

Georgia Ports Authority
Tuesday March 24, 2026
8:30 a.m.
Jekyll Island Club Resort
Jekyll Island, GA

762-233-1679
Conference ID: 749 020 537#

Agenda

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|-------------------------------------|-----|---|
| Poitevint
Poitevint
Tarbutton | 1. | Call to Order
a) Approval of Agenda – Action
b) Attendance Report |
| Poitevint | 2. | Approval of Minutes – Action |
| Poitevint | 3. | Receive Comments Regarding Agenda and Non-Agenda Items |
| | 4. | Committee Chair Reports
Audit, Budget & Finance – Tarbutton
Community & Government Affairs – Kilpatrick
Ports Development – Hertz
Sales, Marketing & Communications – Wilheit |
| Novack | 5. | Executive Division
a) Easement Agreement Chatham County, GA – Action
b) Property Resolution Chatham County, GA – Action
c) Brunswick Harbor Budget Modifications – Action |
| Dooley | 6. | Administrative Division
a) Monthly Purchasing Request(s) – Action
b) Capital/Operating Purchase Report
c) GPA Rules, Regulations and By-Laws – Action |
| Dooley | 7. | Finance Division |
| Novack
Sutton | 8. | Engineering Division
a) Gate 3 and 4 Improvements – Action
b) Data Center Storage – Action |
| Lynch | 9. | Chief Executive Officer Report |
| Poitevint | 10. | Chairman's Comments
a) Appointment of Nominating Committee |
| Poitevint | 11. | Executive Session (<i>if needed</i>) |

NEXT AUTHORITY MEETING IS MAY 18 & 19 IN SAVANNAH, GA

MINUTES OF MEETING

GEORGIA PORTS AUTHORITY SAVANNAH, GEORGIA

January 27, 2026

The meeting was called to order by Chairman Alec L. Poitevint. Other Authority Members present were Vice Chairman, Christopher Womack, Secretary and Treasurer, Benjamin J. Tarbutton, III and Authority Members, James L. Allgood, David J. Cyr, Kent Fountain, Jr., Don A. Grantham, Douglas J. Hertz, Martin "Trey" Kilpatrick, William D. McKnight, Philip Wilheit, Jr. and Joel Wooten. Leda Chong was excused for good cause.

Staff members attending were President & CEO Griffith Lynch, Lise Altman, Flavio Batista, Tom Boyd, Robert Dooley, Susan Gardner, Olli Himbert, Ed McCarthy, James McCurry, Christopher Novack, William Sutton, and Emily Richardson. Special Assistant Attorney General Paul Threlkeld also attended. Guests are shown on the attached sign in sheet.

On motion by Mr. Hertz, seconded by Mr. Wooten, it was unanimously voted: To approve the agenda.

On motion by Mr. Womack, seconded by Mr. Cyr, it was unanimously voted: To approve the minutes of the meeting held on November 17, 2025, and accept them as distributed.

On motion by Mr. Allgood, seconded by Mr. Cyr, it was unanimously voted: To approve the Non-Exclusive Easement Agreement between Georgia Ports Authority and Georgia Power Company. This easement is located off Little Hearst Parkway in Chatham County Georgia.

ABSTAINED: Womack & Kilpatrick

On motion by Mr. Wilheit, seconded by Mr. Cyr, it was unanimously voted: To approve the Non-Exclusive Easement Agreement between Georgia Ports Authority and Georgia Power Company. This easement is located off Bay Street in Chatham County Georgia.

ABSTAINED: Womack & Kilpatrick

On motion by Mr. McKnight, seconded by Mr. Wilheit, it was unanimously voted: To approve the Non-Exclusive Easement Agreement between Georgia Ports Authority and Georgia Department of Transportation in the form attached hereto.

On motion by Mr. Grantham, seconded by Mr. Hertz, it was unanimously voted: To approve the attached Resolution (i) declaring the Property to be surplus; (ii) that the property may be sold for a price equal to fair market value as determined by a certified appraisal in accordance with a fully negotiated Purchase and Sale Agreement; and (iii) authorizing the President and Chief Executive Officer, and Chief Administrative Officer, of the Authority to execute any and all closing documents necessary to effect the sale of the Property having first received approval the Governor, Auditor and Attorney General of the State of Georgia.

Current policy requires that the Authority approve all purchases that total \$500,000 or more. For the period, there are two (2) capital purchases and eight (8) operating purchases for a total of \$24,817,695. On motion by Mr. Tarbutton, seconded by Mr. Wilheit, it was unanimously voted: To approve ten (10) purchases as presented in the attached report.

Current policy requires that the Staff provide monthly reports to the Authority concerning capital and operating purchases totaling \$100,000 or more, but less than \$500,000. For the period, there were no (0) capital purchases and fifteen (15) operating expenses totaling \$ 3,496,800. This item is provided for information only. No action by the Authority is required.

On motion by Mr. Tarbutton, seconded by Mr. Wilheit, it was unanimously voted: To authorize the President & Chief Executive Officer to award contracts and/or purchase orders in accordance with the contracting and purchasing policies of the Georgia Ports Authority and establish a total budget up to \$754,256 for the Port Security Grant (Round 25) the Cybersecurity Resiliency and Redundancy for Critical Supply Chain Communication project.

On motion by Mr. Womack, seconded by Mr. Hertz, it was unanimously voted: To authorize the President & Chief Executive Officer to award contracts and/or purchase orders in accordance with the contracting and purchasing policies of the Georgia Ports Authority and establish a total budget up to \$1,454,172 for the Port Security Grant (Round 25) the Garden City Terminal Cyber Secure Video Management System Equipment project.

On motion by Mr. Tarbutton, seconded by Mr. Wooten, it was unanimously voted: To authorize the President & Chief Executive Officer to award contracts and/or purchase orders in accordance with the contracting and purchasing policies of the Georgia Ports Authority and establish a total budget up to \$1,460,082 for the Port Security Grant (Round 25) the Ocean Terminal Cyber Secure Video Management System Equipment project.

On motion by Mr. Grantham, seconded by Mr. Hertz, it was unanimously voted: To establish contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to issue contracts and purchase orders in support of the project in accordance with GPA Purchasing procedures, and 3) establish an overall project budget of \$2,950,000 for the Garden City Terminal Gate 1 Access Modifications project.

On motion by Mr. Kilpatrick, seconded by Mr. Cyr, it was unanimously voted: To establish contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to issue contracts and purchase orders in support of the project, and 3) establish an overall project budget of \$8,800,000 for the Colonel's Island Northside Parcel Raising-Phase 2 project.

On motion by Mr. Cyr, seconded by Mr. Tarbutton, it was unanimously voted: To establish contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to issue contracts and purchase orders in support of the project, and 3) establish an overall project budget of \$2,500,000 for the Customer Access Portal System.

On motion by Mr. Wilheit, seconded by Mr. Tarbutton, it was unanimously voted: To establish contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to

issue contracts and purchase orders in support of the project, and 3) establish an overall project budget of \$1,460,000 for the Ocean Terminal OCR System.

There was no executive session.

On motion by Mr. Allgood, seconded by Mr. McKnight, it was unanimously voted: To adjourn the meeting.

There being no further business, the meeting was adjourned.

Alec L. Poitevint, II
Chairman

Benjamin J. Tarbutton
Secretary and Treasurer

MINUTES OF MEETING

**GEORGIA PORTS AUTHORITY
SAVANNAH, GEORGIA**

January 27, 2026

CHIEF EXECUTIVE OFFICER'S REPORT

The full Chief Executive Officer's Report was included in the Board package.

COMMENTS FROM THE CHAIRMAN

Chairman Poitevint complimented staff for a great report. We have a strong numbers despite the industry challenges we are facing. He included that our team and partners can count on us. The Georgia Ports Authority make it easy to do business with and continue to do so.



TO: Chairman and Members of the Georgia Ports Authority

SUBJECT: **Non-Exclusive Easement Agreement | Chatham County**

DATE: March 24, 2026

ISSUE: GPA is the owner of certain real property comprised of 948.17 acres located in Chatham County, Georgia and referred to as the "Mega Site" (the "Property"). Bellsouth Communications, LLC, d/b/a AT&T Southeast ("AT&T"), has requested a non-exclusive easement over and under a portion of the Property for the purpose of installing, operating, and maintaining certain utility facilities necessary to provide the Georgia Department of Transportation ("GDOT") with fiber service for its interstate camera system at the I-95 and I-16 interchange. The term of the easement will be twenty (20) years. If AT&T abandons the easement for a continuous period of six (6) months, all easement rights and privileges will cease and revert to GPA. GPA will have the right to use the easement area for any purpose that does not interfere with AT&T's easement rights. A copy of the proposed Non-Exclusive Easement Agreement is attached for approval.

POLICY IMPLICATIONS: The Non-Exclusive Easement Agreement is in keeping with current policy.

FINANCIAL IMPACT: AT&T will pay GPA \$5,000, as consideration for granting the 20-year easement. AT&T's facilities are necessary to establish internet connectivity for camera installations supporting GDOT's 1-16/1-95 project.

STAFF CONTACT: Griffith Lynch, President and Chief Executive Officer
Paul H. Threlkeld, Special Assistant Attorney General
Christopher Novack, Vice President of Engineering and Facilities Maintenance

RECOMMENDATION: That the Authority approve the proposed Non-Exclusive Easement Agreement between Georgia Ports Authority and AT&T in a form substantially similar to the form attached hereto.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and Chief Executive Officer

Attachment



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **Property Resolution – Chatham County, Georgia**
DATE: March 24, 2026

ISSUE: GPA has entered into a Purchase and Sale Agreement with R.B. Baker Container Yard, LLC (“Seller”), to purchase approximately 60 acres of real property located at 487 Bourne Avenue, Garden City, Chatham County, Georgia (the “Property”), for a purchase price of \$55,000,000.00. The property acquisition would allow GPA to expand its Garden City Terminal to better serve port customers and encourage further economic development for the State of Georgia. Mediterranean Shipping Company (USA), Inc. (“MSC”) is an existing lessee on the Property, and GPA agrees to allow MSC to continue its lease for 5 years beginning as of the closing date. GPA has deposited earnest money in the amount of \$100,000 and will have 75 days to perform due diligence activities. GPA is authorized to purchase property provided that the purchase is first approved by the State Properties Commission of Georgia. The closing is scheduled to occur on June 30, 2026, and is conditioned upon GPA having received approval from its Board and the State Properties Commission. The attached Resolution would approve the executed Purchase and Sale Agreement between GPA and Seller and authorize GPA’s President and Chief Executive Officer to request approval for the purchase from the State Properties Commission.

POLICY IMPLICATIONS: Acquisition of the Property requires approval of a Resolution by the Georgia Ports Authority and approval from the State Properties Commission.

FINANCIAL IMPACT: The purchase price for the Property is \$55,000,000.00 and the earnest money is \$100,000.00. The transaction would be completed using Internal Capital Funds. Associated expenditures of up to \$50,000 are estimated to be necessary for legal, appraisal, environmental, survey, and title work.

STAFF CONTACT: Griffith Lynch, President and Chief Executive Officer
Paul H. Threlkeld, Special Assistant Attorney General

RECOMMENDATION: That the Authority approve the attached Resolution (i) approving the Authority to purchase from R.B. Baker Container Yard, LLC approximately 60 acres located in Garden City, Chatham County, Georgia, for a purchase price of \$55,000,000.00, subject to appraisals, environmental review, survey, and title work, (ii) authorizing expenditure of up to \$50,000 for such appraisals, environmental, survey, title work, and legal expenses, (iii) approving the executed Purchase and Sale Agreement, (iv) authorizing the Authority to request approval of the purchase from the State Properties Commission, and (v) authorizing the President and Chief Executive Officer of the Authority to execute any and all closing documents necessary to effect the purchase of the Property having first received approval of the State Properties Commission.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and Chief Executive Officer

Attachment



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **Construction Funding | Brunswick Harbor Modifications**
DATE: March 24, 2026

ISSUE: The Brunswick Harbor Modifications Study was authorized as a federal new start feasibility study in the Water Resources Development Act of 2016. The feasibility study has been completed and the Chief's Report was signed on March 11, 2022. Subsequently, the Water Resources Development Act of 2022 has provided the necessary Congressional approval to move the Brunswick Harbor Modifications Project into construction. Both Congress and the Georgia General Assembly have approved construction funds for this project.

The Army Corps of Engineers has previously attempted to find an awardable bid for the construction of this project. The bids previously came in at higher than expected and the Corps was unable to award. The GPA has offered contributed funds over and above the initial anticipated cost of the project to get the project completed as quickly as possible.

POLICY IMPLICATIONS: The Brunswick Harbor Modifications Project is in keeping with established policy to enhance operations at the Authority's facilities.

FINANCIAL IMPACT: Estimated expenditures of \$13,017,150 are required for the non-federal cost share for the project. This amount includes the \$6,094,000 that has previously been appropriated by the Georgia General Assembly and GPA internal funds of \$6,923,150.

STAFF CONTACT: Robert F. Dooley III, Chief Financial Officer
Christopher B. Novack, VP Engineering and Facilities Maintenance

RECOMMENDATION: That the Authority 1) establishes contract signature authority to the GPA President and Chief Executive Officer; and 2) authorize the GPA President and Chief Executive Officer to submit the GPA's non-federal funding portion to the United States Army Corps of Engineers in the amount of \$6,923,150 for the Brunswick Harbor Modifications Project.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President & CEO



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **Monthly Purchasing Requests**
DATE: March 24, 2026

ISSUE: At each regular meeting of the Authority, a list of purchase requests in an amount of \$500,000 or greater is presented by staff for approval.

POLICY IMPLICATIONS: Current policy requires that the Authority approve all purchases that total \$500,000 or more.

FINANCIAL IMPACT: For the period, there is one (1) capital purchase and five (5) operating purchases for a total of \$8,130,000.

STAFF CONTACT: Rob Dooley, Chief Financial Officer
Tamela Wright, Purchasing Manager

RECOMMENDATION: That the Authority approves six (6) purchases as presented in the attached report.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and CEO



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **Capital/Operating Purchases Report**
DATE: March 24, 2026

ISSUE: At each regular meeting of the Authority, a list of capital and operating purchases between \$100,000 and \$500,000 is presented by Staff for information.

POLICY IMPLICATIONS: Current policy requires that the Staff provide monthly reports to the Authority concerning capital and operating purchases totaling \$100,000 or more, but less than \$500,000.

FINANCIAL IMPACT: For the period, there were no (0) capital purchases and thirteen (13) operating expenses totaling \$ 2,797,527.

STAFF CONTACT: Rob Dooley, Chief Financial Officer
Tamela Wright, Purchasing Manager

RECOMMENDATION: This item is provided for information only. No action by the Authority is required.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and CEO



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **GPA Rules, Regulations and By-Laws**
DATE: March 24, 2026

ISSUE: The proposed amendments were previously circulated to all Authority Members.
Following discussion during the meeting, the Authority recommended that the Rules, Regulations and By-Laws be amended as presented.

STAFF CONTACT: Paul H. Threlkeld, Special Assistant Attorney General
Robert F. Dooley III, Chief Financial Officer

RECOMMENDATION: The GPA Executive Staff recommends that the Authority approve and adopt the Rules, Regulations and By-Laws as appended hereto, effective on this date, March 24, 2026.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and CEO



TO: Chairman and Members of the Georgia Ports Authority
SUBJECT: **GCT Gate 3 and 4 Improvements**
DATE: March 24, 2026

ISSUE: Facilities inspections at Garden City Terminal's Gate 3 and 4 truck gates reveal the need to replace and/or upgrade the existing interchange canopies. These gates were built over twenty years ago and experience some of the highest daily activities as trucks enter and exit the terminal. The extensive work requires a coordinated effort to complete while container operations continue. Canopy work includes replacing damaged roof sheet metal panels and the supporting purlin structure(s), new gutters and downspouts and installing protective coating systems. The project will also install updated hazard markings and new lane signage to enhance safety and traffic flow at the gates. Renovations to the interior of the Containerport Building adjacent to Gate 4 is also included. The project will be completed over multiple phases during the next 12 to 18 months. Funding for the project is available in the GPA's internal capital improvement program in the amount of \$9,100,000.

POLICY IMPLICATIONS: This project is in keeping with established policy to enhance operations and customer service at the GPA's Garden City Terminal.

FINANCIAL IMPACT: Expenditures up to \$9,100,000 from the GPA's Internal Capital Budget are required for the GCT Gate 3 and 4 Improvements project.

STAFF CONTACT: Christopher B. Novack, P.E., Vice President of Engineering & Facilities Maintenance

RECOMMENDATION: That the Authority 1.) establishes contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to issue contracts and purchase orders in accordance with GPA Purchasing procedures in support of the project, and 3) establish an overall project budget of \$9,100,000 for the Garden City Terminal Gate 3 and 4 Improvements project.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President & Chief Executive Officer



TO: Chairman and Members of the Georgia Ports Authority

SUBJECT: **Data Center On-Prem Storage Refresh**

DATE: March 24, 2026

ISSUE: The network storage devices deployed throughout our data centers have reached end-of-life and therefore will be out of maintenance support.

This hardware refresh will address primary and backup storage at Garden City, the Appalachian Regional Port, and the backup site in Dublin, GA.

POLICY IMPLICATIONS: This project is in keeping with established policy to maintain reliable and relevant information technology systems supporting the mission of the GPA.

FINANCIAL IMPACT: Expenditures of up to \$2,000,000 from the Internal Capital Budget are required for the Data Center On-Prem Storage Refresh.

STAFF CONTACT: William C Sutton III, Chief Information Officer

RECOMMENDATION: That the Authority 1.) establishes contract signature authority to the GPA President and Chief Executive Officer; 2.) authorize Staff to issue contracts and purchase orders in support of the project, and 3) establish an overall project budget of \$2,000,000 for the Data Center On-Prem Storage Refresh project.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Griff Lynch".

Griff Lynch
President and Chief Executive Officer