



Office of General Services
Agency Procurement Office

CERTIFICATE OF BID OPENING

This is to certify that I have been duly authorized to open competitive bids that were solicited and received at the OGS Financial Administration/Agency Procurement Office on April 8, 2025, at 2:00 PM, for IFB No. 2944 – Window Cleaning at Albany State Facilities.

All timely responses received are included in the tabulation.

Authorized Individual (Signature)

Witness (Signature)

Lot 1 – NYS Capitol

<u>VENDOR</u>	<u>PRICE</u>
Tri State Facade Services, Inc.	\$210,000.00
Northcoast Cleaning LLC	\$266,400.00

BID PROPOSAL FORM – LOT 1

Contractor: Tristate Facade Services

The above Contractor agrees to perform window cleaning services at the facilities in Lot 1 - Historic Building listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 1 - Historic Building					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
New York State Capitol	\$ <u>10,000</u>	\$ <u>100,000</u>	\$ <u>110,000</u>	3	\$ <u>210,000</u>
LOT 1 - GRAND ANNUAL TOTAL BID					\$ <u>210,000</u>

4/2/25
DATE

Stephanie Maxwell
SIGNATURE

Admin Asst - Stephanie Maxwell
PRINT NAME / TITLE

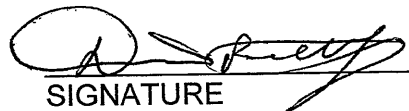
BID PROPOSAL FORM – LOT 1

Contractor: Northcoast Cleaning LLC

The above Contractor agrees to perform window cleaning services at the facilities in **Lot 1 - Historic Building** listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 1 - Historic Building					Item E
	<u>Item A</u> <u>Inside</u>	<u>Item B</u> <u>Outside</u>	<u>Item C</u> <u>Per Cleaning</u> <u>Cost (A + B)</u>	<u>Item D</u> <u>Frequency</u>	<u>Total Cost per Building</u> <u>(C x D)</u>
New York State Capitol	\$ <u>8,900</u>	\$ <u>79,900</u>	\$ <u>88,800</u>	3	\$ <u>266,400</u>
LOT 1 - GRAND ANNUAL TOTAL BID					\$ <u>266,400</u>

4-3-25
DATE


SIGNATURE

David Stott, Jr., Sole Member
PRINT NAME / TITLE



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Witness (Signature)

Lot 2 – Downtown Albany Locations

<u>VENDOR</u>	<u>PRICE</u>	<u>CORRECTED PRICE</u>
Tri State Facade Services, Inc	\$ 470,351.00	
North Coast Cleaning LLC	\$ 393,500.00	\$ 413,800
Jantronics, Inc.	\$ 414,060.00	

BID PROPOSAL FORM – LOT 2

Contractor: Tristate Facade Services

The above Contractor agrees to perform window cleaning services at the facilities in Lot 2 – Downtown Albany Locations listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 2 - Downtown Albany Locations					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Alfred E. Smith State Office Building	\$12,000	\$31,000	\$43,000	3	\$129,000
Empire State Plaza Robert Abrams Building for Law and Justice	\$5,000	\$25,000	\$30,000	3	\$90,000
Legislative Office Building (LOB)	\$5,000	\$20,000	\$25,000	3	\$75,000
Swan Street State Office Building	\$4,000	\$10,000	\$14,000	3	\$42,000
Swan Street North/South Cross Over Bridges	\$1,150	\$1,150	\$2,300	10	\$23,000
Empire State Plaza North Pavilion (Café)	\$210	\$210	\$420	10	\$4,200
Empire State Plaza South Pavilion (Children's Place at the Plaza)	\$210	\$210	\$420	10	\$4,200
East Parking Garage	\$1,050	\$1,312	\$2,362	3	\$7,086
East Parking Garage Walkway (Clean only)	\$3,150	\$3,150	\$6,300	5	\$31,500
East Parking Garage Walkway (Clean/Seal)	\$5,775	\$5,775	\$11,550	5	\$57,750
Sheridan Hollow Garage	\$735	\$1,470	\$2,205	3	\$6,615
LOT 2 - GRAND ANNUAL TOTAL BID					\$470,351

4/2/25
DATE

Stephanie Maxwell
SIGNATURE
Stephanie Maxwell - Admin Asst
PRINT NAME / TITLE

BID PROPOSAL FORM - LOT 2

Contractor: Northcoast Cleaning LLC

The above Contractor agrees to perform window cleaning services at the facilities in Lot 2 - Downtown Albany Locations listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 2 - Downtown Albany Locations					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Alfred E. Smith State Office Building	\$ <u>12,000</u>	\$ <u>31,000</u>	\$ <u>43,000</u>	3	\$ <u>129,000</u>
Empire State Plaza Robert Abrams Building for Law and Justice	\$ <u>3600</u>	\$ <u>8500</u>	\$ <u>12,100</u>	3	\$ <u>36,300</u>
Legislative Office Building (LOB)	\$ <u>5000</u>	\$ <u>20,000</u>	\$ <u>25,000</u>	3	\$ <u>75,000</u>
Swan Street State Office Building	\$ <u>4000</u>	\$ <u>9,000</u>	\$ <u>13,000</u>	3	\$ <u>39,000</u>
Swan Street North/South Cross Over Bridges	\$ <u>1000</u>	\$ <u>1900</u>	\$ <u>2900</u>	10	\$ <u>29,000</u>
Empire State Plaza North Pavilion (Café)	\$ <u>330</u>	\$ <u>330</u>	\$ <u>660</u>	10	\$ <u>6,600</u>
Empire State Plaza South Pavilion (Children's Place at the Plaza)	\$ <u>330</u>	\$ <u>330</u>	\$ <u>660</u>	10	\$ <u>6,600</u>
East Parking Garage	\$ <u>1000</u>	\$ <u>1,000</u>	\$ <u>2,000</u>	3	\$ <u>6,000</u>
East Parking Garage Walkway (Clean only)	\$ <u>3000</u>	\$ <u>3000</u>	\$ <u>6,000</u>	5	\$ <u>30,000</u>
East Parking Garage Walkway (Clean/Seal)	\$ <u>5000</u>	\$ <u>5000</u>	\$ <u>10,000</u>	5	\$ <u>50,000</u>
Sheridan Hollow Garage	\$ <u>700</u>	\$ <u>1400</u>	\$ <u>2100</u>	3	\$ <u>6,300</u>
LOT 2 - GRAND ANNUAL TOTAL BID					\$ <u>393,500</u> 413,800

4-3-25
DATE

(Signature)
SIGNATURE
David Stott, Jr, Sole Member
PRINT NAME / TITLE

BID PROPOSAL FORM – LOT 2

Contractor: Janitronics, Inc.

The above Contractor agrees to perform window cleaning services at the facilities in **Lot 2 – Downtown Albany Locations** listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 2 - Downtown Albany Locations					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Alfred E. Smith State Office Building	\$ 13,056	\$ 25,813	\$ 38,869	3	\$ 116,607
Empire State Plaza Robert Abrams Building for Law and Justice	\$ 8,840	\$6,800	\$ 15,640	3	\$ 46,920
Legislative Office Building (LOB)	\$ 3,740	\$ 10,160	\$ 13,900	3	\$ 41,700
Swan Street State Office Building	\$ 8,160	\$8,133	\$ 16,293	3	\$ 48,879
Swan Street North/South Cross Over Bridges	\$ 1,360	\$2,693	\$4,053	10	\$ 40,530
Empire State Plaza North Pavilion (Café)	\$ 272	\$ 272	\$ 544	10	\$ 5,440
Empire State Plaza South Pavilion (Children's Place at the Plaza)	\$ 272	\$272	\$ 544	10	\$ 5,440
East Parking Garage	\$ 1,632	\$ 1,632	\$ 3,264	3	\$ 9,792
East Parking Garage Walkway (Clean only)	\$ 3,400	\$ 3,400	\$6,800	5	\$ 34,000
East Parking Garage Walkway (Clean/Seal)	\$ 4,080	\$4,080	\$8,160	5	\$ 40,800
Sheridan Hollow Garage	\$2,720	\$5,264	\$ 7,984	3	\$ 23,952
LOT 2 - GRAND ANNUAL TOTAL BID					\$ 414,060

4/7/25
DATE

Dan Harris

SIGNATURE
Dan Harris Client Success Manager

PRINT NAME / TITLE



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Authorized Individual (Signature)

Witness (Signature)

Lot 3 – W. Averell Harriman Campus

<u>VENDOR</u>	<u>PRICE</u>
Tri State Facade Services, Inc.	\$ 303,900.00
Northcoast Cleaning LLC	\$ 263,005.00
Janitronics, Inc.	\$ 267,320.00

BID PROPOSAL FORM – LOT 3

Contractor: _____

The above Contractor agrees to perform window cleaning services at the facilities in Lot 3 – W. Averill Harriman Campus Locations listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 3 - W. Averill Harriman Campus Locations					
	Item A Inside	Item B Outside	Item C Per Cleaning Cost (A + B)	Item D Frequency	Item E Total Cost per Building (C x D)
Campus Building 03	\$1,500	\$1,000	\$1,500	3	\$4,500
Campus Building 04	\$2,000	\$2,500	\$4,500	5	\$22,500
Campus Building 05	\$2,000	\$7,500	\$9,500	3	\$28,500
Campus Building 06	\$1,200	\$3,000	\$4,200	3	\$12,600
Campus Building 07	\$900	\$2,500	\$3,400	3	\$10,200
Campus Building 07A	\$4,000	\$11,000	\$15,000	3	\$45,000
Campus Building 08	\$8,000	\$17,000	\$25,000	3	\$75,000
Campus Building 08A	\$500	\$500	\$1,000	3	\$3,000
Campus Building 09	\$5,000	\$5,000	\$10,000	3	\$30,000
Campus Building 12	\$5,000	\$12,000	\$17,000	3	\$51,000
Campus Building 17	\$600	\$600	\$1,200	3	\$3,600
Campus Building 22	\$1,000	\$2,000	\$3,000	3	\$9,000
Campus Building 24	\$1,000	\$2,000	\$3,000	3	\$9,000
LOT 3 - GRAND ANNUAL TOTAL BID					\$308,900

4/2/25

DATE

SIGNATURE

PRINT NAME / TITLE

Stephanie Maxwell
Admin Asst - Stephanie Maxwell

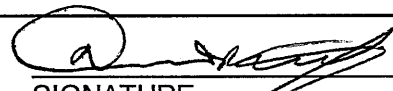
BID PROPOSAL FORM – LOT 3

Contractor: Northcoast Cleaning LLC

The above Contractor agrees to perform window cleaning services at the facilities in Lot 3 – W. Averill Harriman Campus Locations listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 3 - W. Averill Harriman Campus Locations					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Campus Building 03	\$ <u>400</u>	\$ <u>600</u>	\$ <u>1000</u>	3	\$ <u>3000</u>
Campus Building 04	\$ <u>5,290</u>	\$ <u>7000</u>	\$ <u>12,290</u>	5	\$ <u>61,450</u>
Campus Building 05	\$ <u>2,490</u>	\$ <u>4000</u>	\$ <u>6490</u>	3	\$ <u>19,470</u>
Campus Building 06	\$ <u>1,000</u>	\$ <u>1450</u>	\$ <u>2450</u>	3	\$ <u>7,350</u>
Campus Building 07	\$ <u>1,175</u>	\$ <u>2000</u>	\$ <u>3175</u>	3	\$ <u>9,525</u>
Campus Building 07A	\$ <u>2,000</u>	\$ <u>3035</u>	\$ <u>5035</u>	3	\$ <u>15,105</u>
Campus Building 08	\$ <u>8000</u>	\$ <u>13,300</u>	\$ <u>21,300</u>	3	\$ <u>63,900</u>
Campus Building 08A	\$ <u>300</u>	\$ <u>500</u>	\$ <u>800</u>	3	\$ <u>2,400</u>
Campus Building 09	\$ <u>2200</u>	\$ <u>4000</u>	\$ <u>6200</u>	3	\$ <u>18,600</u>
Campus Building 12	\$ <u>4700</u>	\$ <u>10,050</u>	\$ <u>14,750</u>	3	\$ <u>44,250</u>
Campus Building 17	\$ <u>350</u>	\$ <u>650</u>	\$ <u>1000</u>	3	\$ <u>3,000</u>
Campus Building 22	\$ <u>550</u>	\$ <u>1000</u>	\$ <u>1550</u>	3	\$ <u>4650</u>
Campus Building 24	\$ <u>1200</u>	\$ <u>2225</u>	\$ <u>3425</u>	3	\$ <u>10,275</u>
LOT 3 - GRAND ANNUAL TOTAL BID					\$ <u>263,005</u>

4-3-25
DATE


 SIGNATURE
David Stoff, Jr., Sole Member
 PRINT NAME / TITLE

BID PROPOSAL FORM – LOT 3

Contractor: Janitronics, Inc.

The above Contractor agrees to perform window cleaning services at the facilities in Lot 3 – W. Averill Harriman Campus Locations listed below in accordance with the specifications in this IFB for the prices bid below.

<u>Lot 3 - W. Averill Harriman Campus Locations</u>					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Campus Building 03	\$816	\$ 544	\$ 1,360	3	\$ 4,080
Campus Building 04	\$ 4,352	\$ 8,528	\$ 12,880	5	\$ 64,400
Campus Building 05	\$ 3,264	\$ 3,264	\$ 6,528	3	\$ 19,584
Campus Building 06	\$ 2,176	\$ 2,176	\$ 4,352	3	\$ 13,056
Campus Building 07	\$ 2,176	\$ 2,632	\$ 4,808	3	\$ 14,424
Campus Building 07A	\$ 3,264	\$ 3,264	\$ 6,528	3	\$ 19,584
Campus Building 08	\$ 10,880	\$ 6,528	\$ 17,408	3	\$ 52,224
Campus Building 08A	\$ 272	\$ 272	\$ 544	3	\$ 1,632
Campus Building 09	\$ 3,808	\$ 3,264	\$ 7,072	3	\$ 21,216
Campus Building 12	\$ 4,896	\$ 5,712	\$ 10,608	3	\$ 31,824
Campus Building 17	\$ 1,088	\$ 544	\$ 1,632	3	\$ 4,896
Campus Building 22	\$ 0.00	\$ 2,176	\$ 2,992	3	\$ 8,976
Campus Building 24	\$ 1,632	\$ 2,176	\$ 3,808	3	\$ 11,424
LOT 3 - GRAND ANNUAL TOTAL BID					\$ 267,320

4/7/25
DATE

Dan Harris

SIGNATURE
Dan Harris Client Success

PRINT NAME / TITLE



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Authorized Individual (Signature)



Witness (Signature)

Lot 4 – Downtown Albany High Rise

<u>VENDOR</u>	<u>PRICE</u>
Tri State Facade Services, Inc.	\$168,000.00
Northcoast Cleaning LLC	\$183,456.00

BID PROPOSAL FORM – LOT 4

Contractor: Tristate Facade Services

The above Contractor agrees to perform window cleaning services at the facilities in Lot 4 – Downtown Albany High Rise listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 4 – Downtown Albany High Rise					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Empire State Plaza Corning Tower	\$15,000	\$25,000	\$40,000	2	\$80,000
Empire State Plaza Agency 1 Building	\$3,000	\$8,000	\$11,000	2	\$22,000
Empire State Plaza Agency 2 Building	\$3,000	\$8,000	\$11,000	2	\$22,000
Empire State Plaza Agency 3 Building	\$3,000	\$8,000	\$11,000	2	\$22,000
Empire State Plaza Agency 4 Building	\$3,000	\$8,000	\$11,000	2	\$22,000
LOT 4 - GRAND ANNUAL TOTAL BID					\$168,000

4/12/25
DATE

Stephanie Maxwell
SIGNATURE

Stephanie Maxwell - Admin Asst
PRINT NAME / TITLE


BID PROPOSAL FORM – LOT 4

Contractor: Northcoast Cleaning LLC

The above Contractor agrees to perform window cleaning services at the facilities in Lot 4 – Downtown Albany High Rise listed below in accordance with the specifications in this IFB for the prices bid below.

Lot 4 – Downtown Albany High Rise					
	<u>Item A Inside</u>	<u>Item B Outside</u>	<u>Item C Per Cleaning Cost (A + B)</u>	<u>Item D Frequency</u>	<u>Item E Total Cost per Building (C x D)</u>
Empire State Plaza Corning Tower	\$ 22,000	\$ 22,400	\$ 44,400	2	\$ 88,800
Empire State Plaza Agency 1 Building	\$ 5,000	\$ 6,832	\$ 11,832	2	\$ 23,664
Empire State Plaza Agency 2 Building	\$ 5,000	\$ 6,832	\$ 11,832	2	\$ 23,664
Empire State Plaza Agency 3 Building	\$ 5,000	\$ 6,832	\$ 11,832	2	\$ 23,664
Empire State Plaza Agency 4 Building	\$ 5,000	\$ 6,832	\$ 11,832	2	\$ 23,664
LOT 4 - GRAND ANNUAL TOTAL BID					\$ 183,456

4-3-25
DATE


SIGNATURE
David Stott, Jr., Sole Member
PRINT NAME / TITLE