



Newsletter

September 10, 2026

Meeting: Ann MacAffer President

Greeter:

mycdbl.com

MISSION STATEMENT

Capital District Business Leaders enhance the growth of members' businesses by providing a forum for the exchange of business leads, products, and services. Our name represents excellence and respect for our clients, community and professions. We are committed to contributing back to the community.

VISITORS/ALTERNATES

Heather Howley

Independent Helicopters

Heather is **Sean Howley**'s sister and owns Independent Helicopters, a company that provides private helicopter rides and transportation, flight training and more. She has been in business for 18 years and is based in Saratoga and Newburgh.

<https://independenthelicopters.com>

845-549-3755

independenthelicopters@gmail.com

ANNOUNCEMENTS

Nancy McKiernan will be out on vacation next week. You can still submit leads online for the leads report while she's gone.

Ann MacAffer of CBRE reports that Kevin Catalano gave a shout out to Don's Moving & Storage on LinkedIn recently. Kevin works for the Albany Partnership.

Frank Paladino of RightComm LLC announced the Colonie Chamber mixer being held on the Proctor's stage on October 7.

GOOD NEWS

Terry Hamlin of Oncore is going to do an installation at a business that was a referral from Don Espey a year ago - sometimes leads take time to come to fruition.

Ann MacAffer has two lease renewals - Amar a 24,000 sf warehouse overhead door business, and Primo Beverages in Halfmoon.

Dawn Morrison of Armida Rose Realty has a listing under contract.

Walter Guiles of TechBridge Group announced his daughter played her first game as captain of the Niskayuna girls volleyball team.

WISH LIST

Frank Paladino is looking for new or moving businesses.

Dawn Morrison is looking for listings. It's not too early to think about listing your house for spring. It's hard to find contractors so it may take a while to get your house ready for the market.

THANK YOUS

Dawn Morrison to Nancy McKiernan

Ann MacAffer to Patsy Immediato

Frank Paladino to Walt Guiles

COMMITTEE REPORTS

Treasurer's Report – Nick Marchese

No report.

Leads – Will Berglund

Lead of the Week - **Patsy Immediato**

Please remember to submit your leads.

Special Events –Frank Paladino

Frank is working on a fall event.

Membership – Josh Jennings

No report.

Speakers/Greeters – Davis Moeckel

Sept. 10 Need speaker, Davis Moeckel, greeter.

Sept. 17 Need speaker

Davis is circulating the speaker signup sheet for the 4th quarter.

CDBL OPEN CATEGORIES

Advertising

Architect

Caterer

Document Destruction

Event Planner

Florist

Healthcare

Interior Designer

Jeweler

Limousine Service

Long Term Care

Office Supply

Promotional Items

Sign Company

Title Insurance

Web Designer

TODAY'S SPEAKER

No speaker - general discussion of what's coming and going in the area, Costco, etc.

50-50

Frank Paladino - No joker

Collected: \$10 - Jackpot = \$230.50

ATTENDANCE (19 Members)

Members (10) Alternates (-), Guests (1)

Total Attendance (11)