

Annual Report for New York State Thruway Authority

Fiscal Year Ending: 12/31/2022

Run Date: 03/28/2023

Status: CERTIFIED

Certified Date:03/28/2023

Real Property Acquisition/Disposal List

1. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010630	Market Rate(\$/square foot)	2193288.2
City	ALBANY	Lease Rate(\$/square foot)	2193288.2
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	QCS Telecom Inc.
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	1 Stair way
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$2,193,288.20	City	MONROE
How was the Fair Market Value determined?	Appraisal	State	NY
Transaction Type	DISPOSITION LEASE	Postal code	10950
If Other, Explain		Plus4	
Transaction Date	2/18/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

2. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010622	Market Rate(\$/square foot)	1855249.02
City	ALBANY	Lease Rate(\$/square foot)	1855249.02
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	Zayo Group, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	1821 30th Street, Unit A
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$1,855,249.02	City	BOULDER
How was the Fair Market Value determined?	Appraisal	State	CO
Transaction Type	DISPOSITION LEASE	Postal code	80301
If Other, Explain		Plus4	
Transaction Date	2/18/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

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3. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010619	Market Rate(\$/square foot)	95021450.5
City	ALBANY	Lease Rate(\$/square foot)	95021450.5
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	Level 3 Communications, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	1025 Eldorado Blvd.
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$95,021,450.50	City	BROOMFIELD
How was the Fair Market Value determined?	Appraisal	State	CO
Transaction Type	DISPOSITION LEASE	Postal code	80021
If Other, Explain		Plus4	
Transaction Date	2/18/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

4. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010620	Market Rate(\$/square foot)	3576893.15
City	ALBANY	Lease Rate(\$/square foot)	3576893.15
State	NY	Lease Period (months)	60
Postal Code	12209	Organization	Level 3 Communications, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	1025 Eldorado Blvd.
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$3,576,893.15	City	BROOMFIELD
How was the Fair Market Value determined?	Appraisal	State	CO
Transaction Type	DISPOSITION LEASE	Postal code	80021
If Other, Explain		Plus4	
Transaction Date	3/23/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

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5. Address Line1	7503 CR 42 a/k/a Main Street	Lease Data (If applicable)	
Address Line2		Market Rate(\$/square foot)	
City	VICTOR	Lease Rate(\$/square foot)	
State	NY	Lease Period (months)	
Postal Code	14564	Organization	
Plus4		Last Name	Turner
Province/Region		First Name	William
Country	United States	Address Line1	5517 E. Lake Road
Property Description	Commercial Building	Address Line2	
Estimated Fair Market Value	\$387,200.00	City	HONEOYE
How was the Fair Market Value determined?	Appraisal	State	NY
Transaction Type	DISPOSITION SALE	Postal code	14471
If Other, Explain		Plus4	
Transaction Date	5/9/2022	Province/Region	
Purchase/Sale Price	\$387,200.00	Country	USA
		Relation With Board Member/Senior Authority Management?	No

6. Address Line1	Map 8-C, Parcel 555	Lease Data (If applicable)	
Address Line2		Market Rate(\$/square foot)	
City	VICTOR	Lease Rate(\$/square foot)	
State	NY	Lease Period (months)	
Postal Code	14564	Organization	Go Car Wash New York, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	7400 E. Orchard Road, Suite 260
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$180,000.00	City	GREENWOOD VILLAGE
How was the Fair Market Value determined?	Appraisal	State	CO
Transaction Type	DISPOSITION SALE	Postal code	80111
If Other, Explain		Plus4	
Transaction Date	5/18/2022	Province/Region	
Purchase/Sale Price	\$181,001.00	Country	USA
		Relation With Board Member/Senior Authority Management?	No

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7. Address Line1	Map 404-C, Parcel 467	Lease Data (If applicable)	
Address Line2		Market Rate(\$/square foot)	
City	CATSKILL	Lease Rate(\$/square foot)	
State	NY	Lease Period (months)	
Postal Code	12414	Organization	The County of Greene
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	411 Main Street
Property Description	Commercial Building	Address Line2	
Estimated Fair Market Value	\$421,100.00	City	CATSKILL
How was the Fair Market Value determined?	Appraisal	State	NY
Transaction Type	DISPOSITION SALE	Postal code	12414
If Other, Explain		Plus4	
Transaction Date	6/3/2022	Province/Region	
Purchase/Sale Price	\$421,100.00	Country	USA
		Relation With Board Member/Senior Authority Management?	No

8. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010628	Market Rate(\$/square foot)	2986953.98
City	ALBANY	Lease Rate(\$/square foot)	2986953.98
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	PEG Bandwidth NY Telephone Corp.
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	107 St. Francis Ave, Suite 1700
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$2,986,953.98	City	MOBILE
How was the Fair Market Value determined?	Appraisal	State	AL
Transaction Type	DISPOSITION LEASE	Postal code	36602
If Other, Explain		Plus4	
Transaction Date	7/20/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

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9. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010675	Market Rate(\$/square foot)	1773621.05
City	ALBANY	Lease Rate(\$/square foot)	1773621.05
State	NY	Lease Period (months)	60
Postal Code	12209	Organization	PEG Bandwidth NY Telephone Corp.
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	107 St. Francis Ave, Suite 1700
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$1,773,621.05	City	MOBILE
How was the Fair Market Value determined?	Appraisal	State	AL
Transaction Type	DISPOSITION LEASE	Postal code	36602
If Other, Explain		Plus4	
Transaction Date	8/4/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

10. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010627	Market Rate(\$/square foot)	30864740.49
City	ALBANY	Lease Rate(\$/square foot)	30864740.49
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	Rogers Telecom (US) Inc.
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	8200 Dixie Rd
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$30,864,740.49	City	Brampton
How was the Fair Market Value determined?	Appraisal	State	
Transaction Type	DISPOSITION LEASE	Postal code	L6T 0C1
If Other, Explain		Plus4	
Transaction Date	9/30/2022	Province/Region	Ontario
Purchase/Sale Price		Country	Other
		Relation With Board Member/Senior Authority Management?	No

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11. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010623	Market Rate(\$/square foot)	930616.8
City	ALBANY	Lease Rate(\$/square foot)	930616.8
State	NY	Lease Period (months)	276
Postal Code	12209	Organization	Crown Castle Fiber LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	1800 W. Park Dr.
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$930,616.80	City	WESTBOROUGH
How was the Fair Market Value determined?	Appraisal	State	MA
Transaction Type	DISPOSITION LEASE	Postal code	01581
If Other, Explain		Plus4	
Transaction Date	9/30/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

12. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010629	Market Rate(\$/square foot)	2676954.94
City	ALBANY	Lease Rate(\$/square foot)	2676954.94
State	NY	Lease Period (months)	240
Postal Code	12209	Organization	FirstLight Fiber, Inc.
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	41 State Street, 10th Floor
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$2,676,954.94	City	ALBANY
How was the Fair Market Value determined?	Appraisal	State	NY
Transaction Type	DISPOSITION LEASE	Postal code	12207
If Other, Explain		Plus4	
Transaction Date	10/11/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

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13. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010624	Market Rate(\$/square foot)	641774.76
City	ALBANY	Lease Rate(\$/square foot)	641774.76
State	NY	Lease Period (months)	36
Postal Code	12209	Organization	MCI Communications Services, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	6929 N. Lakewood Ave.
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$641,774.76	City	TULSA
How was the Fair Market Value determined?	Appraisal	State	OK
Transaction Type	DISPOSITION LEASE	Postal code	74117
If Other, Explain		Plus4	
Transaction Date	11/22/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No

14. Address Line1	Map 1733-C, Parcel 1747	Lease Data (If applicable)	
Address Line2		Market Rate(\$/square foot)	
City	RYE	Lease Rate(\$/square foot)	
State	NY	Lease Period (months)	
Postal Code	10580	Organization	Rye Country Day School
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	3 Cedar St
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$5,160,000.00	City	RYE
How was the Fair Market Value determined?	Appraisal	State	NY
Transaction Type	DISPOSITION SALE	Postal code	10580
If Other, Explain		Plus4	
Transaction Date	12/6/2022	Province/Region	
Purchase/Sale Price	\$5,160,000.00	Country	USA
		Relation With Board Member/Senior Authority Management?	No

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15. Address Line1	200 Southern Blvd	Lease Data (If applicable)	
Address Line2	X010625	Market Rate(\$/square foot)	14440240.35
City	ALBANY	Lease Rate(\$/square foot)	14440240.35
State	NY	Lease Period (months)	120
Postal Code	12209	Organization	MCI Communications Services, LLC
Plus4		Last Name	
Province/Region		First Name	
Country	United States	Address Line1	6929 N. Lakewood Ave.
Property Description	Vacant Lot/Undeveloped Land	Address Line2	
Estimated Fair Market Value	\$14,440,240.35	City	TULSA
How was the Fair Market Value determined?	Appraisal	State	OK
Transaction Type	DISPOSITION LEASE	Postal code	74117
If Other, Explain		Plus4	
Transaction Date	12/20/2022	Province/Region	
Purchase/Sale Price		Country	USA
		Relation With Board Member/Senior Authority Management?	No