



ALBANY PORT DISTRICT COMMISSION
MINUTES OF A REGULAR MEETING
July 19, 2024

Chairperson Steffens called the meeting to order. In attendance were Commissioners Coffey, Cinquanti, Tagliento and Abriel. Also present were, CEO Hendrick, General Counsel Jordan, CCO Daly, CFO Stuto, DSI Schneidawin, DEA Vavura, SCM Yagan, Director of Security Stock, Administrative Assistant DiLillo and Logistec Operations Manager Matt Sullivan.

Chairperson Steffens introduced the minutes of the June 26, 2024 Commission meeting. No changes were made to the minutes. Chairperson Steffens called for a motion to approve the minutes. A motion was made by Commissioner Coffey, seconded by Commissioner Abriel and passed unanimously.

PUBLIC COMMENT

There were no public comments.

FINANCIAL UPDATE

Chairperson Steffens mentioned that the Finance Committee met prior to the Board meeting. CFO Stuto noted that she reviewed the income statement and the change in net position on the income statement as of June 30, 2024 with the Finance Committee. She reported that there were positive variances for the projections for the end of the year compared to last month and that the major fluctuations for the change in net position were due to cash and deferred revenue for expenses that were incurred for the Offshore Wind Project.

CEO UPDATE

- CEO Hendrick noted to the Board that the APDC's Information Technology System was not affected by the IT disruption that occurred earlier in the day due to a software update by the cybersecurity firm CrowdStrike, which the Port does not utilize.
- CEO Hendrick reported that the Port team will be hosting Port Industry Day on September 19th. The team is firming up speakers from local leaders, other Ports, business and maritime industries for presentations and a round table discussion.

- CEO Hendrick congratulated CCO Daly on being named to the Albany Business Review's Power 50 list.
- CEO Hendrick thanked General Counsel Jordan and the legal team for their hard work in obtaining the extension approval for the site plan for the Expansion Project from the Town of Bethlehem.

EXTERNAL AFFAIRS AND COMMUNICATIONS UPDATE

DEA Vavura provided the Board with an update on recent media coverage related to maritime activity and offshore wind developments, highlighting an interview that CEO Hendrick had with Heavy Lift and Project Forwarding Magazine and SCM Yagan's interview with the Design, Develop and Construct Journal. She noted that Port staff will also be partaking in following up interviews with the Spotlight News and the Albany Business Review.

The Port team continues to work on the website redesign. The team also had the opportunity to work with representatives from LaBella on a video project, which will be presented to the Board in the near future.

DEA Vavura also spoke about Port Industry Day. She noted that it will be a day for tenants, neighbors and community members to participate and share in the various aspects of the Port.

SHIPS, BARGES & TONNAGE UPDATE

Logistec Operations Manager Matt Sullivan provided the Board with an update on maritime activity through the month of June. He noted that terminal activity in June had been slow but is now beginning to pick up. He reported that four ships came in for the month of June. A vessel carrying woodpulp, a project barge, a scrap ship and a project cargo import ship. June was the first roll-on roll-off ramp use, moving more than half a million pounds. The new hoppers and conveyor system for Ardent Mills grain importing has been set up and is ready for testing. The next wheat ship is expected in September. The month of July so far has brought in eight railcars, which carried 600 tons of steel beams for STS Steel. Three more railcars are expected within the next two weeks. A cable ship for Champlain Hudson Power Express project has been delayed and is now expected in August. That ship will take approximately 20 days (24/7) to offload.

REAL PROPERTY/DEVELOPMENT UPDATE

CCO Daly reported that the Port team continues to engage in discussions with a company for the use of the Rensselaer property site. DSI Schneidawin noted that Port staff is still waiting to receive the white paper from the company.

CCO Daly provided updates on the various grant application submissions, noting that the Port team recently received inquiries related to the USDOT MPDG submission. The Team also recently submitted a BEST NY grant application for the Beacon Island substation. CCO Daly noted that NYSERDA has posted the fifth offshore wind solicitation, with submissions due in September and final pricing submission due in October.

CCO Daly mentioned that the Port team had a very productive meeting with the Institute of Americas to discuss what the ports in South and North America are working on within the industry.

SCM Yagan provided the Board with an update on the Expansion Project. He reported that all the primary steel for the bridge is set. Next step is placing the deck. Utility work is progressing across the site. The contractor is approaching completion of the site cap. Once the site cap is complete, conversations with DEC relating to the landfill reclamation closure report and plan will begin. Contractors are continuing to work through road work and rail crossings. The signalization of River Road and Corning Hill Road will begin in August and the final paving work will begin soon after. A substantial completion date of December is anticipated for the pad ready scope of work.

OTHER BUSINESS

Counsel Jordan reported that Port Staff, Mayor Sheehan and Mayor Stammel met with representatives from NYSDOT and CDTC to discuss the Reimagine 787 study. Mayor Sheehan and Port staff indicated potential issues and impacts this project would have on the Port and its tenants. They also provided suggestions to assist in resolving these issues as well as requesting that the Port be included in future discussions.

EXECUTIVE SESSION

There were no items for discussion for Executive Session.

NEXT MEETING

Chairperson Steffens informed all those in attendance that the **next meeting of the APDC Board of Commissioners will be Wednesday August 28, 2024 being held at 12:00 noon.**

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