW Materials		\$ 1,035.00
AOW Labor		\$ 10,036.00
	Subtotal:	\$ 11,071.00
Bond	0.50%	\$ 64.00
OH&P on AOW Work	15.00%	\$ 1,661.00
	Total:	\$ 12,796.00

If you have any questions, please contact me at 518-482-3400.

Submitted by: Patrick Andrews
AOW Construction, LLC

Cc:
Alysia Sanichar (AOW Construction, LLC)

Approved by AOW CONSTRUCTION, LLC.:

Approved:

Date:

Ab Bungayoli
EAAZ3FEA455F407...
5/14/2025

Approved by ARCHITECT:

Approved:

Date:

Approved by OWNER:

Approved:

Date:

DS
AE DS
PA



24-0048 Albany Airport Concourse A Rehab
COR-071 - PCO-071 ASI-023 R1 Level 2 Radius Change at Soffit

PCO-071 Rec'd TCCo 05.14.25

30 Essex Street
 Albany, NY 12206
 T 518-482-3400
 F 518-482-3444

<u>AOW Labor</u>	<u>Regular Hours</u>	<u>Regular Rate</u>	<u>Total</u>
AOW Labor (Superintendent)		\$ 94.00	\$ -
AOW Labor (Project Manager)		\$ 95.00	\$ -
AOW Labor (Carpenter Foreman)	18	\$ 90.00	\$ 1,620.00
AOW Labor (Carpenter)	64	\$ 88.00	\$ 5,632.00
AOW Labor (Laborer Foreman)		\$ 90.00	\$ -
AOW Labor (Laborer)	32	\$ 87.00	\$ 2,784.00
AOW Labor Total:			\$ 10,036.00

<u>AOW Material</u>	<u>Quantity</u>	<u>Units</u>	<u>\$/Unit</u>	<u>Cost/Item</u>	
Sawzall Metal Cutting Blades	12	EA	\$ 15.97	\$ 191.64	\$ 191.64
Type X Drywall 5/8"	192	SQFT	\$ 0.62	\$ 119.04	\$ 119.04
3-5/8" Metal Track	130	LF	\$ 0.59	\$ 76.70	\$ 76.70
3-5/8" Metal Stud	150	LF	\$ 0.58	\$ 87.00	\$ 87.00
Fasteners	5	LB	\$ 5.00	\$ 25.00	\$ 25.00
AOW Material Total:					\$ 499.38

<u>AOW Tool Rentals</u>	<u>Quantity</u>	<u>Units</u>	<u>\$/Unit</u>	<u>Cost/Item</u>	
19' scissor lift	2	WEEKS	\$ 268.00	\$ 536.00	\$ 536.00
					\$ -
AOW Tool Rental Total:					\$ 536.00

AOW Subtotal: \$ 11,071.38

Subcontractors

<u>Subcontractor Costs</u>	<u>10% Mark-up</u>	
\$ -	\$ -	\$ -
\$ -	\$ -	\$ -
\$ -	\$ -	\$ -
\$ -	\$ -	\$ -
\$ -	\$ -	\$ -

Subcontractor Total:

Subtotal All Categories: \$ 11,071.38

15.0%	AOW OH&P on Self-Performed	\$ 1,660.71
5.0%	AOW OH&P on Sub costs	\$ -
Subtotal:		\$ 12,732.09
0.5%	Bond	\$ 63.66

Grand Total: \$ 12,795.75

RFI-060



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

02-12-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice ICOR 005 RFI-060

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description	
10	sawz all metal blades			remove existing steel angle interfering with new framing	
				QTY Rentals/ Tools Amount	
				1 sawz all	
				1 20' lift	
				dumpster	
				Delivery	
				Delivery	
				Total Materials	
				Total Rentals	
Date	Name	Trade	Rate	Hours	Amount
02/12/25	Matt Jordan	L		8	
Is Work Complete?				<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Total Labor
Work Order By:					Total Materials
Authorized Signature: <i>[Signature]</i> VTO					Total Rentals
					Total Labor
					Tax
					OH&P
I acknowledge the completion of the above described work					Total

RFI-060

PCO-071 Rec'd TCCo 05.14.25



30 Essex St
Albany, NY 12206

P: (518)482-3400 F: (518)482-3444

Work Order

03-10-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice ICOR 005 RFI-060

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description	
10	sawz all metal blades			remove existing steel angle interfering with new framing	
				QTY Rentals/ Tools Amount	
				1 sawz all	
				1 20' lift	
				dumpster	
				Delivery	
				Delivery	
				Total Materials	
				Total Rentals	
Date	Name	Trade	Rate	Hours	Amount
03/10/25	Matt Jordan	L		8	
	Ryan McLaine	L		8	
Is Work Complete?				Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Total Labor
Work Order By:					Total Materials
Authorized Signature: <i>[Signature]</i> VTO					Total Rentals
					Total Labor
					Tax
					OH&P
I acknowledge the completion of the above described work					Total

RFI-060



03-11-25

Date _____

ACAA 24-048

Job Name/Number

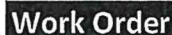
Bruce Boice ICOR 005 RFI-060

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description			
5	sawz all metal blades			remove existing steel angle interfering with new framing			
					QTY	Rentals/ Tools	Amount
					1	sawz all	
					1	20' lift	
						dumpster	
Delivery				Delivery			
Total Materials				Total Rentals			
Date	Name	Trade	Rate	Hours	Amount		
03/11/25	Matt Jordan	L		8			
Is Work Complete?				<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
Work Order By:				Total Labor			
				Total Materials			
				Total Rentals			
				Total Labor			
				Tax			
Authorized Signature:				OH&P			
I acknowledge the completion of the above described work				Total			



04-07-25

Date _____

ACAA 24-048

Job Name/Number

Bruce Boice

PCO-071/ASI 023

Recorded By

COR/ICOR #

Bill To:

P: (518)482-3400 F: (518)482-3444

QTY	Material	Unit \$	Cost	Description		
2	4x8 sheet gypsum					
1lb	framing screws					
2-1/2" track	20'					
				QTY	Rentals/ Tools	Amount
				2	20' PLATFORM LIFT	
Delivery				Delivery		
Total Materials				Total Rentals		
Date	Name	Trade	Rate	Hours	Amount	
04/07/25	Frank Moore	CF		6		
	Evan Temple	C		8		
	Nick Warren 3rd year A	C		8		
Is Work Complete?			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Total Labor		
Work Order By:			Total Materials			
			Total Rentals			
			Total Labor			
Authorized Signature:			Tax			
			OH&P			
I acknowledge the completion of the above described work				Total		



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-08-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

PCO-071/ASI 023

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description		
5 lbs	1-1/4 sheetrock screws					
				QTY	Rentals/ Tools	Amount
				2	20' PLATFORM LIFT	
Delivery				Delivery		
Total Materials				Total Rentals		
Date	Name	Trade	Rate	Hours	Amount	
04/08/25	Frank Moore	CF		3		
	Evan Temple	C		8		
	Nick Warren 3rd year A	C		8		
Is Work Complete: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				Total Labor		
Work Order By:				Total Materials		
Authorized Signature:				Total Rentals		
				Total Labor		
				Tax		
				OH&P		
I acknowledge the completion of the above described work				Total		



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-09-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

PCO-071/ASI 023

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description	
5 lbs	1-1/4" drywall screws				
QTY	Rentals/ Tools	Amount			
2	20' PLATFORM LIFT				
Delivery		Delivery			
Total Materials		Total Rentals			
Date	Name	Trade	Rate	Hours	Amount
04/09/25	Frank Moore	CF		3	
	Evan Temple	C		8	
Is Work Complete: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				Total Labor	
Work Order By: Authorized Signature:				Total Materials	
				Total Rentals	
				Total Labor	
				Tax	
				OH&P	
I acknowledge the completion of the above described work				Total	



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-10-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

PCO-071/ASI 023

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description	
1 lbs	framing screws				
QTY	Rentals/ Tools	Amount			
1	20' PLATFORM LIFT				
Delivery		Delivery			
Total Materials		Total Rentals			
Date	Name	Trade	Rate	Hours	Amount
04/10/25	Frank Moore	CF		3	
	Evan Temple	C		8	
Is Work Complete: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					Total Labor
Work Order By:					Total Materials
					Total Rentals
Authorized Signature:					Total Labor
					Tax
I acknowledge the completion of the above described work					OH&P
					Total



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-11-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

PCO-071/ASI 023

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description
				soffit rework at inside radius 2-1/2" to 6"
				QTY
				Rentals/ Tools
				Amount
				1
				20' PLATFORM LIFT
				Delivery
				Delivery
				Total Materials
				Total Rentals
Date	Name	Trade	Rate	Hours
04/11/25	Frank Moore	CF		1
	Evan Temple	C		6
Is Work Complete?				Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Work Order By: Authorized Signature:				Total Labor
				Total Materials
				Total Rentals
				Total Labor
				Tax
				OH&P
I acknowledge the completion of the above described work				Total



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-25-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

TBD

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit	Cost	Description																		
130 EA	6" metal studs			reframe soffit at escalator area per disussion with Architect																		
130LF	6" track																					
3 LB	fasteners																					
				<table border="1"> <thead> <tr> <th>QTY</th> <th>Rentals/ Tools</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Bakers scaffold</td> <td></td> </tr> <tr> <td>1</td> <td>scaffold deck</td> <td></td> </tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	QTY	Rentals/ Tools	Amount	1	Bakers scaffold		1	scaffold deck										
QTY	Rentals/ Tools	Amount																				
1	Bakers scaffold																					
1	scaffold deck																					
Delivery			Delivery																			
Total Materials			Total Rentals																			
Date	Name	Trade	Rate	Hours	Amount																	
04/25/25	Frank Moore	CF		2																		
	Paul Norton	CF		4																		
	Noel Fontaine	C		4																		
Is Work Complete: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					Total Labor																	
Work Order By:					Total Materials																	
Authorized Signature:					Total Rentals																	
					Total Labor																	
					Tax																	
					OH&P																	
I acknowledge the completion of the above described work					Total																	

Architects Supplemental Instructions

Date: April 1, 2025
To: TCCO and AOW Construction
From: Joe Sirkovich

ASI No: 23R2
Project: Albany International Airport – Concourse A Renovations
Project No: 1236

The Work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents without change in Contract Sum or Contract Time. If the scope indicated in this ASI represents, in the opinion of the Contractor, a change in Contract Sum or Contract Time, the Contractor shall submit a Change Order Request prior to proceeding with the work. Proceeding with the Work in accordance with these instructions indicates your acknowledgement that there will be no change in Contract Sum or Contract Time.

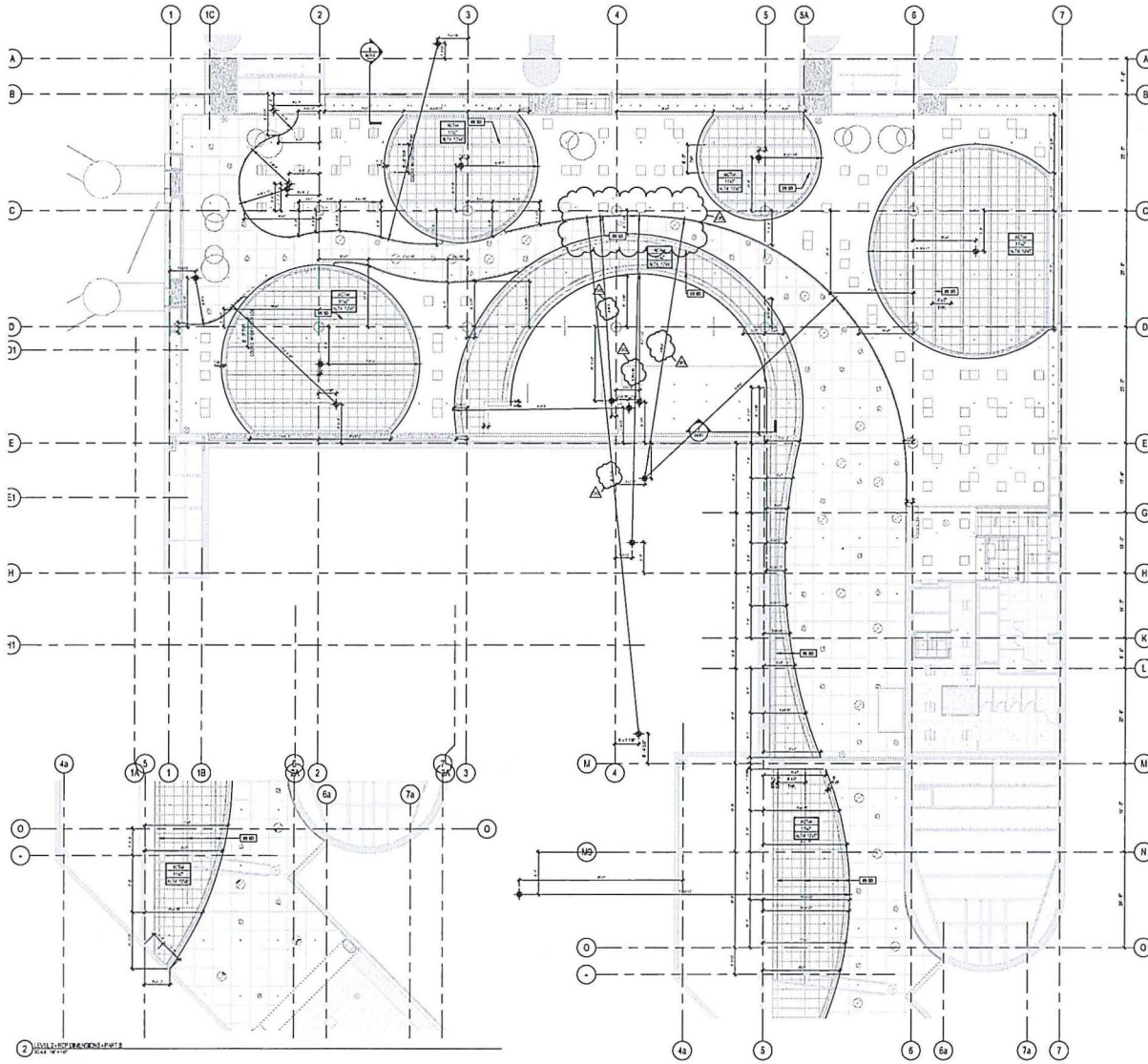
ASI Description: The attached ASI includes information for a proposed revision to the 8'-4" section of GWB soffit at Column C/4. The straight section of soffit is adjusted in this ASI to be a shallow curved soffit.

Dwg No.	Title and description
A-122A	LEVEL 2 -RCP-PART A Adjustment to the soffit near Column C/4 from a short straight section to a shallow curved section.
A-132	LEVEL 2 UPPER CEILING DIMENSIONAL PLAN Adjustment to the soffit near Column C/4 from a short straight section to a shallow curve with dimensional information included.

Issued by the architect:

Joe Sirkovich AIA
Project Architect - FMA

PCO-071 Rec'd TCCo 05.14.25



REFLECTED CEILING NOTES

1. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
2. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
3. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
4. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
5. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
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13. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
14. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
15. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.
16. ALL REFLECTED CEILING SHALL BE COMPLETED WITH A MINIMUM OF 10% REFLECTANCE.

CEILING LEGEND

- 1. ACQUISITION CEILING TILE
- 2. WOOD SLAT CEILING
- 3. SUSPENDED CEILING
- 4. EXISTING ACQUISITION CEILING TILE TO REMAIN
- 5. EXISTING SUSPENDED CEILING TO REMAIN
- 6. ACQUISITION CEILING TILE

KEY	VALUE	KEY	VALUE
1	ACQUISITION CEILING TILE	1	ACQUISITION CEILING TILE
2	WOOD SLAT CEILING	2	WOOD SLAT CEILING
3	SUSPENDED CEILING	3	SUSPENDED CEILING
4	EXISTING ACQUISITION CEILING TILE TO REMAIN	4	EXISTING ACQUISITION CEILING TILE TO REMAIN
5	EXISTING SUSPENDED CEILING TO REMAIN	5	EXISTING SUSPENDED CEILING TO REMAIN
6	ACQUISITION CEILING TILE	6	ACQUISITION CEILING TILE

Project: TCCo 04.03.25
Concourse A Rehabilitation

ALBANY INTERNATIONAL AIRPORT

Client:
Albany County Airport Authority
737 Albany Street Road
Albany, NY 12211
518.442.2222

Architect:
Fennell McCreedy Architects
20 Franklin Street
Boston, MA 02110
617.552.7665

Structural Engineer:
K&P Johnson, Inc.
44 Court Street, Suite 202
Southborough, MA 01772
508.231.8471

Code Consultant:
Code Red Consultants, LLC
154 Temple Street, Suite 202
Southborough, MA 01772
508.231.8471

Cost Estimating:
Shaw Construction Consultants
20 Broadway, Suite 501
New York, NY 10006
212.271.0276

100% CONSTRUCTION DOCUMENTS
ISSUED FOR CONSTRUCTION
08.12.2024

Key Plan:
Stamp:

No.	Date	Revised
1	04/01/2025	ASB 23 REV
2	04/01/2025	ASB 23 REV
3	04/01/2025	ASB 23 REV
4	04/01/2025	ASB 23 REV
5	04/01/2025	ASB 23 REV
6	04/01/2025	ASB 23 REV
7	04/01/2025	ASB 23 REV
8	04/01/2025	ASB 23 REV
9	04/01/2025	ASB 23 REV
10	04/01/2025	ASB 23 REV
11	04/01/2025	ASB 23 REV
12	04/01/2025	ASB 23 REV
13	04/01/2025	ASB 23 REV
14	04/01/2025	ASB 23 REV
15	04/01/2025	ASB 23 REV
16	04/01/2025	ASB 23 REV
17	04/01/2025	ASB 23 REV
18	04/01/2025	ASB 23 REV
19	04/01/2025	ASB 23 REV
20	04/01/2025	ASB 23 REV
21	04/01/2025	ASB 23 REV
22	04/01/2025	ASB 23 REV
23	04/01/2025	ASB 23 REV
24	04/01/2025	ASB 23 REV
25	04/01/2025	ASB 23 REV
26	04/01/2025	ASB 23 REV
27	04/01/2025	ASB 23 REV
28	04/01/2025	ASB 23 REV
29	04/01/2025	ASB 23 REV
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53	04/01/2025	ASB 23 REV
54	04/01/2025	ASB 23 REV
55	04/01/2025	ASB 23 REV
56	04/01/2025	ASB 23 REV
57	04/01/2025	ASB 23 REV
58	04/01/2025	ASB 23 REV
59	04/01/2025	ASB 23 REV
60	04/01/2025	ASB 23 REV
61	04/01/2025	ASB 23 REV
62	04/01/2025	ASB 23 REV
63	04/01/2025	ASB 23 REV
64	04/01/2025	ASB 23 REV
65	04/01/2025	ASB 23 REV
66	04/01/2025	ASB 23 REV
67	04/01/2025	ASB 23 REV
68	04/01/2025	ASB 23 REV
69	04/01/2025	ASB 23 REV
70	04/01/2025	ASB 23 REV
71	04/01/2025	ASB 23 REV
72	04/01/2025	ASB 23 REV
73	04/01/2025	ASB 23 REV
74	04/01/2025	ASB 23 REV
75	04/01/2025	ASB 23 REV
76	04/01/2025	ASB 23 REV
77	04/01/2025	ASB 23 REV
78	04/01/2025	ASB 23 REV
79	04/01/2025	ASB 23 REV
80	04/01/2025	ASB 23 REV
81	04/01/2025	ASB 23 REV
82	04/01/2025	ASB 23 REV
83	04/01/2025	ASB 23 REV
84	04/01/2025	ASB 23 REV
85	04/01/2025	ASB 23 REV
86	04/01/2025	ASB 23 REV
87	04/01/2025	ASB 23 REV
88	04/01/2025	ASB 23 REV
89	04/01/2025	ASB 23 REV
90	04/01/2025	ASB 23 REV
91	04/01/2025	ASB 23 REV
92	04/01/2025	ASB 23 REV
93	04/01/2025	ASB 23 REV
94	04/01/2025	ASB 23 REV
95	04/01/2025	ASB 23 REV
96	04/01/2025	ASB 23 REV
97	04/01/2025	ASB 23 REV
98	04/01/2025	ASB 23 REV
99	04/01/2025	ASB 23 REV
100	04/01/2025	ASB 23 REV

Drawing No.: A-132



Turner Construction Company
1 Computer Drive South
Albany, New York 12205

April 2, 2025,

Mr. Patrick Andrews
AOW Construction
Project Manager
30 Essex Street
Albany, NY 12206

RE: Albany County Airport Authority
PCO-071 ASI-023 R1 L2 Radius Change at Soffit

Dear Mr. Andrews,

Please provide pricing for ASI-023 R1 Level 2 Radius Change at Soffit. For further clarification regarding this change please see ASI-025 drawings in the Procore Documents Tab. Price to include but not limited to removal of existing soffit framing and reconstruction of soffit framing. Submit pricing on this item no later than next Wednesday, April 9, 2025.

Please feel free to contact me if you have any questions regarding this request.

Sincerely,

Brian McNeil

Brian McNeil
Project Engineer
Turner Construction Company

PCO-077



PCO-077 Rec'd TCCo 05.14.25

30 Essex Street
Albany, NY 12206
Ph : (518)482-3400

Change Request

To: Robert Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

Number: COR 077

Date: 5/13/25

Job: 24-00048 AIA Concourse A Rehab

Reason: Owner Request

We are pleased to offer the following specifications and pricing to make the following changes:

Detailed Description

COR-077 - PCO-077 **Stair P Sheetrock**: This PCO addresses the correction of an existing defective condition at the Stair P firewall surrounding the stair tower. Scope of work included installing two (2) layers of 5/8" gypsum board above the ceiling, with all joints properly sealed using fire tape and fire-rated caulk to maintain fire rating.

Pricing Summary

AOW Materials		\$ 456.00
AOW Labor		\$ 1,232.00
Subtotal:		\$ 1,688.00
Bond	0.50%	\$ 10.00
OH&P on AOW Work	15.00%	\$ 253.00
Total:		\$ 1,951.00

If you have any questions, please contact me at 518-482-3400.

Submitted by: Patrick Andrews
AOW Construction, LLC

Cc:
Alysia Sanichar (AOW Construction, LLC)

Approved by AOW CONSTRUCTION, LLC.:

Approved: *Al Bungayoli*
Date: 5/14/2025

Approved by ARCHITECT:

Approved: _____
Date: _____

Approved by OWNER:

Approved: _____
Date: _____

DS DS
AZ *PA*

PCO-077 Rec'd TCCo 05.14.25

24-0048 Albany Airport Concourse A Rehab
COR-077 - PCO-077 Stair P Sheetrock

30 Essex Street
Albany, NY 12206
T 518-482-3400
F 518-482-3444

AOW Labor

Regular
Hours

Regular
Rate

Total

AOW Labor (Superintendent)			\$	94.00	\$	-
AOW Labor (Project Manager)			\$	95.00	\$	-
AOW Labor (Carpenter Foreman)			\$	90.00	\$	-
AOW Labor (Carpenter)	14		\$	88.00	\$	1,232.00
AOW Labor (Laborer Foreman)			\$	90.00	\$	-
AOW Labor (Laborer)			\$	87.00	\$	-
AOW Labor Total:						\$ 1,232.00

AOW Material

Quantity

Units

\$/Unit

Cost/Item

5/8x12 Type X Gyp	336	SQFT	\$	0.62	\$	208.32	\$	208.32
3-5/8" metal stud	40	LF	\$	0.59	\$	23.60	\$	23.60
Fasteners	6	LB	\$	5.00	\$	30.00	\$	30.00
2" Fire Tape	1	ROLL	\$	40.14	\$	40.14	\$	40.14
Fire Barrier Sealant	2	TUBE	\$	10.64	\$	21.28	\$	21.28
AOW Material Total:							\$	323.34

AOW Tool Rentals

Quantity

Units

\$/Unit

Cost/Item

19'-0" Scissor Lift	1	DAY	\$	133.00	\$	133.00	\$	133.00
						\$	-	\$ -
AOW Tool Rental Total:							\$	133.00

AOW Subtotal: \$ 1,688.34

Subcontractors

Subcontractor Costs	10% Mark-up	
\$	-	\$ -
\$	-	\$ -
\$	-	\$ -
\$	-	\$ -
\$ -	\$ -	\$ -

Subcontractor Total:

Subtotal All Categories: \$ 1,688.34

15.0%	AOW OH&P on Self-Performed	\$	253.25
5.0%	AOW OH&P on Sub costs	\$	-
Subtotal:		\$	1,941.59
0.5%	Bond	\$	9.71
Grand Total:		\$	1,951.30



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-11-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

NONE

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description															
7	5/8x12 Type X Gyp			cut and square existing gyp edges and install 2 layers of 5/8" gyp															
3 Lbs	1-1/4 DP screws			At stairwell P by door X 200.1															
3 Lbs	1-7/8 DP screws																		
4	3-5/8" metal stud																		
1lb	7/16 framing screw																		
				<table border="1"> <thead> <tr> <th>QTY</th> <th>Rentals/ Tools</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>20' PLATFORM LIFT</td> <td></td> </tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	QTY	Rentals/ Tools	Amount	1	20' PLATFORM LIFT										
QTY	Rentals/ Tools	Amount																	
1	20' PLATFORM LIFT																		
Delivery			Delivery																
Total Materials			Total Rentals																
Date	Name	Trade	Rate	Hours	Amount														
04/11/25	Sean Drury	C		8															
	Jeff Rathbun	C		6															
Is Work Complete? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					Total Labor														
Work Order By: Authorized Signature:					Total Materials														
					Total Rentals														
					Total Labor														
					Tax														
					OH&P														
I acknowledge the completion of the above described work					Total														

BUILDING THE FUTURE - TOGETHER



Albany
Kamco Supply Corp of NE
36 Railroad Avenue
Albany NY 12205
518-729-1122
Fax: 518-453-9527

PCO-077 Rec'd TCCo 05.14.25



QUOTE

2504-280843

PAGE 1 OF 1

SOLD TO
AOW CONSTRUCTION LLC 30 ESSEX STREET ALBANY NY 12206

JOB ADDRESS
ALBANY INT'L AIRPORT J#24-048 737 ALBANY SHAKER RD Albany NY 12211 518-482-3400

ACCOUNT	JOB
16583	165
CREATED ON	04/07/2025
EXPIRES ON	05/07/2025
BRANCH	AL
CUSTOMER PO#	24-048
STATION	CRML
CASHIER	MATT
SALESPERSON	MATT
ORDER ENTRY	MATT
MODIFIED BY	

We install Commercial Door &
Div 10 Specialties Packages.
Contact Kamco for a quote.

Item	Description	D	Quantity	U/M	Price	Per	Amount
358X8-20	3-5/8"x8' Stud 20GA/EQ		150	EA	0.5900	LFT	708.00
358TR20	3-5/8"x10' Track 20GA/EQ		60	EA	0.5800	LFT	348.00
REINF20100FR	REINFORCED F/R 20"x100' 6 MIL POLY		1	ROLL	225.0000	ROLL	225.00
MISC	POSSIBLE FREIGHT FOR POLY, UNSURE OF COST UNTIL WE ORDER.		1	EACH		EACH	
No refund or credit for non-stock material.				Subtotal		1,281.00	
				NYAL1 8.00% EXE: 83-2875089		Sales Tax	
						0.00	
				Total		1,281.00	

Buyer:

Signature

BUILDING THE FUTURE - TOGETHER



Albany
Kamco Supply Corp of NE
36 Railroad Avenue
Albany NY 12205
518-729-1122
Fax: 518-453-9527

PCO-077 Rec'd TCCo 05.14.25



QUOTE

2504-287593

PAGE 1 OF 1

SOLD TO
AOW CONSTRUCTION LLC 30 ESSEX STREET ALBANY NY 12206

JOB ADDRESS
ALBANY INT'L AIRPORT J#24-048 737 ALBANY SHAKER RD Albany NY 12211 518-482-3400

ACCOUNT	JOB
16583	165
CREATED ON	04/15/2025
EXPIRES ON	05/15/2025
BRANCH	AL
CUSTOMER PO#	24-048
STATION	ALKT
CASHIER	ALKT
SALESPERSON	MATT
ORDER ENTRY	ALKT
MODIFIED BY	

We install Commercial Door &
Div 10 Specialties Packages.
Contact Kamco for a quote.

Item	Description	D	Quantity	U/M	Price	Per	Amount
8X10-20F158	8"x10' Stud 1-5/8"FL 20GA		1	EA	2.2300	LFT	22.30
8TR20	8"x10' Track 20GA		1	EA	2.0000	LFT	20.00
58FC8	5/8" 4x8 F/C Gypsum Drywall		1	EA	0.6200	SQFT	19.84
58CDXFT	5/8x4x8 FIRE TREATED SYP CDX PLYWOOD		1	PCS	1.6400	SQFT	52.48
No refund or credit for non-stock material.				Subtotal		114.62	
				Sales Tax		0.00	
				Total		114.62	

Buyer:

Signature

Envelope ID: 890F26D7-6C4B-4EAO-A229-5ED88B3CBB9F

Quote Information



Get a Quote

Item	Price	Availability	Qty	Amount	Line Comments
Fire Fighter Drywall Tape 2"X250' No: EZ99251	\$40.14	In Stock	1 (EA)	\$40.14	
OrSeal Metacaulk 150+ 20 oz Sausage No: 66385	\$10.64	In Stock	1 (EA)	\$10.64	
				Subtotal:	\$50.78

Quote Info

Please provide any additional information about your job below



Turner Construction Company
1 Computer Drive South
Albany, New York 12205

May 13, 2025,

Mr. Patrick Andrews
AOW Construction
Project Manager
30 Essex Street
Albany, NY 12206

RE: Albany County Airport Authority
PCO-077 Stair P Sheetrock

Dear Mr. Andrews,

Please provide pricing for the installation of new sheetrock at stair p to reach sufficient fire rating. Price to include but not limited to installation of sheetrock at Stair P. Submit pricing on this item no later than next Tuesday, May 20, 2025.

Please feel free to contact me if you have any questions regarding this request.

Sincerely,

Brian McNeil

Brian McNeil
Project Engineer
Turner Construction Company

PCO-081



PCO-081 Rec'd TCCo 05.14.25

30 Essex Street
Albany, NY 12206
Ph : (518)482-3400

Change Request

To: Robert Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

Number: COR 081
Date: 5/13/25
Job: 24-00048 AIA Concourse A Rehab

Reason: Owner Request

We are pleased to offer the following specifications and pricing to make the following changes:

Detailed Description

COR-081 - PCO-081 RFI-119 **West Corridor TV and Data**: This PCO covers the **additional framing and support required for the installation of the owner-supplied** monitor back-box in the west corridor, as detailed in RFI-119. Scope includes installing the necessary framing to properly mount the back-box, as well as our subcontractor providing and installing **additional data cabling to** the monitor location and routing it within the back-box.

Pricing Summary

AOW Materials		\$ 20.00
AOW Labor		\$ 178.00
DLC Electric		\$ 4,244.00
	Subtotal:	\$ 4,442.00
	Bond 0.50%	\$ 23.00
OH&P on AOW Work	15.00%	\$ 30.00
OH&P on Sub Work	5.00%	\$ 193.00
	Total:	\$ 4,688.00

If you have any questions, please contact me at 518-482-3400.

Submitted by: Patrick Andrews
AOW Construction, LLC

Cc:
Alysia Sanichar (AOW Construction, LLC)

Approved by AOW CONSTRUCTION, LLC.:

Approved: Al Burgazoli
Date: 5/14/2025

Approved by ARCHITECT:

Approved: _____
Date: _____

Approved by OWNER:

Approved: _____
Date: _____

DS DS
AE PA



24-0048 Albany Airport Concourse A Rehab
COR-081 - PCO-081 RFI-119 West Corridor TV and Data

PCO-081 Rec'd TCCo 05.14.25
30 Essex Street
Albany, NY 12206
T 518-482-3400
F 518-482-3444

<u>AOW Labor</u>	Regular Hours	Regular Rate	Total
AOW Labor (Superintendent)		\$ 94.00	\$ -
AOW Labor (Project Manager)		\$ 95.00	\$ -
AOW Labor (Carpenter Foreman)	1	\$ 90.00	\$ 90.00
AOW Labor (Carpenter)	1	\$ 88.00	\$ 88.00
AOW Labor (Laborer Foreman)		\$ 90.00	\$ -
AOW Labor (Laborer)		\$ 87.00	\$ -
AOW Labor Total:			\$ 178.00

<u>AOW Material</u>	Quantity	Units	\$/Unit	Cost/Item	
1-5/8" Stud	16	LF	\$ 0.79	\$ 12.64	\$ 12.64
1-5/8" Track	8	LF	\$ 0.79	\$ 6.32	\$ 6.32
Fasteners	0.25	LB	\$ 5.00	\$ 1.25	\$ 1.25
AOW Material Total:					\$ 20.21

<u>AOW Tool Rentals</u>	Quantity	Units	\$/Unit	Cost/Item	
				\$ -	\$ -
				\$ -	\$ -
AOW Tool Rental Total:					\$ -

AOW Subtotal: \$ 198.21

<u>Subcontractors</u>	Subcontractor	Costs	10% Mark-up	
DLC Electric		\$ 3,858.18	\$ 385.82	\$ 4,244.00
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Subcontractor Total:		\$ 3,858.18	\$ 385.82	\$ 4,244.00

Subtotal All Categories: \$ 4,442.21

15.0%	AOW OH&P on Self-Performed	\$ 29.73
5.0%	AOW OH&P on Sub costs	\$ 192.91
	Subtotal:	\$ 4,664.85
0.5%	Bond	\$ 23.32
Grand Total:		\$ 4,688.17



30 Essex St
Albany, NY 12206
P: (518)482-3400 F: (518)482-3444

Work Order

04-15-25

Date

ACAA 24-048

Job Name/Number

Bruce Boice

RFI -119

Recorded By

COR/ICOR #

Bill To:

QTY	Material	Unit \$	Cost	Description																		
1	1-5/8" stud			frame and support framing at recessed Monitor back box																		
1	1-5/8 Track																					
LS	fasteners																					
				<table border="1"> <thead> <tr> <th>QTY</th> <th>Rentals/ Tools</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>20' PLATFORM LIFT</td> <td></td> </tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	QTY	Rentals/ Tools	Amount	1	20' PLATFORM LIFT													
QTY	Rentals/ Tools	Amount																				
1	20' PLATFORM LIFT																					
Delivery			Delivery																			
Total Materials			Total Rentals																			
Date	Name	Trade	Rate	Hours	Amount																	
01/30/25	Frank Moore	CF		1																		
	Sean Drury	C		1																		
Is Work Complete?				<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No																		
Work Order By: Authorized Signature:				Total Labor																		
				Total Materials																		
				Total Rentals																		
				Total Labor																		
				Tax																		
I acknowledge the completion of the above described work				OH&P																		
				Total																		

DLC Electric, LLC

79 State Route 40
roy, NY 12182
18-326-8130



Change Order Proposal

Co:	AOW Construction	Project	Albany Airport Concourse A
Address:	30 Essex St	Date	5/9/2025
	Albany, NY 12206	Client #	RFI-119
Attn:	Patrick Andrews	DLC#	018

Work Scope

Provide and install boxes and cabling for wall mounted TV's.

Cost					Notes
	Qty	Unit	Rate	Total	
Wiring	26	Hrs	\$ 103.07	\$2,679.82	
Apprentice	0	Hrs	\$ 66.94	\$0.00	
Foreman	8.5	Hrs	\$ 113.91	\$968.24	
Material	1	LS	\$ 210.20	\$210.20	
Equipment	0	LS	\$ 450.00	\$0.00	
Sub & Profit			10%	\$385.83	
Subtotal				\$4,244.08	
Subcontractors	1	LS		\$0.00	
Sub OHP			5%	\$0.00	
Sub Bond			0.0%	\$0.00	
Total			ADD	\$4,244	

Steve Mohan
Project Manager
8-478-3813
smohan@dlcelectric.net

[illegible]

Scanned with
CamScanner

[illegible]

DLC ELECTRIC LLC
479 State Route 40
TROY, NEW YORK 12182

(518) 326-8130
Fax (518) 326-8132

TO: A.O.W

INVOICE NO. 16410

JOB PHONE	DATE OF ORDER
	A-15.25
JOB NAME / LOCATION	
ALB Airport	
79 BLD	
RFT. 119	

PHONE

ORDER TAKEN BY	
----------------	--

TERMS:

DESCRIPTION OF WORK						AMOUNT
INSTALL T.V BOX & RUN DATA WIRE TO PACE						
HAD TO CHIP OUT BLOCK TO GET BOX TO FIT IN WALL						
LABOR		HOURS	RATE	AMOUNT	TOTAL MATERIAL	
JAMES	3				TOTAL LABOR	
BRENNAN	8					
SLETT	⑧					
WORK ORDERED BY		DATE COMPLETED			TAX	
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work).						
Brennan M... VTO						
Thank You! PAY THIS AMOUNT →						

LABOR	HOURS	RATE	AMOUNT	TOTAL M
JAMES FM	1			TOTI
SCOTT IM	8			
DEAN IM	2			
		DATE COMPLETED		
WORK ORDERED BY				
SIGNATURE (I hereby acknowledge the satisfactory completion of the above described work)				Th PAY

PCO-081 Rec'd TCCo 05.14.25



Turner Construction Company
1 Computer Drive South
Albany, New York 12205

April 22, 2025,

Mr. Patrick Andrews
AOW Construction
Project Manager
30 Essex Street
Albany, NY 12206

RE: Albany County Airport Authority
PCO-081 RFI-119 West Corridor TV and Data

Dear Mr. Andrews,

Please provide pricing for RFI-119 West Corridor TV and Data. Refer to RFI-119 for further clarification of this change. Pricing to include but not limited to providing data to the 55" recessed monitor on the west corridor wall. Submit pricing on this item no later than next Tuesday April 29, 2025.

Please feel free to contact me if you have any questions regarding this request.

Sincerely,

Brian McNeil

Brian McNeil
Project Engineer
Turner Construction Company

AGENDA ITEM NO. 11.2

**Authorization of Change Order No. 13 for Construction
Contract 21-1082-GC for Pre-TSA Terminal Expansion to MLB
Construction Services, LLC.**

AGENDA ITEM NO: 11.2
MEETING DATE: June 9, 2025

ALBANY COUNTY AIRPORT AUTHORITY
REQUEST FOR AUTHORIZATION

DEPARTMENT: *Planning and Engineering*

Contact Person: *John LaClair, P.E., Chief Engineer*

PURPOSE OF REQUEST:

Change Order 13: *Authorization of Change Order No. 13 for Construction Contract 21-1082-GC for Pre-TSA Terminal Expansion to MLB Construction Services, LLC.*

CONTRACT AMOUNT:

Base:	\$32,796,900.00
Change Order #1	49,999.00 - ACAA Approved 01/23/2024
Change Order #2	49,999.00 - ACAA Approved 01/23/2024
Change Order #3	49,999.00 - ACAA Approved 01/23/2024
Change Order #4	113,499.81 - ACAA Approved 01/23/2024
Change Order #5	188,732.19 - ACAA Approved 01/23/2024
Change Order #6	344,659.00 - ACAA Approved 02/12/2024
Change Order #7	No Cost - ACAA Approved 03/18/2024
Change Order #8	115,765.00 - ACAA Approved 05/09/2024
Change Order #9	273,508.00 - ACAA Approved 10/15/2024
Change Order #10	260,909.00 - ACAA Approved 04/16/2025
Change Order #11	531,855.00 - ACAA Approved 04/16/2025
Change Order #12	98,296.00 - ACAA Approved 05/12/2025
Change Order #13	61,603.00 *
Total:	\$34,935,724.00

**Pending approval at this meeting.*

BUDGET INFORMATION:

Anticipated in Current ALB Capital Plan: Yes ✓ No NA
Funding Account No.: CPN 50-2021

AWARD CONDITIONS MET:

Apprenticeship ✓ DBE ✓ MWBE ✓

Service Disable Veteran Owned Business (SDVOB) N/A

AGENDA ITEM NO: 11.2
MEETING DATE: June 9, 2025

FISCAL IMPACT - FUNDING (Dollars or Percentages)

Federal 40% State 60% Airport N/A
Term of Funding: 2023-2025
Grant No.: N/A STATE PIN: N/A

JUSTIFICATION:

Request to approve Change Order No. 13 for Contract No. 21-1082-GC for the Pre-TSA Terminal Expansion to qualified low bidder MLB Construction Services, LLC Malta, NY. This Change Order is requested due to changes to the contract work to provide additional steel support brackets for elevators #4 & #5 due to the existing elevator shafts being wider than the newer modern elevator cars. Additional change order work includes ceiling rework due to exploratory work near Stair D in the Main Terminal and additional work required to modify the existing conditions adjacent to the terminal mat.

CHIEF EXECUTIVE OFFICER'S RECOMMENDATION:

Recommend approval.

FINAL AGREEMENT SUBJECT TO APPROVAL BY COUNSEL: YES J NA

PROCUREMENT DEPARTMENT APPROVAL:

Procurement complies with Authority Procurement Guidelines and Acting Chief Financial Officer has approved. YES J NA

BACK-UP MATERIAL:

Please refer to the attached Change Order No. 13 backup information compiled by Turner Construction Company.



AIA®

Document G731™ – 2019

Change Order, Construction Manager as Adviser Edition

PROJECT: <i>(name and address)</i> Albany County Airport Authority Terminal Expansion 737 Albany Shaker Road Albany New York 12211	CONTRACT INFORMATION: Contract For: General Construction [1082-GC] Date: 08/28/23	CHANGE ORDER INFORMATION: Change Order Number: 013 Date: 05/30/25
OWNER: <i>(name and address)</i> Albany County Airport Authority 737 Albany Shaker Road Albany New York 12211	ARCHITECT: <i>(name and address)</i> CHA Consulting Inc. 3 Winners Circle Albany, New York 12205	CONSTRUCTION MANAGER: <i>(name and address)</i> Turner Construction Company 1 Computer Drive South Albany, New York 12205
CONTRACTOR: <i>(name and address)</i> MLB Construction Services LLC One Stone Break Road Malta, New York 12020		

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

01. PCO-146b [NOC-127] Back of House East Exploratory Work - MLB Costs (Add \$6,176.00)
02. PCO-194 [NOC-125] (BP-02 RFI-261) Windsor Tetsing + Coring Backcharge (Deduct \$3,569.00)
03. PCO-200b [NOC-111R1] MLB Elevator Support Bracket Component Pricing (Add \$40,929.00)
04. PCO-215a [NOC-128] Terminal Mat Slab Existing Conditions - MLB Costs (Add \$9,404.00)
05. PCO-219c [NOC-126] ASI-109 Sill Angle Added Through BP-02 (Add \$1,549.00)
06. PCO-237 [NOC-130] Additional SOFP for Traveler's (Add \$4,386.00)
07. PCO-247 [NOC-122] Cornice Framing X-7, X-9 Steel Relocations + Additions (Add \$2,728.00)
08. A schedule adjustment can be made in a future change order to which MLB and ACAA agree in accordance with Article 17 of MLB's executed contract.

The original Contract Sum was	\$ 32,796,900.00
Net change by previously authorized Change Orders	\$ 2,077,221.00
The Contract Sum prior to this Change Order was	\$ 34,874,121.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 61,603.00
The new Contract Sum including this Change Order will be	\$ 34,935,724.00

The Contract Time will be increased by zero calander (0) days.

The Contractor's Work shall be substantially complete on July 10, 2024 for Phase 1-2, August 7, 2024 for Phase 3a -4c and November 12, 2024 for Sitework.

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONSTRUCTION MANAGER, CONTRACTOR, AND OWNER.

CHA Consulting Inc.
ARCHITECT *(Firm name)*

Turner Construction Company
CONSTRUCTION MANAGER *(Firm name)*

SIGNATURE
Jordan Hudak
PRINTED NAME AND TITLE
Jordan Hudak- Sr. Project Manager
DATE:

MLB Construction Services
CONTRACTOR (Firm name)

SIGNATURE
PRINTED NAME AND TITLE
Jeff Lino - Vice President
DATE:

SIGNATURE
Robert Wagner
PRINTED NAME AND TITLE
Robert Wagner - Sr. Project Manager
DATE:

Albany County Airport Authority
OWNER (Firm name)

SIGNATURE
PRINTED NAME AND TITLE
Peter Stuto - Chief Executive Officer
DATE:

PCO-146b



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

Rec'd TCCo PCO-146b 05.28.25

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/12/25

PROPOSAL NO.

127

PROPOSAL AMOUNT

\$6,176.00

Per NOC 127 dated 5/12/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

Ceiling rework related to exploratory work near Stair D.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Ceiling Rework	\$5,370.56					\$5,370.56
					Subtotal:	\$5,370.56
		MLB OH&P (Self-performed)		\$5,370.56	15.00%	\$805.44
					Total:	\$6,176.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:

 5/12/25
Craig Dittl
MLB Construction Services LLC

Approved by: _____

Date: _____

Cc: JMD/SAS/File (MLB Construction Services LLC)

E #26

MLB CONSTRUCTION SERVICES LLC					GENERAL CONTRACTOR			
PROJECT:		Airport Terminal -BP02			DESCRIPTION: PCO-146 B - Ceiling Removal Exploratory SPEC. SECT.			
EST. #:		EXTEN BY:			CHKD BY:		OF	
	CODE	DESCRIPTION	QUANTITY	UNIT PRICE LABOR	TOTAL ESTIMATED LABOR COST	UNIT PRICE MATERIAL	MATERIAL & EQUIP COST	TOTAL ESTIMATED COST
1	02-150	Ticket Dated 10/28/2024	1	\$2,685.28	\$2,685.28	\$0.00	\$0.00	\$2,685.28
2	02-150	Ticket Dated 10/29/2024	1	\$2,685.28	\$2,685.28	\$0.00	\$0.00	\$2,685.28
3	02-150	Ticket Dated 1/3/2025	1	\$472.51	\$472.51			
4			1	\$0.00	\$0.00			
5				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6		SHEET TOTALS			\$5,843.07		\$0.00	\$5,843.15

\$5,370.56
(5)



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

10713

Charge to PCO-1466

Date 10/22/24 Cost Code 02-15-

Authorized by _____

MLB Job No 23-110

Description of Work: Hand cranking Removal Aerial 2' behind STA 100

LABOR

Name	Trade	Rate	Hours	Other	
<u>Jeff Haffer</u>	<u>CF</u>	<u>86.37</u>	<u>8</u>		<u>690.96</u>
<u>Nick Sheppard</u>	<u>L</u>	<u>81.46</u>	<u>8</u>		<u>651.68</u>
<u>Greg Carlile</u>	<u>CF</u>	<u>86.37</u>	<u>8</u>		<u>690.96</u>
<u>Brad Mussen</u>	<u>L</u>	<u>81.46</u>	<u>8</u>		<u>651.68</u>

Total Labor Cost 2685.28

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	

Total Material/Equipment Cost 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	

Total Subcontractor Cost 3

TRUCKING

Driver	Rate	Pick Up	Fuel	

Total Trucking Cost 4

Ed Andrus 11/4/24
Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools

Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

14813

Charge to PCO-1466

Date 10/20/24

Authorized by

MLB Job No

Description of Work: Decking Removal - exploratory work

LABOR

Name	Trade	Rate	Hours	Other	Cost
Jeff Hoffer	CF	86.37	8		690.96
Nick Sheppard	L	81.46	8		651.68
Greg Carlile	CF	86.37	8		690.96
Brian Wassen	L	81.46	8		651.68

Total Labor Cost 1 2655.28

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	Cost
Leak 8' Solid Stair				

Total Material/Equipment Cost 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	Cost

Total Subcontractor Cost 3

TRUCKING

Driver	Rate	Pick Up	Fuel	Cost

Total Trucking Cost 4

Ed Andres 11/4/04

Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

ADD: % Profit

TOTAL VALUE of this Work Order

PCO-194



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

Rec'd TCCo PCO-194 05.28.25

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/12/25

PROPOSAL NO.

125

PROPOSAL AMOUNT

-\$3,569.00

Per NOC 125 dated 5/12/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

Backcharge for Windsor Probe testing required at garage concrete walls.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Engineering/Design Services				\$-3,569.00		\$-3,569.00
					Subtotal:	\$-3,569.00
					Total:	\$-3,569.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:

 5/12/25
Craig Dill
MLB Construction Services LLC

Approved by: _____

Date: _____

Cc: JMD/SAS/File (MLB Construction Services LLC)

**ATLANTIC TESTING LABORATORIES****Remit To:** 6431 US Highway 11
Canton, New York 13617
Phone: 315-386-4578**Inquiries To:** 22 Corporate Drive
Clifton Park, New York 12065
Phone: 518-383-9144*WBE certified company*

November 30, 2024

Accounts Payable
Creighton Manning Engineering, LLP
2 Winners Circle
Albany, NY 12205**Client Information****Contact:** Brian Jones
Telephone: 518-446-0396*
PO No: 1153-I
Client Project No: 123-214**REQUEST FOR PAYMENT**Special Inspection and Construction Materials Engineering and Testing Services
ALB Airport Terminal Expansion - Albany - SI
Albany, Albany County, New York
ATL Project No. AT4105
ATL Contract No. AT998-1474-06-23

Service dates: October 21, 2024 through November 17, 2024

Service	Quantity	Unit Fee	Amount
Atlantic Testing Laboratories			
Technical Personnel - CMET			
Engineer: Windsor Probe Testing (includes travel)	1	\$168.75 / Hour OT	\$168.75
Engineer: Windsor Probe Testing (includes travel)	1	\$900.00 / Day	\$900.00
Concrete Coring Technician	0.50	\$140.63 / Hour OT	\$70.32
Concrete Coring Technician	1	\$750.00 / Day	\$750.00
Technical Report Review	2	\$55.00 / Report	\$110.00
Mobilization/Demobilization - All Services			
Mobilization/Demobilization	1	\$200.00 Lump Sum	\$200.00
Windsor Probe (Additional probes)	3	\$75.00 / Set of 3	\$225.00
Windsor Probe (includes 6 probes)	1	\$275.00 / Day	\$275.00
Laboratory Testing - CMET			
ASTM C 42/39: Compressive Strength of Cylindrical Concrete Specimens	15	\$58.00 / Core	\$870.00
TOTAL			\$3,569.07

An itemized Schedule of Services is attached for your reference.

Invoice No. 255657A

Accounts are due when rendered. Accounts 10 days and over are subject to a SERVICE CHARGE, which is computed by a PERIODIC RATE of 1.5% per month or an ANNUAL RATE of 18%. If written response is not received within 10 days of invoice, the Invoice will be considered correct. Terms Net - Upon Receipt of Invoice.

Itemized Schedule of Services for Invoice No. 255657A
ALB Airport Terminal Expansion - Albany – Windsor Probe/Concrete Coring
Creighton Manning Engineering, LLP
ATL Project No. AT4105
November 30, 2024

Date	Engineer: Windsor Probe Testing (Includes travel)		Concrete Coring Technician		Mobilization/ Demobilization	ASTM C 42/39	Windsor Probe (includes 6 probes)	
	Day	Hour OT	Day	Hour OT	Lump Sum	Core	Day	Set of 3
10/25/2024	1	1	1	0.50	1	15	1	3
Totals:	1	1	1	0.50	1	15	1	3

Craig Dittl

From: Wagner, Robert C - (NYN) <rwagner@tcco.com>
Sent: Saturday, December 28, 2024 1:49 PM
To: Craig Dittl; Rosario, Gabrielle - (NYN)
Cc: Jeffrey Lino; Jim Dawsey; Stewart III, Carl E - (NYN)
Subject: Re: PCO-194 (BP-02 RFI-261) Windsor Testing and Coring for NCR-10 + NCR-11
Attachments: 2024.11.30 Alantic Testing Invoice.pdf

Follow Up Flag: Follow up
Flag Status: Completed

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Craig-

As discussed yesterday please refer to Specification Section 03 3000 1.7 Testing + Inspection Section D Responsibilities and Duties of Contract Items 6 and 7.

6. Reimburse Owner for the actual cost of all tests performed exclusively for the Contractor's convenience (such as job cured cylinders for early stripping of

CAST-IN-PLACE CONCRETE

033000 - 20

Terminal Expansion – Site Work; 21-1082-GC
 Albany Airport, Albany, NY

BP-02: REC'D TCCo 05.01.31
 CHA Project No. 078935.000
 Bid Package 2

© 2023 CHA Architecture

Issued for Bid - May 1, 2023

7. formwork) and for all tests and retests made necessary by initial nonconformance to Contract Documents.
 Cost of Owner's Tests by Testing Agency will be borne by Owner. However, where additional tests are deemed necessary by Construction Manager or by Architect on account of failure to pass tests, the cost of additional testing will be deducted from payments to Contractor so as to reduce the Contract price.

Based on the requirements of the project specifications and the non-conformance reports issued the cost of the additional testing \$3,569 will be issued as a deduct change order to MLB. MLB is also required to patch the cores where the samples were taken. Let me know if you have any questions.

Robert Wagner, LEED® AP | Project Manager
Turner Construction Company 1 Computer Drive South | Albany, New York 12205
 office 518.432.0277 | mobile 518.852.1093 | rwagner@tcco.com

PCO-200b



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/28/25

PROPOSAL NO.

111R1

PROPOSAL AMOUNT

\$40,929.00

Per NOC 111R1 dated 5/28/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

Per the response to RFI-224, provide the additional steel to account for the fact that the elevator shaft was designed wider than the (2) elevator cars. There will need to be (16) of the brackets shown... (2) occur at (8) bracket locations.

A template will be provided by Kone for templating. This price should include installation.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Additional Services	\$977.52					\$977.52
Small Tools & Consumables		\$1,004.73				\$1,004.73
Exploratory Work				\$1,225.00		\$1,225.00
Stone Bridge Iron & Steel Inc				\$35,849.19		\$35,849.19
					Subtotal:	\$39,056.44
		MLB OH&P (Self-performed)		\$1,982.25	10.00%	\$198.23
		MLB OH&P (Subcontractor)		\$33,492.50	5.00%	\$1,674.33
					Total:	\$40,929.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:


 Craig Dittl

MLB Construction Services LLC

Approved by: _____

Date: _____

Cc: JMD/SAS/File (MLB Construction Services LLC)



One Stone Break Road
Matta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

14465

Charge to 200.b

Date 5/22/25

Cost Code 06100

Authorized by Turner

MLB Job No. 23-119

Description of Work Extra GPRS for elevators

LABOR

Name	Trade	Rate	Hours	Other	Cost
Kevin Rem	L	81.46	4		325.84
Dalton Gisardi	L	81.46	4		325.84
Brandon Bradley	L	81.46	4		325.84

Crew assisted GPRS with access and installing tie off points

Total Labor Cost

977.52

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other

Total Material/Equipment Cost

2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other

Total Subcontractor Cost

3

TRUCKING

Driver	Rate	Pick Up	Fuel

Total Trucking Cost

4

Verification of Turn
 E & A Jones Only
 5/23/25

Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

ADD: % Profit

TOTAL VALUE of this Work Order

GoBestWayToBuy.com Inc
423 Hudson River Rd
Waterford, NY 12188 US
5182101652
jackie@gobwbplus.com

Invoice

BILL TO
MLB ACCOUNTING
MLB CONSTRUCTION
ONE STONE BREAK ROAD
MALTA, NY 12020

SHIP TO
MIKE / MLB AIRPORT
ONE STONE BREAK ROAD
MALTA, NY 12020

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
3942	05/22/2025	\$1,004.73	06/21/2025	Net 30	

SHIP DATE	SHIP VIA	CUSTOMER PO	SALESPERSON
05/22/2025	UPS / GOBWB	MIKE / ALBANY AIRPORT	DW

QTY	DESCRIPTION	UNIT PRICE	AMOUNT
6	MISC PART - WERNER A510300 R3 CONCRETE SAFETY LINE ANCHOR (EA)	149.00	894.00T
1	SHIPPING LOGISTICS / JOB DELIVERY	45.00	45.00T

SUBTOTAL	939.00
TAX	65.73
TOTAL	1,004.73
BALANCE DUE	\$1,004.73

Pay invoice



Ground Penetrating Radar Systems, LLC
1901 Indian Wood Cir.
Maumee, OH 43537
(419) 843-9804
<http://www.gprsinc.com>

Rec'd TCCo BCO-200b 05-28-25
INVOICE: 882613

INVOICE DATE: 5/27/2025
DUE DATE: 6/26/2025

ACH Bank Information

Signature Bank, N.A.
Bank Routing/ABA Number: 041215621
Account Number: 2009900
Payment Reference: 882613
Email remittance to ar@gprsinc.com

Bill To
MLB Construction Services, LLC
1 Stonebreak Road
Malta NY 12020

Job Location
737 Albany Shaker Rd, Albany, NY 12211
ALBANY NY 12211

Work Order #	PO Number	Job Number	Terms	GPRS Technician(s)	Service Date
786022	23110		Net 30	Kyle Frazer	2025-05-22

Services	Amount
Concrete Scanning	\$1,225.00

Invoice Amount	\$1,225.00
Tax	\$0.00
Total Invoice	\$1,225.00
Payments/Credits	(\$0.00)
Amount Due	\$1,225.00

We are going green! Please send your accounts payable contact name and email address to invoices@gprsinc.com.

Click [HERE](#) or scan the QR Code below to pay this invoice online.



TERMS AND CONDITIONS - Full terms and conditions at : <http://www.gprsinc.com/termsandconditions.html>

Requested By: Mike Washburn

Phone: 518-378-8477

Email: mwashburn@mlbind.com

Remit Check To:

Ground Penetrating Radar Systems, LLC
PO Box 932
Toledo, OH 43697-0932
Please include Invoice# with Remittance

03/18/2025

Stone Bridge Iron & Steel, Inc. Contract No. 23-005
 Albany Airport BP-02
 Change Order Request Breakdown Form

Stone Bridge Iron & Steel, Inc.
 X047

Issue: Per MLB Request: NOC #111 - Additional Elevator Steel per LERA & Kone

Costs	Add/Deduct	Quantity	Units		Cost/Unit	Total
Detailing / Modeling	Add	12	Hours	X	\$95.00	\$1,140.00
SBIS Engineering	N/C	0	Hours	X	\$225.00	\$0.00
Material - W/C	N/C	0	lbs.	X	\$0.90	\$0.00
Material - WT	N/C	0	lbs.	X	\$1.00	\$0.00
Material - Angles	N/C	0	lbs.	X	\$0.85	\$0.00
Material - Plate	Add	790	lbs.	X	\$1.05	\$829.50
Material - Grating	N/C	0	Sq.Ft.	X	\$40.00	\$0.00
Material - Epoxy Bolts	Add	64	Each	X	\$5.00	\$320.00
Weld Studs	N/C	0	Each	X	\$2.50	\$0.00
Paint Material	N/C	0	gal.	X	\$150.00	\$0.00
Galvanize Material	N/C	0	lbs.	X	\$0.35	\$0.00
Shop Labor	Add	30	Hours	X	\$95.00	\$2,850.00
Shop Labor - Paint	N/C	0	Hours	X	\$95.00	\$0.00
SBIS Field Survey	Add	8	Hours	X	\$150.00	\$1,200.00
Freight	Add	1	Load	X	\$600.00	\$600.00
Freight - Galvanizer	N/C	0	Load	X	\$450.00	\$0.00
Deck	N/C	0	ls	X	\$0.00	\$0.00
Jolst	N/C	0	ls	X	\$0.00	\$0.00
Erection	Add	1	ls	X	\$25,328.00	\$25,328.00
UT Testing	N/C	0	Visit	X	\$1,250.00	\$0.00
Delegated Connection Design	N/C	0	Hours	X	\$225.00	\$0.00
	N/C	0	Hours	X	\$0.00	\$0.00
Subtotal						\$32,267.50
SBIS Work OH&P						10.00% \$693.95
Vender Work OH&P						10.00% \$2,532.80
Bonding (If Required)						1.00% \$354.94
Tax (If Required)						0.00% \$0.00
Total						\$35,849.19
						Add

See Attached Items: SBIS BOM, CCA-045

Excludes:

Additional Info: Kone Bracket to be provided prior to fabrication.



Stone Bridge Iron & Steel, Inc.

Change Order Bill of Materials

Page 1 of 1

03/18/2025 8:01:45AM

Albany Airport BP-02 CO
Albany, NY

Job: 23-005

Filter:

Sub-Category: X047

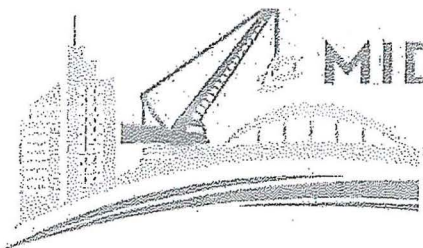
Item#	Drawing #	Qty	Shape	Dimensions	Length	Grade	Fin	Weight
10	Kone	16	PL	1/2 x 13 3/4	1'-1 3/4	A36	UNP	429#
20	Kone	64	BY	1/2" Hilti Anchor	0'-0	NA	UNP	0#
30	Kone	32	PL	1/4 x 4 1/2	1'-1 3/4	A36	UNP	140#
40	Kone	16	PL	1/4 x 4 1/2	0'-5	A36	UNP	26#
50	Kone	16	PL	1/2 x 6 1/4	1'-1 3/4	A36	UNP	195#

Total Field Bolts: 0

Total Shop Bolts: 0

Total Weight:

790 #



MIDWEST STEEL

Rec'd TCCo PCO-200b 05.28.25

2525 E. Grand Blvd. Detroit, MI 48211 · 313-873-2220 · 313-873-2222

March 17, 2025

Stone Bridge Iron & Steel, Inc.
426 Purinton Rd.
Gansevoort, NY 12831

Attn: Mr. Brian Carmer

RE: Airport Terminal Expansion
Albany, NY
BP-02 – CCA-045 – NOC-111 – Garage Elevator Brackets

Dear Mr. Carmer,

We are pleased to submit our quotation for scope changes per the documents issued with NOC-111 for the above referenced project.

Pricing Impact: \$25,328

Schedule Impact: (6) 10-hr days, on a 4 day work week. MWS is currently offsite, so this work requires a remobilization and is currently planned for late April/May. Includes a 3 man crew.

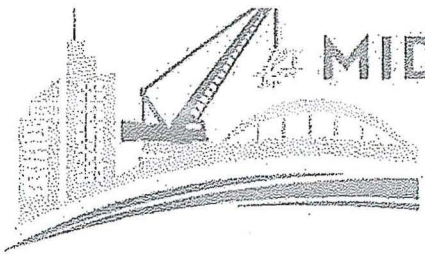
This quotation is based on the following:

1. NOC-111 issued on 3/3/2025.
2. Scope of work includes:
 - a. Drill and epoxy (64) ½" anchors for (16) new face plates at the interior of the garage elevator.
 - b. Set (16) new face plates.
 - c. Field weld each H-bracket (to be shop assembled) to each face plate.
3. Assumptions include:
 - a. MLB to provide access on the interior of the elevator tower. The current platforms that are installed are sufficient if they can be left in place until this work can be completed. No scaffolding or platforms are included in this price; if MWS is required to supply scaffolding or platforms, this quote will be revised to include those services.
 - b. Assumes 4 ½" plates are shop welded to the Kone bracket.



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MIDWEST STEEL

Rec'd TCCo PCO-200b 05.28.25

INCLUDED

- c. Assumes GPR will be performed and all rebar will be clearly marked and identified in permanent markings on the wall of the concrete.
 - d. Assumes anchors can be relocated as needed horizontally to avoid rebar.
 - e. Assumes that the cast-in insert shown on the detail is flush with the face of the concrete, and that the face plate will be able to sit flush with the face of the concrete. Any concrete chipping or other demo that is required shall be completed by others prior to MWS remobilizing for this work.
4. Clarifications include:
- a. This pricing assumes that this work will be done at the same remobilization as our other comeback work (stairs, brace removal, ASI-100, ASI-104).
 - b. If the identified duration of 6 days does not work with MLB's schedule, MLB to notify MWS as soon as possible and not less than 3 weeks prior to mobilization to allow proper time for additional crew members to be located.
 - c. Change order must be received prior to remobilization for this work.
5. Fire watch is included for the hot work.
6. This quote is based on all the conditions of the base contract work.

We thank you for the opportunity to submit our quotation and we look forward to a contract change order for this work.

Sincerely,

Carly Mansfield
Project Manager

DESCRIPTION: CCA-045 - NOC-111 - Garage Elev. Brackets

DATE: 3/17/2025

[illegible]

NOC-111

**EMBED AND BRACKET PER
KONE SHOP DRAWINGS**

CAST-IN INSERT

KONE BRACKET FOOTPRINT
4 3/4" x 13 3/4"

Field work scope:

Install 1/2" Hilti anchors

Install 13 3/4" plate A

Weld 4 1/2" plate assembly to 13 3/4" plate A

1/2" ϕ HILTI HIT-Z ANCHOR
WITH HILTI HIT-HY 200
6" MIN EMBED (TYP)

PROVIDE HOLES IN PL B AS
REQUIRED FOR KONE BRACKET

PL B -
1/2" x 6 1/4" x 13 3/4"

CAST-IN INSERT

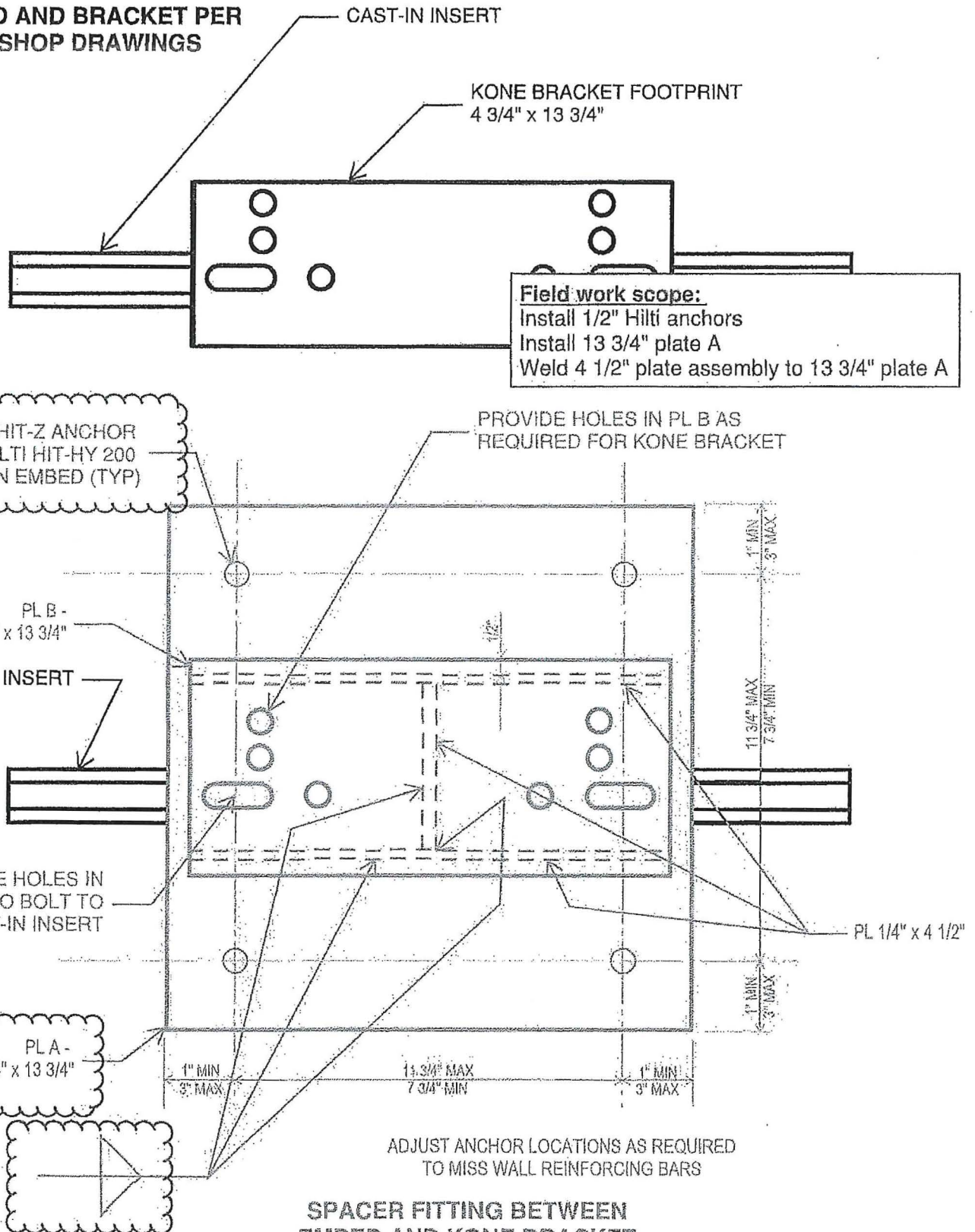
PROVIDE HOLES IN
PL A TO BOLT TO
CAST-IN INSERT

PL A -
1/2" x 13 3/4" x 13 3/4"

PL 1/4" x 4 1/2"

ADJUST ANCHOR LOCATIONS AS REQUIRED
TO MISS WALL REINFORCING BARS

**SPACER FITTING BETWEEN
EMBED AND KONE BRACKET**



Craig Dittl

From: Craig Dittl
Sent: Thursday, February 27, 2025 5:00 PM
To: Lazzara Joseph; Rosario, Gabrielle - (NYN); Dinovo Andrew
Cc: Wagner, Robert C - (NYN); Lackraj, Natram - (NYN); Andres, Edward F - (NYN); Hudak, Jordan
Subject: RE: Albany Airport Expansion, BP-2: Added Elevator Steel (RFI-224)

Hey Joe – few questions. See below in blue. Please don't hesitate to just give me a buzz if it's easier...cell is below.

Thanks

Craig Dittl, Senior Project Manager
MLB Construction Services, LLC



Over 75 Years of Construction Excellence

1 Stonebreak Road Malta, NY 12020

P: 518.289.1371 EXT. 148 C: 518.450.9774

www.mlbc constructionservices.com

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CONTRACTORS
NEW YORK STATE**

NAWIC
The National Association of
Women in Construction
Capital District, NY

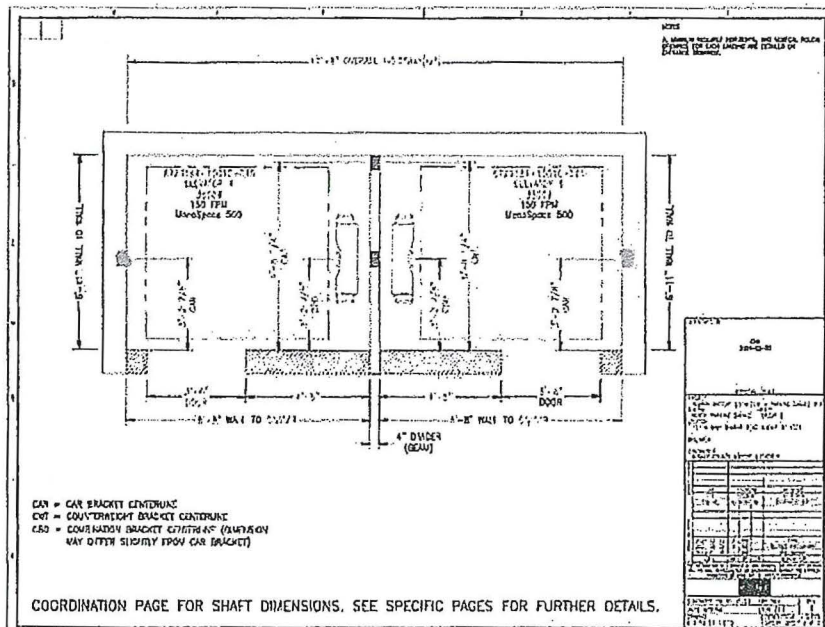
From: Lazzara Joseph <joseph.lazzara@kone.com>
Sent: Wednesday, February 26, 2025 12:08 PM
To: Rosario, Gabrielle - (NYN) <grosario@tcco.com>; Dinovo Andrew <Andrew.Dinovo@KONE.com>
Cc: Craig Dittl <cdittl@mlbind.com>; Wagner, Robert C - (NYN) <rwagner@tcco.com>; Lackraj, Natram - (NYN) <nlackraj@tcco.com>; Andres, Edward F - (NYN) <efandres@tcco.com>; Hudak, Jordan <JHudak@chasolutions.com>
Subject: RE: Albany Airport Expansion, BP-2: Added Elevator Steel (RFI-224)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

A.) I want to make sure I'm interpreting the elevator shops correctly...we would need (2) of the brackets shown in RFI-224 at every spreader beam location, correct? I count that as (8) locations so an overall of (16) of these to be fabricated. Please confirm.

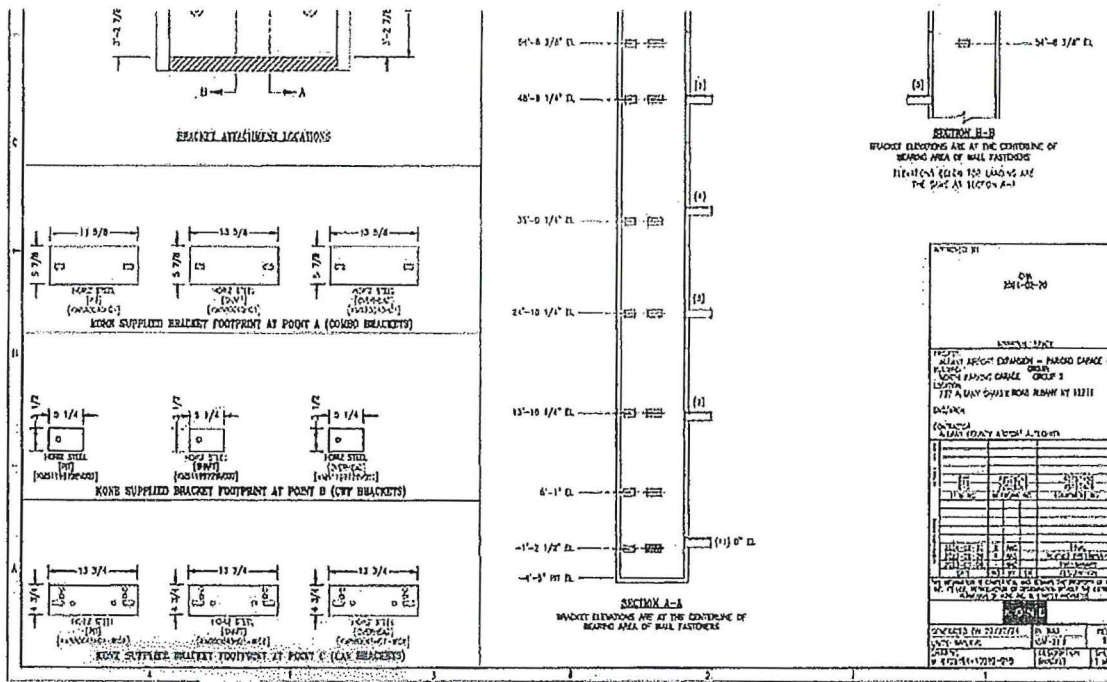
No, we only need this plate on the poured concrete side to make up the difference in the width because the shaft is 6" wider on each side then our drawings show I know you only need it on the poured concrete side, but you're saying you don't need one at each bracket location? Perhaps I misspoke and shouldn't have said spreader

beams – I think that's causing the confusion. Please confirm overall quantity you need. My understanding is you would need a pair for each bracket location per your shops...which I counted to be (8) locations.



B.) Am I missing something or is there no layout provided for the holes in "PL B"? It says "as required for Kone bracket" but when I go to the Kone shops we have on file...none of those brackets match what is in the RFI. The brackets in the Kone shops would be their "Bracket C" and those appear different. Please provide the layout for the holes in PL B.

Page 11 of 33 The page you copied below is the page I referenced in my original email...which doesn't match the layout in the RFI. I think this is a moot point, however, I believe Drew said you are going to drop off a template we can use. Please confirm if this is on site.



C.) I want to confirm I understand the idea of this overall contraption...PL A is 1/2" thick, the dashed line plates are 4 1/2" tall, and PL B is also 1/2" thick. So this overall depth is 5 1/2", correct?

if needed we can bring insert for reference but foot print is 11 of 33 Gaby is confirming this with LERA.

Thank you,

Joe Lazzara
Installation Supervisor

KONE Elevator
25 Post Road
Albany, NY 12205
Cell: 518-313-9253
Email: joseph.lazzara@kone.com

KONE Dedicated to People Flow

From: Rosario, Gabrielle - (NYN) <grosario@tcco.com>

Sent: Monday, February 24, 2025 4:34 PM

To: Dinovo Andrew <Andrew.Dinovo@KONE.com>; Lazzara Joseph <joseph.lazzara@kone.com>

Craig Dittl

From: Brian Carmer <bbc@stonebridgeiron.com>
Sent: Monday, March 31, 2025 7:22 AM
To: Craig Dittl
Subject: FW: 23-005 X047 NOC-111

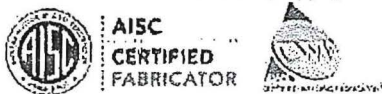
CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

See below.

Brian Carmer
President



426 Purinton Road, Gansevoort, NY 12831
Tel: 518-695-3752 Fax: 518-695-4397
Email: brian@stonebridgeiron.com



From: Carly Mansfield <cmansfield@midweststeel.com>
Sent: Monday, March 31, 2025 7:20 AM
To: Brian Carmer <bbc@stonebridgeiron.com>
Cc: Stephen Esposito <Stephen@stonebridgeiron.com>
Subject: RE: 23-005 X047 NOC-111

* INCLUDES FOR
REFERENCE ON
MAN HOURS *

(Ck)

Sure. This wouldn't be one guy working on each location start to finish, but rather the crew doing drill & epoxy, then setting plates, then field welding the brackets. Rough breakout is below.

- Field measuring – 1 guy for 1 day or 2 guys for half day
- Drill & Epoxy – 64 anchor locations, roughly 2 crew days
- Set face plates – 16 locations, just under half crew day
- Field weld brackets – 16 locations, 66" of weld per bracket, roughly 5.5 hours per bracket. Two guys welding, one guy firewatch. Roughly 3 crew days.
- Totals 6 crew days.

Let me know if he needs anything else!

Thanks,

Carly Mansfield
Midwest Steel
Project Manager
(313) 319-6722

From: Brian Carmer <bbc@stonebridgeiron.com>
Sent: Monday, March 31, 2025 6:54 AM
To: Carly Mansfield <cmansfield@midweststeel.com>
Cc: Stephen Esposito <Stephen@stonebridgeiron.com>
Subject: FW: 23-005 X047 NOC-111

Please review for Craig. He needs help.

Brian Carmer
President



426 Purinton Road, Gansevoort, NY 12831
Tel: 518-695-3752 Fax: 518-695-4397
Email: brian@stonebridgeiron.com



From: Craig Dittl <cdittl@mlbind.com>
Sent: Sunday, March 30, 2025 1:38 PM
To: Brian Carmer <bbc@stonebridgeiron.com>; Jeffrey Lino <jlino@mlbind.com>
Subject: RE: 23-005 X047 NOC-111

Is there anyway Midwest sends you a narrative of sorts as to how they saw this going? I tried to look at it this way:

- Based on their breakdown, they figured 3 guys. In my head, I envision 1 guy working on a bracket at a time. If that were correct, that's about 5 brackets per guy.
- The hours would say that means about a day and a half per bracket. Do we all agree or did I not have enough coffee? If I'm correct, I personally don't think that sounds terrible to layout, field drill, field weld, breakdown. Thoughts?

The only thing that DID jump out to me...the general foreman seems a little odd. I expect they'd send back Sammy and Zach. Let me know your thoughts before I finalize and send to Turner. Thanks

Craig Dittl, Senior Project Manager
MLB Construction Services, LLC



Over 75 Years of Construction Excellence

1 Stonebreak Road Malta, NY 12020
P: 518.289.1371 EXT. 146 C: 518.450.9774
www.mlbcconstructionservices.com

Proud Members Of:

PCO-215a



MLB Construction Services LLC
 One Stone Break Road
 Malta, NY 12020
 Tel: 518-289-1371
 Fax: 518-289-1652

PROPOSAL

SUBMITTED TO:

Rob Wagner
 Turner Construction Company
 1 Computer Drive South
 Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/29/25

PROPOSAL NO.

128R1

PROPOSAL AMOUNT

\$9,404.00

Per NOC 128R1 dated 5/12/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

PCO was created to track any required work to modify the existing conditions adjacent to the terminal mat.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Concrete Removal	\$5,048.38					\$5,048.38
Misc. Demo	\$1,196.84					\$1,196.84
Concrete Removal	\$1,932.03					\$1,932.03
					Subtotal:	\$8,177.25
		MLB OH&P (Self-performed)		\$8,177.25	15.00%	\$1,226.75
					Total:	\$9,404.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:

Craig Ditt

MLB Construction Services LLC

Cc: JMD/SAS/File (MLB Construction Services LLC)

Approved by: _____

Date: _____

E ~~#50~~ 29532

MLB CONSTRUCTION SERVICES LLC					GENERAL CONTRACTOR			
PROJECT:		Airport Terminal -BP02			DESCRIPTION:		PCO-215 Terminal Mat	
EST. #:					EXTEN BY:		CHKD BY:	
							OF	
	CODE	DESCRIPTION	QUANTITY	UNIT PRICE LABOR	TOTAL ESTIMATED LABOR COST	UNIT PRICE MATERIAL	MATERIAL & EQUIP COST	TOTAL ESTIMATED COST
1	6100	Cutting #2 bar adding coupling	1	\$1,239.68	\$1,239.68	\$0.00	\$0.00	\$1,239.68
2	2130	Needed To install rebar under pipe sleeve	1	\$502.11	\$502.11	\$0.00	\$0.00	\$502.11
3	2130	Remove top of footing at XD/7	1	\$502.11	\$502.11	\$0.00	\$0.00	\$502.11
4	2130	Chip concrete to clear storm water sleeve	1	\$1,428.97	\$1,428.97	\$0.00	\$0.00	\$1,428.97
5	2130	Addt concrete removal for mat slab xd/7	1	\$3,135.86	\$3,135.86	\$0.00	\$0.00	\$3,135.86
6	2130	concrete removal at XD/7 Line	1	\$1,626.25	\$1,626.25	\$0.00	\$0.00	\$1,626.25
7	2130	concrete removal at XD/7 Line	1	\$244.38	\$244.38	\$0.00	\$0.00	\$244.38
8		SHEET TOTALS			\$8,679.36	\$0.00	\$0.00	\$8,679.36

Removed Duplicate - GR

SLF 1.30

CD



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

14423

Charge to PCO # 21562

Date 2/27/25 Cost Code 04100

Authorized by Turner

MLB Job No 23-110

Description of Work: Cutting 11 bar adding coupling
LABOR

Name	Trade	Rate	Hours	Other	Cost
James Skinski	C	77.48	8		619 84
Colin Tyndall	C	77.48	8		619 84

Total Labor Cost 1 1 239 68

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other

Total Material/Equipment Cost 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other

Total Subcontractor Cost 3

TRUCKING

Driver	Rate	Pick Up	Fuel

Total Trucking Cost 4

cc Andres 2-28-25
Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

ADD: % Profit

TOTAL VALUE of this Work Order



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail info@mlbind.com

WORK ORDER VOUCHER

3.20.25

Charge to PCO# 228 2/1/07

Date 3/21/25 Cost Code 02-130

Authorized by Turner

MLB Job No 23-110

Description of Work: Remove top of footing at XD17

LABOR Needed to install rebar under pipe sleeve

Name	Trade	Rate	Hours	Other	Cost
Tom Parrino	LF	85.91	3		257.73
Kith Parrino	L	81.46	3		244.38

Total Labor Cost 1 502.11

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other

Total Material/Equipment Cost 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other

Total Subcontractor Cost 3

TRUCKING

Driver	Rate	Pick Up	Fuel

Total Trucking Cost 4

Ed Andras 3-21-25
Customer Supervisor
MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

ADD: % Profit

TOTAL VALUE of this Work Order



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15077

Charge to PO# 215 (17)Date 3/21/25 Cost Code: 02-130Authorized by TurnerMLB Job No. 23-110Description of Work Chip Concrete to clear storm water sleeve

LABOR

Name	Trade	Rate	Hours	Other	Cost
Kieth Parrino	L	2- 2 ⁰⁰	110.04	81.46R / 2	
Dalton Parrino	L	2- 2 ⁰⁰	110.04	81.46R / 2	
Tom Parrino	LF	5- 2 ⁰⁰	116.71	85.91R / 5	

Total Labor Cost

1

1428.91

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	Cost

Total Material/Equipment Cost

2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	Cost

Total Subcontractor Cost

3

TRUCKING

Driver	Rate	Pick Up	Fuel	Cost

Total Trucking Cost

4

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools

Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order

Customer Supervisor

MLB Supervisor



One Stone Break Road
Malla, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15081

Charge to PO # 215 (152)Date 03/22/25 Cost Code 02-130Authorized by TurnerMLB Job No. 23-110Description of Work Additional concrete Removal For Mat slab XD/7

LABOR

Name	Trade	Rate	Hours	Other	Cost
Tom Parrino	LF	116.71	8 OT		
Dalton Gisardi	LF	110.04	8 OT		
Tim Parks	LF	116.71	2 OT		
Brad Mussen	L	110.04	3 OT		
Ernest CeCi	L	110.04	2 OT		
Martin Millington	S	134.56	4 OT		

Total Labor Cost

1

31358.00

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	Cost

Total Material/Equipment Cost

2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	Cost

Total Subcontractor Cost

3

TRUCKING

Driver	Rate	Pick Up	Fuel	Cost

Total Trucking Cost

4

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

ADD: % Profit

TOTAL VALUE of this Work Order

✓ Eric Andres 3-24-25

Customer Supervisor

MLB Supervisor

Sunday

15084

Description of Work: Concrete Removal at XD/7 line

[illegible]

Item	Quantity	Unit Cost	Other		
Total Material/Equipment Cost				→	2

Subcontractors	Trade	Hours	Other			
Total Subcontractor Cost					3	

	Driver	Rate	Pick Up	Fuel			
Total Trucking Cost						4	

Total Trucking Cost

TOTAL VALUE of this Work Order

Customer Supervisor

MLE Supervisor



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15087

Change PCO # 216 (17)

Date 3/25/25 Cost Code: 02-130

Authorized By: Turner

MLB Job No. 23-110

Description of Work: Concrete Removal at x0/7

LABOR

Name	Trade	Rate	Hours	Other	Cost
Kurt Parnio	L	\$1,46	3		244.38

Total Labor Cost → 1

244.38

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other

Total Material/Equipment Cost → 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other

Total Subcontractor Cost → 3

TRUCKING

Driver	Rate	Pick Up	Fuel

Total Trucking Cost → 4

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools

Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order

Customer Supervisor

MLB Supervisor

3-26-25

PCO-219c



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

Rec'd TCCo PCO-219c 05.28.25

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/12/25

PROPOSAL NO.

126

PROPOSAL AMOUNT

\$1,549.00

Per NOC 126 dated 5/12/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

Sill angle added at North vestibule of garage in ASI-109 that ended up being provided by BP-2 for the sake of schedule.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Structural Steel				\$1,482.24		\$1,482.24
					Subtotal:	\$1,482.24
		MLB OH&P (Subcontractor)		\$1,334.15	5.00%	\$66.76
					Total:	\$1,549.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:


Craig Dittl
MLB Construction Services LLC

Approved by: _____

Date: _____

Cc: JMD/SAS/File (MLB Construction Services LLC)

03/05/2025

Stone Bridge Iron & Steel, Inc. Contract No. 23-005
Albany Airport BP-02
Change Order Request Breakdown Form

Stone Bridge Iron & Steel, Inc.
X048

Issue

Per MLB Request: Steel for ASI-103

Costs

	Add/Deduct	Quantity	Units		Cost/Unit	Total
Detailing / Modeling	Add	2	Hours	X	\$95.00	\$190.00
SBIS Engineering	N/C	0	Hours	X	\$225.00	\$0.00
Material - W,C	N/C	0	lbs.	X	\$0.90	\$0.00
Material - WT	N/C	0	lbs.	X	\$1.00	\$0.00
Material - Angles	N/C	0	lbs.	X	\$0.85	\$0.00
Material - Plate	Add	123	lbs.	X	\$1.05	\$129.15
Material - Grating	N/C	0	Sq.Ft.	X	\$40.00	\$0.00
Material - 1" Bolts	N/C	0	Each	X	\$5.00	\$0.00
Weld Studs	Add	14	Each	X	\$2.50	\$35.00
Paint Material	N/C	0	gal.	X	\$150.00	\$0.00
Galvanize Material	N/C	0	lbs.	X	\$0.35	\$0.00
Shop Labor	Add	4	Hours	X	\$95.00	\$380.00
Shop Labor - Paint	N/C	0	Hours	X	\$95.00	\$0.00
Freight	Add	1	Load	X	\$600.00	\$600.00
Freight - Galvanizer	N/C	0	Load	X	\$450.00	\$0.00
Deck	N/C	0	ls	X	\$0.00	\$0.00
Joist	N/C	0	ls	X	\$0.00	\$0.00
Erection	N/C	0	ls	X	\$0.00	\$0.00
UT Testing	N/C	0	Visit	X	\$1,250.00	\$0.00
Delegated Connection Design	N/C	0	Hours	X	\$225.00	\$0.00
	N/C	0	Hours	X	\$0.00	\$0.00

Subtotal \$1,334.15

SBIS Work OH&P 10.00% \$133.42
Vender Work OH&P 10.00% \$0.00
Bonding (If Required) 1.00% \$14.68
Tax (If Required) 0.00% \$0.00

See Attached Items: SBIS BOM

Excludes:

Total \$1,482.24 Add

Additional Info:



Stone Bridge Iron & Steel, Inc.		Change Order Bill of Materials		Page 1 of 1
03/04/2025 2:08:48PM		Albany Airport BP-02 CO Albany, NY		Job: 23-005

Filter:
Sub-Category: X048

Item#	Drawing #	Qty	Shape	Dimensions	Length	Grade	Fin	Weight
10	SK	1	PL	1/2 x 6	12'-0	A36	UNP	123#
20	SK	14	WS	1/2 x 2 1/2		A108	UNP	3#
Total Field Bolts:		0	Total Shop Bolts:		0	Total Weight:		125 #

PCO-237



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/28/25

PROPOSAL NO.

130

PROPOSAL AMOUNT

\$4,386.00

Per NOC 130 dated 5/12/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

~~There is no longer a fireproof patching allowance as the \$20,000 carried in the bid was transferred to pay for a portion of the steel claim.~~ Therefore, this proposal is being submitted for that time.

This is only through April 2025. Any additional time spent will be submitted at a later date.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Spray-On Fireproofing	\$3,987.80					\$3,987.80
					Subtotal:	\$3,987.80
		MLB OH&P (Self-performed)		\$3,987.80	9.99%	\$398.20
					Total:	\$4,386.00

If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:

 5/28/25
Craig Dill
MLB Construction Services LLC

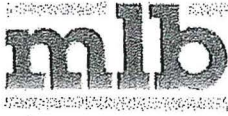
Approved by: _____

Date: _____

Cc: JMD/SAS/File (MLB Construction Services LLC)

E #33

MLB CONSTRUCTION SERVICES LLC					GENERAL CONTRACTOR				
PROJECT:		Airport Terminal -BP04			DESCRIPTION:		PCO-237 FP Patch work at Travelers		SPEC. SECT.
EST. #:					EXTEN BY:		CHKD BY:		OF
	CODE	DESCRIPTION	QUANTITY	UNIT PRICE LABOR	TOTAL ESTIMATED LABOR COST	UNIT PRICE MATERIAL	MATERIAL & EQUIP COST	TOTAL ESTIMATED COST	
1	07-220	Ticket 15092	1	\$1,306.30	\$1,306.30			\$1,306.30	
2	07-220	Ticket 15093	1	\$1,306.30	\$1,306.30			\$1,306.30	
3	07-220	Ticket 15097	1	\$859.50	\$859.50			\$859.50	
4	07-220	Ticket 15098	1	\$515.70	\$515.70			\$515.70	
5									
6									
7									
8		SHEET TOTALS			\$3,987.80		\$0.00	\$3,987.88	



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15092

Charge to PCO # 237Date 03/31/25 Cost Code: 07-220Authorized by TurnerMLB Job No. 23-114Description of Work: Fireproofing patch work at Travelers

LABOR

Name	Trade	Rate	Hours	Other	Cost
Tim Parks	LF	89.36	5 nights		446.80
Brad Mussen	L	85.95	5 3rd		429.75
Dalton Gisandi	L	85.95	5 3rd		429.75

Total Labor Cost → 1 1306.30

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	

Total Material/Equipment Cost → 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	

Total Subcontractor Cost → 3

TRUCKING

Driver	Rate	Pick Up	Fuel	

Total Trucking Cost → 4

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools

Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order

CC Andrews 4-2-25
Customer Supervisor

MLB Supervisor



One Stone Break Road
Matta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlblind.com

WORK ORDER VOUCHER

15093

Charge to PCO # 237

Date 08/01/25 Cost Code 07-220

Authorized by Turner

MLB Job No. 23-114

Description of Work: Fireproof patching at Travelers

LABOR

Name	Trade	Rate	Hours	Other	Cost
Tim Parks	LF	\$9.365	3rd		446.50
Brad Wussen	L	\$5.955	3rd		429.75
Dalton Gisardi	L	\$5.955	3rd		429.75

Total Labor Cost 1 1306.30

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	

Total Material/Equipment Cost 2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	

Total Subcontractor Cost 3

TRUCKING

Driver	Rate	Pick Up	Fuel	

Total Trucking Cost 4

Total of Boxes 1, 2, 3 & 4

ADD: Small Tools

Subtotal

ADD: % Sales Tax

ADD: % Overhead

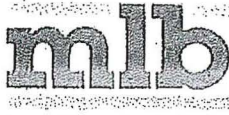
ADD: % Profit

TOTAL VALUE of this Work Order

Customer Supervisor

MLB Supervisor

80 Andras 4-2-25
VSO



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15097

Charge to PCO# 237Date 05/07/25 Cost Code 07-220Authorized by TunerMLB Job No. 23-114Description of Work: Fireproofing at sensory

LABOR

Name	Trade	Rate	Hours	Other	Cost
Brian Mussen	L	85.95	5	3rd	429.75
Dutton Gisardi	L	85.95	5	3rd	429.75
Total Labor Cost					859.50

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other	
Total Material/Equipment Cost				2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other	
Total Subcontractor Cost				3

TRUCKING

Driver	Rate	Pick Up	Fuel	
Total Trucking Cost				4

4/8/25
hul hul TCCO - (UO)

Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools
Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order



One Stone Break Road
Malta, NY 12020
(518) 289-1371
FAX (518) 289-1MLB
e-mail: info@mlbind.com

WORK ORDER VOUCHER

15098

Charge to PCO#237Date 4/10/25 Cost Code 7220Authorized by TurnerMLB Job No. 23-114Description of Work: Fire proofing repair at sensory PER A.H.S

LABOR

Name	Trade	Rate	Hours	Other	Cost
Dutton Gisardi	L	85.95	3	3rd	257.85
Brad Wussen	L	85.95	3	3rd	257.85

Total Labor Cost

515.70

MATERIAL/EQUIPMENT

Item	Quantity	Unit Cost	Other

Total Material/Equipment Cost

2

SUBCONTRACTORS

Subcontractors	Trade	Hours	Other

Total Subcontractor Cost

3

TRUCKING

Driver	Rate	Pick Up	Fuel

Total Trucking Cost

4

Ed Andros VTO 4/11/25
Customer Supervisor

MLB Supervisor

Total of Boxes 1, 2, 3 & 4

ADD: _____ Small Tools
Subtotal

ADD: _____ % Sales Tax

ADD: _____ % Overhead

ADD: _____ % Profit

TOTAL VALUE of this Work Order

PCO-247



MLB Construction Services LLC
One Stone Break Road
Malta, NY 12020
Tel: 518-289-1371
Fax: 518-289-1652

Rec'd TCCo PCO-247 05.28.25

PROPOSAL

SUBMITTED TO:

Rob Wagner
Turner Construction Company
1 Computer Drive South
Albany, NY 12205

PROJECT NAME

Alb. Airport 21-1082-GC

PROJECT NO.

23-110

DATE

5/12/25

PROPOSAL NO.

122

PROPOSAL AMOUNT

\$2,728.00

Per NOC 122 dated 4/16/2025, MLB Construction Services LLC is pleased to present our proposal for the following:

Per the response to RFI-270, provide the steel relocations/additions as noted.

Description	Labor	Material	Equipment	Subcontract	Other	Price
Stone Bridge Iron & Steel Inc				\$2,610.35		\$2,610.35
					Subtotal:	\$2,610.35
		MLB OH&P (Subcontractor)		\$2,349.55	5.01%	\$117.65
					Total:	\$2,728.00


If you have any questions, please contact me at 518-289-1371.

- ☒ We reserve the right to request an extension of time together with additional cost incurred at a later date.
☐ We request calendar days extension of time for the above work.
☐ This proposal may be withdrawn by us if not accepted within 10 days.

WE HAVE NOT BEEN DIRECTED TO PROCEED WITH THIS WORK.

OWNER MUST RETURN THIS PROPOSAL WITH THEIR SIGNED APPROVAL SHOWN BELOW BEFORE WORK CAN BEGIN.

Submitted by:


Craig Dittl

MLB Construction Services LLC

Cc: JMD/SAS/File (MLB Construction Services LLC)

Approved by: _____

Date: _____

04/29/2025

Stone Bridge Iron & Steel, Inc. Contract No. 23-005
 Albany Airport BP-02
 Change Order Request Breakdown Form

Stone Bridge Iron & Steel, Inc.
 X050

Issue

Changes per RFI-270 & PCO-247

Costs

	Add/Deduct	Quantity	Units		Cost/Unit	Total
Detailing / Modeling	Add	2	Hours	X	\$95.00	\$190.00
SBIS Engineering	N/C	0	Hours	X	\$225.00	\$0.00
Material - W,C	N/C	0	lbs.	X	\$0.90	\$0.00
Material - WT	Add	72	lbs.	X	\$2.90	\$208.80
Material - Angles	N/C	0	lbs.	X	\$0.85	\$0.00
Material - Plate	Add	15	lbs.	X	\$1.05	\$15.75
Material - Grating	N/C	0	Sq.Ft.	X	\$40.00	\$0.00
Material - 1" Bolts	N/C	0	Each	X	\$5.00	\$0.00
Weld Studs	N/C	0	Each	X	\$2.50	\$0.00
Paint Material	N/C	0	gal.	X	\$150.00	\$0.00
Galvanize Material	N/C	0	lbs.	X	\$0.35	\$0.00
Shop Labor	Add	3	Hours	X	\$95.00	\$285.00
Shop Labor - Paint	N/C	0	Hours	X	\$95.00	\$0.00
Freight - Small Load	Add	1	Load	X	\$240.00	\$240.00
Freight - Galvanizer	N/C	0	Load	X	\$450.00	\$0.00
Deck	N/C	0	ls	X	\$0.00	\$0.00
Joist	N/C	0	ls	X	\$0.00	\$0.00
Erection	Add	1	ls	X	\$1,410.00	\$1,410.00
UT Testing	N/C	0	Visit	X	\$1,250.00	\$0.00
Delegated Connection Design	N/C	0	Hours	X	\$225.00	\$0.00
	N/C	0	Hours	X	\$0.00	\$0.00

Subtotal \$2,349.55

SBIS Work OH&P 10.00% \$93.96
 Vender Work OH&P 10.00% \$141.00
 Bonding (If Required) 1.00% \$25.85
 Tax (If Required) 0.00% \$0.00

See Attached Items: SBIS BOM, CCA-050

Excludes:

Total \$2,610.35

Add

Additional Info:



Stone Bridge Iron & Steel, Inc.

Change Order Bill of Materials

Page 1 of 1

04/23/2025 8:15:56AM

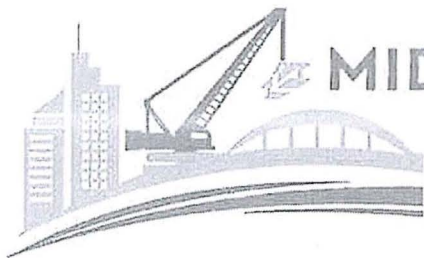
Albany Airport BP-02 CO
Albany, NY

Job: 23-005

Filter:

Sub-Category: X050

Item#	Drawing #	Qty	Shape	Dimensions	Length	Grade	Fin	Weight
Per PCO-247: Steel for Curtain Wall corner								
10	M1151	2	WT	5 x 15	2'-4 3/4	A992	UNP	72 #
20	M1151	2	PL	3/8 x 5	1'-2	A36	UNP	15 #
Total Field Bolts:		0	Total Shop Bolts:		0	Total Weight:		87 #



MIDWEST STEEL

Rec'd TCCo PCO-247 05.28.25

2525 E. Grand Blvd. Detroit, MI 48211 · 313-873-2220 · 313-873-2222

April 28, 2025

Stone Bridge Iron & Steel, Inc.
426 Purinton Rd.
Gansevoort, NY 12831

Attn: Mr. Brian Carmer

RE: Airport Terminal Expansion
Albany, NY
BP-02 – CCA-050 – RFI-270, PCO-247

Dear Mr. Carmer,

We are pleased to submit our quotation for scope changes per the provided RFI-270 for the above referenced project.

Pricing Impact: Added Scope: \$1,410

Schedule Impact: Scope completed on T&M tickets on 4-22-25.

This quotation is based on the following:

1. Detail provided in RFI-270 which removed the existing WT at X-7 near G18.8, and added (2) new WTs to replace them. MLB's foreman provided field guidance for layout.
2. This quote is based on all the conditions of the base contract work.

We thank you for the opportunity to submit our quotation and we look forward to a contract change order for this work.

Sincerely,

Carly Mansfield
Project Manager



Serving North America for over 40 Years



DATE: 4/28/2025

[illegible]

MIDWEST STEEL INC.

2525 E Grand Boulevard
 Detroit, MI 48211
 (313) 873-2220 O.
 (313) 873-2222 F.

EXTRA WORK ORDER

CUSTOMER: <u>StoneBridge Team</u>		DATE: <u>4/22/25</u>	T+M:
ADDRESS:		E.W.O.T.#:	FIXED:
CLIENT JOB#: <u>23-017</u>	CLIENT ORDER #:	MWS JOB #: <u>23-017</u>	CLIENT CONTRACT #:
JOB LOCATION:	BLDG:	LEVEL: <u>Roof</u>	PLATFORM:
START TIME: <u>7am</u>		END TIME: <u>1pm</u>	

JOB DESCRIPTION	<u>PCO # 247 RFI # 270</u>
<u>Set up Equipment on Sep 1 Roof, Removed safety cable, Removed Existing</u> <u>WT at skew of X-7 near G18 & Line, Layed out on each side of Beam</u> <u>8" from & with guidance from MLB's Framing Foreman, welded 2 new</u> <u>WT's and ReInstalled safety cable, cleaned work area and Removed</u> <u>Equipment</u>	
CREW FOREMAN:	

QTY	MWS LABOR	ST HOURS	OT HOURS	TTL HOURS
1	GENERAL FOREMAN	1		
	FOREMAN			
2	JOURNEYMAN	6		
	SUPERINTENDANT			
	PROJECT MNGR			
	CRANE OPERATOR			
	OILER			
	FORKLIFT OPERATOR			
	TRUCK DRIVER			

QTY	EQUIPMENT / MATERIAL CHARGES	TTL HOURS
1	WELDING MACHINE - GAS	
	WELDING MACHINE - ELECTRIC	
	CONSUMABLES	
	HOISTS	
	____ TON CRANE	
	____ TON CRANE	
	FORKLIFT	
	TRUCK	
	TRACTOR / TRAILER	

CUSTOMER AUTHORIZATION	<u>UTO</u> SIGNATURE	MIDWEST STEEL REPRESENTATIVE:	SIGNATURE
PRINT NAME:	<u>Ed Andres</u>	PRINT NAME:	<u>Samuel Alteshouse</u>
PHONE:	<u>4-23-25</u>	PHONE #:	<u>(518) 898-7112</u>



TCCo New York North
1 Computer Drive South
Albany, New York 12205
P: (518) 432-0277
F: (518) 432-0279

Rec'd TCCo PCO-247 05.28.25

Project: 230609 Albany Airport: Terminal
Expansion
737 Albany Shaker Rd.
Albany, New York 12211

RFI #BP-04 RFI-270: BP-04 RFI-270: Cornice Framing/Curtain Wall/Steel Coordination (at intersection X-7, X-9)

Status	Closed on 04/04/25		
To	Zack Geddies (Albany County Building Department) Rahul Joag (LERA Consulting Structural Engineers) Jordan Hudak (CHA) John Pugh (LERA Consulting Structural Engineers) Ashley Richards (CHA) Todd Cirillo (CHA)	From	Craig Dittl (MLB Construction Services, LLC)
Date Initiated	Mar 20, 2025	Due Date	Apr 10, 2025
Location		Project Stage	Course of Construction
Cost Impact	TBD	Schedule Impact	TBD
Spec Section		Cost Code	
Drawing Number		Reference	
Linked Drawings			
Received From	Craig Dittl (MLB Construction Services, LLC)		
Copies To	Eddie Andres (Turner Construction Company), Todd Cirillo (CHA), Craig Dittl (MLB Construction Services, LLC), Zack Geddies (Albany County Building Department), Jordan Hudak (CHA), Natram Lackraj (Turner Construction Company), John LaClair, PE (Albany County Airport Authority), Jeff Lino (MLB Construction Services, LLC), Kelsey Martin (MLB Construction Services, LLC), Marty Millington (MLB Construction Services, LLC), Matthew Mokey, PE (Albany County Airport Authority), Maureen Moran (CHA), Jo Anne Nichols (MLB Construction Services, LLC), Ashley Richards (CHA), Gaby Rosario (Turner Construction Company), Lori Rowe (MLB Construction Services, LLC), Robert Wagner (Turner Construction Company), Mike Washburn (MLB Construction Services, LLC)		

Activity

Question

Question from Craig Dittl MLB Construction Services, LLC on Wednesday, Mar 19, 2025 at 10:07 AM EDT

See attached mark-up and photo. The tube steel that is outboard of the roof deck has a face that is not totally consistent due to the change in angle of the structure - shown in both contract drawings and the steel shops. The two differ by about 1-1/4" according to the framing contractor.

The section of wall (8" wall behind cornice) that is North of X-7 line will need to remain as-is to stay continuous for the whole run (North) of the bridge.

However, the section of wall South of X-7 appears that it will need to be shifted East, ie, not have the framing flush with the tube steel. Please advise. Additionally, does this pose any issues with the curtain wall?

Attachments

Steel Screenshot.PNG, Photo From Field.pdf

Official Response

Response from Todd Cirillo CHA on Friday, Apr 4, 2025 at 01:58 PM EDT

Refer to attached response

Attachments

BP04 - RFI 270 - Cornice Framing Coordination - 2025-03-20_CHA , LERA Follow up Response - 4-4-25.pdf



TCCo New York North
1 Computer Drive South
Albany, New York 12205
P: (518) 432-0277
F: (518) 432-0279

Rec'd TCCo PCO-247 05.28.25

Project: 230609 Albany Airport: Terminal
Expansion
737 Albany Shaker Rd.
Albany, New York 12211

RFI #BP-04 RFI-270: BP-04 RFI-270: Cornice Framing/Curtain Wall/Steel Coordination (at intersection X-7, X-9)

Status Open

To Zack Geddies (Albany County Building Department) From Craig Dittl (MLB Construction Services, LLC)
Todd Cirillo (CHA)
Rahul Joag (LERA Consulting Structural Engineers)
Jordan Hudak (CHA)
John Pugh (LERA Consulting Structural Engineers)
Ashley Richards (CHA)

Date Initiated Mar 20, 2025 **Due Date** Apr 10, 2025

Location **Project Stage** Course of Construction

Cost Impact TBD **Schedule Impact** TBD

Spec Section **Cost Code**

Drawing Number **Reference**

Linked Drawings

Received From Craig Dittl (MLB Construction Services, LLC)

Copies To Eddie Andres (Turner Construction Company), Zack Geddies (Albany County Building Department), Natram Lackraj (Turner Construction Company), Marty Millington (MLB Construction Services, LLC), Maureen Moran (CHA), Mike Washburn (MLB Construction Services, LLC)

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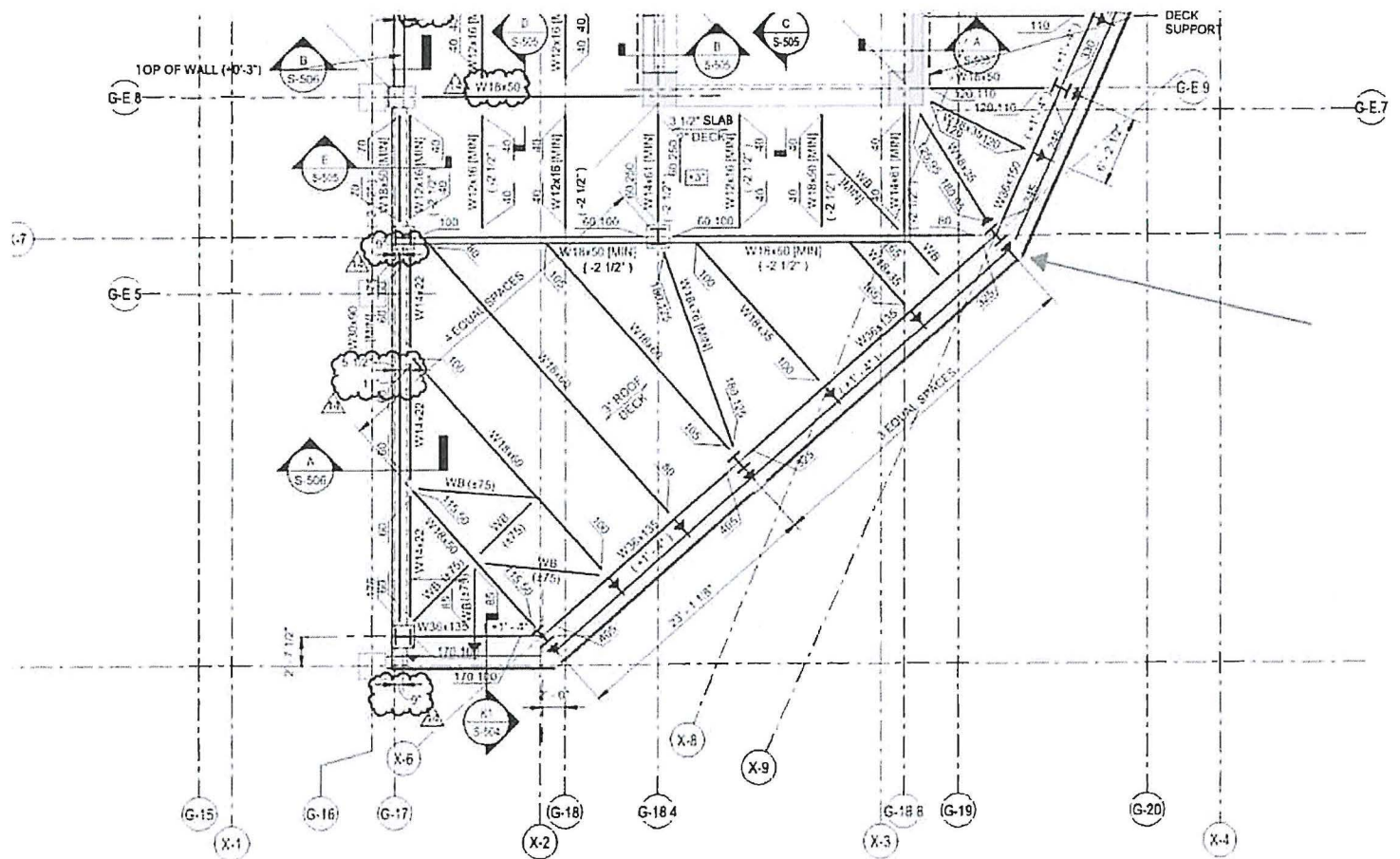
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Attachments
Steel Screenshot.PNG, Photo From Field.pdf

Awaiting an Official Response

For response, refer to CHA and LERA'S comments on photo.

T. Cirillo, CHA 4-4-25



INCORRECT, MILS MADE THAT
CLEAR PRIOR TO STARTING WORK
(60)

ADD PL 3/8 x 5 TOP AND BOTTOM OF
HSS. EXTEND PL 6" MIN ONTO HSS.

WT's are attached to the horizontal tube steel on
the construction documents, not attached to the
outrigger. Remove the WT shown in the photo and
install a WT on both sides of the outrigger.
This will allow the out of plane misalignment of the
tube steel to be reconciled at the angle and resolve
the RFI questions concerning the locations of walls.
Refer to sketch and notes on photo.

T. Cirillo, CHA 4-4-25

Sent from my iPhone



3 SIDES
(TYP)

1/4

AGENDA ITEM NO. 12

Authorization of Federal and State Grants

AGENDA ITEM NO. 13

Informational Only

Old Business

New Business

Executive Session
Attorney-Client Privilege Matters