



NOTICE OF REGULAR MEETING OF THE EXECUTIVE COMMITTEE
OF NEW YORK CITY ECONOMIC DEVELOPMENT CORPORATION
September 30, 2026

A regular meeting of the Executive Committee of the Board of Directors of New York City Economic Development Corporation ("NYCEDC") will be held at 9:00 a.m. on Wednesday, September 30, 2026, in Conference Center A/B, on the 14th Floor at the offices of NYCEDC at One Liberty Plaza, New York, New York. The agenda for the meeting is as follows:

- I. Approval of Minutes of the August 4, 2026 Regular Meeting of the Executive Committee
- II. Contracts and Other Matters
 - N.Y.C. Groceries Branding and Design Consultant
 - On-Call General Contractor Services for Maintenance, Repair, and Emergencies at Various Waterfront and Upland Sites
 - Funding Agreements
 - Public Education Campaign Services for Proposed Charter Revisions
 - Modifications to Previous Authorizations:
 - NYC Small Business Resource Network Program
 - Brooklyn Marine Terminal Project Planning, Environmental Review and Community Engagement
 - DutchX Logistics Training Academy
 - Sunset Park Economic Mobility Network
 - Design Engineering Services for Ollis-Class Compatible Flex Barges
 - Homeport Pier and Substation
 - Pursuit Emerging Tech Hub
 - Venable LLP Legal Retainer
 - Special Inspection Retainers
 - WFMMS Database Management Services
 - Legal Retainer: Land Use and Zoning Matters for SPARC Project
 - Audit Services: Compliance with Revenue Sharing, Participation, and Other Payment Provisions
- III. Such other business as may properly come before the meeting

New York, New York
Dated: September 22, 2026

Mark Silversmith
Assistant Secretary



MEETING OF
THE EXECUTIVE COMMITTEE
OF
NEW YORK CITY ECONOMIC DEVELOPMENT CORPORATION
September 30, 2026

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DEFINITIONS

Apple	Apple Industrial Development Corp.
Armand	Armand Corporation d/b/a Armand of New York
BAT	Brooklyn Army Terminal
Bovis	Bovis Lend Lease LMB, Inc.
CDBG	Federal Community Development Block Grant
CDBG-DR Funds	Federal Community Development Block Grant-Disaster Recovery Program funds
CEQR	City Environmental Quality Review process
City DEP	New York City Department of Environmental Protection
City DOT	New York City Department of Transportation
City Parks	New York City Department of Parks and Recreation
City Planning	New York City Department of City Planning or City Planning Commission
CM	A construction manager
CM Contract	A construction management contract
DCAS	New York City Department of Citywide Administrative Services
EIS	Environmental Impact Statement
ESD	New York State Urban Development Corporation d/b/a Empire State Development
FEMA	Federal Emergency Management Agency
FM	A facilities manager
FM/CM Contract	A facilities management/construction management contract
Funding Source Agreement	Any agreement necessary to obtain funds for the Project, including IDA Agreements
Gilbane.....	Gilbane Building Company
HDC	New York City Housing Development Corporation
HPD	New York City Department of Housing Preservation and Development
Hunter Roberts	Hunter Roberts Construction Group, L.L.C.
IDA	New York City Industrial Development Agency
IDA Agreement	Agreement with IDA pursuant to which IDA retains NYCEDC to accomplish all or part of the Project and reimburses NYCEDC for the costs of the work
LiRo	LiRo Program and Construction Management, PE P.C.
LMDC	Lower Manhattan Development Corporation
McKissack	The McKissack Group, Inc. d/b/a McKissack & McKissack
MOU	A memorandum of understanding

NYCEDC	New York City Economic Development Corporation, survivor of a November 1, 2012 merger of a local development corporation (the “LDC”) named New York Economic Development Corporation with and into New York City Economic Growth Corporation. References to NYCEDC prior to such merger are references to the LDC.
NYCHA	New York City Housing Authority
NYCLDC	New York City Land Development Corporation
Noble Strategy	Noble Strategy NY Inc.
OMB	New York City Office of Management and Budget
Port Authority	The Port Authority of New York and New Jersey
RFP	Request for Proposals
Sanitation	New York City Department of Sanitation
SBS	New York City Department of Small Business Services
SEMO	New York State Emergency Management Office
SEQR	State Environmental Quality Review process
Skanska	Skanska USA Building Inc.
State DEC	New York State Department of Environmental Conservation
State DOS	New York State Department of State
State DOT	New York State Department of Transportation
State Parks	New York State Office of Parks, Recreation and Historic Preservation
Tishman	Tishman Construction Corporation of New York
Turner	Turner Construction Company
ULURP	Uniform Land Use Review Procedure



MINUTES OF THE REGULAR MEETING
OF THE EXECUTIVE COMMITTEE
OF
NEW YORK CITY ECONOMIC DEVELOPMENT CORPORATION
August 4, 2026

A regular meeting of the Executive Committee (the "Committee") of the Board of Directors (the "Board") of New York City Economic Development Corporation ("NYCEDC") was held, pursuant to notice by an Assistant Secretary, on Tuesday, August 4, 2026, in Conference Center A/B, on the 14th Floor at the offices of NYCEDC at One Liberty Plaza, New York, New York.

The following members of the Executive Committee were present:

Paula Roy Carethers
Eric Clement
William Floyd
James McSpiritt
Patrick J. O'Sullivan, Jr.
Elizabeth Velez

Members of NYCEDC staff and members of the public (by Zoom) also were present.

Pursuant to designation by the Interim President, Jeanny Pak, the meeting was chaired by Joshua Kraus, Chief Infrastructure Officer and an Executive Vice President of NYCEDC, and called to order at 9:12 a.m. Mark Silversmith, a Special Counsel and Assistant Secretary of NYCEDC, served as secretary of the duly constituted meeting, at which a quorum was present.

1. Approval of the Minutes of the June 16, 2026 Regular Meeting of the Executive Committee

There were no questions or comments with respect to the minutes of the June 16, 2026 regular meeting of the Executive Committee, as submitted. A motion to approve such minutes, as submitted, was made, seconded and unanimously adopted.

2. Contracts and Other Matters

The following contracts, authorizations, expenditures and matters were then presented to the Executive Committee for approval. (Attached hereto as Attachment 1 is a definition sheet that contains the definitions of certain frequently used terms that may be contained in the Exhibits attached hereto.)

(a) Peninsula Loan for Grocery Site

At this time, Benjamin Topa, an Assistant Vice President of NYCEDC, provided an overview of the N.Y.C. Groceries initiative (“N.Y.C. Groceries”), an NYCEDC-managed initiative aimed at reducing the cost of groceries and strengthening neighborhood food access for New Yorkers. Under N.Y.C. Groceries, The City of New York (the “City”) plans to open one grocery store in each of the City’s five boroughs by the end of Mayor Mamdani’s first term, and the first of such stores will be located in a portion of Building 1A (“Building 1A”) of The Peninsula project, a multi-phased, mixed-use redevelopment project in the Hunts Point neighborhood of the Bronx (the “Peninsula Project”), which Peninsula Project is being developed by a joint venture among affiliates of The Hudson Companies Incorporated, Gilbane Development Company and MHANY Management Inc.

Audrey Ellen, a Vice President of NYCEDC, then summarized a proposed refinancing transaction for the debt at Building 1A. She presented a proposal (i) for NYCEDC to provide up to \$3,002,000 (the “New Funding”) to MHANY Peninsula Local Development Corporation (“MHANY” or the “Borrower”), and (ii) to consolidate the New Funding and an initial loan of up to \$2,998,241 from NYCEDC to MHANY for Building 1A (the “Existing Loan”), which Existing Loan was approved by the Executive Committee in November 2018, resulting in a project loan of up to \$6,000,000 to MHANY (the “Project Loan”) to help refinance the debt at Building 1A and thereby lower the debt service obligations, all on substantially the terms set forth in Exhibit A hereto.

In answer to a question from Mr. McSpiritt, Ms. Ellen stated that the Borrower did not change, and that MHANY was the Borrower for both the Existing Loan and the New Funding. In answer to a question from Ms. Carethers, Ms. Ellen stated that the initial term of the Project Loan was 30 years, which assumed a term of up to 10 years for the subleased portion of Building 1A that would house the grocery store (the “Grocery Lease”), and that if the Grocery Lease were to be extended then the Project Loan would be extended as well. In answer to a second question from Ms. Carethers, Jamie Horton, an Executive Vice President of NYCEDC, explained that NYCEDC had recently released a request for proposals (“RFP”) for a grocery store operator (the “Operator”), that the result of such RFP would be a selected respondent with whom NYCEDC would enter into an operator agreement, and that such agreement would have typical default provisions requiring the Operator to deliver on the scope of services outlined in the RFP for running a first-class store, complying with the proper affordability regime, and things of that nature.

At this time, a motion was made to authorize the matters set forth for authorization in the Proposed Resolution section of Exhibit A hereto. Such motion was seconded and unanimously approved.

3. Other Contracts and Matters

The following contracts, authorizations, ratifications, expenditures and matters

were then presented to the Executive Committee for ratification and authorization after a brief summary of those matters by Mr. Horton.

(a) NYC Catalyst Fund Ratification and Amendment

With respect to the NYC Catalyst Fund, a program designed to further the impact objectives of NYCEDC, to fuel economic development in New York City and to provide revenue to NYCEDC to fund future programs, through a portfolio of impact investments, a proposal to (i) ratify transactions under the NYC Catalyst Fund that were undertaken by NYC Catalyst Fund, LLC, an entity that was created by NYCEDC on May 20, 2024 in connection with the NYC Catalyst Fund program and of which NYCEDC is the sole member, that were originally approved to be undertaken by NYCEDC, and (ii) amend the 2023 Board approval from requiring the investment team to generate bi-annual reports to track progress, which would be shared electronically with the Board of Directors, to instead require annual reporting to the Board of Directors, all on substantially the terms set forth in Exhibit B hereto.

(b) Modifications to Previous Authorizations – Financial District and South Street Seaport Planning and Design Services

(i) Proposed modifications with regard to the contract with Arcadis of New York, Inc. (the “Arcadis Contract”) for services related to a master planning effort to develop a conceptual design of a shoreline extension and a preliminary design of a first phase adaptation project (as part of the shoreline extension project) to protect against the projected impacts of climate change in the Financial District and South Street Seaport, Manhattan, to provide for additional funds for additional project work under the Arcadis Contract, and (ii) any necessary agreements (including any needed agreement(s) necessary to obtain funds (“Funding Source Agreements”) related to this project work, on substantially the terms set forth in Exhibit C hereto.

(c) Modifications to Previous Authorizations – Routine and On-Call Closed-Circuit Television (“CCTV”) and Security Camera Maintenance, Repair and Emergency Services

(i) Proposed modifications with respect to the contract with New York Security Solutions Inc. (the “NYSS Contract”) for routine and on-call maintenance, repair and emergency services for the CCTV and security camera systems at properties owned and/or managed by NYCEDC or designated by NYCEDC for such services, Citywide, to provide for the use of funding sources for the project services under the NYSS Contract in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to this project work, on substantially the terms set forth in Exhibit C hereto.

(d) Modifications to Previous Authorizations – Fire Alarm Systems Maintenance, Repair and Emergency Services

(i) Proposed modifications with respect to the retainer contract with Unisys Electric Inc. (the "Unisys Contract") for the provision of fire alarm systems maintenance, repair, and emergency services at various sites owned and/or managed by NYCEDC, Citywide, including performing inspections, scheduled preventative maintenance, and associated reporting, among other services, to provide for the use of funding sources for the project services under the Unisys Contract in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to this project work, on substantially the terms set forth in Exhibit C hereto.

(e) Modifications to Previous Authorizations – Full-Service Fire Suppression Systems Standard Maintenance Work, and On-Call and Emergency Inspections, Repairs and Other Services

(i) Proposed modifications with respect to the retainer contract with VIP Fire Sprinkler, Inc. (the "VIP Contract") for the provision of full-service fire suppression systems standard maintenance work and on-call and emergency inspections, repairs and other services, as needed, at properties owned and/or managed by NYCEDC, Citywide, to provide for the use of funding sources for the project services under the VIP Contract in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to this project work, all on substantially the terms set forth in Exhibit C hereto.

(f) Modifications to Previous Authorizations – Branded World Cup Soccer Jerseys

(i) Proposed modifications with respect to the purchase from Infinite Wave Inc. d/b/a Mazzi Sports ("Mazzi") of City-branded FIFA World Cup soccer jerseys manufactured by Mazzi and delivered to the City and NYCEDC, to support the City's broader FIFA World Cup 2026 activation and public engagement efforts, to provide for (1) ratification of the provision of an additional \$205,000 of NYCEDC programmatic budget funds for the purchase of an additional 4,000 City-branded World Cup soccer jerseys delivered to the City, and (2) NYCEDC entering into a related purchase agreement for the additional purchase, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to this project, on substantially the terms set forth in Exhibit C hereto.

(g) Modifications to Previous Authorizations – Training and Business Development Services for the Centralized Construction Mentor Program

(i) Proposed modifications with respect to the consultant contract (the “T&BD Contract”) with a joint venture of STV Construction, Inc. and Bradford Construction Corp. of New York for the provision of training and business development services for participants enrolled in the City’s Centralized Construction Mentor Program (“CCMP”), which services will provide CCMP participants with knowledge of, information about, and access to business development opportunities with regard to a variety of construction trades, enabling CCMP participants to successfully compete for City capital construction projects upon completion of the program, to provide for additional funds for additional project services under the T&BD Contract, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to this project, all on substantially the terms set forth in Exhibit C hereto.

(h) Modifications to Previous Authorizations – Mass Timber Program

(i) Proposed modifications with regard to the previous authorization for the New York City Mass Timber program (the “Mass Timber Program”), to (a) provide up to \$400,000 of additional funds for a new phase of the Mass Timber Program, of which up to \$200,000 will be spent on consultant contracts related to the program and the balance disbursed for grants, and (b) ratify certain prior grants being up to \$29,000 each instead of up to \$25,000 each, and (ii) any necessary agreements (including any needed Funding Source Agreements) related to the Mass Timber Program, all on substantially the terms set forth in Exhibit C hereto.

(i) Funding Agreements

(i) Proposed funding agreements with (1) Woodlawn Conservancy Inc. and (2) Manhattan Youth Recreation and Resources, Inc., or affiliates, and (ii) any needed Funding Source Agreements for these projects, on substantially the terms set forth in Exhibit D hereto.

(j) Amendment of Signature Policy

A proposed amendment of NYCEDC’s signature policy to authorize a Senior Vice President who serves as Chief Financial Officer (“CFO”) or CFO on an interim basis (“Interim CFO”) of NYCEDC to sign authorized contracts and agreements in the name of NYCEDC related to his/her duties as CFO or Interim CFO of NYCEDC, on substantially the terms set forth in Exhibit E hereto.

At this time, this amended policy will affect Amy Chan who has been elected by the Board of Directors of NYCEDC as a Senior Vice President and is currently so serving. The Board indicated that she and other officers shall perform such duties as are assigned to her by the President of NYCEDC. As Interim President of NYCEDC (with the powers of NYCEDC’s President), Jeanny Pak assigned to Ms. Chan the duties

of, and to act as, Interim CFO of NYCEDC, including overseeing the divisions and departments overseen by the CFO, in addition to her current duties (other than her current duties as Controller). Jeanny Pak currently serves as Interim President and had also been serving as CFO. While Ms. Chan serves as Interim CFO, Ms. Pak will not serve as CFO.

Question

In answer to a question from Mr. Floyd regarding the item set forth in Section 3(h) hereto, Gizem Karagoz, an Assistant Vice President of NYCEDC, explained that the Mass Timber Program is an initiative under which NYCEDC is supporting the technical and regulatory feasibility analysis of utilizing mass timber in active development projects, the best material alternative to a structural replacement of concrete and steel.

Approval of Section 3 Contracts and Matters

A motion then was made to authorize and ratify the matters set forth for authorization and ratification in the Proposed Resolution sections of Exhibits B – E hereto. Such motion was seconded and approved. Mr. McSpiritt recused himself from voting on the proposed funding agreement with Manhattan Youth Recreation and Resources, Inc., or affiliates, in the item set forth in Section 3(i) hereto.

4. Approvals

With respect to the items set forth in Sections 2(a) and 3(a) – (j) above, it was understood that authorization, ratification and approval of such matters included authorization for the President and other empowered officers to execute the necessary legal instruments, and for the President and other empowered officers to take such further actions as are or were necessary, desirable or required, to implement such matters on substantially the terms described above.

5. Adjournment

There being no further business to come before the meeting, pursuant to a motion made, seconded and unanimously approved the Executive Committee meeting was adjourned at 9:30 a.m.

Assistant Secretary

Dated: _____
New York, New York

ATTACHMENT 1

DEFINITIONS

Apple	Apple Industrial Development Corp.
Armand	Armand Corporation d/b/a Armand of New York
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IDA	New York City Industrial Development Agency
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LiRo	LiRo Program and Construction Management, PE P.C.
LMDC	Lower Manhattan Development Corporation
McKissack	The McKissack Group, Inc. d/b/a McKissack & McKissack

MOU	A memorandum of understanding
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NYCLDC	New York City Land Development Corporation
Noble Strategy	Noble Strategy NY Inc.
OMB	New York City Office of Management and Budget
Port Authority	The Port Authority of New York and New Jersey
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Sanitation	New York City Department of Sanitation
SBS	New York City Department of Small Business Services
SEMO	New York State Emergency Management Office
SEQR	State Environmental Quality Review process
Skanska	Skanska USA Building Inc.
State DEC	New York State Department of Environmental Conservation
State DOS	New York State Department of State
State DOT	New York State Department of Transportation
State Parks	New York State Office of Parks, Recreation and Historic Preservation
Tishman	Tishman Construction Corporation of New York
Turner	Turner Construction Company
ULURP	Uniform Land Use Review Procedure

EXHIBIT A

PENINSULA LOAN FOR GROCERY SITE
Executive Committee Meeting
August 4, 2026

Project: A loan by NYCEDC to MHANY Peninsula Local Development Corporation (“MHANY” or the “Borrower”) to facilitate the payoff of existing senior loans encumbering Building 1A of the Peninsula Project (defined below), which is anticipated to house a grocery store as part of the N.Y.C. Groceries initiative, as described below

New Loan Amount To Be Approved: Up to \$6,000,000 (the “Project Loan”), including (i) the Existing Loan (defined below) of up to \$2,998,241 to be consolidated with (ii) the New Funding (defined below)

New Funding Request: Up to \$3,002,000 (“New Funding”)

Source of Funds for New Funding Request: NYCEDC programmatic budget funds

Background: The Peninsula project is a multi-phased, mixed-use redevelopment project in the Hunts Point neighborhood of the Bronx (the “Peninsula Project”). The Peninsula Project is a three-phase redevelopment of the former Spofford Juvenile Detention Facility. When complete, the Peninsula Project will deliver approximately 740 units of 100 percent affordable housing, recreational and community facilities, industrial space, open space and community-serving commercial space. Building 1A, an approximately 50,000-square-foot multi-tenant industrial building, was completed in 2022 as the first phase of the Peninsula Project. Building 1A was initially financed through multiple sources, including but not limited to, a funding agreement for \$15 million of City Capital Budget funds and a \$2,998,241 loan from NYCEDC (the “Existing Loan”), which was approved by the Executive Committee in November 2018. The Existing Loan was sourced from NYCEDC’s Industrial Development Loan Fund, a program designed to support industrial real estate in New York City. In total, Building 1A is encumbered with approximately \$8,400,000 of debt, consisting of approximately \$5,400,000 of senior debt and the subordinated Existing Loan.

In April 2026, the Mamdani administration announced N.Y.C. Groceries, a NYCEDC-managed initiative aimed at reducing the cost of groceries and strengthening neighborhood food access for New Yorkers. The administration plans to open one store in each of the City’s five boroughs by the end of the Mayor’s first term. Subsequently, the Mayor announced that a portion of Building 1A would serve as the Bronx location for the initiative. The proposed grocery store is expected to occupy approximately 20,000 rentable square feet within Building 1A, which is currently vacant, bringing a community-serving amenity to a neighborhood that the City has designated as lacking adequate grocery access.

The Peninsula Project is being developed by a joint venture among affiliates of The Hudson Companies Incorporated, Gilbane Development Company and MHANY

Management Inc. (the “Developer”). The portion of the site of the Peninsula Project on which Building 1A is located is ground leased by The City for development and operations to MHANY, of which MHANY Management Inc. is the sole member. The Building 1A ground lease is administered by NYCEDC. The portion of Building 1A that will house the grocery store will be subleased, at a significant market discount, to NYCEDC (the “Grocery Lease”), which will either retain an operator of the grocery store or sub-sublease the space to a grocery store operator.

To facilitate the below-market lease to NYCEDC, NYCEDC and the Developer have agreed to provide additional funds to refinance the debt at Building 1A and thereby lower its debt service obligations. The refinancing, which will take out the senior debt and pay for associated transaction expenses, will be accomplished through a payment of (i) approximately \$2,500,000 from the Developer and (ii) the requested New Funding of up to \$3,002,000 to be loaned to MHANY. The New Funding will be consolidated with the NYCEDC Existing Loan resulting in the Project Loan, a new senior mortgage loan of up to \$6,000,000 to MHANY. The Project Loan will not be part of the Industrial Development Loan Fund initiative. After this transaction is completed, Building 1A will have a lower overall debt burden and reduced monthly debt service obligations, helping to facilitate the below-market lease to NYCEDC, which will reduce the operating cost of the grocery store, thereby enabling it to sell more affordable items.

Project Loan Terms:

Principal Amount: Up to \$6,000,000, inclusive of the Existing Loan and the New Funding.

Maturity: An initial term of 30 years, assuming a Grocery Lease term of up to 10 years or if there is no Grocery Lease. The maturity may be extended if the Grocery Lease is extended, resulting in a final maturity of not more than 50 years.

Interest and Principal: Interest shall accrue at rates ranging from 0% to 4%; the rate shall have an initial period of 0% annual interest, followed by 1% annual interest during the remainder of the Grocery Lease, and a rate of 4% annual interest following the Grocery Lease; if there is no Grocery Lease, the rate shall have an initial period of 0% annual interest followed by a rate of 4% annual interest thereafter.

Security: A senior-priority mortgage lien on Building 1A.

Proposed Resolution: To authorize NYCEDC (1) to provide the New Funding for the Project Loan and (2) to consolidate the Existing Loan and the New Funding into a Project Loan of up to \$6,000,000 to MHANY on substantially the terms described above.

Staff: Brinda Ganguly, Executive Vice President, Strategic Investments Group
Audrey Ellen, Vice President, Strategic Investments Group
Randi Cohen, Senior Counsel, Legal
Izzy Cohn, Senior Counsel, Legal

Project Number: 11885

EXHIBIT B

NYC CATALYST FUND RATIFICATION AND AMENDMENT
Executive Committee Meeting
August 4, 2026

Project Description: The NYC Catalyst Fund (the “Program”) is designed to further the impact objectives of NYCEDC, to fuel economic development in New York City and to provide revenue to NYCEDC to fund future programs, through a portfolio of impact investments. The Program invests in funds managed by external fund managers that align with the financial and impact goals of the Program, and was last approved by the NYCEDC Board of Directors on June 13, 2023. (The Program was named the New York City Economic Development Corporation Impact Investing Program at the time.)

NYCEDC launched a Request for Applications for the NYC Catalyst Fund on September 20, 2023, which remained open until September 2, 2025. Eleven fund transactions were approved by the NYCEDC Executive Committee in 2024 and 2025 to be undertaken by NYCEDC. In connection with the NYC Catalyst Fund program, on May 20, 2024 NYCEDC created NYC Catalyst Fund, LLC, of which NYCEDC is the sole member (the “Investor”). The Investor rather than NYCEDC undertook the approved transactions selected through the NYC Catalyst Fund program and entered into related agreements, including agreements with the selected investment funds.

NYCEDC is seeking approval from the Executive Committee to ratify transactions undertaken by the Investor rather than NYCEDC related to the Program and to amend the reporting requirements related to the Program as approved in 2023.

Proposed Resolutions:

- To ratify transactions that were undertaken by the Investor under the NYC Catalyst Fund, that were originally approved to be undertaken by NYCEDC.
- To amend the 2023 Board approval from requiring the investment team to generate bi-annual reports to track progress, which would be shared electronically with the Board of Directors, to instead require annual reporting to the Board of Directors.

Relevant Staff: Brinda Ganguly, Executive Vice President, Strategic Investments Group
Audrey Ellen, Vice President, Strategic Investments Group
Ilan Har-El, Counsel, Legal

Project Code: 10306

EXHIBIT C

MODIFICATIONS TO PREVIOUS AUTHORIZATIONS

Executive Committee Meeting

August 4 2026

Proposed Resolution: To modify previous authorizations of the Executive Committee substantially as described herein and to authorize (or to ratify, if so indicated) the President and any empowered officer entering into any necessary agreements (including any needed Funding Source Agreements) related thereto.

Except as otherwise indicated below, the proposed modifications are being undertaken on a sole source basis to the extent any procurement is being undertaken.

Item 1

Contractors	Arcadis of New York, Inc.	
Project Site Address(es)	Financial District and South Street Seaport, Manhattan	
Last Exec. Comm. Approval	09/30/2025	
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$32,600,000; City Tax Levy funds, NYCEDC programmatic budget funds, State funds, and/or Federal funds	A master planning effort to develop a conceptual design of a shoreline extension and preliminary design of a first phase adaptation project (as part of the shoreline extension project) to protect against the projected impacts of climate change in the Financial District and South Street Seaport, Manhattan.	To provide up to an additional \$3,405,648 of City Tax Levy funds and \$7,000,000 of NYCEDC programmatic budget funds for the Arcadis contract, bringing the total authorized amount of such contract to up to \$43,005,648.

Relevant Staff:

Alexis Taylor, Vice President, Neighborhood Strategies
Rachel Aaronson, Vice President, Neighborhood Strategies
Yasira Mena, Assistant Vice President, Planning
Caroline Nguyen, Senior Counsel, Legal

Project Code:

7809

Item 2

Contractor		New York Security Solutions Inc.
Project Site Address(es)		Properties owned and/or managed by NYCEDC or designated by NYCEDC for such services, Citywide
Last Exec. Comm. Approval		12/16/2025
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$16,000,000 of NYCEDC programmatic budget funds.	Routine and on-call maintenance, repair, and emergency services for the closed-circuit television and security camera systems at properties owned and/or managed by NYCEDC or designated by NYCEDC for such services. M/WBE Goal: 10%.	To authorize the use of funding sources for the services in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources.

Relevant Staff: Julian Rifai, Vice President, Asset Management Property Operations
John Tseng, Vice President, Asset Management Property Operations
Emily De Vito, Senior Vice President, Asset Management Property Operations
Michael Barone, Senior Counsel, Legal

Project Code: 9934

Item 3

Contractor		Unisys Electric Inc.
Project Site Address(es)		Properties owned and/or managed by NYCEDC, Citywide
Last Exec. Comm. Approval		11/7/2024
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$5,000,000 in NYCEDC programmatic budget funds.	Fire alarm systems maintenance, repair, and emergency services at various sites owned and/or managed by NYCEDC, including performing inspections, scheduled preventative maintenance, and associated reporting, among other services. M/WBE Goal: N/A.	To authorize the use of funding sources for the services in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources.

Relevant Staff: Julian Rifai, Vice President, Asset Management Property Operations
John Tseng, Vice President, Asset Management Property Operations
Emily De Vito, Senior Vice President, Asset Management Property Operations
Candace Chung, Senior Counsel, Legal

Project Code: 9609

Item 4

Contractor		VIP Fire Sprinkler, Inc.
Project Site Address(es)		Properties owned and/or managed by NYCEDC, Citywide
Last Exec. Comm. Approval		2/4/2025
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$5,000,000 of NYCEDC programmatic budget funds.	Full service fire suppression systems standard maintenance work and on-call and emergency inspections, repairs and other services, as needed. Scope will include, without limitation, the inspection and testing of sprinkler systems, standpipe and hose station systems, fire extinguishers, yard fire hydrants and fire pumps, and resulting work, as well as the cleaning and general maintenance of various wet and dry system components. M/WBE Goal: 5%.	To authorize the use of funding sources for the services in addition to NYCEDC programmatic budget funds, including City Tax Levy funds, City Capital Budget funds, and any other available funding sources.

Relevant Staff: Julian Rifai, Vice President, Asset Management Property Operations
John Tseng, Vice President, Asset Management Property Operations
Emily De Vito, Senior Vice President, Asset Management Property Operations
Candace Chung, Senior Counsel, Legal

Project Code: 9610

Item 5

Contractor		Infinite Wave Inc. d/b/a Mazzi Sports
Project Site Address(es)		N/A
Last Exec. Comm. Approval		06/16/26
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$133,00 of NYCEDC programmatic budget funds.	The project consists of the procurement of City-branded FIFA World Cup 2026 merchandise consisting of 2,540 City-branded World Cup soccer jerseys manufactured by Mazzi and delivered to the City and NYCEDC, to support the City's broader FIFA World Cup 2026 activation and public engagement efforts.	Ratifying the provision of an additional \$205,000 of NYCEDC programmatic budget funds for the purchase of an additional 4,000 City-branded World Cup soccer jerseys delivered to the City, and NYCEDC entering into a related purchase agreement for the additional purchase, bringing the total amount of funds used for the purchase of jerseys to up to \$338,000, and the total number of City-branded World Cup soccer jerseys purchased to 6,540.

Relevant Staff: Justyn Turner, Vice President, Strategic Partnerships
Rick Elbaum, Senior Counsel, Legal

Project Code: 11222

Item 6

Contractor		A joint venture of STV Construction, Inc. and Bradford Construction Corp. of New York
Project Site Address(es)		Citywide
Last Exec. Comm. Approval		November 7, 2024
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$1,400,000 of City Tax Levy funds	Provision of training and business development ("T&BD") services for participants enrolled in The City of New York's Centralized Construction Mentor Program ("CCMP"). The T&BD services will provide CCMP participants with knowledge of, information about, and access to business development opportunities with regard to, a variety of construction trades, enabling participants to successfully compete for City capital construction projects upon completion of the program.	To provide up to an additional \$2,050,000 of City Tax Levy funds for the contract bringing the total authorized amount of the contract to up to \$3,450,000.

Relevant Staff: Shehila Stephens, Executive Vice President, Equity and Community Impact
Johnny Celestin, Senior Vice President, MWDBE
Michelle Robles, Assistant Vice President, MWDBE
Candace Chung, Senior Counsel, Legal

Project Code: 11013

Item 7

Contractors	Grant recipients Wood Product Council (“WoodWorks”) AIA New York State Inc. (“AIANY”)	
Project Site Address(es)	Citywide	
Last Exec. Comm. Approval	February 4, 2025	
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$470,000, of which up to \$20,000 was for a consultant contract with WoodWorks for technical support, up to \$20,000 for a consultant contract with AIANY for promotional activities, and the balance for grants. The source of the previously approved funds was NYCEDC programmatic budget funds, to be reimbursed as follows: (1) \$175,000 by the United States Forest Service (the “Forest Services”), (2) \$75,000 by City Tax Levy funds, (3) \$100,000 by the Softwood Lumber Board, and (4) \$120,000 by New York Public Utility Service (“NYCPUS”) funds	In the first and second phases of the mass timber program, NYCEDC distributed grants for use by design teams integrating mass timber in New York City-based construction projects. Originally, it was anticipated that grants would be for up to \$25,000 each but some grants were made for up to \$29,000 because fewer grants than originally anticipated were made. A publicly advertised request for applications (using the competitive sealed proposals method of procurement under NYCEDC’s annual contracts with the City) was used to select the grant recipients. AIANY, retained by NYCEDC through a micro-purchase, provided promotional activities related to the program, including holding events and highlighting the program to architects in the City. Woodworks provided technical assistance to the awarded design teams in the first and second phases of the program. The goal of the program is the adoption of mass timber practices in the City. The Mayor’s Office of Climate and Environmental Justice co-leads the program.	(i) To provide up to \$400,000 of additional funds for a new phase of the program, of which up to \$200,000 will be spent on consultant contracts related to the program and the balance disbursed for grants and (ii) to ratify certain prior grants being up to \$29,000 each instead of up to \$25,000 each. The source of the additional funds will be NYCEDC programmatic budget funds, which are anticipated to be reimbursed as follows: (1) \$200,000 by the Softwood Lumber Board, and (2) \$200,000 by NYCPUS. The additional funds will be used substantially as follows: NYCEDC will use additional funds to distribute grants of up to approximately \$25,000 each in connection with mass timber projects, with grantees chosen in the same manner as the previous phases of the project. NYCEDC will enter into a sole source contract of up to \$100,000 with WoodWorks to provide technical assistance to selected mass timber projects and construction management training to selected workforce training operators.

		NYCEDC will enter into a micro-purchase contract of up to \$20,000 with AIANY, and may enter into one or more consultant contracts totaling up to approximately \$80,000 (with contractors chosen by a procurement method permitted under NYCEDC's annual contracts with the City) to provide technical assistance, research, analysis, and other professional services that support the advancement of the mass timber ecosystem in New York City.
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Relevant Staff: Gizem Karagoz, Assistant Vice President, Innovation Industries
Nicole Spina, Vice President, Innovation Industries
Sam Jung, Senior Vice President, Innovation Industries
James Higgins, Senior Counsel, Legal

Project Code: 10474

EXHIBIT D

FUNDING AGREEMENTS
Executive Committee Meeting
August 4, 2026

Proposed Resolution: To authorize the President and any empowered officer to enter into funding agreements that have been procured on a sole source basis, substantially as described herein, and any needed Funding Source Agreements

Contractor Name and Description, and Agreement/Amendment (the agreement may be with the named contractor or an affiliate of the named contractor)	Project Site Addresses, Borough	Source or Type of New NYCEDC Funds	Amount Under New Agreement/ Amendment	Application of Funds and M/WBE Goal
(1) Woodlawn Conservancy Inc., a not-for-profit corporation – Funding Agreement	4199 Webster Avenue, The Bronx	City Capital Budget funds made available by the City Council	Up to \$679,000	To fund a portion of the cost of work in the Woolworth Chapel building located in the Woodlawn Cemetery in the Bronx primarily to redo entrances and exits and bathrooms and provide parking area to be ADA compliant. This project has no M/WBE goals.
(2) Manhattan Youth Recreation and Resources, Inc. ("Manhattan Youth"), a not-for-profit corporation – Funding Agreement	120 Warren Street, Manhattan	City Capital Budget funds made available by the Manhattan Borough President and City Council	Up to \$1,250,000	To fund a portion of the cost of the renovation of the HVAC chiller room in the Manhattan Youth's Downtown Community Center. This project has no M/WBE goals.

NYCEDC Project Codes: (1) 9910; (2) 11388

Relevant Staff: (1 and 2) Dante Panora, Project Manager

Description of Contractors

- (1) **Woodlawn Conservancy Inc.** (the “Conservancy”) was established in 1999 to preserve and enhance Woodlawn Cemetery as a natural, educational, and cultural landmark in the Northwest Bronx. Through tours, lectures, concerts, virtual programs, and workforce development initiative, the Conservancy serves local Bronx youth, citywide visitors, and tourists while promoting public engagement with Woodlawn’s historic, cultural, and architectural resources.
- (2) **Manhattan Youth Recreation and Resources, Inc.** was founded in 1986 to address recreation and community programming needs in Lower Manhattan and has grown to serve tens of thousands of children, families, seniors, and community members through school-based programs, camps, athletics, arts, fitness, swimming, and community center activities.

EXHIBIT E

AMENDMENT OF SIGNATURE POLICY
Executive Committee Meeting
August 4, 2026

Subject: Authorizing a Senior Vice President who serves as Chief Financial Officer (“CFO”) or CFO on an interim basis (“Interim Chief Financial Officer”) of NYCEDC to sign documents related to his/her duties as CFO or Interim CFO

Proposed Resolution: To authorize a Senior Vice President who serves as CFO or Interim Chief Financial Officer of NYCEDC to sign authorized contracts and agreements in the name of NYCEDC related to his/her duties as CFO or Interim Chief Financial Officer of NYCEDC, substantially as described herein

Background: Under NYCEDC’s Bylaws, the Board may permit such officers as it determines to execute documents on behalf of NYCEDC. At this time, it is proposed that NYCEDC’s signature policy be amended to authorize a Senior Vice President who serves as CFO or Interim Chief Financial Officer to sign on behalf of NYCEDC contracts and agreements and other documents related to his/her duties as CFO or Interim Chief Financial Officer.

At this time, this amended policy will affect Amy Chan who has been elected by the Board of Directors of NYCEDC as a Senior Vice President and is currently so serving. The Board indicated that she and other officers shall perform such duties as are assigned to her by the President. As Interim President of NYCEDC (with the powers of NYCEDC’s President), Jeanny Pak assigned to Ms. Chan the duties of, and to act as, Interim Chief Financial Officer of NYCEDC, including overseeing the divisions and departments overseen by the Chief Financial Officer, in addition to her current duties (other than her current duties as Controller). Jeanny Pak currently serves as Interim President and had also been serving as CFO. While Ms. Chan serves as Interim CFO, Ms. Pak will not serve as CFO.

N.Y.C GROCERIES BRANDING AND DESIGN SERVICES
Executive Committee Meeting
September 30, 2026

Project Description:	In April 2026, New York City Mayor Zohran Mamdani announced the N.Y.C. Groceries initiative to bring down the cost of everyday groceries and household staples, strengthen neighborhood food access, and demonstrate a new role for public sector leadership in food affordability. A fresh, vibrant brand identity is essential to successfully bring these stores to market, communicate the unique value proposition, and achieve widespread adoption amongst New Yorkers. These brand parameters will also serve as critical inputs for the physical makeup of the stores themselves, guiding everything from materials to signage, lighting, products, merchandise, and customer experience. NYCEDC has retained a consultant to assist NYCEDC and the Mayor's Office by providing brand development services, including brand research and strategy, visual identity development, and design application. Initial brand development work will take place fall 2026, with ongoing collaboration with architecture and engineering firms ongoing through 2029.
Borough:	Citywide
Type of Contracts:	Consultant contract
Amount to be Ratified:	Up to \$1,000,000
Type of Funds:	NYCEDC programmatic budget funds
Procurement Method:	Public RFP
M/WBE Goal:	30%

Agreements to be Ratified:

- A consultant contract, and possibly amendments thereto (the “Consultant Contract”), with Gander Inc. (the “Consultant”), a branding and graphic design studio based in Brooklyn, to provide services substantially as described herein
- Any needed Funding Source Agreements

Scopes of Work: Pursuant to the Consultant Contract, the Consultant is anticipated to provide services including:

- **Brand Research, Strategy, and Concepting** – Conduct desktop research and bespoke focus group interviews to uncover audience insights that can elevate the brand positioning of N.Y.C. Groceries, including studying historically significant brands and logos related to the City of New York, developing psychographic profiles of New York grocery shoppers and household decision makers and analyzing the competitive landscape to determine potential barriers to market entry.
- **Visual Identity and Design Application** – Provide concepts brand name, logo (primary, secondary, icon), typography system, color palette, tagline(s). Establish guidelines and mockups for in-store and exterior environmental branding applications, including but not limited to: exterior store signage, palette of surface finishes, lighting (color, reflection, contrast), brand-aligned displays or kiosks, window vinyl graphics, wayfinding posters, aisle signage, category headers, promotional banners, price labels, product private labeling, employee identification (uniforms, aprons, or name tags), digital signage, branded materials and promotional merchandise.
- **Architecture and Engineering Collaboration** – Participate with NYCEDC in a brand deployment review for each store during design development phases, including mid fitout and prefabrication.

Proposed Resolution: To ratify and authorize the President and any empowered officer entering into the Consultant Contract and any needed Funding Source Agreements, substantially as described herein

Relevant Staff: Michelle Villar, Senior Vice President, Marketing
Stephen Rossi, Assistant Vice President, Marketing
James Higgins, Senior Counsel, Legal

Project Code: 11639

**ON-CALL GENERAL CONTRACTOR SERVICES FOR MAINTENANCE, REPAIR,
AND EMERGENCIES AT VARIOUS WATERFRONT AND UPLAND SITES**

Executive Committee Meeting

September 30, 2026

Project Description:	On-call general contractor services, including maintenance, repair and emergency services, at various waterfront and related upland sites, Citywide. Anticipated work consists of a variety of repair, renovation, and construction projects, encompassing a variety of primarily waterfront project scenarios.
Borough:	Citywide
Types of Contract:	General contractor contracts and any needed Funding Source Agreements
Amount to be Approved:	Up to \$120,000,000 in the aggregate
Types of Funds:	NYCEDC programmatic budget funds, City Capital Budget funds, City Tax Levy funds, and any other available funding sources
Procurement Method:	Competitive sealed proposals
M/WBE Goal:	30% (Note: Empire Construction & Property Management Group, Inc. is a City-certified M/WBE)
Agreements to be Approved:	General contractor contracts with (1) Empire Construction & Property Management Group, Inc.; (2) Phoenix Marine Co. DE, LLC; (3) Trevcon Construction Company, LLC; and (4) Reicon Group, LLC (collectively, the "General Contractors") for general contractor services and any necessary amendments thereto (collectively, the "General Contractor Contracts") and any needed Funding Source Agreements. Certain services may be subcontracted.

Scope of Work: The General Contractors will perform projects oriented around maintenance, repairs, renovations, overhauls, and/or upgrades to various waterfront and adjacent building and land structures maintained, managed, overseen or leased by NYCEDC or to assist City and other governmental and quasi -governmental entities with other similar properties. Structure types may include, without limitation, piers, wharves, bulkheads, bridge piers, bridge/pier protection cells, ferry landing structures, and stone revetments, including the following components: piles (wood, concrete, steel, concrete, and/or concrete-filled steel), pile caps, beams, fenders and walers, decking, gravity walls, timber, vinyl or steel-sheet pile bulkheads, relieving platforms, cribbing, spalled concrete surfaces, cathodic protection, and stormwater outfalls.

Waterfront/maritime construction services shall include services to accomplish the maintenance, repairs, renovations, overhauls, and/or upgrades to the above-described structures and related properties, and may include, without limitation, any in-water, over-water, or water-adjacent work such as pile driving, pile restoration, pile relocation, caisson drilling, seawall installation, seawall repair, dredging, cofferdam installation, cofferdam repair, installation of rip rap and/or other stone revetment systems, bulkhead installation and repair, excavation, and welding, dock installation and repair, ramp installation and repair, barge installation and repair, pier installation and repair, anchorage installation and repair, gangway installation and repair, including any ancillary work required to complete such projects, including but not limited to electrical work, railings, paving, landscaping, bench and other park or pier amenity installation or renovation, and associated cleaning work, as applicable

Waterfront and upland services may also include but not be limited to demolition, site preparations, cleanup, excavation, and underpinning; masonry and concrete work on sidewalks, spalling, and soundings; thermal and moisture protection associated with roofing, waterproofing, and spray foam insulation; structural steel and architectural metal work; installation and repair of fences and gates; scaffolding work, including renovation, and associated cleaning work, as applicable sidewalk sheds/bridging, entire or partial building façade repair or installation, and swing/suspended scaffolding; rough and finish carpentry; structural, miscellaneous, and ornamental ironwork; door and window repairs and installation, including miscellaneous glazing; railroad track inspections and repairs; application of various finishes, like sheetrock, sprung vinyl flooring, stone and tile, painting and millwork; installation of temporary utilities, site logistics, and sidewalk sheds; tenant improvements/build-out; surveying, as required for construction work; blacktop and roadway repair; and any additional or related work that NYCEDC determines is necessary. Upland services, while not anticipated to comprise a significant portion of assigned work, may be awarded under the General Contractor Contracts and would almost exclusively take place on properties adjacent to waterfront sites and structures.

Proposed Resolution: To authorize the President and any empowered officer to enter into General Contractor Contracts and any needed Funding Source Agreements, substantially as described herein

Relevant Staff: Surge Zherebchuk, Assistant Vice President, Asset Management Design and Construction
Gregory Dixon, Vice President, Asset Management Design and Construction
Julia Melzer, Senior Vice President, Asset Management Design and Construction
Julian Rifai, Vice President, Asset Management Property Operations
Emily De Vito, Senior Vice President, Asset Management Property Operations
Michael Barone, Senior Counsel, Legal

Project Code: 11771

FUNDING AGREEMENTS
Executive Committee Meeting
September 30, 2026

Proposed Resolution: To authorize the President and any empowered officer to enter into funding agreements that have been procured on a sole source basis, substantially as described herein, and any needed Funding Source Agreements.

Contractor Name and Description, and Agreement/Amendment (the agreement may be with the named contractor or an affiliate of the named contractor)	Project Site Addresses, Borough	Source or Type of New NYCEDC Funds	Amount Under New Agreement/ Amendment	Application of Funds and M/WBE Goal
(1) An Claidheamh Soluis, Inc. d/b/a Irish Arts Center, a not-for-profit corporation – Funding Agreement	553 West 51 st Street, Manhattan	City Capital Budget funds made available by the Mayor, the Manhattan Borough President and City Council	Up to \$19,740,000	To fund a portion of the cost of the redevelopment of a building that will connect to and become part of the Irish Arts Center at West 51 st Street, providing a venue for smaller-scaled programming, as well as offices and support space. This project has a 28% M/WBE goal.
(2) Hispanic Federation, Inc., a not-for-profit corporation – Funding Agreement	55 Exchange Place, Suite 501, Manhattan	City Capital Budget funds made available by the Manhattan Borough President and City Council	Up to \$600,000	To fund a portion of the cost of the renovation of Hispanic Federation's approximately 11,000 square foot program and office space at 55 Exchange Place to expand direct services and strengthen capacity. The project has no M/WBE goals.

(3) Greater Jamaica Development Corporation, a not-for-profit corporation – Funding Agreement	97-02 150 th Street, Queens	City Capital Budget funds made available by the Mayor, the Queens Borough President and City Council	Up to \$6,725,000	To fund a portion of the cost of the acquisition of a site purchased by GJDC at 97-02 150 th Street primarily for use by light manufacturing tenants and a portion of the cost of renovation of the building on that site that will include creating sub-divided spaces for light manufacturing tenants. The project has a 30% MWBE goal.
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NYCEDC Project Codes: (1) 11653; (2) 11220; (3) 9300

Relevant Staff: (1) Gregory Sullivan, Vice President; (2) Kayla Alers, Project Manager; (3) Joshua Altshuler, Vice President

Description of Contractors

- (1) **An Claidheamh Soluis, Inc. d/b/a Irish Arts Center** is a not-for-profit organization founded in 1972 that projects a dynamic image of Ireland for the 21st century and is dedicated to presenting and supporting work by established and emerging artists, connecting diverse audiences to outstanding cultural experiences in an environment of Irish hospitality.
- (2) **Hispanic Federation, Inc.** is a not-for-profit organization founded in 1990 that provides direct services to children, youth, individuals, and families across 43 states and territories. Hispanic Federation is dedicated to advancing Latino communities and the organizations that serve them through programs in economic empowerments, education, health coverage, immigration and LGBTQIA services, food and supply access, civic resources, environmental justice, and related needs.
- (3) **Greater Jamaica Development Corporation** is a not-for-profit organization formed in 1967 with a mission to expand economic opportunity and improve the quality of life for the economically and ethnically diverse residents of Jamaica and the region at large. Activities such as project design, pre-development planning, administration of a small business loan fund, administration of government programs in industrial retention and commercial revitalization, and a host of programs and undertakings are designed to improve the quality of life, general marketing and perception of downtown Jamaica.

**PUBLIC EDUCATION CAMPAIGN SERVICES FOR
PROPOSED CHARTER REVISIONS
Executive Committee Meeting
September 30, 2026**

Project Description:	In May 2026, Mayor Mamdani announced the appointment of the Commission on Government Efficiency (“COGE” or the “Commission”), a New York City Charter revision commission tasked with making City government work better for New Yorkers. The Commission held ten hearings across the five boroughs over the summer, released its interim report on July 3, 2026, and released its final report on July 23, 2026. The Commission is proposing the following items for the November ballot: (1) Speed Up Timeline for Using Public Space – Including Outdoor Dining, Ramps and Benches; (2) Reform the Contracting Process to Improve Procurements to Improve Procurements including for Small Business and Nonprofits; (3) Fast-Track Street Safety Infrastructure Including Bike Lanes, Acquisition of Office Space and Activation of City Land; (4) Simplify Building Permitting; and (5) Set Contributions Goals for Rainy Day Fund to Ensure Sufficient Budgetary Reserves. Middle Seat Consulting LLC (the “Consultant”) will assist the Commission by providing public education campaign services, including designing and undertaking ad buys across multiple types of media, to maximize public awareness of the ballot items. The public education campaign has been launched.
Borough:	Citywide
Type of Contracts:	Consultant services
Amounts to be Ratified:	Up to \$1,600,000
Type of Funds:	City Tax Levy funds and/or NYCEDC programmatic budget funds
Procurement Methods:	Public RFP
M/WBE Goal:	N/A

Agreements to be Ratified and Approved:

- A consultant contract, and possibly any amendments thereto (the “Consultant Contract”), with the Consultant, a full-service media and fundraising firm for progressive causes and candidates to provide services substantially as described herein
- Any needed Funding Source Agreements

Scope of Work: Pursuant to the Consultant Contract, the Consultant is anticipated to provide Project services, including but not limited to:

- Develop a public education campaign strategy following COGE brand identity, and retain and manage graphic designer(s), photographer(s), editors(s), and production vendor(s) as needed to implement the strategy and ensure creative direction is met
- Design compelling marketing materials for print, digital, and TV, including capturing or sourcing and editing visual and/or audio files for use in marketing materials and producing and trafficking production ready files to media outlets.
- Develop a media plan using data analytics. Negotiate and place digital media with digital media vendors, subject to prior vendor approval by COGE staff.

Resolution: To authorize the President and any empowered officer entering into the Consultant Contract and any needed Funding Source Agreements, substantially as described herein

Relevant Staff:

Maryann Catalano, Chief Contracting Officer
Bibi Rashid, Vice President, Contracts
Kyle Joyce, Counsel, Legal
James Higgins, Senior Counsel, Legal
Michelle Villar, Senior Vice President, Marketing

Project Code: 11896

MODIFICATIONS TO PREVIOUS AUTHORIZATIONS

Executive Committee Meeting

September 30, 2026

Proposed Resolution: To modify previous authorizations of the Executive Committee substantially as described herein and to authorize the President and any empowered officer to enter into any necessary agreements (including any needed Funding Source Agreements) related thereto.

The proposed modifications are being undertaken on a sole source basis to the extent any procurement is being undertaken.

Item 1

Contractor	Brooklyn Alliance, Inc. ("BA")	
Project Site Address(es)	Citywide	
Last Exec. Comm. Approval	9/30/2025	
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$8,810,649 of City Tax Levy funds, Federal funds and NYCEDC programmatic budget funds anticipated to be reimbursed by City Tax Levy funds and an SBA Congressional Community Project grant	Funding for the provision of business support services to small businesses and restaurants within the existing NYC Small Business Resource Network program	To amend the BA contract to (1) provide up to an additional \$2,625,000 (for the period from October 1, 2026 to June 30, 2028) of NYCEDC programmatic budget funds anticipated to be reimbursed by City Tax Levy funds, bringing the total authorized amount of the BA contract to up to \$11,435, 649 and (2) extend the contract to June 30, 2028.

Relevant Staff: Shehila Stephens, Executive Vice President, Economic Mobility and Social Impact
Wendy Star, Senior Vice President, Economic Mobility and Social Impact
Anthony Brown, Counsel, Legal

Project Code: 9733

ITEM 2

Contractor	Buro Happold Consulting Engineers, P.C. ("Planning Consultant"). AKRF, Inc. ("Environmental Review Consultant"). Claire Weisz Architects LLP ("Community Engagement Consultant")	
Project Site Address(es)	Brooklyn Marine Terminal ("BMT"), Brooklyn	
Last Exec. Comm Approval	February 3, 2026	
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$18,000,000 in the aggregate for the Planning Consultant, Environmental Review Consultant and Community Engagement Consultant contracts (the "Project Planning Contracts"), comprised of NYCEDC programmatic budget funds and/ or City Tax Levy funds	Services are substantially as follows: Planning Consultant services: • Conduct technical surveys and work on existing conditions • Identify port and maritime uses that are aligned with forward-looking industry trends with key industry stakeholders • Conduct a climate resilience assessment • Develop site plan designs with corresponding cost estimates and implementation strategies • Create site specific design guideline • Support the Community Engagement Consultant • Other matters to help create a master plan • Additional public engagement events and outreach (as requested by stakeholders) related to the preparation and adoption of the Vision Plan for BMT (which services have already been performed) • BMT Phase 2 planning and engagement related primarily to preparation and adoption of the General Project Plan (the "GPP")	To provide for up to an additional \$4,000,000 of NYCEDC programmatic budget funds for the Project Planning Contracts, increasing the total aggregate amount for the contracts to up to \$22,000,000. The additional funds will be used primarily for the Planning Consultant to provide planning, engineering, technical analysis, design guidelines development, engagement support, and regulatory agency review necessary to support the GPP for BMT. The Planning Consultant's scope of work will be modified to include substantially the below services: • continued project management and consultant coordination; • Advisory Task Force and public engagement support; • urban design studies; • GPP Design Guidelines development; • agency and utility coordination and planning; • implementation planning; • EIS and GPP technical inputs. The additional funds will also support the Environmental Review Consultant's services, which will be modified to include additional support for the following: • Drafting responses to extensive public comments on the Draft

	for the BMT, including certain planning services related to the related EIS • Other additional related services as requested by NYCEDC Environmental Review Consultant services: • Preparation of EIS materials pursuant to the appropriate City and State regulations • Preparation of the appropriate land use approvals documents • Coordination of agencies associated with the above tasks • Other additional related services as requested by NYCEDC Community Engagement Consultant services: • Develop a comprehensive stakeholder engagement plan and strategy • Identify community based organizations within the surrounding community that could help broaden outreach efforts • Coordinate and facilitate a community working group • Coordinate and lead site tours for community members, industry stakeholders and elected officials • Coordinate, plan for, and lead public engagement events, including public workshops, small group discussions, tabling at public events, and canvassing within the neighborhood • Other additional related services as requested by NYCEDC	Scope of Work resulting from an extended EIS scoping period • Drafting and coordinating agency review of EIS chapters, to account for any planning and design changes NYCEDC anticipates that it will receive City Capital Budget funds to reimburse a portion of the \$22,000,000 for the Project Planning Contracts.
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Relevant Staff: Jennifer Sun, Executive Vice President, Planning Division
Nate Gray, Senior Vice President, Neighborhood Strategies
Lizette Chaparro, Vice President, Neighborhood Strategies
Tali Goldman, Senior Project Manager, Neighborhood Strategies
Samuel Cohen, Vice President, Planning
Yasira Mena, Assistant Vice President, Planning
James Higgins, Senior Counsel, Legal

Project Code: 10890

Item 3

Contractor		Dutch Express Logistics, LLC (“DutchX”) in place of BIJBIIJ LLC
Project Site Address(es)		Citywide
Last Exec. Comm. Approval		March 17, 2026
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$261,000 of NYCEDC programmatic budget funds	A grant agreement to support the launch of a new green Logistics Training Academy to advance workforce development opportunities that are anticipated to primarily benefit the Red Hook community (the “Program”). The Program will include: (i) green logistics foundations training, (ii) technical, safety, and operations training, (iii) specialized role track training and (iv) field experience and certification and will be administered over approximately 3 months targeting up to 120 participants, with successful graduates of the Program anticipated to be hired into employment by DutchX and/or its subsidiaries which provide green delivery services.	To provide that the grant agreement will be entered into with DutchX instead of BIJBIIJ LLC, a subsidiary of DutchX. The amount of the grant agreement is unchanged. It is anticipated that Program participants will be recruited primarily in the Red Hook vicinity but may work citywide.

Relevant Staff: Preston Anderson, Assistant Vice President, Economic Mobility
Makeda Yohannes, Vice President, Economic Mobility
James Higgins, Senior Counsel, Legal

Project Code: 11612

Item 4

Contractor		Southwest Brooklyn Industrial Development Corporation ("SBIDC")
Project Site Address(es)		Sunset Park, Brooklyn
Last Exec. Comm. Approval		June 17, 2025
Current Amount and Type of Funds	Project Work	Proposed Modification
\$1,400,000	NYCEDC recognizes that locally driven workforce development strategies are essential to creating pathways to prosperity. The goal of the Economic Mobility Network is to identify and implement a slate of priority workforce development projects that will aim to: (i) expand local resident employment at properties and projects overseen by NYCEDC, (ii) expand local resident training for NYCEDC innovation industries (Green Economy, Life Sciences and Tech and Creative), (iii) expand local internships and apprenticeships at NYCEDC properties and projects and (iv) expand local youth awareness of NYCEDC innovation industries.	Modification requested to increase the SBIDC contract by up to \$370,000 for the purpose of providing funds for launching a Clean Energy Internship program to be undertaken primarily through a subcontract with Los Angeles Cleantech Incubator, a partner organization of the Sunset Park Economic Mobility Network. The program aims to fund approximately 7-10 internships with cleantech startups operating at BATWorks. Funds will be utilized primarily for (i) program startup and administration, (ii) partner management, (iii) employer recruitment and engagement, (iv) participant recruitment, enrollment, and management, and (iv) ongoing monitoring and evaluation.

Relevant Staff: Preston Anderson, Assistant Vice President, Economic Mobility
Makeda Yohannes, Vice President, Economic Mobility
Rick Elbaum, Senior Counsel, Legal

Project Code: 11077

Item 5

Contractor		M & N Engineering, D.P.C. fka M & N Engineering, P.C. ("M&N")
Project Site Address(es)		Homeport Pier in Staten Island, Brooklyn Bridge Park, Pier 6 in Brooklyn, East 38th Street in Manhattan
Last Exec. Comm. Approval		6/18/24
Current Amount and Type of Funds	Project Work	Proposed Modification
\$2,060,894 of City Capital Budget funds and Federal funds	Design engineering services to support the construction of two Ollis-Class compatible flex barges and necessary appurtenances. These barges will be used as landings that can be used by Ollis-Class vessels in emergencies and in the event of a disruption to the regional transportation network.	Up to an additional \$93,000 in City Capital Budget funds and FTA Federal funds for the M&N contract, bringing the total authorized amount of such contract to up to \$2,153,894. The additional funds are needed principally for additional bid phase support and construction administration services based on an extended project timeline, including meeting participation, submittal and Request for Information reviews and site visits. M&N will also procure and oversee Quality Assurance/Quality Control inspections.

Relevant Staff: Jess Greenspan, Assistant Vice President, Asset Management
Greg Dixon, Vice President, Asset Management
Julia Melzer, Senior Vice President, Asset Management
Michael Barone, Senior Counsel, Legal

Project Code: 7159

Item 6

Contractor	AECOM USA, Inc. ("AECOM")	
Project Site Address(es)	Homeport Pier and Substation, Staten Island	
Last Exec. Comm. Approval	3/18/2025	
Amount and Type of Funds	Project Work	Proposed Modification
Up to \$48,030,276.28 of FEMA-428, City Capital Budget funds, and NYCEDC programmatic budget funds (plus funds authorized for any other Homeport Pier and Substation Project contract that are not needed for that contract).	CM and related services (including pre-construction, construction and post-construction services) for rehabilitating and improving the resiliency of the Homeport Pier and Substation in Staten Island and for other improvements thereat.	To amend the AECOM contract to provide up to an additional \$528,620.68 of FEMA-428 funds, \$3,804,987.36 of City Capital Budget funds, and \$192,753.46 of NYCEDC programmatic budget funds, bringing the total authorized amount of the contract to up to \$52,556,637.78 (plus funds authorized for any other Homeport Pier and Substation Project contract that are not needed for that contract). The additional funds shall be used for additional CM and related services and costs for the project, including additional pier underdeck repairs, expanded plumbing services to the pier required by the New York City Fire Department and the City's Department of Environmental Protection, WiFi service for pier operations, and repair of damaged high mast light pole.

Relevant Staff:

Len Greco, Senior Vice President, Capital Program
Joseph Pikiewicz, Vice President, Capital Program
Ryan Palkowski, Project Director, Capital Program
Weatherly Schwab, Senior Counsel, Legal

Project Code:

6252

Item 7

Contractor	Pursuit Transformation Company Inc. ("Pursuit")	
Project Site Address(es)	New Site: 28-07 Jackson Avenue, Long Island City, New York (Former Site: One Court Square, 33rd Floor, Long Island City, New York)	
Last Exec. Comm. Approval	November 13, 2025	
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$2,230,000 of funds received as a donation from the Steven & Alexandra Cohen Foundation, Inc. (the "Foundation"). The funds are being disbursed to Pursuit through a grant agreement (the "Grant Agreement").	Funds provided under the Grant Agreement were anticipated to be used as follows: Up to \$750,000 for capital improvement work related to Pursuit's build-to-suit renovation of space for an emerging technology hub known as the Pursuit Emerging Tech Hub (the "Hub"), such as shell preparation and white box delivery hard costs (including framing, carpentry, millwork, and MEP (mechanical, electrical, and plumbing) rough-ins). The total anticipated costs for capital improvement work related to construction and fit-out of the Hub were approximately \$13,000,000; Up to \$1,250,000 to support future lease payments, which were to be structured as a standby letter of credit for the Hub's landlord, with the ownership of the then remaining balance of such funds transferring to Pursuit after five years, subject to Pursuit successfully meeting certain programmatic requirements and deliverables set forth in the Grant Agreement; and Up to \$230,000 for programmatic support for the Hub, including the Hub's entrepreneurial support services and fundraising for Hub programming, during the construction phase of the project.	To (i) change the Project Site address to 28-07 Jackson Avenue, also known as Three Jackson Avenue, 14th and 15th floors, Long Island City, New York; (ii) modify the name of the Hub/Project to the "AI Jobs Institute"; (iii) remove the M/WBE Participation Goal, since all funds provided under the Grant Agreement are anticipated to be used directly by Pursuit, a workforce development nonprofit, for Hub operations and programming; and (iv) modify the anticipated use of funds provided under the Grant Agreement as follows: Up to \$2,230,000 for (a) expenses of the Hub prior to the official public opening of the Hub, including, without limitation, for Hub entrepreneurial support services and fundraising for Hub programming, and (b) expenses for Hub rent, operations and programming across multiple years.

Relevant Staff: Jamie Horton, Executive Vice President, President's Office
Daria Siegel, Senior Vice President, Innovation Industries
Brian Shoicket, Vice President, Innovation Industries
William Young, Assistant Vice President, Innovation Industries
Izzy Cohn, Assistant General Counsel, Legal

Project Code: 11112

Item 8

Contractor		Venable LLP
Project Site Address(es)		Teleport Industrial Park, Staten Island, New York
Last Exec. Comm. Approval		April 28, 2026
Current Amount and Type of Funds	Project Work	Proposed Modification
Up to \$500,000 of NYCEDC programmatic budget funds	Provision of legal services to NYCEDC pursuant to a legal retainer agreement in connection with an assignment by the Port Authority of its master lease with the City for the Teleport Industrial Park (the "Industrial Park") to NYCEDC in order for NYCEDC to take over the operation of the Industrial Park, through a series of transactions, including services with regard to the drafting, negotiation, execution and closing of the lease assignment for the Industrial Park, as well as ancillary documents, and possible legal services with regard to related matters as they may arise.	To provide for up to an additional \$300,000 in NYCEDC programmatic budget funds for the legal retainer agreement (bringing the total authorized contract amount to up to \$800,000)

Relevant Staff: Judy Fensterman, Assistant General Counsel, Legal
Karen Lapidus, Senior Counsel, Legal

Project Code: 10710

SPECIAL INSPECTION RETAINERS
Executive Committee Meeting
September 30, 2026

Project Description: Provision of on-call special Inspections and related services for various NYCEDC projects.

Borough: Citywide

Types of Contract: Retainer consultant contracts and any needed Funding Source Agreements

Amount to be Approved: Up to \$9,000,000 in the aggregate for three consultant contracts

Type of Funds: NYCEDC programmatic budget funds, City Capital Budget funds, City Tax Levy funds, IDA funds, Federal funds and any other types of funds available for the proposed work. The source of funds will vary depending on the particular task or project.

Procurement Method: Publicly advertised RFP

M/WBE Goal: N/A

Agreements to be Approved: A separate contract with each of the following consultants, including any necessary amendments thereto (together, the “Special Inspection Contracts”), for project services substantially as described herein.

- SOCOTEC Engineering, Inc.
- Bureau Veritas North America, Inc
- Crosscheck Inspection Services LLC

Scope of Work: On-call special inspection and related services for construction, renovation, and rehabilitation projects throughout New York City on an as-needed basis in accordance with the NYC Building Code and applicable New York City Department of Buildings requirements to verify code compliance. Each consultant shall perform special inspection services for specific projects as specified in and in accordance with individual project assignments under the contracts, as directed by NYCEDC.

Proposed Resolution: To authorize the President and any empowered officer to enter into the Special Inspection Contracts and any needed amendments thereto, and any needed Funding Source Agreements, substantially as described herein

Relevant Staff: Ramon Ponce, Senior Project Manager, Asset Management
Jacques St Cloud, Vice President, Asset Management
Anthony Brown, Counsel, Legal

Project Code: 11798

WFMMS DATABASE MANAGEMENT SERVICES
Executive Committee Meeting
April 28, 2026

Project Description:	Conduct database management and related software and technology services for NYCEDC's waterfront maintenance management system ("WFMMS") website
Type of Contract:	Consultant contract
Amount to be Approved:	Up to \$257,303 in the aggregate for the initial term and the extension option periods of the contract
Type of Funds:	NYCEDC programmatic budget funds
Procurement Method:	MWBE small purchase
M/WBE Goal:	N/A

Agreement to be Approved: Consultant contract (the "Agreement") with Stellar Services, Inc. ("Stellar"), pursuant to which Stellar will provide services substantially as described herein.

The Agreement will have an initial term of three years. There will also be two one-year extension options.

Scope of Work: With regard to the WFMMS:

- Maintenance and management of the server operating system and key application dependencies for WFMMS.
- Data and application management, including responsibilities to ensure WFMMS data and documents are updated and maintained and the application is performing as expected.
- Ongoing site architecture and application documentation.

Proposed Resolution: To authorize the President and any empowered officer to enter into the Agreement substantially as described herein

Relevant Staff: Brett Davis, Project Manager, Asset Management
Gregory Dixon, Vice President, Asset Management
Reza Tehranifar, Assistant Vice President, MIS
Jiin Wen, Senior Vice President, MIS
Izzy Cohn, Senior Counsel, Legal

Project Code: 10793

**LEGAL RETAINER: LAND USE AND ZONING MATTERS
FOR SPARC PROJECT
Executive Committee Meeting
September 30, 2026**

Project Description:	Provision of legal services by Goldman Harris II LLC (“Goldman”), pursuant to a legal retainer agreement entered into by NYCEDC and Goldman (the “Retainer Agreement”), in connection with the Science Park & Research Campus (SPARC) Kips Bay Project, which involves the southern, approximately 4.75 acre portion of Manhattan Tax Block 962, Lot 100, located at 425 East 25 th Street. Goldman will provide land use and zoning advice to NYCEDC in connection with certain proposed tax lot subdivisions and zoning lot subdivisions contemplated for redevelopment of the SPARC campus, following ULURP approvals (the “Project”).
Type of Contract:	Legal retainer agreement
Amount to be Approved:	Up to \$450,000
Type of Funds:	City Capital Budget funds
Procurement Method:	Publicly advertised RFP. NYCEDC received proposals from six law firms and interviewed two. It selected Goldman after taking into account (a) its extensive experience with the specialized practice area of land use and zoning, expertise with the Zoning Resolution of the City of New York and familiarity with tax lot and zoning lot subdivision filings with the City’s Department of Finance and Department of Buildings; (b) ability to meet the expedited timeline for the Project; and (c) its rates. The other leading candidate for the retainer, Fox Rothschild LLP, proposed rates that were above what were acceptable to NYCEDC and the City.
Agreement to be Approved:	The Retainer Agreement with Goldman for Project services substantially as described herein
Scope of Work:	Goldman will (a) review land use and discretionary approvals, legal and architectural/planning documents for the SPARC Kips Bay Project, including drawings submitted in connection with ULURP approval, related special permits and restrictive declarations, as applicable; (b) prepare legal and related documents and assist NYCEDC

in connection with applications for tax lot apportionment(s) to be sought to facilitate the Project, including analyzing zoning compliance; and (c) review and prepare related documents for filings with City agencies in connection with zoning lot subdivisions, including addressing any issue of non-compliance. Goldman also will review, advise, and prepare documents for proposed filings necessary for re-mapping of the East 25th Street pedestrian bridge and associated stairs, ramps and landings, as needed.

In providing services to facilitate the Project, the following hourly rates shall apply: \$745 for named partners (Howard Goldman and Caroline Harris), \$690 for other partners and \$515 to \$600 for planning and development specialists. Goldman may also be reimbursed for certain expenses. Pursuant to its role under NYCEDC's annual contracts with the City, the City's Law Department has approved the above rates and retention of Goldman for this work.

Proposed Resolution: To authorize the President and any empowered officer to enter into the Retainer Agreement, substantially as described herein

Relevant Staff: Judy Fensterman, Assistant General Counsel, Legal
Amy Jin, Assistant Vice President, Land Use
Aileen Gorsuch, Senior Vice President, Land Use
Anne Cochran, Project Director, Capital Program
James Bennett, Vice President, Capital Program
Jennifer Cass, Senior Vice President, Capital Program

NYCEDC Project Code: 10086

**AUDIT SERVICES: COMPLIANCE WITH REVENUE SHARING, PARTICIPATION,
AND OTHER PAYMENT PROVISIONS**
Executive Committee Meeting
September 30, 2026

Project Description: Retaining consultants to provide audit services primarily related to the review of compliance with revenue sharing, participation, and other payment provisions and similar provisions under select leases, contracts of sale, management agreements, operating agreements, and similar and related agreements that NYCEDC administers or with which NYCEDC is otherwise involved.

**Contractors
(collectively, the “Consultants”):** [TBD]

Agreements to be Approved: A contract, and possibly amendments thereto, with each of the Consultants for Project services, substantially as described herein (collectively, the "Contracts").

Borough: Citywide

Type of Contract: Retainer consultant contracts

Amount to be Approved: Up to \$2,100,000 in the aggregate to be allocated among the Contracts

Type of Funds: NYCEDC programmatic budget funds

Procurement Method: Publicly advertised RFP

Last Exec. Comm. Approval: August 13, 2019

M/WBE Goal: 15%

Scope: NYCEDC proposes to engage the Consultants to review the revenue sharing, participation and other payment provisions and similar provisions contained in specific leases, contracts of sale, management agreements, operating agreements, and similar and related agreements, and to perform audit-type and review services primarily to determine whether these revenue sharing, participation, and other provisions are being complied with. Additionally, the Consultants may be asked to examine and prepare abstracts of long-term leases and/or space leases and/or other operating agreements and similar and related agreements where the City or NYCEDC serves as the landlord

or administrator of these documents. The objective of such abstracts is to summarize all major payment terms and prepare payment schedules to assist NYCEDC in assuring compliance. The goal of this work is to ensure that NYCEDC and/or the City receives all monies owed.

Additionally, at NYCEDC's direction, the Consultants shall provide evaluations of, recommendations for the structuring of, and language for, proposed provisions in agreements related to participation, revenue sharing, and other payments.

It is anticipated that NYCEDC will engage the Consultants on a retainer basis to perform the Project services on an on-call and as needed basis through the term of the Contracts, which are each expected to be for approximately five years with two renewal options (at NYCEDC's discretion) of one year each. Each project assignment will be more specifically described in a corresponding task order. Retaining multiple Consultants will allow NYCEDC to better regulate capacity and scheduling of audits and avoid potential conflicts of interest.

Proposed Resolution: To authorize the President and any empowered officer to enter into the Contracts substantially as described herei.

Relevant Staff: Steve Lazarus, Senior Vice President, Business Operations
Lindsay Dwyer, Assistant Vice President, Business Operations
Caroline Acosta, Senior Analyst, Business Operations
William Zheng, Assistant Vice President, Asset Management-
Commercial Industrial
Nicholas Cipponeri, Vice President, Asset Management-Commercial
Industrial
Weatherly Schwab, Senior Counsel, Legal

Project Code: 2926