MEMORANDUM FOR PORTS OF INDIANA COMMISSION MEETING

Q3 Meeting – September 10, 2026 – Mount Vernon, Ind.

The memo summarizes the Ports of Indiana Commission meeting held on September 10, 2026, at CountryMark Innovation Center, 401 Southwind Plaza, Mount Vernon, IN, as per I.C. 5-14-1.5.

EXECUTIVE SESSION: 8:30 AM (CT): Discussion of litigation, pursuant to I.C.5-14-1.5-6.1-1(b)(2)(B); leases pursuant to I.C.5-14-1.5-6.1(b)(2)(D); personnel issues, pursuant to I.C.5-14-1.5-6.1(b)(9), and other confidential material pursuant to I.C.5-14-1.5-6.1(b)(7).

PUBLIC SESSION: 11:40 AM (CT): General Counsel Doug Kowalski acknowledged a quorum, and the meeting is in compliance with the Indiana Open Door Law. Commissioners present: Chairman, Steve Stemler, Vice-Chair Messer, Commissioner Monica Newhouse-Rodriguez, Commissioner Mike Simms, Commissioner Chuck Williams, Commissioner Randy Palmateer, Commissioner Dan Huge, and Secretary/Treasurer Tom Hoback.

Special Election for Secretary/Treasurer: Motion: To approve the appointment of Thomas G Hoback as the Commission Secretary/Treasurer. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Newhouse-Rodriguez; **Resolved:** All in favor, none opposed. Motion approved.

NEW COMMISSIONER OATH OF OFFICE: General Counsel Doug Kowalski administered the oath to new Commissioner Dan Huge and Secretary/Treasurer Tom Hoback.

APPROVAL OF MINUTES: Motion: Approval of Minutes from June 11, 2026; **Moved by:** Vice-Chair Messer **Second**: Commissioner Huge; **Resolved:** All in favor, none opposed. Motion approved.

ACTION ITEMS

1. **Indiana River & Rail Terminal Lease Amendment – Motion**: The staff recommends that the Commission delegate authority to the CEO to execute the IRRT lease amendment for Mount Vernon. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Palmateer; **Resolved:** All in favor, none opposed. Motion approved.

2. **Indiana River & Rail Terminal Lease Amendment– Motion:** The staff recommends that the Commission delegate authority to the CEO to execute the IRRT lease amendment for Jeffersonville. **Moved by:** Commissioner Huge; **Seconded by:** Commissioner Palmateer; **Resolved:** All in favor, none opposed. Motion approved.

3. **Purchase of Real Estate from NIPROP, LLC – Motion:** The staff recommends that the Commission approve and ratify the CEO's execution of the Purchase and Sale Agreement for the NIPROP property and authorize the CEO to take all additional actions necessary to complete the acquisition. **Moved by:** Commissioner Williams; **Seconded by:** Commissioner Palmateer; **Resolved:** All in favor, none opposed. Motion approved.

4. **Purchase of Real Estate from Nickles/Crown Jewel Investment – Motion:** The staff recommends that the Commission approve and ratify the CEO's execution of the Purchase and Sale Agreement for the Clark W. Nickles and Crown Jewel Investments, LLC property and authorize the CEO to take all additional actions necessary to complete the acquisition. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Newhouse-Rodriguez; **Resolved:** All in favor, none opposed. Motion approved.

5. **Lease with MG Indiana, LLC – Motion:** The staff recommends that the Commission delegate authority to the CEO to negotiate the final terms of and execute a new lease with MG Indiana. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Williams; **Resolved:** All in favor, none opposed. Motion approved.

6. **Lease with Feralloy Processing – Motion:** The staff recommends that the Commission delegate authority to the CEO to negotiate the final terms of and execute an amendment to the Feralloy Processing lease. **Moved by:** Commissioner Huge; **Seconded by:** Commissioner Newhouse-Rodriguez; **Resolved:** All in favor, none opposed. Motion approved.

7. **Lease Office Space from Intech – Tabled**

8. **2027-2029 Capital Budget – Motion:** The staff recommends approval of the 2027-2029 Capital Budget. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Newhouse-Rodriguez; **Resolved:** All in favor, none opposed. Motion approved.

9. **2027 Insurance Renewal – Motion:** The staff recommends the Commission authorize the CEO to execute POI's policy renewals. **Moved by:** Commissioner Newhouse-Rodriguez; **Seconded by:** Commissioner Huge; **Resolved:** All in favor, none opposed. Motion approved.

NEW BUSINESS

10. **Amendment to Slag Remediation Contracts – Motion:** The staff recommends authorizing the CEO to negotiate, approve, and execute the change orders related to the project documents necessary to complete the remediation of Parcel 2L014. **Moved by:** Commissioner Huge; **Seconded by:** Commissioner Williams; **Resolved:** All in favor, none opposed. Motion approved.

11. **Storm Damage Repairs to Shed 1 Roof – Motion:** The staff recommends delegating authority to the CEO to award the contract for Shed 1 roof repairs. **Moved by:** Vice-Chair Messer; **Seconded by:** Commissioner Huge; **Resolved:** All in favor, none opposed. Motion approved.

The next meeting will be on Thursday, December 10, 2026, in Indianapolis, Ind.

Meeting adjourned at 1:08 PM (CT)