



# REGIONAL ALLIANCE

N O T E S

SPRING 2019

**A PUBLICATION OF THE REGIONAL ALLIANCE FOR SMALL CONTRACTORS, INC.**

The Regional Alliance for Small Contractors, Inc., the premier construction industry partnership led by major construction firms and public agencies that support and advocate industry participation by minority and women-owned business enterprises

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**Save The Date:**  
2019 Contractors'  
Clearinghouse

## Delta Air Lines LaGuardia Airport New Terminal C Program Reports 2018 M/WBE Contracting and Labor Diversity Results

The Regional Alliance for Small Contractors (RASC) reports minority and women business enterprises (M/WBEs) receiving \$299.6 million or 32.85% of total contracts awarded on the Delta LaGuardia Airport New Terminal C Program. Minority business enterprises (MBEs) received 13.25% of the contracts and women-owned business enterprises (WBEs) attained 19.60% of contract awards. Through the month of October 2018 32.85% of work hours went to minority skilled workers and 53.64% of work hours went to minority laborers.



*Attendees*

Continued on Page 6

## Regional Alliance 26th Annual Awards Luncheon



*Listening Attentively*

The 2018 Regional Alliance Annual Awards Luncheon on September 20th featured a lot of old hands and fresh new faces. The Lighthouse at Chelsea Piers filled quickly with a lively networking reception, as contractors mingled with public agency and private corporate representatives. The day's proceedings began with a warm welcome from Jay Badame, RASC Chairman & President & COO Tishman Construction Corp. NY,NJ,PA and Earle J. Walker, RASC Executive Director. A fine rendition of the national anthem then followed with longtime luncheon vocalist Fred Myers.

Jay Badame kicked off the Awards Program with an upbeat message. "The construction industry is experiencing a generational boom and a good environment to forward the mission of the Regional Alliance." He acknowledged the event's benefactor STV, with President Milo E. Rivero (former RASC Chairman) and Executive Vice President Steven J. Pressler, present in the audience, as well as other sponsors and patrons.

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## Executive Director's Note



**Earle J. Walker**

*Executive Director  
Regional Alliance  
for Small Contractors*

Of the seven biggest building projects underway in NYC Hudson Yards, Manhattan West, One Vanderbilt, Domino Sugar Factory, LaGuardia Airport, Manhattan West, and Waterline Square, the Regional Alliance provides M/WBE contract compliance services to two. For the \$4 billion Delta Air Lines LaGuardia Airport New Terminal C Program, RASC has helped M/WBEs to secure contract awards totaling \$299.6 million or 32.85% of total contracts awarded. Minority skilled worker and laborer participation stands at 32.9% and 53.64%, respectively.

The Regional Alliance managed several M/WBE outreach events, a kick-off in June, 2018, a Veteran Business Enterprise (VBE) event in fall 2018 as well as a Local Business Enterprise (LBE) outreach in December, 2018. Cassandra Hill, Regional Alliance for Small Contractors (RASC) M/WBE Program/Outreach Manager and Terrence Benthall, Regional Alliance for Small Contractors

Diversity Program/Contract Compliance and Reporting Manager, Donna Tucker, RASC Chief of staff and Paola Camargo, RASC Managing Growth® Manager, all deserve special mention for the success of these projects.

And for the SL Green \$3 billion One Vanderbilt project, RASC helped M/WBEs secure contract awards totaling \$142.1 million, or 16.8% awarded to M/WBEs through 2018, exceeding the project's 15% goal. RASC's long-time veteran Richard Hellenbrecht, M/WBE Program/Outreach Manager, reports WBEs account for a significant portion of first-tier contracts and subcontractor/supplier awards to M/WBEs. SL Green is the City's largest owner of commercial real estate.

Our popular Managing Growth® program continues to help prepare M/WBEs and small business enterprises to take advantage of the surfeit of public and private contract opportunities throughout the region. During 2018,

645 owners and employees received certificates of completion from a range of businesses management courses while 176 completed our Construction Management Program with PACE University and New Jersey Institute of Technology. OSHA courses continue to enjoy strong demand as NYC introduced strong regulations to reduce accidents and fatalities during this generational construction boom.

I would like to thank RASC Chairman, Jay Badame, our Board members, our Charter members, and the M/W/SBEs that continue to utilize our services.

*Regards,  
**Earle J. Walker,**  
Executive Director*

## Managing Growth®



The Regional Alliance business management curriculum program, Managing Growth® (MG), had an outstanding year in 2018. Over 645 business owners and employees completed a variety of courses, while 176 completed the special Construction Management Program with Pace University and the New Jersey Institute of Technology. "M/WBEs and small business enterprises find that our courses help provide a competitive edge in securing contracts and improving contract performance," states long-time MG program manager Paola Camargo. Take advantage!

## Get a Jump on Becoming Compliant with Local Law 196 Receive a 30-Hour OSHA Card and a Site Safety Training Card (SST Card)

Local Law 196 of 2017 requires certain workers and supervisors to receive safety training at construction sites that are required to designate a Construction Superintendent, Site Safety Coordinator or Site Safety Manager. Workers will need a minimum of 30 hours of training and supervisors will need 62 hours of training by June 1, 2019. In addition, workers will need an additional 10 hours of training by September 1, 2020. Don't wait until the last minute to be in compliance. Upon successful completion of all three courses, participants will receive a 30-Hour OSHA Card and a Site Safety Training (SST) Card. This training is provided in conjunction with Site Safety LLC, an NYC DOB approved provider.

**OSHA 30-HOUR** - April 1, 3, 8, 10, 15 and 17 (4:30-9:30 pm)

**8-Hour Fall Protection** - April 22 and 24 (4:30-8:30 pm)

**2-Hour Drug & Alcohol Awareness** - April 25 (5:00-7:00 pm)

To register or to find out more information visit our website  
[www.regional-alliance.org](http://www.regional-alliance.org)



## C H A R T E R P R O F I L E

## DnA Controlled Inspection, Ltd

In 2008, the New York City Department of Buildings (DOB) introduced its first major set of changes to the city's building code in 40 years. Prior to the 2008, code "Controlled Inspections" were performed for key construction inspections. The new Building Codes ensure that qualified specialists conduct these inspections and are independent from the construction contractor. In general, a "Special Inspection" verifies that the construction materials used in a project, and the configuration and installation of those materials, are in accordance with the construction documents designed by the Design Applicant of Record and filed with the DOB. In addition, the Special Inspection Program implements specific verification tests when required by code.

Established in 2010, DnA Controlled Inspection Ltd. (DnA) staff includes a team of construction inspection professionals certified in a wide range of disciplines. Staff qualifications include Professional Engineers, Registered Architects, and ICC, ACI, CWI, ASNT, NICET certifications. DnA is designated as a Class 1 Special Inspection Agency by the DOB, which is the highest level of registration by DOB. "DnA has provided special inspections and related engineering services for Bloomberg, Microsoft, Vornado, Conde Nast, Cushman & Wakefield, Savanna, Twitter and Credit Suisse, amongst other clients," says firm President Tricia Nucatola. DnA is accredited by the International Accreditation Service (IAS) for special inspections as well as progress inspections, material testing, and nondestructive testing for various categories related to structural steel, concrete, site preparation, structural safety and stability, excavation – sheeting shoring and bracing, site storm drainage disposal and detention system installation, firestop, draftstop and fireblock systems.

"Special Inspections are critical to verify the integrity of key structural, mechanical, and life-safety systems. We are the last



*Hudson Yards*

line of defense in protecting New York City from poor construction. "At DnA, we all take pride in our work ensuring that owners receive quality in the construction they are paying for" states Ms. Nucatola. DnA has been hands-on in assisting owners with DOB issues and permits, and resolving compliance issues, "Our work has also saved clients millions of dollars in change orders by preventing costly re-works, keeping project code compliant, and ensuring a timely completion, on-budget," she adds.

Hudson Yards is the largest private real estate development in the history of the United States and the largest development in New York City since Rockefeller Center. The site, on NYC's west side along the Hudson River, includes approximately 18 million square feet of commercial and residential space, state-of-the-art office towers, and more than 100 shops. DnA is responsible for providing Special Inspections and Testing Services for inspections of core and shell and tenant fit-outs for multiple Towers. DnA provides full-time coverage, with special inspectors on-site to track the progress of construction.

Related Companies has constantly expressed its appreciation for DnA's ability to sit with the contractors, construction managers, and engineers and guide them through the open items to bring various parts of the project to completion in accordance to an ever changing schedule.

The Freedom Tower is the main building of the rebuilt World Trade Center complex in Lower Manhattan, New York City, and is the tallest building in the Western Hemisphere. DnA was tasked with providing special inspections and associated permitting services. All work was performed in accordance with Port Authority of NY/NJ Standards for Special Inspections, in addition to DOB required inspections. DnA provided all required inspections for PANYNJ. Inspections included: structural steel, masonry, MEP, fire and life safety systems and elevators as per ASME A17.1/QEI-1 "Standard for Elevators."

"DnA will continue to strive to be an industry leader in providing Special Inspection Services as well as comprehensive construction engineering services for our clients," says President Nucatola. 🌱

Continued from Cover

# Regional

# 26th Annual Aw

Michael J. Massiah, Chief Diversity & Inclusion Officer, Port Authority of NY & NJ, a 36-year veteran of the agency, was Keynote Speaker. "I have known and supported the mission of the Regional Alliance for many years as an integral part of the Port Authority's efforts to forward regional business diversity and civil rights," he affirmed. Mr. Massiah also cited the Port Authority recent 5-year record of \$2.1 billion worth of contract awards, \$3.3 billion in economic activity and \$1.3 billion of wages for the diverse business community in this regard.

This year's honorees included Michael Giaramita (CEO) & Farid Cardozo (COO) **PMX LLC Construction Manager of the Year Award**; Steven J. Pressler, Executive Vice President, Construction Management Division, **STV Private Partner of the Year Award**; Harshad Lakhani, President, Lakhani & Jordan Engineers, P.C. **Engineering Firm of the Year Award**; Rolando Acosta, President, Caldwell Marine International, LLC **Trade Contractor of the Year Award**; and Everett Perry, President and CEO, **Urban Eco Spaces Award**.

A special **Career Services Award** went to Cassandra Hill, Regional Alliance's M/WBE Program/Outreach Manager for the \$4 billion Delta Air Lines LaGuardia Airport New Terminal C Program. 📶

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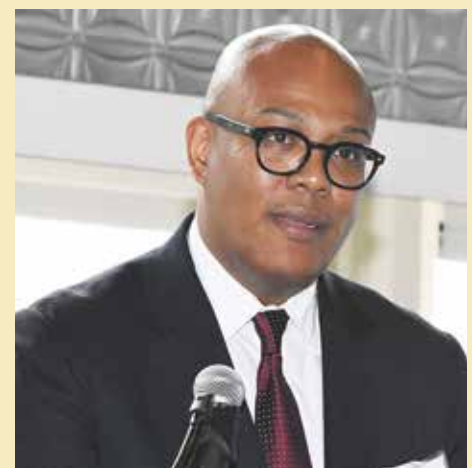
Jay Badame, RASC Chairman and President & COO, Tishman Construction Corp. NY, NJ & PA.



Michael Massiah, Chief Diversity & Inclusion Officer, Port Authority of NY & NJ



Cassandra Hill, M/WBE Program/Outreach Manager, Regional Alliance



Guest Speaker, Marlon Smith, Managing Director, JLC Infrastructure



RASC Executive Director, Earle J. Walker and Jay Badame, RASC Chairman



Alphonso Perez, Executive Project Manager, Caldwell Marine International, LLC



# Alliance Awards Luncheon



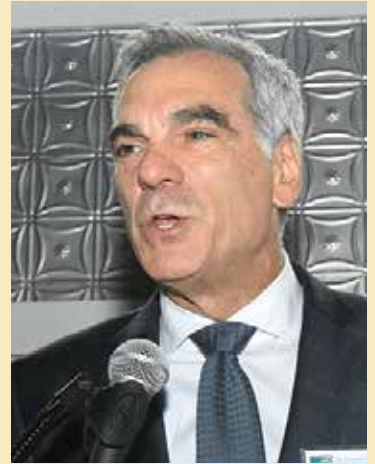
*Everett Perry, President and CEO, Urban Eco Spaces*



*Steve J. Pressler, Vice President, Construction Division, STV*



*Harshad Lakhani, President Lakhani & Jordan Engineers P.C.*



*Michael Giaramita, Chief Executive Officer, Group PMX*



*Standing Left, RASC Chairman Jay Badame and seated Center RASC Executive Director, Earle J. Walker and center left New York State Senator Rodneyse Bichotte join Honorees*

## Delta Air Lines LaGuardia Airport New Terminal C Program Reports

Female skilled work hours to date stood at 3.0% and female laborer work hours were 5.5%. The total percentage of participation hours (skilled & laborers) for females is 3.7%. Delta Air Lines is undertaking the reconfiguration of existing Terminals C & D and the construction of a new, single terminal Headhouse with 37 gates across four concourses, labeled D, E, F and G. The new terminal will cover approximately 1.1 million square feet and includes amenities, such as check-in counters and kiosks, bag claim units and operations, and support space with additional areas dedicated to concessions, retail areas, airline clubs, gate holdrooms, secure circulation areas and upgraded utilities.

### 2018 Delta Air Lines Terminal C M/WBE Outreach Events

On June 6th of 2018 Delta Air Lines held its second M/WBE Outreach Event, almost a year to the date of the first event held on June 13, 2017. The Sheraton LaGuardia East Hotel venue was filled to capacity with eager M/WBE firms seeking to gain access to the Delta Air Lines LaGuardia Airport New Terminal C Program. Why not, as



Senior project team STV/S&P JV (Delta's agency construction manager)

M/WBEs had combined contract awards of approximately \$189.9 million, which was 40% of the total contracts awarded as of the day the outreach event was held. The majority of the senior Delta project team was once again in attendance to provide a project overview and identify potential M/WBE contract opportunities.

Cassandra Hill, Regional Alliance for Small Contractors (RASC) M/WBE Program/Outreach Manager for the project, welcomed the attendees and quickly explained the need to register for the project. "Fill out the notice of interest forms so we can quickly place your companies in the project database," she emphasized. In this way M/WBEs can be notified and matched with appropriate bidding opportunities in a timely way, and Ms. Hill then made a request for M/WBEs currently working on the project to stand and a score or more did so. Ms. Hill was followed by Ida Perich, General Manager, Office of Business Diversity & Civil Rights, with the Port Authority of New York & New Jersey, who encouraged the audience to take advantage of the plentiful project contract opportunities available to them. "The Port Authority has assisted M/WBEs to receive \$2.1 billion worth of contract awards, generated \$3.3 billion in economic activity and \$1.3 billion in wages for the diverse business community over the last 5 years," stated Ms. Perich.



RASC Staff - Seated Left to right Donna Tucker, Melanie Brannigan, Earle J. Walker, Paola Camargo, Elizabeth Quinones, Standing Left - Terence Benthall, Cassandra Hill, Sioan Bethel

Delta Air Lines' Deputy Program Director, George Guillaume, began the





*Cassandra Hill, RASC M/WBE Program/Outreach Manager*



*George Guillaume, Delta Air Lines Deputy Program Director*



*Ida Perich, General Manager, Office of Business Diversity & Civil Rights, Port Authority of New York & New Jersey*



*Dan Kolakowski, Senior Vice President, STV/S&P JV (Delta's agency construction manager)*

program overview stating “Delta Air Lines is committed to go beyond “good faith efforts” matching or exceeding the program goals of 30% M/WBE participation.”



*Delta Air Lines Program Director, Ryan Marzullo and Deborah Jordan, STV/S&P JV (Delta's agency construction manager)*

Dan Kolakowski, Senior Vice President with the STV/S&P JV (Delta’s agency construction manager), gave an overview of the next phase of the New Terminal C Program. “There will be four new concourses constructed providing contract opportunities for various trades, consultants, vendors, subcontractors as well as primes,” he explained. Kolakowski then introduced the senior program management team – Kenneth Champion General Manager (Airside), Peter Chorman, General Manager (Headhouse), Susan Jenkins, General Manager (Commercial), Keith Seabolt (Design Manager), Anthony Manganiello, CM Project Director (Landside Civil) Glen Viglone, CM Project Director (Airside) and Samer Alacha, CM Project Director (Headhouse).

The team fielded questions about their respective contract opportunities from the M/WBE firms in attendance. The Regional Alliance provided the notice of interest forms required for M/WBEs to enter the proven pipeline for contracting opportunities. “We look forward to this next phase of the Terminal C project to help maximize M/WBE participation,” states RASC Executive Director Earle J. Walker.

### Veterans Outreach Event

On Thursday, November 15, 2018 the Delta Air Lines LaGuardia Airport New Terminal C Program launched its first Veterans Outreach Event to identify and recruit veteran-owned businesses in an effort to maximize contracting opportunities for veterans. The forty veteran-owned businesses in attendance were warmly welcomed by Cassandra Hill, RASC M/WBE Program/Outreach Manager. Delta Air Lines Program Director, Ryan Marzullo, spoke about progress on the project and Delta’s firm commitment to include veteran firms. A construction overview was presented by STV/S&P JV (Delta’s agency construction manager) Sr. V.P. Daniel Kolakowski, which included a 90-day look-ahead procurement schedule. Notice of Interest forms, procurement schedule information, and pertinent contact information were later distributed to the attendees who then had an opportunity to network with the project’s senior management staff.

The event was a resounding success as underscored by attendee Michael Keller (SDVOB) President 2M Corporation, “I am extremely grateful for the time taken, interest shown, and obvious well-meaning intention on Delta’s part to generate opportunities for those of us looking to advance our positions in the industry,” he stated.

### Local Business Enterprise (LBE) Outreach Event

Local Queens-based businesses were invited for a Delta Air Lines LaGuardia Airport New Terminal C Program overview on December 12th, 2018. Cassandra Hill, RASC M/WBE Program/Outreach Manager briefed the attendees, outlining her role in helping firms acquire contracts. Delta Air Lines Program Director, Ryan Marzullo provided an overview of the project and emphasized Delta’s firm commitment to include community businesses in the program. “Our project team has helped to exceed Governor Cuomo’s goal of 30% M/WBE participation which includes local businesses,” he stated. He introduced Deborah Jordan, Project Director with the STV/S&P JV, (Delta’s agency construction manager) who highlighted 19 potential near-term opportunities for the current phase of the project. Notice of Interest forms, procurement schedule information, and pertinent contact information were later distributed to the attendees who then had an opportunity to network with the construction management team at the event. 🌐

# SAVE THE DATE

## Thursday April 4, 2019

8:30 am to 12:00 pm

# Contractors' Clearinghouse

## Hosted by Con Edison

4 Irving Place, 19th floor Auditorium

New York City, NY

The Contractors' Clearinghouse offers the chance to meet and speak one-on-one with representatives from numerous public agencies and private firms in the NY/NJ region in one location.

Network with old friends and establish new contacts.



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Please contact: Paola Camargo 212-268-2991 or visit our website: [www.regional-alliance.org](http://www.regional-alliance.org)

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*Building Tomorrow's Partnerships Today!*

