

**OGDENSBURG BRIDGE AND PORT AUTHORITY
BOARD MEETING
THURSDAY, OCTOBER 12, 2023**

- I. Meeting Called to Order by Chairperson Vernon D. Burns at 5:00 PM.
- II. Letters and Communications to the Board.
- III. Approval of Board Minutes:
 - September 25, 2023 Board Meeting Minutes
- IV. Reports
 - Presentations and Reports:
 - 1. Committee Reports
 - a) Finance Committee Report
 - 2. Reports:
 - a) Income/Expense Report
 - b) Bridge Traffic Report
 - c) Airport Activity Report
 - d) Port Activity Report
 - e) Economic Development Report, Including Building Occupancy
- V. Unfinished Business.
- VI. Business Items.
 - A. General Administration
 - 1. None.
 - B. Ogdensburg-Prescott International Bridge
 - 1. None.
 - C. Commerce Park
 - 1. None.
 - D. Ogdensburg International Airport
 - 1. Approval of Commercial Rates and Charges
 - E. Port of Ogdensburg
 - 1. None.
 - F. New York & Ogdensburg Railroad
 - 1. None.
 - G. Border Station
 - 1. None.

H. Other Such Matters

1. None.

VII. Concluding Comments from Citizens, Board Members, and/or Authority Staff.

VIII. Next Meeting Dates:

November 9, 2023	Thursday	5:00 PM	_____	(Proposed)
December 14, 2023	Thursday	5:00 PM	_____	(Proposed)

IX. Adjournment

Dated: October 5, 2023



Steven J. Lawrence
Executive Director

Board of Directors:

Mr. Vernon D. "Sam" Burns, Chairperson
Ms. Megan J. M. Whitton, Vice Chair
Mr. Christopher B. T. Coffin, Treasurer
Mr. David King, Secretary
Ms. Jennifer Quirk-Pickman, Member
Ms. Nicole Terminelli, Member
Ms. Toni Kennedy, Member

Staff:

Mr. Steven J. Lawrence, Executive Director
Ms. Patricia A. Nisco, CFO
Mr. Anthony Adamczyk, Director of Economic Development
Mr. James D. Chase, Director of Operations
Mr. Charlie Garrelts, Airport Manager

Press:

Mr. Andy Gardner, WDT
Ms. Monica Sandreczki, North. Country Public Radio
Ms. Dawn Merz, Radio Station YES FM
WWNY TV-7
Mr. Jimmy Lawton, North Country Now
Mr. Jim Leven, Community Broadcasters

**OGDENSBURG BRIDGE and PORT AUTHORITY
BRIDGE TRAFFIC FIGURES & COMPARISONS**

Sept 1 - Sept 30	Auto Crossings			All Other Crossings			Total Crossings			Revenue			
	2023	2019	% Change	2023	2019	% Change	2023	2019	% Change	2023	2019	2023	2019
Sept 30	41,917	51,320	-18.32%	5,797	6,582	-11.93%	47,714	57,902	-17.60%	\$136,214.25	\$189,000.25		

Sept 1 - Sept 30	Auto Crossings			All Other Crossings			Total Crossings			Revenue			
	2023	2022	% Change	2023	2022	% Change	2023	2022	% Change	2023	2022	2023	2022
Sept 30	41,917	32,805	27.78%	5,797	5,822	-0.43%	47,714	38,627	23.52%	\$136,214.25	\$107,642.00		

Month	Auto Crossings			All Other Crossings			Total Crossings			Revenue			
	2023	2019	% Change	2023	2019	% Change	2023	2019	% Change	2023	2019	2023	2019
December													
November													
October													
September	41,917	51,320	-18.32%	5,797	6,582	-11.93%	47,714	57,902	-17.60%	\$136,214.25	\$189,000.25		
August	51,385	65,820	-21.93%	5,995	6,663	-10.03%	57,380	72,483	-20.84%	\$166,399.50	\$245,554.50		
July	49,521	60,506	-18.16%	5,755	6,587	-12.63%	55,276	67,093	-17.61%	\$160,980.50	\$227,506.75		
June	42,439	53,785	-21.10%	5,842	6,434	-9.20%	48,281	60,219	-19.82%	\$128,109.50	\$198,334.25		
May	40,429	51,015	-20.75%	6,226	6,911	-9.91%	46,655	57,926	-19.46%	\$123,644.50	\$199,425.25		
April	34,489	45,707	-24.54%	5,724	6,905	-17.10%	40,213	52,612	-23.57%	\$101,151.50	\$154,635.00		
March	30,844	44,523	-30.72%	5,840	6,036	-3.25%	36,684	50,559	-27.44%	\$95,768.00	\$128,733.50		
February	28,164	35,864	-21.47%	5,074	5,662	-10.39%	33,238	41,526	-19.96%	\$82,599.75	\$106,063.25		
January	27,850	35,667	-21.92%	5,653	6,234	-9.32%	33,503	41,901	-20.04%	\$84,515.25	\$104,184.25		
TOTALS	347,038	444,207	-21.87%	51,906	58,014	-10.53%	398,944	502,221	-20.56%	\$1,079,382.75	\$1,553,437.00		

Compass Minerals Inventory Activity for: Ogdensburg/20606										Compass Minerals Inventory Activity for: Ogdensburg/20606									
Report by Monday Morning (9:00 am CST) to: Email - leathersd@compassminerals.com					Report by Monday Morning (9:00 am CST) to: Email - leathersd@compassminerals.com					Report by Monday Morning (9:00 am CST) to: Email - leathersd@compassminerals.com					Report by Monday Morning (9:00 am CST) to: Email - leathersd@compassminerals.com				
HWY Salt					THAWROX					THAWROX					THAWROX				
Ending Balance from last Month:					Ending Balance from last Month:					Ending Balance from last Month:					Ending Balance from last Month:				
DATE of Activity (mm/dd/yr)	Receiving Barge/Vessel Name	TONS IN	TONS OUT	Running Balance	DATE of Activity (mm/dd/yr)	Receiving Barge/Vessel Name	TONS IN	TONS OUT	Running Balance	DATE of Activity (mm/dd/yr)	Receiving Barge/Vessel Name	TONS IN	TONS OUT	Running Balance	DATE of Activity (mm/dd/yr)	Receiving Barge/Vessel Name	TONS IN	TONS OUT	Running Balance
9/1/2023				142,700.74	9/1/2023				8,768.93	9/1/2023				8,768.93	9/1/2023				8,768.93
9/2/2023				142,700.74	9/2/2023				8,768.93	9/2/2023				8,768.93	9/2/2023				8,768.93
9/3/2023				142,700.74	9/3/2023				8,768.93	9/3/2023				8,768.93	9/3/2023				8,768.93
9/4/2023				142,700.74	9/4/2023				8,768.93	9/4/2023				8,768.93	9/4/2023				8,768.93
9/5/2023			(116.80)	142,583.94	9/5/2023				8,768.93	9/5/2023				8,768.93	9/5/2023				8,768.93
9/6/2023			(361.04)	142,222.90	9/6/2023				8,768.93	9/6/2023				8,768.93	9/6/2023				8,768.93
9/7/2023			(482.08)	141,740.82	9/7/2023				8,768.93	9/7/2023				8,768.93	9/7/2023				8,768.93
9/8/2023			(215.58)	141,525.24	9/8/2023				8,768.93	9/8/2023				8,768.93	9/8/2023				8,768.93
9/9/2023				141,525.24	9/9/2023				8,768.93	9/9/2023				8,768.93	9/9/2023				8,768.93
9/10/2023				141,525.24	9/10/2023				8,768.93	9/10/2023				8,768.93	9/10/2023				8,768.93
9/11/2023			(772.41)	140,752.83	9/11/2023				8,768.93	9/11/2023				8,768.93	9/11/2023				8,768.93
9/12/2023			(105.77)	140,647.06	9/12/2023				8,768.93	9/12/2023				8,768.93	9/12/2023				8,768.93
9/13/2023			(365.09)	140,281.97	9/13/2023				8,768.93	9/13/2023				8,768.93	9/13/2023				8,768.93
9/14/2023				140,281.97	9/14/2023				8,768.93	9/14/2023				8,768.93	9/14/2023				8,768.93
9/15/2023			(106.92)	140,175.05	9/15/2023				8,768.93	9/15/2023				8,768.93	9/15/2023				8,768.93
9/16/2023				140,175.05	9/16/2023				8,768.93	9/16/2023				8,768.93	9/16/2023				8,768.93
9/17/2023				140,175.05	9/17/2023				8,768.93	9/17/2023				8,768.93	9/17/2023				8,768.93
9/18/2023			(33.11)	140,141.94	9/18/2023				8,768.93	9/18/2023				8,768.93	9/18/2023				8,768.93
9/19/2023			(505.27)	139,636.67	9/19/2023				8,768.93	9/19/2023				8,768.93	9/19/2023				8,768.93
9/20/2023			(258.14)	139,378.53	9/20/2023				8,768.93	9/20/2023				8,768.93	9/20/2023				8,768.93
9/21/2023			(207.59)	139,170.94	9/21/2023				8,768.93	9/21/2023				8,768.93	9/21/2023				8,768.93
9/22/2023				139,170.94	9/22/2023				8,768.93	9/22/2023				8,768.93	9/22/2023				8,768.93
9/23/2023				139,170.94	9/23/2023				8,768.93	9/23/2023				8,768.93	9/23/2023				8,768.93
9/24/2023				139,170.94	9/24/2023				8,768.93	9/24/2023				8,768.93	9/24/2023				8,768.93
9/25/2023			(97.31)	139,073.63	9/25/2023				8,768.93	9/25/2023				8,768.93	9/25/2023				8,768.93
9/26/2023			(128.56)	138,945.07	9/26/2023				8,768.93	9/26/2023				8,768.93	9/26/2023				8,768.93
9/27/2023			(31.81)	138,913.26	9/27/2023				8,768.93	9/27/2023				8,768.93	9/27/2023				8,768.93
9/28/2023			(64.15)	165,540.11	9/28/2023				8,768.93	9/28/2023				8,768.93	9/28/2023				8,768.93
9/29/2023			(102.20)	165,437.91	9/29/2023				8,667.60	9/29/2023				8,667.60	9/29/2023			(101.33)	8,667.60
9/30/2023				165,437.91	9/30/2023				8,667.60	9/30/2023				8,667.60	9/30/2023				8,667.60
MONTH-END TOTALS & BALANCE					26,691.00					(3953.83)					165,437.91				
MONTH-END TOTALS & BALANCE					0.00					(101.33)					8,667.60				

<u>Date</u>	<u>Railcars - Trucks</u>	<u>LBS. Received</u>	<u>ST Received</u>	<u>LBS Trucked out</u>	<u>ST Trucked Out</u>	<u>ST Inventory</u>	<u>LBS Inventory</u>
	Balance Forward					0	0
9/15/2023	GACX 516088 - BL 90324888	171350	85.68	85.68		85.68	171350
9/15/2023	GACX 516043 - BL 90324889	170400	85.2	85.2		170.88	341750
9/15/2023	FURX 842851 - BL 90327748	190250	95.12	95.12		266	532000
9/18/2023	GACX 516033 - BL 90337964	170450	85.23	85.23		351.23	702450
9/18/2023	FURX 842813 - BL 90337965	180550	90.28	90.28		441.51	883000
9/18/2023	GACX 14243 - BL 90337966	172200	86.1	86.1		527.61	1055200
9/19/2023	SO 7162114			42580	21.29	506.32	1012620
9/29/2023	GACX 13625 - BL 90340651	186000	93			599.32	1198620
9/29/2023	FURX 842947 - BL 90327747	196250	98.125			697.445	1394870



OGDENSBURG BRIDGE & PORT AUTHORITY
BUILDING OCCUPANCY REPORT
 October 12, 2023

Commerce Park Campus

<i>Building</i>	<i>% Occupied</i>	<i>Total SF</i>	<i>Available</i>	<i>Occupied</i>	<i>Tenant</i>
1	71%	30,000	8,835	7,356	Lincare
				3,626	AB Thermal Technology
				500	West End Asset Management
				424	Miracle Ear / Quality Hearing
				211	KDM Analytics
				187	Nova Networks
				103	LiveFast Motors
				8,758	Non-Rentable
3	100%	15,000	0	10,000	NAC Logistics
				4,860	AN Deringer
				140	Non-Rentable
4	23%	20,000	15,490	2,324	Day Automation
				1,061	T-Base Communications
				850	5G Technologies USA
				275	Non-Rentable
6	100%	30,000	0	28,825	Strader-Ferris
				1,175	Non-Rentable
11	100%	40,000	0	20,000	Strader-Ferris
				20,000	Frank Ralphs, Inc.
12	100%	11,200	0	8,776	T-Base Communications
				2,424	NYS Legal Service
14	100%	24,000	0	23,220	Med-Eng
				780	Non-Rentable
	86%	170,200	24,325	145,875	

Bridge Administration Building

<i>Suite</i>	<i>% Occupied</i>	<i>Total SF</i>	<i>Available</i>	<i>Occupied</i>	<i>Tenant</i>
BAB	100%	5,284	0		
103				536	OBPA Economic Development
104				1,054	SUNY IT
201A				120	Demers, Inc.
201B				140	Cortech/Penski
201C				368	OBPA Executive Director
204				1,689	Stephens Media Group
205				207	Griffith/Lambert
206				182	Griffith/Lambert
207A				170	Dan Dodge
207B				220	Mack Global Engineering
208				126	Barbara Pleet
209				180	Knudsen Systems
210				292	Glenda Jones
	100%	5,284	0	5,284	

Port of Ogdensburg

<i>Building</i>	<i>% Occupied</i>	<i>Total SF</i>	<i>Available</i>	<i>Occupied</i>	<i>Tenant</i>
P2	100%	30,000	0	30,000	Compass Minerals/Thawrox
P3	100%	20,000	0	19,607	Ingredion - Grain Storage
				393	NYOG Office
P4	100%	15,000	0	15,000	Corning
P5	33%	40,000	26,667	13,333	Ingredion - Grain Storage
P6	40%	20,000	12,000	8,000	Port Operations
P8	100%	23,000	0	23,000	Compass Minerals/Thawrox
Yard	100%	43,560	0	43,560	Steel Beam Storage
	80%	191,560	38,667	152,893	

Ogdensburg International Airport

<i>Building</i>	<i>% Occupied</i>	<i>Total SF</i>	<i>Available</i>	<i>Occupied</i>	<i>Tenant</i>
Terminal	100%	10,800	0	10,800	TSA/Contour
Hangar	100%	3,672	0	3,672	Used for OGS Equipment Storage
T-Hangar	91%	11,550	1,036		
1				1,036	Robertson
2				1,108	Richardson
3				1,036	Proven
4				1,036	Weston
5				1,036	Mueller
6				1,036	Bogardus
7				1,108	Oudheusden
8				1,036	Tate Jr.
9				0	Vacant
10				1,036	Richardson
				1,046	Mechanical / Operations Storage
	96%	26,022	1,036	24,986	

**OGDENSBURG BRIDGE & PORT AUTHORITY
OCTOBER 12, 2023 BOARD MEETING**

Agenda Item D. Ogdensburg International Airport
1. Approval of Commercial Rates & Charges

REPORT:


Following on the August submission and approval of updated rates & charges for the FBO and general aviation, staff has reviewed the commercial rates & charges in light of what other similarly sized airports charge and for what services.

Attached are proposed rates & charges for any new commercial contracts entered into between the Ogdensburg International Airport/Ogdensburg Bridge & Port Authority and a commercial airline partner. These new rates & charges will not affect any current commercial/EAS/AEAS contracts; if approved, only new contracts.

Staff feels that these rates & charges reflect the current services and costs associated with the services that the airport incurs for the performance/use of OBPA/OGS resources, and recommends approval of the new schedule.

RESOLUTION:

RESOLVED, that the Authority Board of Directors authorize the implementation of the new Schedule of Commercial Rates & Charges effective immediately for new airline contracts.

INITIATOR / PREPARER Charlie Garrelts/Patricia Nisco APPROVED BY: 

MOTION MADE BY _____ Unanimous Yes No

SECONDED BY _____ Abstained _____



OGDENSBURG INTERNATIONAL AIRPORT COMMERCIAL RATES AND CHARGES AS OF 16 OCTOBER 2023

1. Landing Fees at Ogdensburg International Airport for signatory air carriers providing scheduled service shall be **\$1.00** per **1,000** pounds maximum certified gross landing weight each aircraft.
2. Landing fees for all other commercial aircraft at Ogdensburg International Airport, including charter flights:
 - a. Aircraft with a gross weight of **12,500** pounds or more shall be charged landing fees of **\$1.50** per **1,000** pounds maximum certified gross landing weight.
3. Scheduled air carriers shall be charged an Aircraft Rescue Fire Fighting (ARFF) fee on a monthly basis for each scheduled arrival and departure. This fee shall be subject to adjustment on a monthly basis based upon frequency of total completed air carrier operations, and relative to the Authority's overall ARFF costs.

Aircraft Rescue Fire Fighting (ARFF) fees for unscheduled non signatory air carriers operating aircraft with 31 or more passenger seats shall be **\$375.00** per operation. Said fee shall be assessed only once for turnaround operation. If arrival and departure require separate ARFF coverage scheduling (such as an aircraft remaining overnight), such fee shall be assessed per occurrence.

Overnight terminal ramp parking fee shall be **\$200.00** per night for commercial aircraft.

4. Terminal office space, counter space etc. shall be leased at the rate of **\$25.59** per square foot per year except as governed by an existing lease agreement. The above-stated lease rate is subject to an annual adjustment based upon the Consumer Price Index (CPI).
5. GSE (Ground Support Equipment) building space shall be leased at the rate of **\$6.00** per square foot per year except as governed by an existing lease agreement. Said lease rate is subject to an annual adjustment based on the Consumer Price Index (CPI).
7. Unless, as otherwise contracted, rates and charges will be reviewed and subject to adjustment on an annual basis.