

**RESOLUTION 2025-05-01  
OF THE  
ADVANCE ALBANY COUNTY ALLIANCE  
LOCAL DEVELOPMENT CORPORATION**

**WHEREAS**, the mission of the Advance Albany County Alliance Local Development Corporation (the “Corporation” or “Alliance”) is to foster economic development, promote increased employment and the development and retention of economic activity in Albany County, and to otherwise act in the public interest; and

**WHEREAS**, in direct support of its mission and pursuant to previous Board adopted resolutions, the Corporation identified two (2) tax parcels totaling approximately 58 acres located in the Town of Colonie within the site formerly known as the “AI-tech Specialty Steel Site” for which Albany County has obtained “in rem” delinquent real property tax lien foreclosure judgments due to unpaid real property taxes which, due to their location and existing utility/energy infrastructure, have a significant potential to be redeveloped into properties which could contribute to increasing employment and development of economic activity in Albany County (“Potential Redevelopment Properties”); and

**WHEREAS**, the County of Albany (“County”) has authorized the conveyance of the Potential Redevelopment Properties to the Corporation; and

**WHEREAS**, the Corporation and NYS Department of Environmental Conservation’s (“NYSDEC”) have entered into an agreement (“NYSDEC Agreement”) which provides the Corporation with significant environmental liability protection for past or future costs of remediation and provides that the Alliance is not a responsible or liable party, owner or operator; and

**WHEREAS**, in support of its mission, the Corporation issued a publicly advertised, open and competitive Request for Proposals (“RFP”) on December 9, 2025 seeking proposals for certain professional services related to providing the Corporation with planning, engineering and design services to formulate and produce a Master Plan and Generic Environmental Impact Statement (“GEIS”) for the Potential Redevelopment Properties (“Professional Services”); and

**WHEREAS**, the Corporation received six (6) proposals in response to the RFP, and following the staff’s review and analysis of the proposals against the evaluation criteria contained in the RFP, and based on such review and analysis recommends, it is recommended that the Board approve a contract for the Professional Services be awarded to McFarland Johnson at a not-to-exceed cost of \$285,000 (subject to reduction based on certain amendments to the scope of work); and

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE CORPORATION, AS FOLLOWS:**

**Section 1.** All action taken by the Corporation staff, counsel, and/or Chief Executive Officer with respect to procuring and obtaining the Professional Services is

hereby ratified and confirmed.

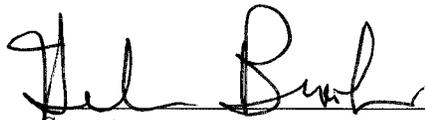
Section 2. In consequence of the foregoing and based on the recommendation of the Chief Executive Officer and staff, the review of the proposals and the findings, evaluation of the proposals against the RFP evaluation criteria, the Corporation hereby approves that a contract for the Professional Services be awarded to McFarland Johnson.

Section 3. The Chairperson, Vice Chairperson, and/or Chief Executive Officer, with the assistance of the staff and counsel to the Corporation, is authorized to negotiate, approve the form and substance of, and execute any contracts and/or agreements necessary to obtain the Professional Services.

This resolution shall take effect immediately.

Section 4.

Dated: May 28, 2025

  
Secretary

Motion made by: Michael Cassidy

Seconded by: Alan Alexander

Vote: Pass