

REQUEST FOR EXPRESSIONS OF INTEREST

PARCEL # 26 AT SYRACUSE HANCOCK INTERNATIONAL AIRPORT

REOI REFERENCE # 2019-06

Issued: October 1, 2019

Submission Deadline: October 29, 2019, by 2:30 PM ET

Designated Contact for this REOI: William M. Ryan, Director of Business Development

All contacts/inquiries shall be made by email to the following address: ryanw@syrairport.org

REQUEST FOR EXPRESSIONS OF INTEREST

ON THE BEHALF OF THE SYRACUSE REGIONAL AIRPORT AUTHORITY

PARCEL #26 REOI REFERENCE #2019-06

ALL RESPONSES MUST BE RECEIVED PRIOR TO 2:30 P.M. OCTOBER 29, 2019 At the offices of:

SYRACUSE REGIONAL AIRPORT AUTHORITY ATTN: WILLIAM M. RYAN 1000 COL. EILEEN COLLINS BOULEVARD SYRACUSE, NEW YORK 13212

ONE (1) ORIGINAL MAILED TO THE ABOVE ADDRESS AND ONE (1) COPY OF YOUR RESPONSE EMAILED TO RYANW@SYRAIRPORT.ORG ARE REQUIRED. BE SURE THAT YOU HAVE COMPLETED ALL OF THE INFORMATION REQUIRED IN THIS REQUEST FOR EXPRESSIONS OF INTEREST. RESPONSE PACKAGES MUST SHOW THE RESPONSE NAME AND REFERENCE NUMBER ON THE EXTERIOR OF THE PACKAGE. RESPONSES RECEIVED AFTER THE ABOVE DEADLINE WILL NOT BE ACCEPTED.

1. GENERAL INFORMATION

1.1. Intent and Purpose of this REOI

The intent and purpose of this Request for Expressions of Interest (the "REOI") is to solicit responses from organizations interested in leasing property at the Syracuse Hancock International Airport ("Airport") from the Syracuse Regional Airport Authority ("Authority"), specifically parcel # 26 consisting of approximately 4.46 acres. A pursuing Request for Proposals solicitation may be issued based on the level of interest in the property listed in this REOI if there is more than one respondent. The Authority may, at its discretion, enter into negotiations with a Respondent without issuing a subsequent Request for Proposals if only one Response is received.

1.2. Key Dates in the REOI Schedule

Below are the key dates for the REOI schedule.

Table 1. Key Dates in the REOI Schedule

Date	Event
October 1, 2019	Issuance of Request for Expressions of Interest
October 15, 2019	Closing Date for Respondent Questions
October 22, 2019	Final Response to Respondent's Questions
October 29, 2019	Response Submission Deadline on or before 2:30PM

Please note: The Syracuse Regional Airport Authority reserves the right to change any of the dates stated in this REOI. If such change occurs, the Authority will post the change(s) on its website, which is part of the Airport's website http://www.syrsraa.com/bids-rfp-rfq

1.3. Communications

All inquiries concerning this REOI must be addressed to the following designated contacts for this REOI: **William M. Ryan at ryanw@syrairport.org**

NOTE: Please indicate REOI Reference # 2019-06 in the subject line.

Any questions, requests for information, or clarification regarding this REOI should be submitted via email, citing the REOI page and section, no later than **2:30 p.m. ET on Tuesday, October 15, 2019** to ryanw@syrairport.org. Questions will not be accepted orally, and any question received after the deadline may not be answered. All questions will be posted by COB on October 22, 2019 at http://www.syrsraa.com/bids-rfp-rf

1.4. Response Costs

The costs for this entire Response effort shall be borne by the Respondent. The Authority will not reimburse any Respondent or other firm for any costs associated with this REOI effort.

2. OPPORTUNITY

2.1 Property for Lease

This REOI is for the property identified as Parcel # 26 on Attachment A1 (Tax Parcel # 057.-02-12.1) consisting of approximately 4.46 acres. The parcel is intended to be used for a non-aeronautical use that is compatible with the rules and regulations of the FAA as well as the policies of the Authority. The FAA Airport Compliance Manual (Order 5190.6B) provides additional information to Respondents on non-aeronautical uses.

Parcel #26 lies on the north side of the Airport along Taft Road within the town of Cicero. The surrounding zoning is a mix between residential, commercial, and industrial/utility. Access to downtown Syracuse is approximately eight (8) miles away via Interstate 81.

2.2 Leasing Requirement

The property within the REOI is available only for lease. Leasing of Airport property is subject to the rules and regulations of the FAA, including an appraisal for fair market value.

2.3 Term of Lease

It is the goal of the Authority to lease the property on a long-term basis. Normal non-aeronautical leasing terms can be upwards of forty (40) years with options to extend. The Airport encourages Respondents to include their proposed duration of lease within their Response.

3. RESPONSE REQUIREMENTS

3.1. Content of Response

The Respondent's Response should contain the following content and information limited to three (3) pages total:

3.1.1. General Information

Include the Respondent's name, address, phone number, email address, REOI reference number, and date.

3.1.2. Background of Organization

Provide a brief description of the firm, its history, number of personnel, and a list of specific goods/services the organization provides.

3.1.3. Proposed Use of Property

Describe the proposed use of the property, any facilities that may be built, and how many jobs are estimated to be located at the property.

3.1.4. Leasing Property

Demonstrate the ability of the organization to meet its financial obligations under a long-term lease agreement that would provide the Authority with a fair market value for the property. Identify the proposed duration of a lease agreement.

3.1.5. Additional Information

Include any additional information or attachments.

4. EVALUATION PROCESS

4.1. General Information

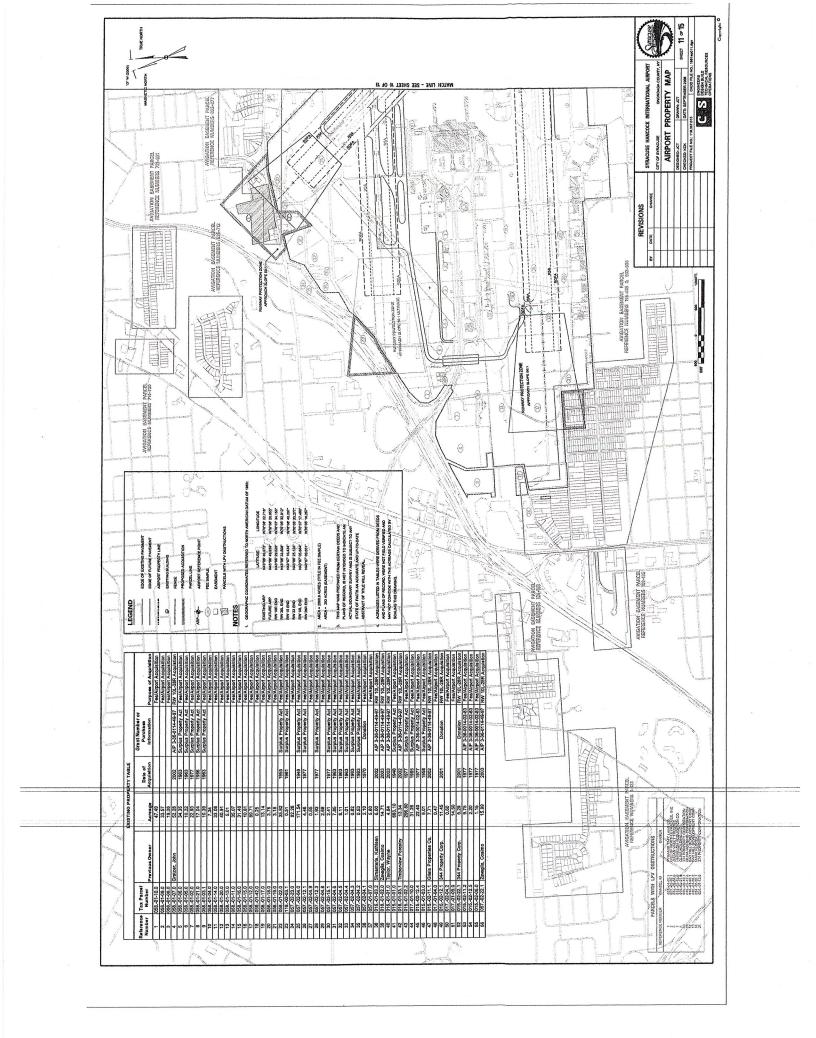
Upon receipt of Responses, the Authority's management staff will review each Response and will recommend pursing a Request for Proposals if more than one Response is received. If there is only one Respondent, a recommendation may be provided to the Board of the Authority to enter into negotiations for the lease of the property from the Airport.

Respondents should be willing and able to provide additional information that may be required by the management staff.

4.2. Reservation of Rights

The Authority reserves the right to:

- **4.2.1.** Withdraw the REOI at its sole discretion;
- **4.2.2.** Reject any or all Responses received in response to this REOI;
- **4.2.3.** Waive or modify minor deviations in the Responses received after prior notification to the Respondents;
- **4.2.4.** Issue a pursing Request for Proposal;
- **4.2.5.** Enter into negotiations with a Respondent.





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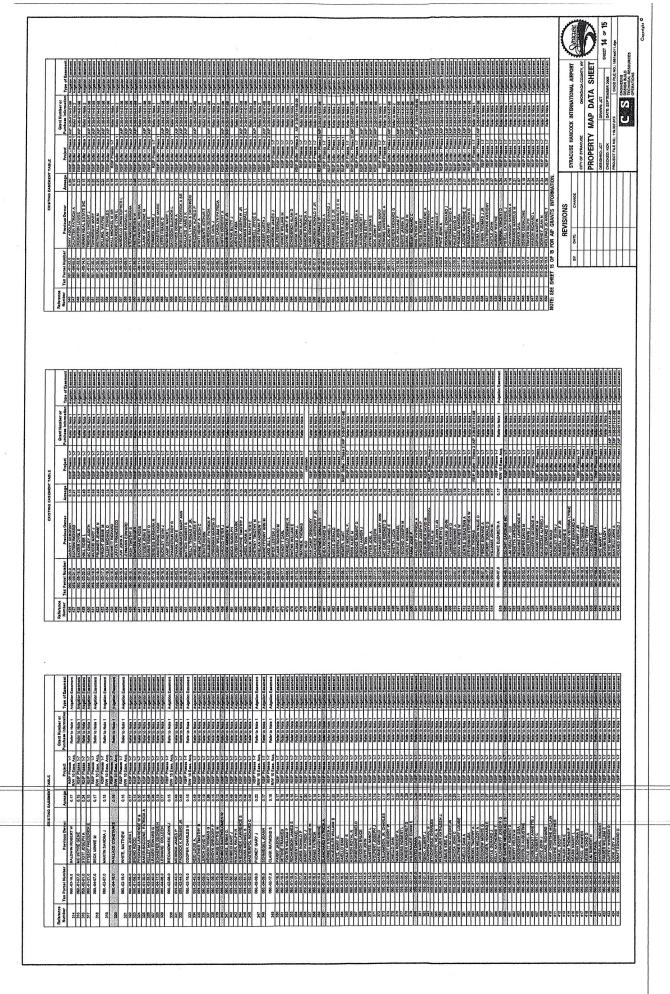
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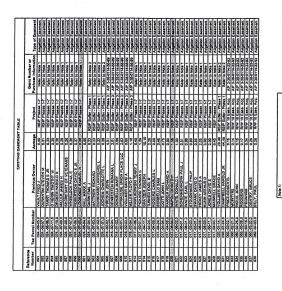
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