



Albany Capital Center

Budget

For the Year Ending December 31, 2026

Distribution: September 9, 2025

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Albany Capital Center
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Albany Capital Center
2026 Budget
Lead Income Statement

	2026 Budget	2025 Actual/Forecast	2024 Actual	2023 Actual	2022 Actual
Event Income					
Direct Event Income					
Rental Income	760,000	741,531	682,658	623,686	500,939
Service Income	330,200	332,120	292,987	237,005	490,105
Service Expenses	(700,200)	(737,021)	(864,670)	(693,052)	(837,748)
Total Direct Event Income	390,000	336,630	110,975	167,639	153,296
Ancillary Income					
F & B Concessions	-	-	-	-	-
F & B Catering	978,000	988,844	1,126,412	942,753	899,599
Novelty Sales	-	-	-	-	-
Gift Shop Sales	-	-	-	-	-
F & B Catering-2017 True up	-	-	-	-	-
Parking: Self Parking	170,000	171,802	147,940	125,274	84,309
Electrical Services	60,000	69,010	51,078	46,370	54,296
Audio Visual	260,000	281,904	252,162	212,829	165,072
Equipment Rental	790	-	-	-	-
Other Ancillary	1,750	1,500	-	2,126	1,452
Total Ancillary Income	1,470,540	1,513,060	1,577,592	1,329,352	1,204,728
Other Event Income					
Ticket Rebates	-	-	-	-	11,972
Facility Fees	-	-	-	-	9,629
Total Other Event Income	-	-	-	-	21,601
Total Event Income	1,860,540	1,849,690	1,688,567	1,496,991	1,379,625
Other Operating Income	169,246	321,899	158,964	146,442	131,803
Adjusted Gross Income	2,029,786	2,171,589	1,847,531	1,643,433	1,511,428
Operating Expenses					
Employee Salaries and Wages	1,370,941	1,262,992	1,178,697	1,143,979	1,117,433
Benefits	440,596	350,803	331,124	325,442	284,726
Less: Event Labor Allocations	-	-	-	-	-
Net Employee Wages and Benefits	1,811,537	1,613,795	1,509,821	1,469,421	1,402,159
Contracted Services	-	-	-	-	-
General and Administrative	296,736	326,169	307,410	270,466	250,959
Operations	75,000	70,351	76,183	74,569	84,109
Repair & Maintenance	267,593	281,539	290,818	262,340	251,577
Supplies	5,500	1,124	2,557	11,314	1,138
Insurance	80,738	77,303	61,521	44,562	44,709
Utilities	300,116	337,640	260,480	254,250	344,312
Other	8,000	7,743	12,610	18,740	29,732
Less: Expenses Allocated	-	-	-	-	-
Total Operating Expenses	2,845,220	2,715,664	2,521,400	2,405,662	2,408,695
Net Income (Loss) From Operations	(815,434)	(544,075)	(673,869)	(762,229)	(897,267)
Other Income (Expenses)					
SMG Management Fees	(110,380)	(107,688)	(104,043)	(100,833)	(96,128)
Net Loss After Other Income (Expenses)	(925,814)	(651,763)	(777,912)	(863,062)	(993,395)

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PROPRIETARY DOCUMENT

Event Income	January	February	March	April	May	June	July	August	September	October	November	December	Total
Direct Event Income													
Rental Income	51,000	73,000	72,575	88,625	79,150	51,650	38,000	39,000	70,000	95,000	77,000	25,000	760,000
Service Income	18,900	48,700	18,800	49,200	7,250	7,350	34,000	-	7,000	58,500	19,500	61,000	330,200
Service Expenses	(39,000)	(92,580)	(65,079)	(102,500)	(54,600)	(51,500)	(53,000)	(24,500)	(49,485)	(70,500)	(47,800)	(49,656)	(700,200)
Total Direct Event Income	30,900	29,120	26,296	35,325	31,800	7,500	19,000	14,500	27,515	83,000	48,700	36,344	390,000
Ancillary Income													
F & B Concessions	-	-	-	-	-	-	-	-	-	-	-	-	-
F & B Catering	34,000	84,400	158,100	100,500	82,200	47,500	24,400	32,700	81,100	92,289	115,000	125,811	978,000
Parking: Self Parking	8,500	21,261	15,350	15,150	18,086	15,250	5,250	5,900	29,500	21,100	10,050	4,603	170,000
Electrical Services	2,500	6,800	9,000	10,500	-	3,700	700	-	6,200	10,500	8,600	1,500	60,000
Audio Visual	13,000	32,700	23,000	21,300	37,050	20,500	3,000	15,000	24,000	30,000	28,500	11,950	260,000
Equipment Rental	-	500	-	-	290	-	-	-	-	-	-	-	790
Other Ancillary	-	600	-	500	-	-	-	-	650	-	-	-	1,750
Total Ancillary Income	58,000	146,261	205,450	147,950	137,626	86,950	33,350	53,600	141,450	153,889	162,150	143,864	1,470,540
Other Event Income													
Other Event Related Income	-	-	-	-	-	-	-	-	-	-	-	-	-
Luxury Box Ticket Sales	-	-	-	-	-	-	-	-	-	-	-	-	-
Club Seat Ticket Sales	-	-	-	-	-	-	-	-	-	-	-	-	-
Event Advertising Income	-	-	-	-	-	-	-	-	-	-	-	-	-
Ticket Rebates (Per Event)	-	-	-	-	-	-	-	-	-	-	-	-	-
Facility Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other Event Income	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Event Income	88,900	175,381	231,746	183,275	169,426	94,450	52,350	68,100	168,965	236,889	210,850	180,208	1,860,540
Other Operating Income	14,104	15,104	14,104	14,104	14,104	14,104	13,104	12,104	14,104	15,104	14,104	15,102	169,246
Adjusted Gross Income	103,004	190,485	245,850	197,379	183,530	108,554	65,454	80,204	183,069	251,993	224,954	195,310	2,029,786
Operating Expenses													
Employee Salaries and Wages	114,244	114,252	114,244	114,244	114,244	114,252	114,244	114,244	114,249	114,244	114,242	114,238	1,370,941
Benefits	36,042	35,972	35,972	35,967	35,972	35,972	37,455	37,462	37,453	37,469	37,462	37,398	440,596
Less: Event Labor Allocations	-	-	-	-	-	-	-	-	-	-	-	-	-
Net Employee Wages and Benefits	150,286	150,224	150,216	150,211	150,216	150,224	151,699	151,706	151,702	151,713	151,704	151,636	1,811,537
Contracted Services	-	-	-	-	-	-	-	-	-	-	-	-	-
General and Administrative	22,349	22,349	24,428	24,849	29,099	30,020	22,147	23,349	22,849	24,849	18,349	32,099	296,736
Operations	6,917	5,917	4,917	6,917	5,917	5,917	5,917	5,917	7,917	5,917	5,917	6,913	75,000
Repair & Maintenance	22,292	22,300	22,300	22,300	22,300	22,300	22,300	22,300	22,300	22,300	22,300	22,301	267,593
Supplies	-	3,500	-	1,000	-	-	-	-	-	1,000	-	-	5,500
Insurance	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	80,738
Utilities	24,951	24,951	24,951	24,951	24,951	25,651	24,951	24,951	24,951	24,951	24,951	24,955	300,116
Other	667	667	667	667	667	667	667	667	667	667	667	663	8,000
Less: Expenses Allocated	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Operating Expenses	234,190	236,636	234,207	237,623	239,878	241,507	234,409	235,618	237,114	238,125	230,616	245,295	2,845,220
Net Income (Loss) From Operations	(131,186)	(46,151)	11,643	(40,244)	(56,348)	(132,953)	(168,955)	(155,414)	(54,045)	13,868	(5,662)	(49,985)	(815,434)
Other Income (Expenses)													
SMG Management Fees	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(9,198)	(110,380)
Net Loss After Other Income (Expenses)	(140,385)	(55,350)	2,444	(49,443)	(65,547)	(142,152)	(178,154)	(164,613)	(63,244)	4,669	(14,861)	(59,184)	(925,814)

INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
January																	
Assemblies - 8750 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Assemblies - 8750 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Albany Food & Wine Festival	2,300	1	3	-	-	10,000	6,000	(14,500)	1,500	500	2,000	-	3,000	-	-	5,500	7,000
TBD	200	1	1	-	-	1,600	2,500	(2,500)	1,600	12,000	500	-	5,000	-	-	17,500	19,100
Total Banquets - 8400 January	2,500	2	4	-	-	11,600	8,500	(17,000)	3,100	12,500	2,500	-	8,000	-	-	23,000	26,100
Consumer / Public Shows - 8300 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
misc	200	1	1	-	-	10,700	-	(2,500)	8,200	1,500	1,000	-	-	-	-	2,500	10,700
Total Consumer / Public Shows - 8300 January	200	1	1	-	-	10,700	-	(2,500)	8,200	1,500	1,000	-	-	-	-	2,500	10,700
Concerts - 1100 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Concerts - 1100 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Conventions - 8103 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
American Council of Engineering	400	1	3	-	-	7,500	-	(4,000)	3,500	10,000	800	2,500	2,500	-	-	15,800	19,300
Total Conventions - 8103 January	400	1	3	-	-	7,500	-	(4,000)	3,500	10,000	800	2,500	2,500	-	-	15,800	19,300
Entertainment - 5500 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYS Growth Accelerator	30	1	1	-	-	700	-	(1,500)	(800)	500	1,500	-	-	-	-	2,000	1,200
Meetings	100	1	1	-	-	-	-	(2,000)	(2,000)	5,000	200	-	2,500	-	-	7,700	5,700
Total Meetings - 8600 January	130	2	2	-	-	700	-	(3,500)	(2,800)	5,500	1,700	-	2,500	-	-	9,700	6,900
Sporting Events - 79 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
RISE Cheerleading	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
AlisStar Cheerleading	1,500	1	2	-	-	11,000	10,400	(7,000)	14,400	3,000	1,500	-	-	-	-	4,500	18,900
Total Sporting Events - 79 January	1,500	1	2	-	-	11,000	10,400	(7,000)	14,400	3,000	1,500	-	-	-	-	4,500	18,900
Trade Shows - 8200 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 January	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total January	5,730	8	14	-	-	51,000	18,900	(39,000)	30,900	34,000	8,500	2,500	13,000	-	-	58,000	88,900
February																	
Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Heart Ball	500	1	1	-	-	2,000	1,000	(2,400)	600	10,000	1,100	-	2,000	-	-	13,100	13,700
NYS Rise awards	200	1	1	-	-	1,500	400	(5,000)	(3,100)	4,500	600	-	2,500	-	-	7,600	4,500
Caucus dinner	100	1	1	-	-	350	5,000	(5,000)	(150)	1,300	300	-	-	-	-	1,600	1,450
Alpha Kappa reception	125	1	1	-	-	1,050	7,500	(13,000)	(4,450)	3,000	650	-	2,500	-	-	6,150	1,700
Total Banquets - 8400	925	4	4	-	-	4,900	13,900	(25,900)	(7,100)	18,800	2,650	-	7,000	-	-	28,450	21,350
Consumer / Public Shows - 8300 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Home Show	2,500	2	4	-	-	15,900	2,000	(9,000)	8,900	800	5,800	2,800	-	500	-	9,900	18,800
Total Consumer / Public Shows - 8300 February	2,500	2	4	-	-	15,900	2,000	(9,000)	8,900	800	5,800	2,800	-	500	-	9,900	18,800
Concerts - 1100 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Concerts - 1100 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYS Economic Development Conference	220	1	3	-	-	4,200	-	(5,000)	(800)	12,000	2,211	-	5,200	-	-	20,011	19,211
NYSOSS winter conference	400	1	3	-	-	6,000	-	(5,000)	1,000	10,000	800	2,500	5,000	-	600	18,300	19,300
Total Conventions - 8103 February	620	2	6	-	-	10,200	-	(10,000)	200	22,000	3,011	2,500	10,200	-	600	38,311	38,511
Entertainment - 5500 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 February	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYS Emerging Mgr & WMBE	700	1	2	-	-	-	-	(5,500)	(5,500)	13,000	800	-	5,000	-	-	18,800	13,300

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
NYS Business Council	500	1	1		-	3,900	-	(1,500)	2,400	8,000	700	-	4,000	-	-	12,700	15,100
NBT Bank Conference	500	1	2		-	11,000	800	(5,000)	6,800	11,000	920	-	6,500	-	-	18,420	25,220
Total Meetings - 8600 February	1,700	3	5			14,900	800	(12,000)	3,700	32,000	2,420		15,500			49,920	53,620
Sporting Events - 2400 February																	
LR Productions	1,000	1	4		-	5,000	3,000	(11,000)	(3,000)	5,000	5,800	-	-	-	-	10,800	7,800
Gymnastics	2,000	1	4		-	3,600	-	(4,030)	(430)	3,000	80	500	-	-	-	3,580	3,150
Total Sporting Events - 2400 February	3,000	2	8			8,600	3,000	(15,030)	(3,430)	8,000	5,880	500				14,380	10,950
Trade Shows - 8200 February																	
Total Trade Shows - 8200 February																	
Performing Arts - 6200																	
Total Performing Arts - 6200																	
Other - 8800 February																	
NYS Bar Exam	1,100	1	3		-	18,500	29,000	(20,650)	26,850	2,800	1,500	1,000	-	-	-	5,300	32,150
Total Other - 8800 February	1,100	1	3			18,500	29,000	(20,650)	26,850	2,800	1,500	1,000				5,300	32,150
Total February	9,845	14	30			73,000	48,700	(92,580)	29,120	84,400	21,261	6,800	32,700	500	600	146,261	175,381
March																	
Consumer / Public Shows - 8300 March																	
Assemblies - 8750 March																	
Total Assemblies - 8750 March																	
Banquets - 8400 March																	
Chamber Dinner	1,100	1	2		-	-	-	(4,500)	(4,500)	35,000	500	-	-	-	-	35,500	31,000
TBD	200	1	1		-	3,000	-	(79)	2,921	2,000	900	-	5,000	-	-	7,900	10,821
TBD	750	2	2		-	-	5,000	(8,500)	(3,500)	8,000	300	-	5,000	-	-	13,300	9,800
Total Banquets - 8400 March	2,050	4	5			3,000	5,000	(13,079)	(5,079)	45,000	1,700		10,000			56,700	51,621
Consumer / Public Shows - 8300 March																	
Fitness expo	800	2	2		-	10,000	-	(7,000)	3,000	2,000	3,000	-	-	-	-	5,000	8,000
Total Consumer/Public Shows - 8300 March	800	2	2			10,000		(7,000)	3,000	2,000	3,000					5,000	8,000
Concerts - 1100 March																	
Total Concerts - 1100 March																	
Conventions - 8103 March																	
TRDC Convention	650	1	4		-	11,200	-	(9,000)	2,200	35,000	1,500	4,000	-	-	-	40,500	42,700
NYS Superintendents	650	1	4		-	13,125	4,000	(5,000)	12,125	30,000	1,500	-	-	-	-	31,500	43,625
Craft Brewers Conference	650	1	4		-	8,700	800	(10,000)	(500)	18,000	2,000	4,000	5,000	-	-	29,000	28,500
Total Conventions - 8103 March	1,950	3	12			33,025	4,800	(24,000)	13,825	83,000	5,000	8,000	5,000			101,000	114,825
Entertainment - 5500 March																	
Total Entertainment - 5500 March																	
Family Shows - 4400 March																	
Total Family Shows - 4400 March																	
Meetings - 8600 March																	
GICU Annual Meeting	120	1	1		-	1,800	-	(2,000)	(200)	3,000	250	-	2,000	-	-	5,250	5,050
Youth Summit	448	1	1		-	2,000	2,000	(4,000)	-	2,600	1,100	-	1,000	-	-	4,700	4,700
IPPNY	207	1	2		-	-	5,000	(5,000)	-	7,000	500	-	2,500	-	-	10,000	10,000
TBD	200	1	2		-	4,050	-	(4,000)	50	5,000	300	-	2,500	-	-	7,850	7,850
TBD	200	1	1		-	1,600	-	-	1,600	1,500	300	-	-	-	-	1,800	3,400
TBD	200	1	1		-	1,600	-	-	1,600	5,000	300	-	-	-	-	5,300	6,900
Total Meetings - 8600 March	1,375	6	8			11,050	7,000	(15,000)	3,050	24,100	2,750		8,000			34,850	37,900
Sporting Events - 2400																	
Royal Dance Competition	500	1	3		-	7,500	2,000	(6,000)	3,500	3,000	900	-	-	-	-	3,900	7,400
Varsity cheer	500	1	2		-	8,000	-	-	8,000	1,000	2,000	1,000	-	-	-	4,000	12,000
Total Sporting Events - 2400	1,000	2	5			15,500	2,000	(6,000)	11,500	4,000	2,900	1,000				7,900	19,400
Trade Shows - 8200 March																	
Total Trade Shows - 8200 March																	
Performing Arts - 6200 March																	
Total Performing Arts - 6200 March																	
Other - 8800 March																	
Total Other - 8800 March																	
Total March	7,175	17	32			72,575	18,800	(65,079)	26,296	158,100	15,350	9,000	23,000			205,450	231,746
April																	

DIRECT EVENT DETAIL

Event Name		Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
Assemblies - 8750 April																		
Total Assemblies - 8750 April																		
Banquets - 8400 April																		
American Red Cross Gala																		
600	1	1	-	-	-	-	1,800	2,000	(5,000)	(1,200)	22,000	1,100	-	-	-	-	23,100	21,900
500	1	1	-	-	-	-	1,425	-	(4,000)	(2,575)	18,500	800	-	3,500	-	-	22,800	20,225
300	1	2	-	-	-	-	1,500	10,000	(13,000)	(1,500)	5,000	500	-	1,000	-	100	6,600	5,100
1,400	3	4	-	-	-	-	4,725	12,000	(22,000)	(5,275)	45,500	2,400	-	4,500	-	100	52,500	47,225
Total Banquets - 8400 April																		
Consumer / Public Shows - 8300 April																		
763	1	1	-	-	-	-	5,000	-	(4,500)	500	500	800	-	-	-	-	1,300	1,800
1,700	1	2	-	-	-	-	11,000	2,500	(6,000)	7,500	500	800	-	-	-	200	3,500	11,000
200	1	2	-	-	-	-	5,000	3,500	(6,000)	2,500	500	800	-	2,000	-	200	3,500	6,000
TBD																		
2,663	3	5	-	-	-	-	21,000	6,000	(16,500)	10,500	1,500	2,400	-	4,000	-	400	8,300	13,800
Total Consumer / Public Shows - 8300 April																		
Concerts - 1100 April																		
Total Concerts - 1100 April																		
Conventions - 8103 April																		
Total Conventions - 8103 April																		
Entertainment - 5500 April																		
Total Entertainment - 5500 April																		
Family Shows - 4400 April																		
Total Family Shows - 4400 April																		
Meetings - 8600 April																		
Government Tech NYIT Leadership Academy																		
450	1	1	-	-	-	-	7,500	200	(3,000)	4,700	11,000	900	2,000	5,000	-	-	18,900	23,600
150	1	3	-	-	-	-	5,000	-	(4,000)	1,000	2,000	500	1,000	-	-	-	3,500	4,500
400	1	4	-	-	-	-	5,550	-	(4,500)	1,050	11,000	2,700	500	1,300	-	-	15,500	16,550
900	1	1	-	-	-	-	5,000	6,000	(6,500)	4,500	3,000	1,500	-	-	-	-	4,500	9,000
500	1	1	-	-	-	-	8,500	-	(6,500)	8,000	10,500	1,500	-	-	-	-	12,000	20,000
400	2	1	-	-	-	-	1,500	6,000	(6,500)	1,000	10,000	500	-	3,000	-	-	13,500	14,500
50	2	2	-	-	-	-	1,500	-	(500)	1,000	-	-	-	-	-	-	-	1,000
400	2	2	-	-	-	-	1,500	6,000	(6,500)	1,000	1,000	-	-	3,000	-	-	4,000	5,000
200	2	2	-	-	-	-	1,000	-	(2,000)	(1,000)	1,000	650	-	3,000	-	-	4,650	3,650
3,450	13	18	-	-	-	-	37,050	24,200	(40,000)	21,250	49,500	8,250	3,500	15,300	-	-	76,550	97,800
Total Meetings - 8600 April																		
Sporting Events - 2400 April																		
All Out Dance Competition																		
607	1	1	-	-	-	-	7,000	2,000	(9,500)	(500)	2,500	400	-	-	-	-	2,900	2,400
607	1	1	-	-	-	-	7,000	2,000	(9,500)	(500)	2,500	400	-	-	-	-	2,900	2,400
Total Sporting Events - 2400 April																		
Trade Shows - 8200 April																		
Ginsberg's Food Annual Tradeshow																		
1,013	1	2	-	-	-	-	13,600	-	(6,000)	7,600	-	1,000	3,000	-	-	-	4,000	11,600
400	1	2	-	-	-	-	5,250	5,000	(8,500)	1,750	1,500	700	-	1,500	-	-	3,700	5,450
1,413	2	4	-	-	-	-	18,850	5,000	(14,500)	9,350	1,500	1,700	3,000	1,500	-	-	7,700	17,050
Total Trade Shows - 8200 April																		
Performing Arts - 6200 April																		
Total Performing Arts - 6200 April																		
Other - 8800 April																		
Total Other - 8800 April																		
9,533	22	32	-	-	-	-	88,625	49,200	(102,500)	35,325	100,500	15,150	10,500	21,300	-	500	147,950	183,275
May																		
Assemblies - 8750 May																		
Total Assemblies - 8750 May																		
Banquets - 8400 May																		
Albany Business Review 40 Under 40																		
513	1	1	-	-	-	-	1,400	200	(2,500)	(900)	5,000	1,100	-	1,300	-	-	7,400	6,500
1,000	2	2	-	-	-	-	2,000	250	(3,000)	(750)	12,000	550	-	-	-	-	12,550	11,800
300	1	1	-	-	-	-	1,750	5,000	(7,000)	(250)	6,000	600	-	-	-	-	6,600	6,350
CBA																		
Mohawk Hudson																		
300	1	1	-	-	-	-	1,000	-	(2,000)	(1,000)	7,000	736	-	1,500	-	-	9,236	8,236
UHPP																		
300	1	1	-	-	-	-	5,000	800	(4,000)	1,800	7,500	1,200	-	2,000	-	-	10,700	12,500
2,413	6	6	-	-	-	-	11,150	6,250	(18,500)	(1,100)	37,500	4,186	-	4,800	-	-	46,486	45,386
Total Banquets - 8400 May																		
Consumer / Public Shows - 8300 May																		
Reptile Show																		
4,200	1	2	-	-	-	-	7,200	-	(4,000)	3,200	1,000	1,000	-	-	-	-	2,000	5,200
200	1	1	-	-	-	-	2,700	-	(2,000)	700	1,000	1,200	-	2,500	-	-	4,700	5,400
TBD																		
4,400	2	3	-	-	-	-	9,900	-	(6,000)	3,900	2,000	2,200	-	2,500	-	-	6,700	10,600
Total Consumer / Public Shows - 8300 May																		
Concerts - 1100 May																		
Total Concerts - 1100 May																		
Conventions - 8103 May																		
Total Conventions - 8103 May																		

Albany Capital Center
 2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
Trade Shows - 8200 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 June	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total June	10,252	16	22	-	-	51,650	7,350	(51,500)	7,500	47,500	15,250	3,700	20,500	-	-	86,950	94,450
Assemblies - 8750 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TBD	100	1	1	-	-	2,500	2,000	(8,000)	(3,500)	15,000	750	-	3,000	-	-	18,750	15,250
Total Banquets - 8400 July	100	1	1	-	-	2,500	2,000	(8,000)	(3,500)	15,000	750	-	3,000	-	-	18,750	15,250
Consumer / Public Shows - 8300 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Consumer / Public Shows - 8300 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Concerts - 1100 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Concerts - 1100 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Conventions - 8103 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Conventions - 8103 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Entertainment - 5500 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Eufuria	400	1	5	-	-	6,000	5,000	(15,000)	(4,000)	2,000	4,000	700	-	-	-	6,700	2,700
Meeting	50	1	1	-	-	1,500	-	(1,000)	500	1,200	-	-	-	-	-	1,200	1,700
Meeting	50	1	1	-	-	1,500	-	(1,000)	500	4,200	-	-	-	-	-	4,200	4,700
Total Meetings - 8600 July	500	3	7	-	-	9,000	5,000	(17,000)	(3,000)	7,400	4,000	700	-	-	-	12,100	9,100
Sporting Events - 2400 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Tay Fisher Camp	250	1	1	-	-	8,000	-	(10,000)	(2,000)	-	-	-	-	-	-	-	(2,000)
Total Trade Shows - 8200 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 July	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Bar Exam	1,100	1	3	-	-	18,500	27,000	(18,000)	27,500	2,000	500	-	-	-	-	2,500	30,000
Total Other - 8800 July	1,100	1	3	-	-	18,500	27,000	(18,000)	27,500	2,000	500	-	-	-	-	2,500	30,000
Total July	1,950	6	12	-	-	38,000	34,000	(53,000)	19,000	24,400	5,250	700	3,000	-	-	33,350	52,350
Assemblies - 8750 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Banquets - 8400 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Consumer / Public Shows - 8300 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Consumer / Public Shows - 8300 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Concerts - 1100 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Concerts - 1100 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYS AFL CIO	600	1	3	-	-	20,000	-	(7,000)	13,000	4,000	2,000	-	-	-	-	6,000	19,000
Total Conventions - 8103 August	600	1	3	-	-	20,000	-	(7,000)	13,000	4,000	2,000	-	-	-	-	6,000	19,000
Entertainment - 5500 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meeting	400	1	1	-	-	6,000	-	(2,500)	3,500	15,000	1,000	-	2,500	-	-	18,500	22,000
Meeting	50	1	1	-	-	500	-	(2,500)	(2,000)	10,000	500	-	10,000	-	-	20,500	18,500
Meeting	50	1	1	-	-	500	-	(2,500)	(2,000)	1,200	500	-	2,500	-	-	4,200	2,200
Total Meetings - 8600 August	500	3	3	-	-	7,000	-	(7,500)	(500)	26,200	2,000	-	15,000	-	-	43,200	42,700
Sporting Events - 2400 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
North East Open	600	1	2	-	-	6,000	-	(5,000)	1,000	1,000	1,000	-	-	-	-	2,000	3,000

INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
TBD	500	1	1	-	-	6,000	-	(5,000)	1,000	1,500	900	-	-	-	-	2,400	3,400
Total Sporting Events - 2400 August	1,100	2	3	-	-	12,000	-	(10,000)	2,000	2,500	1,900	-	-	-	-	4,400	6,400
Trade Shows - 8200 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 August	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total August	2,200	6	9	-	-	39,000	-	(24,500)	14,500	32,700	5,900	-	15,000	-	-	53,600	68,100
September	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Assemblies - 8750 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Assemblies - 8750 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 Sept	900	1	1	-	-	4,500	-	(3,000)	1,500	12,000	500	-	-	-	-	12,500	14,000
TBD	200	1	1	-	-	6,100	-	(2,500)	3,600	2,000	500	-	-	-	-	2,500	6,100
TBD	50	1	1	-	-	2,000	-	(2,500)	(500)	2,000	-	-	-	-	-	2,000	1,500
Total Banquets - 8400 Sept	1,150	3	3	-	-	12,600	-	(8,000)	4,600	16,000	1,000	-	-	-	-	17,000	21,600
Consumer / Public Shows - 8300 Sept	4,200	1	2	-	-	7,500	-	(7,000)	500	1,000	1,200	-	-	-	-	2,200	2,700
Reptile Expo	200	1	1	-	-	5,000	-	(5,000)	-	1,500	1,000	-	-	-	-	2,500	2,500
Card Show	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Consumer / Public Shows - 8300 Sept	4,400	2	3	-	-	12,500	-	(12,000)	500	2,500	2,200	-	-	-	-	4,700	5,200
Concerts - 1100 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TBD	500	1	1	-	-	500	5,000	(3,500)	2,000	1,500	20,000	-	1,500	-	-	23,000	25,000
Total Concerts - 1100 Sept	500	1	1	-	-	500	5,000	(3,500)	2,000	1,500	20,000	-	1,500	-	-	23,000	25,000
Conventions - 8103 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYS Society of HRCM	550	2	4	-	-	6,000	-	(6,000)	-	25,000	1,500	-	2,500	-	650	29,650	29,650
Total Conventions - 8103 Sept	550	2	4	-	-	6,000	-	(6,000)	-	25,000	1,500	-	2,500	-	650	29,650	29,650
Entertainment - 5500 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 Sept	75	3	3	-	-	1,500	-	-	1,500	500	-	-	-	-	-	500	2,000
Meetings large	1,500	3	3	-	-	15,000	-	(2,985)	12,015	8,500	2,500	-	5,000	-	-	16,000	28,015
Government Technology NY Digital Summit	600	1	1	-	-	8,000	2,000	(7,000)	3,000	10,000	400	2,000	3,000	-	-	15,400	18,400
NYS Forum	140	1	1	-	-	600	-	-	600	100	200	-	2,000	-	-	2,300	2,900
pro bono legal	461	1	2	-	-	6,300	-	(3,000)	3,300	9,000	700	3,000	5,000	-	-	17,700	21,000
NYSFAFH	513	1	1	-	-	7,000	-	(7,000)	-	8,000	1,000	1,200	5,000	-	-	15,200	15,200
Total Meetings - 8600 Sept	3,289	10	11	-	-	38,400	2,000	(19,985)	20,415	36,100	4,800	6,200	20,000	-	-	67,100	87,515
Sporting Events - 2400 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Sporting Events - 2400 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Trade Shows - 8200 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 Sept	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total September	9,889	18	22	-	-	70,000	7,000	(49,485)	27,515	81,100	29,500	6,200	24,000	-	650	141,450	168,965
October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Assemblies - 8750 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Assemblies - 8750 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 October	100	1	1	-	-	-	-	(2,500)	(2,500)	18,000	2,500	-	-	-	-	20,500	18,000
TBD	250	1	1	-	-	-	-	(2,500)	(2,500)	12,000	2,000	-	5,000	-	-	19,000	16,500
TBD	500	1	1	-	-	9,685	-	(2,500)	7,185	12,000	2,000	-	1,500	-	-	15,500	22,685
Total Banquets - 8400 October	850	3	3	-	-	9,685	-	(7,500)	2,185	42,000	6,500	-	6,500	-	-	55,000	57,185
Consumer / Public Shows - 8300 Oct	550	1	1	-	-	5,500	-	(2,000)	3,500	-	2,000	2,500	2,000	-	-	6,500	10,000
Veg Fest	1,700	1	3	-	-	11,000	10,000	(9,000)	10,000	400	2,000	5,500	5,000	-	-	12,900	24,900
Bridal Show	900	3	3	-	-	8,000	10,000	(8,000)	10,000	2,000	2,000	2,500	2,500	-	-	6,500	16,500
Tattoo Expo	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
Total Consumer / Public Shows - 8300 Oct	3,150	5	7	-	-	24,500	20,000	(19,000)	25,500	2,400	6,000	10,500	7,000	-	-	25,900	51,400
Concerts - 1100 Oct	1,000	1	1	-	-	5,000	8,500	(7,000)	6,500	2,000	2,000	-	-	-	-	4,000	10,500
Total Concerts - 1100 Oct	1,000	1	1	-	-	5,000	8,500	(7,000)	6,500	2,000	2,000	-	-	-	-	4,000	10,500
Conventions - 8103 Oct	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
NYSABA	340	1	3	-	-	8,240	-	(5,500)	2,740	7,000	2,000	-	3,500	-	-	12,500	15,240
NYSSPA	350	1	5	-	-	18,250	15,000	(14,000)	19,250	5,000	900	-	3,000	-	-	8,900	28,150
Total Conventions - 8103 Oct	690	2	8	-	-	26,490	15,000	(19,500)	21,990	12,000	2,900	-	6,500	-	-	21,400	43,390
Entertainment - 5500 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Cap Region Christian Women's Meetings	500	1	3	-	-	13,500	10,000	(8,500)	15,000	3,000	1,000	-	3,000	-	-	7,000	22,000
Meetings	300	4	4	-	-	3,625	5,000	(4,000)	4,625	13,889	1,200	-	3,000	-	-	18,089	22,714
Meetings	400	4	4	-	-	2,500	-	-	2,500	2,000	500	-	-	-	-	2,500	5,000
Alliance of Clean Energy	400	1	2	-	-	9,700	-	(5,000)	4,700	15,000	1,000	-	4,000	-	-	20,000	24,700
Total Meetings - 8600 October	1,600	10	13	-	-	29,325	15,000	(17,500)	26,825	33,889	3,700	-	10,000	-	-	47,589	74,414
Sporting Events - 2400 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Sporting Events - 2400 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Trade Shows - 8200 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Performing Arts - 6200 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 October	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total October	7,290	21	32	-	-	95,000	58,500	(70,500)	83,000	92,289	21,100	10,500	30,000	-	-	153,889	236,889
November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Assemblies - 8750 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Assemblies - 8750 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 November	350	1	1	-	-	2,000	-	(3,000)	(1,000)	3,000	1,100	-	5,000	-	-	9,100	8,100
American Heart Go Red of Women	100	1	1	-	-	12,500	-	-	12,500	17,000	250	-	-	-	-	17,250	29,750
TBD	400	2	2	-	-	7,300	-	-	7,300	20,000	1,500	-	-	-	-	21,500	28,800
TBD	50	1	1	-	-	1,500	-	-	1,500	13,000	-	-	-	-	-	13,000	14,500
TBD	50	1	1	-	-	1,500	-	-	1,500	1,000	-	-	-	-	-	1,000	2,500
TBD	50	1	1	-	-	1,500	-	-	1,500	3,000	-	-	-	-	-	3,000	4,500
Total Banquets - 8400 November	1,000	7	7	-	-	26,300	-	(3,000)	23,300	57,000	2,850	-	5,000	-	-	64,850	88,150
Consumer / Public Shows - 8300 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Consumer / Public Shows - 8300 Novem	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Concerts - 1100 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Concerts - 1100 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Conventions - 8103 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Conventions - 8103 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Entertainment - 5500 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Entertainment - 5500 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Family Shows - 4400 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 November	505	1	2	-	-	6,600	-	(6,600)	-	8,000	500	2,400	2,000	-	-	12,900	12,900
NYSEIA NY Solar Summit	400	1	3	-	-	6,000	10,000	(12,000)	4,000	2,000	900	-	2,500	-	-	5,400	9,400
Meetings	350	1	1	-	-	5,000	-	(2,300)	2,700	4,000	1,400	2,200	2,000	-	-	9,600	12,300
Meetings	500	2	2	-	-	5,000	-	-	5,000	6,500	1,500	-	8,000	-	-	16,000	21,000
NY Health Plan Assoc Conference	300	1	2	-	-	7,700	1,500	(5,000)	4,200	12,000	500	-	7,000	-	-	19,500	23,700
Meetings	200	2	2	-	-	3,500	-	(2,500)	1,000	12,000	500	-	-	-	-	12,500	13,500
Meetings	200	2	2	-	-	4,400	-	(3,400)	1,000	10,000	500	-	-	-	-	10,500	11,500
Total Meetings - 8600 November	2,455	10	14	-	-	38,200	11,500	(31,800)	17,900	54,500	5,800	4,600	21,500	-	-	86,400	104,300
Sporting Events - 2400 November	600	1	1	-	-	6,000	-	(5,000)	1,000	1,500	900	-	-	-	-	2,400	3,400
TBD	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Name	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
Total Sporting Events - 2400 November	600	1	1	-	-	6,000	-	(5,000)	1,000	1,500	900	-	-	-	-	2,400	3,400
Trade Shows - 8200 November																	
Ski Expo	800	2	2	-	-	6,500	2,000	(3,000)	5,500	1,000	-	2,000	-	-	-	3,000	8,500
TBD	2,000	2	3	-	-	-	6,000	(5,000)	1,000	1,000	500	2,000	2,000	-	-	5,500	6,500
Total Trade Shows - 8200 November	2,800	4	5	-	-	6,500	8,000	(8,000)	6,500	2,000	500	4,000	2,000	-	-	8,500	15,000
Performing Arts - 6200 November																	
Total Performing Arts - 6200 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 November																	
Total Other - 8800 November	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total November	6,855	22	27	-	-	77,000	19,500	(47,800)	48,700	115,000	10,050	8,600	28,500	-	-	162,150	210,850
December																	
Assemblies - 8750 December																	
Total Assemblies - 8750 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Banquets - 8400 December																	
Holiday Party	1,500	3	3	-	-	-	40,000	(30,000)	10,000	81,000	2,000	-	-	-	-	83,000	93,000
TBD Holiday Party	500	1	1	-	-	4,500	15,000	(12,000)	7,500	24,000	900	-	-	-	-	24,900	32,400
Total Banquets - 8400 December	2,000	4	4	-	-	4,500	55,000	(42,000)	17,500	105,000	2,900	-	-	-	-	107,900	125,400
Consumer / Public Shows - 8300 December																	
TBA	200	2	2	-	-	6,000	6,000	-	12,000	1,000	1,250	1,500	2,000	-	-	5,750	17,750
Total Consumer / Public Shows - 8300 December	200	2	2	-	-	6,000	6,000	-	12,000	1,000	1,250	1,500	2,000	-	-	5,750	17,750
Concerts - 1100 December																	
Total Concerts - 1100 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Conventions - 8103 December																	
Total Conventions - 8103 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Entertainment - 5500 December																	
Total Entertainment - 5500 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Family Shows - 4400 December																	
Total Family Shows - 4400 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Meetings - 8600 December																	
Meetings	500	1	1	-	-	10,000	-	(3,156)	6,844	8,000	253	-	4,950	-	-	13,203	20,047
Meetings	500	1	1	-	-	4,500	-	(4,500)	-	11,811	200	-	5,000	-	-	17,011	17,011
Total Meetings - 8600 December	1,000	2	2	-	-	14,500	-	(7,656)	6,844	19,811	453	-	9,950	-	-	30,214	37,058
Sporting Events - 2400 December																	
Total Sporting Events - 2400 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Trade Shows - 8200 December																	
Total Trade Shows - 8200 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Performing Arts - 6200 December																	
Total Performing Arts - 6200 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other - 8800 December																	
TBA	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800 December	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total December	3,200	8	8	-	-	25,000	61,000	(49,656)	36,344	125,811	4,603	1,500	11,950	-	-	143,864	180,208
2024 Total	87,487	180	270	-	-	760,000	330,200	(700,200)	390,000	978,000	170,000	60,000	260,000	790	1,750	1,470,540	1,860,540

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Date	Event Category	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
January	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
February	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
March	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
April	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
June	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
July	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
September	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
October	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
November	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
December	Assemblies - 8750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total	Assemblies - 8750	2,500	2	4	-	-	11,600	8,500	(17,000)	3,100	12,500	2,500	2,500	8,000	8,000	-	23,000	26,100
January	Banquets - 8400	925	4	4	-	-	4,900	13,900	(25,900)	(7,100)	18,800	2,650	-	7,000	-	-	28,450	21,350
February	Banquets - 8400	2,050	4	5	-	-	3,000	5,000	(13,079)	(5,079)	45,000	1,700	-	10,000	-	-	56,700	51,621
March	Banquets - 8400	1,400	3	4	-	-	4,725	12,000	(22,000)	(5,275)	45,500	2,400	-	4,500	-	100	52,500	47,225
April	Banquets - 8400	2,413	6	6	-	-	11,150	6,250	(18,500)	(1,100)	37,500	4,186	-	4,800	-	-	46,486	45,386
May	Banquets - 8400	1,000	2	2	-	-	2,200	5,000	(12,000)	(4,800)	15,000	1,150	1,000	5,000	-	-	22,150	17,350
June	Banquets - 8400	100	1	1	-	-	2,500	2,000	(8,000)	(3,500)	15,000	750	-	3,000	-	-	18,750	15,250
July	Banquets - 8400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Banquets - 8400	1,150	3	3	-	-	12,600	-	(8,000)	4,600	16,000	1,000	-	-	-	-	17,000	21,600
September	Banquets - 8400	850	3	3	-	-	9,685	-	(7,500)	2,185	42,000	6,500	-	6,500	-	-	55,000	57,185
October	Banquets - 8400	1,000	7	7	-	-	26,300	-	(3,000)	23,300	57,000	2,850	-	5,000	-	-	64,850	88,150
November	Banquets - 8400	2,000	4	4	-	-	4,500	55,000	(42,000)	17,500	105,000	2,900	-	-	-	-	107,900	125,400
Total	Banquets - 8400	15,388	39	43	-	-	93,160	107,650	(176,979)	23,831	409,300	28,586	1,000	53,800	-	100	492,786	516,617
January	Consumer / Public Shows - 8300	200	1	1	-	-	10,700	-	(2,500)	8,200	1,500	1,000	-	-	-	-	2,500	10,700
February	Consumer / Public Shows - 8300	2,500	2	4	-	-	15,900	2,000	(9,000)	8,900	800	5,800	2,800	-	500	-	9,900	18,800
March	Consumer / Public Shows - 8300	800	2	2	-	-	10,000	-	(7,000)	3,000	2,000	3,000	-	-	-	-	8,000	8,000
April	Consumer / Public Shows - 8300	2,663	3	5	-	-	21,000	6,000	(16,500)	10,500	1,500	2,400	4,000	-	400	-	8,300	18,800
May	Consumer / Public Shows - 8300	4,400	2	3	-	-	9,900	-	(6,000)	3,900	2,000	2,200	-	2,500	-	-	6,700	10,600
June	Consumer / Public Shows - 8300	200	1	1	-	-	1,500	-	(4,500)	(3,000)	1,000	2,000	1,500	-	-	-	5,000	2,000
July	Consumer / Public Shows - 8300	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Consumer / Public Shows - 8300	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
September	Consumer / Public Shows - 8300	4,400	2	3	-	-	12,500	-	(12,000)	500	2,500	2,200	-	-	-	-	4,700	5,200
October	Consumer / Public Shows - 8300	3,150	5	7	-	-	24,500	20,000	(19,000)	25,500	2,400	6,000	10,500	7,000	-	-	25,900	51,400
November	Consumer / Public Shows - 8300	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
December	Consumer / Public Shows - 8300	200	2	2	-	-	6,000	6,000	-	12,000	1,000	1,250	1,500	2,000	-	-	5,750	17,750
Total	Consumer / Public Shows - 8300	18,513	20	28	-	-	112,000	34,000	(76,500)	69,500	15,200	25,850	20,300	11,500	500	400	73,750	143,250
January	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
February	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
March	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
April	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
June	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
July	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
September	Concerts - 1100	500	1	1	-	-	500	5,000	(3,500)	2,000	1,500	20,000	-	1,500	-	-	23,000	25,000
October	Concerts - 1100	1,000	1	1	-	-	5,000	8,500	(7,000)	6,500	2,000	2,000	-	-	-	-	4,000	10,500
November	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
December	Concerts - 1100	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total	Concerts - 1100	1,500	2	2	-	-	5,500	13,500	(10,500)	8,500	3,500	22,000	-	1,500	-	-	27,000	35,500
January	Conventions - 8103	400	1	3	-	-	7,500	-	(4,000)	3,500	10,000	800	2,500	-	-	-	15,800	19,300
February	Conventions - 8103	620	2	6	-	-	10,200	-	(10,000)	200	22,000	3,011	2,500	10,200	-	600	38,311	38,511
March	Conventions - 8103	1,950	3	12	-	-	33,025	4,800	(24,000)	13,825	83,000	5,000	8,000	5,000	-	-	101,000	114,825
April	Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May	Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
June	Conventions - 8103	150	1	1	-	-	5,000	-	(5,000)	-	15,000	1,000	1,000	3,000	-	-	20,000	20,000
July	Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Conventions - 8103	600	1	3	-	-	20,000	-	(7,000)	13,000	4,000	2,000	-	-	-	-	6,000	19,000

Albany Capital Center
2026 Budget

DIRECT EVENT DETAIL

Event Date	Event Category	Attend. Actual	Number of Perf.	Event Days	Square Footage	Gross Ticket Sales	Total Rental Revenue	Total Billable Services	Total Service Expense	Direct Event Income	F&B Catering Income	Self Parking Income	Electrical Services Income	Audio Visual Income	Equipment Rental Income	Other Ancillary Income	Total Ancillary Income	Total Event Income
September	Conventions - 8103	550	2	4	-	-	6,000	-	(6,000)	-	25,000	1,500	-	2,500	-	650	29,650	29,650
October	Conventions - 8103	690	2	8	-	-	26,490	15,000	(19,500)	21,990	12,000	2,900	-	6,500	-	-	21,400	43,390
November	Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
December	Conventions - 8103	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Conventions - 8103		4,960	12	37			108,215	19,800	(75,500)	52,515	171,000	16,211	14,000	29,700	-	1,250	232,161	284,676
Total Entertainment - 5500																		
Total Family Shows - 4400																		
January	Meetings - 8600	1,330	2	2	-	-	700	-	(3,500)	(2,800)	5,500	1,700	-	2,500	-	-	9,700	6,900
February	Meetings - 8600	1,700	3	5	-	-	14,900	800	(12,000)	3,700	32,000	2,420	-	15,500	-	-	49,920	53,620
March	Meetings - 8600	1,375	6	8	-	-	11,050	7,000	(15,000)	3,050	24,100	2,750	-	8,000	-	-	34,850	37,900
April	Meetings - 8600	3,450	13	18	-	-	37,050	24,200	(40,000)	21,250	49,500	8,250	3,500	15,300	-	-	76,550	97,800
May	Meetings - 8600	4,555	12	17	-	-	47,600	1,000	(16,900)	31,700	35,600	6,000	-	28,900	290	-	70,790	102,490
June	Meetings - 8600	1,202	6	8	-	-	24,790	2,000	(8,000)	18,790	9,400	1,800	-	12,500	-	-	23,700	42,490
July	Meetings - 8600	500	3	7	-	-	9,000	5,000	(17,000)	(3,000)	7,400	4,000	700	-	-	-	12,100	9,100
August	Meetings - 8600	500	3	3	-	-	7,000	-	(7,500)	(500)	26,200	2,000	-	15,000	-	-	43,200	42,700
September	Meetings - 8600	3,289	10	11	-	-	38,400	2,000	(19,985)	20,415	36,100	4,800	6,200	20,000	-	-	67,100	87,515
October	Meetings - 8600	1,600	10	13	-	-	29,325	15,000	(17,500)	26,825	33,889	3,700	-	10,000	-	-	47,589	74,414
November	Meetings - 8600	2,455	10	14	-	-	38,200	11,500	(31,800)	17,900	54,500	5,800	4,600	21,500	-	-	86,400	104,300
December	Meetings - 8600	1,000	2	2	-	-	14,500	-	(7,656)	6,844	19,811	453	-	9,950	-	-	30,214	37,058
Total Meetings - 8600		21,756	80	108			272,515	68,500	(196,841)	144,174	334,000	43,673	15,000	150,150	290	-	552,113	696,287
January	Sporting Events - 2400	2,500	2	4	-	-	20,500	10,400	(12,000)	18,900	4,500	-	-	-	-	-	7,000	25,900
February	Sporting Events - 2400	3,000	2	8	-	-	8,600	3,000	(15,030)	(3,430)	8,000	5,880	500	-	-	-	14,380	10,950
March	Sporting Events - 2400	1,000	2	5	-	-	15,500	2,000	(6,000)	11,500	4,000	2,900	1,000	-	-	-	7,900	19,400
April	Sporting Events - 2400	607	1	1	-	-	7,000	2,000	(9,500)	(500)	2,500	400	-	-	-	-	2,900	2,400
May	Sporting Events - 2400	2,200	2	4	-	-	10,500	-	(13,200)	(2,700)	7,100	5,700	-	850	-	-	13,650	10,950
June	Sporting Events - 2400	7,700	6	10	-	-	18,160	350	(22,000)	(3,490)	6,600	9,300	200	-	-	-	16,100	12,610
July	Sporting Events - 2400	250	1	1	-	-	8,000	-	(10,000)	(2,000)	-	-	-	-	-	-	-	(2,000)
August	Sporting Events - 2400	1,100	2	3	-	-	12,000	-	(10,000)	2,000	2,500	1,900	-	-	-	-	4,400	6,400
September	Sporting Events - 2400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
October	Sporting Events - 2400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
November	Sporting Events - 2400	600	1	1	-	-	6,000	-	(5,000)	1,000	1,500	900	-	-	-	-	2,400	3,400
December	Sporting Events - 2400	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Sporting Events - 2400		18,957	19	37			106,260	17,750	(102,730)	21,280	36,700	29,480	1,700	850	-	-	68,730	90,010
January	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
February	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
March	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
April	Trade Shows - 8200	1,413	2	4	-	-	18,850	5,000	(14,500)	9,350	1,500	1,700	3,000	1,500	-	-	7,700	17,050
May	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
June	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
July	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
August	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
September	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
October	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
November	Trade Shows - 8200	2,800	4	5	-	-	6,500	8,000	(8,000)	6,500	2,000	500	4,000	2,000	-	-	8,500	15,000
December	Trade Shows - 8200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Trade Shows - 8200		4,213	6	9			25,350	13,000	(22,500)	15,850	3,500	2,200	7,000	3,500	-	-	16,200	32,050
January	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
February	Other - 8800	1,100	1	3	-	-	18,500	29,000	(20,650)	26,850	2,800	1,500	1,000	-	-	-	5,300	32,150
March	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
April	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
June	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
July	Other - 8800	1,100	1	3	-	-	18,500	27,000	(18,000)	27,500	2,000	500	-	-	-	-	2,500	30,000
August	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
September	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
October	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
November	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
December	Other - 8800	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other - 8800		2,200	2	6			37,000	56,000	(38,650)	54,350	4,800	2,000	1,000	-	-	-	7,800	62,150
Grand Total		87,487	180	270			760,000	330,200	(700,200)	390,000	978,000	170,000	60,000	260,000	790	1,750	1,470,540	1,860,540

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

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Albany Capital Center
2026 Budget
OTHER INCOME
2900

	2026 Budget	2025 Actual/Forecast	2024 Actual
Advertising Income - Signage	85,000	71,875	85,274
Miscellaneous Income	84,246	250,024	73,690
Total Other Income	169,246	321,899	158,964

Account Title	Itemized Amounts / Descriptions		Budget
Advertising Income - Signage		85,000	85,000
Miscellaneous Income	Net Parking Revenue/Rentals	68,646	84,246
	interest	15,600	
		-	
2900	2026 Budget		169,246

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

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Albany Capital Center
2026 Budget
EXECUTIVE DEPARTMENT
5125

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	131,901	142,162	143,830
Bonus - Performance	26,381	38,256	25,518
Auto Allowance	-	1,008	505
Payroll Taxes	15,828	16,254	15,340
Benefits	33,452	30,749	22,708
401 (k)	3,138	4,102	4,286
Meals & Entertainment	1,500	840	1,504
Corporate Travel	2,000	2,834	1,158
Meetings & Conventions	5,000	5,000	3,953
Employee Training	750	-	-
Total	219,950	241,205	218,802

Account Title	Itemized Amounts / Descriptions	Budget
Salaries Administration	General Manager 131,902	131,901
Bonus - Performance	General Manager 26,380	26,381
Auto Allowance	General Manager -	-
Payroll Taxes	General Manager 15,828	15,828
Benefits	General Manager 27,912	33,452
	Workers' Comp 5,540	
401 (k)	3,138	3,138
Corporate Travel	2,000	2,000
Meals & Entertainment	1,500	1,500
Meetings & Conventions	5,000	5,000
Employee Training	750	750
5125	2026 Budget	219,950

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

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Albany Capital Center
2026 Budget
FINANCE DEPARTMENT
5100

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	85,357	91,434	80,291
Administrative: Wages	128,750	87,873	69,886
Bonus - Performance	3,452	2,959	2,974
Auto Allowance	1,080	2,160	1,080
Payroll Taxes	22,685	1,080	14,731
Benefits	72,205	41,070	35,107
401 (k)	5,177	4,938	4,499
Professional Fees	-	12,480	-
Total	318,706	243,994	208,568

Account Title	Itemized Amounts / Descriptions		Budget
Salaries Administration	Director of Finance	35,385	85,357
	HR Manager	26,726	
	Payroll Manager	23,247	
Administrative: Wages	Senior Accountant	77,250	128,750
	Accounting coordina	51,500	
Bonus - Performance	Director of Finance	3,452	3,452
Auto Allowance	Director of Finance	1,080	1,080
Payroll Taxes	Director of Finance	4,038	22,685
	HR Manager	3,425	
	Senior Accountant	7,725	
	Payroll Manager	2,347	
	Accounting coordina	5,150	
Benefits	Director of Finance	10,608	72,205
	HR Manager	4,212	
	Senior Accountant	32,814	
	Accounting coordina	9,708	
	Payroll Manager	7,370	
	Workers' comp	7,494	
401 (k)		5,177	5,177
5100	2026 Budget		318,706

**INTERNAL DISCUSSION ONLY
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Albany Capital Center
2026 Budget
SALES DEPARTMENT
5275

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	136,563	110,612	97,819
Bonus - Performance	-	-	-
Auto Allowance	-	-	-
Payroll Taxes	13,656	11,972	9,581
Benefits	46,847	38,803	27,932
401 (k)	2,731	2,732	2,765
Meals & Entertainment	1,000	1,479	-
Meetings & Conventions	10,000	8,050	641
Advertising	60,799	62,313	61,051
PR Firm	75,000	84,662	101,453
Promotional	30,000	30,378	21,226
	-	-	-
Total	376,596	351,001	322,468

Account Title	Itemized Amounts / Descriptions		Budget
Salaries Administration	Sales Coordinator	64,272	136,563
	Senior Sales Manager	72,291	
		-	
		-	
Payroll Taxes	Sales Coordinator	6,427	13,656
	Senior Sales Manager	7,229	
		-	
		-	
Benefits	Sales Coordinator	9,643	46,847
	Senior Sales Manager	32,424	
		-	
		-	
	Workers' Comp	4,780	
401 (k)		2,731	2,731
Meals & Entertainment	Sales Coordinator	1,000	1,000
Meetings & Conventions	Sales Coordinator	10,000	10,000
		-	
Advertising	Direct Marketing	60,000	60,799
	ASM Regional Marketing	799	
PR Firm	Baker Communications	75,000	75,000
Promotional	CVENT/floor plans	30,000	30,000
5275	2026 Budget		376,596

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

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Albany Capital Center
2026 Budget
OPERATIONS DEPARTMENT
5300

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	-		
Administrative: Wages	158,510	359,787	354,621
Changeover Labor - Wages	2,000	-	-
Custodial - Supervisors	44,583		
Custodial - Part-Time	30,000		
Electricians - Wages	77,944		
HVAC - Wages	71,565	-	
Parking - Supervisors	-		
Bonus - Performance	-		
Auto Allowance	-		
Payroll Taxes	37,360	39,096	42,481
Benefits	58,248	43,201	38,702
401 (k)	8,772	11,517	14,837
Professional Fees - Other	1,500	625	
Meals & Entertainment		243	
Meetings and Conventions	-	-	-
Operating Supplies	40,000	37,562	38,108
Cleaning	35,000	32,789	38,075
General Building Repairs	128,054	147,199	154,848
Maintenance Agreements	136,046	129,794	126,043
Total	829,582	801,813	807,715

Account Title	Itemized Amounts / Descriptions	Budget
Administrative: Wages	Facilities Manager 81,150	158,510
	Event Security/Ops Mgr 77,360	
Changeover Labor - Wages	2,000	2,000
Custodial - Supervisors	Housekeeping Manager 44,583	44,583
Custodial - Part-Time	Custodian 15,000	30,000
	Custodian 15,000	
Electricians - Wages	Master Electrician 77,944	77,944
HVAC - Wages	HVAC 71,565	71,565
Payroll Taxes	-	37,360
	Facilities Manager 8,115	
	Event Security/Ops Mgr 7,736	
	Housekeeping Manager 4,458	
	Custodial 3,000	
	HVAC 6,656	
	-	
Benefits	Master Electrician 7,394	58,248
	-	
	Facilities Manager 5,570	
	Event Security/Ops Mgr 1,550	
	Housekeeping Manager 9,794	
	Master Electrician 18,464	
	-	
401 (k)	HVAC 9,794	8,772
	Workers' Comp 13,076	
	8,772	
Professional Fees - Other	1,500	1,500
Operating Supplies	40,000	40,000
Cleaning	Window Cleaning 4,000	35,000
	Third Party Cleaning/linen 31,000	
General Building Repairs	Elevator/escalator repair/ filter 128,054	128,054
	Snow plow/electrical/rentals/phone system	
Maintenance Agreements	Contracted Service Agreement 136,046	136,046
5300	2026 Budget	829,582

Albany Capital Center
 2026 Budget
 SECURITY DEPARTMENT
 5400

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	61,856	57,007	20,400
Security - Wages	221,846	184,498	204,809
Payroll Taxes	28,833	28,841	30,416
Benefits	31,219	19,476	16,796
401 (k)	2,390	524	470
Total	346,144	290,346	272,891

Account Title	Itemized Amounts / Descriptions		Budget
Salaries Administration	Security Mgr./asst. Mgr./Co	61,856	61,856
Security - Wages	Part-Time	141,506 80,340	\$ 221,846
Security - Part-Time		-	-
Payroll Taxes	Security Mgr./asst. Mgr./Co	6,648	28,833
	Full and parttime Guards	- 22,185	
Benefits	Security Mgr./asst. Mgr./Co	9,579	31,219
	Workers' Comp	9,930	
	Full Time Guards	11,710	
401 (k)		2,390	2,390
5400	2026 Budget		346,144

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

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Albany Capital Center
2026 Budget
EVENT MANAGEMENT DEPARTMENT
1100

	2026 Budget	2025 Actual/Forecast	2024 Actual
Salaries Administration	189,143	185,236	177,930
Payroll Taxes	18,914	23,895	17,227
Benefits	35,359	27,281	26,987
401 (k)	3,783	5,272	5,292
Meals & Entertainment	500	296	0
Total	247,699	241,980	227,436

Account Title	Itemized Amounts / Descriptions		Budget
Salaries Administration	Event Manager	63,724	189,143
	Events Coordinator	62,729	
	Event Coordinator	62,690	
		-	
Payroll Taxes		18,914	18,914
		-	
Benefits	Medical	27,171	35,359
	Workers' Comp	8,188	
401 (k)		3,783	3,783
Meals & Entertainment		500	500
1100	2026 Budget		247,699

**INTERNAL DISCUSSION ONLY
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Albany Capital Center
2026 Budget
OVERHEAD DEPARTMENT
5050

	2026 Budget	2025 Actual/Forecast	2024 Actual
Professional Fees - Other	46,444	48,231	50,597
Bank Service Charges	9,000	15,576	16,235
Dues & Subscriptions	6,424	11,449	10,977
Postage	1,300	670	341
Office Supplies	5,600	5,348	6,323
Printing & Stationary	2,000	831	-
Licenses & Fees	13,775	16,594	17,869
Computer Expense	20,140	14,442	10,050
Employee Training	4,005	3,828	4,032
Miscellaneous Operating Exp..	3,500	4,546	9,927
Uniforms	5,500	1,124	2,557
General Liability Insurance	80,738	77,303	61,521
Electricity	252,000	291,470	216,305
Telephone	39,316	39,628	38,310
Water & Sewage	8,800	6,542	5,865
Depreciation	8,000	7,743	12,610
	506,542	545,325	463,519

Account Title	Itemized Amounts / Descriptions	Budget
Professional Fees - Other	Armored Car Service 600	46,444
	Payroll processing Workday/A 38,662	
	ASM IT services 7,182	
Bank Service Charges	credit card fees 9,000	9,000
Dues & Subscriptions	Chamber/memberships 1,340	6,424
	Microsoft/webstore/google/ 5,084	
Postage	1,300	1,300
Office Supplies	5,600	5,600
Printing & Stationary	2,000	2,000
Licenses & Fees	ASM D365/deFacto 8,675	13,775
	Team Viewer/ Brightly 5,100	
Computer Expense	Ungerbock 9,500	20,140
	Adobe/Eauto feedback 4,640	
	Raven security program 6,000	
Employee Training	ASM Global Academy 4,005	4,005
Miscellaneous Operating Exp..	3,500	3,500
Uniforms	5,500	5,500
General Liability Insurance	General Liability 78,738	80,738
	crime/bond/cyber 2,000	
Electricity	National Grid/Direct Energy 252,000	252,000
Telephone	39,316	39,316
Water & Sewage	8,800	8,800
Depreciation	8,000	\$ 8,000
5050	2026 Budget	506,542

**INTERNAL DISCUSSION ONLY
PROPRIETARY DOCUMENT**

Albany Capital Center
2026 Budget
ALL INDIRECT DEPARTMENTS

Account Title	Budget	January	February	March	April	May	June	July	August	September	October	November	December	Total
Salaries Administration	604,820	50,402	50,402	50,402	50,402	50,402	50,410	50,402	50,402	50,407	50,402	50,403	50,395	604,831
Administrative Wages	287,260	23,938	23,938	23,938	23,938	23,938	23,938	23,938	23,938	23,938	23,938	23,933	23,946	287,259
Changeover Labor - Wages	2,000	167	167	167	167	167	167	167	167	167	167	167	167	2,000
Custodial - Supervisors	44,583	3,715	3,723	3,715	3,715	3,715	3,715	3,715	3,715	3,715	3,715	3,715	3,709	44,582
Custodial - Part-Time	30,000	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,508	30,008
Electricians - Wages	77,944	6,495	6,495	6,495	6,495	6,495	6,495	6,495	6,495	6,495	6,495	6,497	6,495	77,942
HVAC - Wages	71,565	5,964	5,964	5,964	5,964	5,964	5,964	5,964	5,964	5,964	5,964	5,964	5,961	71,565
Security - Wages	221,846	18,487	18,487	18,487	18,487	18,487	18,487	18,487	18,487	18,487	18,487	18,487	18,488	221,845
Bonus - Performance	29,833	2,486	2,486	2,486	2,486	2,486	2,486	2,486	2,486	2,486	2,486	2,486	2,482	29,828
Auto Allowance	1,080	90	90	90	90	90	90	90	90	90	90	90	91	1,081
Payroll Taxes	137,276	11,439	11,439	11,439	11,439	11,439	11,439	11,432	11,439	11,439	11,439	11,439	11,444	137,265
Benefits	277,330	22,437	22,367	22,367	22,367	22,367	22,367	23,857	23,857	23,857	23,857	23,857	23,796	277,340
Professional Fees - Other	25,991	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,173	2,166	2,158	25,991
Bank Service Charges	47,944	3,995	3,995	3,995	3,995	3,995	3,995	3,995	3,995	3,995	3,995	3,995	3,999	47,944
Corporate Travel	2,000	167	167	167	167	167	167	167	167	167	167	167	163	2,000
Meals & Entertainment	3,000	250	250	250	250	250	250	250	250	250	250	250	250	3,000
Meetings & Conventions	15,000	-	-	2,079	500	-	5,671	-	-	-	2,500	-	4,250	15,000
Dues & Subscriptions	6,424	535	535	535	535	535	535	535	535	535	535	535	539	6,424
Postage	1,300	108	108	108	108	108	108	108	108	108	108	108	112	1,300
Office Supplies	5,600	467	467	467	467	467	467	467	467	467	467	467	463	5,600
Printing & Stationary	2,000	167	167	167	167	167	167	167	167	167	167	167	163	2,000
Advertising	60,799	4,000	4,000	4,000	6,000	10,000	6,000	3,798	5,000	4,500	4,000	-	9,500	60,798
PR Firm	75,000	6,250	6,250	6,250	6,250	6,250	6,250	6,250	6,250	6,250	6,250	6,250	6,250	75,000
Promotional	30,000	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	30,000
Licenses & Fees	13,775	1,148	1,148	1,148	1,148	1,148	1,148	1,148	1,148	1,148	1,148	1,148	1,147	13,775
Computer Expense	20,140	1,678	1,678	1,678	1,678	1,678	1,678	1,678	1,678	1,678	1,678	1,678	1,682	20,140
Employee Training	4,755	334	334	334	334	334	334	334	334	334	334	334	331	4,755
Operating Supplies	40,000	4,000	4,000	4,000	4,000	3,000	3,000	3,000	3,000	5,000	3,000	3,000	4,000	40,000
Cleaning	35,000	2,917	2,917	2,917	2,917	2,917	2,917	2,917	2,917	2,917	2,917	2,917	2,913	35,000
Miscellaneous Operating Exp.	3,500	292	292	292	292	292	292	292	292	292	292	292	288	3,500
General Building Repairs	128,054	10,671	10,671	10,671	10,671	10,671	10,671	10,671	10,671	10,671	10,671	10,671	10,681	128,054
Maintenance Agreements	136,046	11,337	11,337	11,337	11,337	11,337	11,337	11,337	11,337	11,337	11,337	11,337	11,332	136,039
Uniforms	5,500	-	3,500	-	1,000	-	-	-	-	-	1,000	-	-	5,500
General Liability Insurance	80,738	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	6,728	80,738
Electricity	252,000	20,958	20,958	20,958	20,958	20,958	21,458	20,958	20,958	20,958	20,958	20,958	20,958	252,000
Telephone	39,316	3,260	3,260	3,260	3,260	3,260	3,460	3,260	3,260	3,260	3,260	3,260	3,260	39,316
Water & Sewage	8,800	733	733	733	733	733	733	733	733	733	733	733	737	8,800
Depreciation	8,000	667	667	667	667	667	667	667	667	667	667	667	663	8,000
Total	2,845,219	234,190	236,636	234,207	237,623	239,878	241,507	234,409	235,618	237,114	238,125	230,616	245,295	2,845,220