

AMERICA'S CENTRAL PORT DISTRICT - MINUTES OF BOARD MEETING
March 10, 2025

The regular monthly meeting of the America's Central Port District Board was held at the Port District offices on March 10, 2025 at 11:45 AM.

Roll call:

| | |
|----------------|---------|
| Lisa Brown | Present |
| Tyrone Echols | Present |
| Tisha Glasper | Present |
| Ed Hagnauer | Present |
| John Hamm III | Present |
| Debra Mendoza | Present |
| Mike Nordstrom | Present |
| David Goins | Present |

In addition to the Members listed above, Dennis Wilmsmeyer, Robbie Williams, Phil Sholl, Alex Burkart, Shawn Ward, Ben McCall and Bill Stahlman, as Port Engineer, of Port Staff; and Derek Filcoff, as legal counsel were also in attendance.

Chairman called for public comment. Hearing none, he asked for the approval of the Minutes of February 10, 2025. Mr. Hamm moved that the Minutes be approved. Mr. Echols seconded and with all Members present and voting Aye, Chairman declared motion passed and Minutes approved.

Mr. Hagnauer moved that the Financials be accepted and placed on file. Ms. Brown seconded. Roll call:

Voting Aye - Brown
Echols
Glasper
Hagnauer
Mendoza
Nordstrom
Goins

Present - Hamm

Voting Nay - None

Motion passed and Financials approved.

Resolution was presented, entitled "A RESOLUTION APPROVING AMENDMENT NO. 1 TO THE LEASE AND OPERATION AGREEMENT OF THE MADISON HARBOR, DATED DECEMBER 13, 2021, BETWEEN AMERICA'S CENTRAL PORT DISTRICT AND SCF LEWIS & CLARK TERMINALS, LLC." Ms. Mendoza moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in

the written form as now presented. Ms. Glasper seconded. Roll call:

Voting Aye - Brown
Echols
Glasper
Hagnauer
Hamm
Mendoza
Nordstrom
Goins

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Resolution was presented, entitled “A RESOLUTION APPROVING AMENDMENT NO. 3 TO THE LEASE AGREEMENT, DATED JUNE 10, 2019, BETWEEN AMERICA'S CENTRAL PORT DISTRICT AND SCF TERMINALS, LLC.” Mr. Nordstrom moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Ms. Brown seconded. Roll call:

Voting Aye - Brown
Echols
Glasper
Hagnauer
Hamm
Mendoza
Nordstrom
Goins

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Resolution was presented, entitled “A RESOLUTION APPROVING THE LOWEST RESPONSIBLE BIDDER AND AUTHORIZING THE EXECUTION OF THE CONTRACT DOCUMENTS FOR THE P25-LAND-00A COMMERCIAL GROUNDS MAINTENANCE PROJECT.” Mr. Hamm moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Ms. Glasper seconded. Roll call:

Voting Aye - Brown
Echols
Glasper
Hagnauer
Hamm
Mendoza

Nordstrom
Goins

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Resolution was presented, entitled “A RESOLUTION APPROVING THE LOWEST RESPONSIBLE BIDDER AND AUTHORIZING THE EXECUTION OF THE CONTRACT DOCUMENTS FOR THE P25-LAND-00B RESIDENTIAL GROUNDS MAINTENANCE PROJECT.” Mr. Echols moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Mr. Hagnauer seconded. Roll call:

Voting Aye - Brown
Echols
Glasper
Hagnauer
Hamm
Mendoza
Nordstrom
Goins

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Port Engineer, Bill Stahlman, presented a brief summary of the Engineer’s Report. Mr. Echols moved that the Engineer’s Report be placed on file. Mr. Nordstrom seconded and, with all Members present and voting Aye, Chairman declared motion passed and approved.

Ben McCall, Deputy Director, gave a brief overview of the Business Report. He reported that staff is working with the YMCA for a lease renewal that would potentially give the Port the opportunity to purchase the Fitness Center. The Port Harbor Rail Operations agreement is with their legal team and we are awaiting comments. He also noted that we still have a few Federal tenant leases that represent about 20 percent of our total commercial properties and, given the big spending cuts under the new Administration, we are watching closely to see how it may affect occupancy. Mr. Hamm moved that the Business Report be accepted and placed on file. Mr. Echols seconded and, with all Members present and voting Aye, Chairman declared motion passed and approved.

Executive Director, Dennis Wilmsmeyer, informed the Members that the 5-year Appraisal for the 300-acre property we lease from the US Army Corps of Engineers (USACE) is completed and was submitted to them for their review. Rent will increase again this year. Port staff is in discussions with the Corps to potentially purchase the property from the Corps.

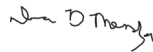
Mr. Wilmsmeyer also informed the Members that he attended Lobby Day in Springfield on March 4th with the Leadership Council of Southwest Illinois. While there, he discussed some

proposed “clean-up” items in our legislation with our local legislators, specifically relating to the definition of a quorum of the Board and borrowing money. Numerous bills are being proposed regarding Illinois’ ports that may be rolled into an omnibus bill.

Mr. McCall informed the Members that Staff made the difficult decision to eliminate the position that Drew Powless was hired to perform due to federally-funded grant changes as well as SCF/Ingram project administration. The Port received over 150 applications for the Receptionist position and staff will be conducting interviews and hope to have a new receptionist by the next Board Meeting.

There being no further business to come before the Board, Mr. Echols moved that the Meeting be adjourned. Mr. Hagnauer seconded and, with all Members present and voting Aye, Chairman declared motion passed and meeting adjourned.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Dan O'Malley".

Secretary Pro-Tem