PhilaPort

MINUTES OF THE BOARD OF DIRECTORS MEETING
June 17, 2026

PhilaPort Board Members Present:
Chairman Michael Pearson, Boise Butler, Robert Clark, David Cuff, David Maser, James Shacklett, John Skoutelas, Ali Perelman

PhilaPort Board Members Absent:
Rocky Bryan, Warren Santone

PhilaPort Staff Present:
Richard Lazer, Edward Henderson, James Walsh, Brian Gocial, Yordania Almonte, George Hutchinson, Sean Mahoney, Ryan Mulvey, Ericka Kisleiko

Commonwealth of Pennsylvania:
Denise Soisson,

Others:
Paul Breeman, David C., Eric Holt, Leo Holt, Michael Holt, Tom Holt, Bill Keller, Lisa Kline, TJ Lepera, Kevin Levy, Megan Moyer, Max Tuttleman

Public Session:
Chairman Pearson convened a Public Session.

Public Presentations:
Sean Mahoney presented the Monthly Marketing Update
Brian Gocial presented the Procurement Updates
James Walsh presented the Port Development Updates
Ryan Mulvey presented the Government & Public Affairs Updates

Resolution:

2026 – 13 RESOLUTIONS AUTHORIZING THE EXECUTION OF A PROFESSIONAL SERVICES AGREEMENT WITH O'ROURKE COMMUNICATIONS GROUP, LLC FOR STRATEGIC COMMUNICATIONS, MEDIA RELATIONS, AND PUBLIC AFFAIRS CONSULTING SERVICES

WHEREAS, the Philadelphia Regional Port Authority (hereinafter, the "Authority" or "PhilaPort") has been authorized under Section 6 of the Act of July 10, 1989, P.L. 290, No. 50, 55 P.S. Sections 697.1-697.24 of the General Assembly of the Commonwealth of Pennsylvania (the "PRPA Act") to make and enter into contracts in furtherance of its purposes; and
WHEREAS, Section 11(d) of the PRPA Act sets forth procedures whereby such contracts may be awarded for professional services in furtherance of the powers and duties of the Authority without competitive bidding; and

WHEREAS the Philadelphia Regional Port Authority ("PRPA" or "PhilaPort") seeks to enhance public awareness and visibility of its brand, mission, operations, economic impact, capital development initiatives, and strategic objectives through a comprehensive external communications program; and

WHEREAS, O'Rourke Communications Group ("OCG"), has been identified as a highly respected communications strategy firm with extensive experience providing media relations, public affairs, and strategic communications services to public agencies and governmental entities such as PhilaPort; and

WHEREAS, OCG has a demonstrated record of success in developing and executing communications strategies for public-sector entities; and

WHEREAS, OCG has proposed to provide strategic communications consulting services to PhilaPort for the period commencing on or about June 18, 2026, and ending June 30, 2027, for a monthly consulting fee of Seven Thousand Five Hundred Dollars ($7,500) as set forth in Exhibit A, and Staff has been determined that the monthly fee is fair and reasonable for the services to be rendered; and

WHEREAS, the Board of Directors, based upon information presented to it has determined that the engagement of OCG is in the best interests of the Authority to support the Authority's public outreach, stakeholder engagement, and strategic communications objectives**.**

NOW, THEREFORE, BE IT RESOLVED:

1. The Board of Directors of the Philadelphia Regional Port Authority hereby authorizes the Executive Director and CEO to execute a Professional Services Agreement with O'Rourke Communications Group, LLC for strategic communications and media relations services substantially consistent with the information presented to the Board and embraced in Exhibit "A".
2. Compensation under the Agreement shall be Seven Thousand Five Hundred Dollars ($7,500) per month, for a total contract amount not to exceed Ninety Thousand Dollars ($90,000), subject to the availability of funds and compliance with all applicable procurement and contracting requirements.

2026 – 14 BOARD RESOLUTION AUTHORIZING THE ENGAGEMENT OF PROFESSIONAL SERVICES OF CONVERGE PUBLIC STRATEGIES

WHEREAS, the Philadelphia Regional Port Authority (hereinafter, the "Authority" or "PhilaPort") has been authorized under Section 6 of the Act of July 10, 1989, P.L. 290, No. 50, 55 P.S. Sections 697.1-697.24 of the General Assembly of the Commonwealth of Pennsylvania (the "PRPA Act") to make and enter into contracts in furtherance of its purposes; and,

WHEREAS, Section 11(d) of the PRPA Act sets forth procedures whereby such contracts may be awarded for professional services in furtherance of the powers and duties of the Authority without competitive bidding; and

WHEREAS, the Authority seeks to strengthen its federal advocacy efforts to advance its strategic priorities, including infrastructure investment, maritime development, supply chain resilience, and economic growth through effective engagement with the United States Congress, federal agencies, and other key stakeholders; and

WHEREAS, Converge Government Affairs LLC ("Converge") is a government relations firm with extensive experience representing public agencies, transportation entities, and infrastructure-focused organizations before the federal government; and

WHEREAS, Converge has submitted a proposal to provide federal government relations representation services to PhilaPort for a term commencing on or about July 1, 2026, and continuing through June 30, 2027, in accordance with the scope of services and compensation outlined in its proposal (attached hereto as Exhibit A); and

WHEREAS, Staff has reviewed the proposal and determined that the scope of services and compensation are fair and reasonable and in the best interests of the Authority; and

WHEREAS, the Board of Directors, based upon the information presented, has determined that the engagement of Converge is necessary and appropriate to support the Authority's federal advocacy objectives and advance its strategic initiatives.

The next order of business was the approval of the Board Meeting Minutes of April 15, 2026, and the Special Meeting Minutes of April 21, 2026. The minutes were moved, seconded, and approved.

NOW, THEREFORE, BE IT RESOLVED:

1. The Board of Directors hereby authorizes the engagement of Converge PublicStrategies to provide professional consulting services in support of PhilaPort's infrastructure initiatives at a rate of Twelve Thousand Dollars ($12,000.00) per month) for a one (1) year period.

2. The Executive Director and CEO of PhilaPort is hereby authorized and directed to negotiate, finalize, and execute an agreement with Converge Public Strategies.

3. PhilaPort is empowered to take all actions consistent with the above to execute all documents, and undertake all measures deemed necessary or appropriate to carry out the intent and purposes of this Resolution.

2026 – 15 AUTHORIZATION TO ENTER INTO CONTRACT WITH DISTRICT COUNCIL 33 – LOCAL 1510

WHEREAS, the Philadelphia Regional Port Authority ("PhilaPort") has been authorized under Section 6 of the Act of July 10, 1989, P.L. 55 P.S. Sections 697.1-697.24 of the General Assembly of the Commonwealth of Pennsylvania (the "PRPA Act") to appoint officers, agents and employees and to prescribe their duties and fix their compensation as well as to make and enter into contracts in furtherance of its purposes; and

WHEREAS, the Board of PhilaPort has determined on the basis of information provided to it (which information is attached hereto as Exhibit "A" and incorporated herein by reference), to entering into an agreement with Local 1510, District Council 33, AFSCME, AFL-CIO.

NOW, THEREFORE, BE IT RESOLVED:

1. That PhilaPort enter into an agreement with Local 1510, District Council 33 AFSCME, AFL-CIO as described in Exhibit "A".

2. That the Executive Director and CEO of PhilaPort, with the advice of its Chief Counsel, is hereby authorized and directed to negotiate the specific terms and conditions of the agreement, and the Executive Director and CEO is hereby authorized and directed to execute, acknowledge and deliver on behalf of the PhilaPort any agreements, documents of other instruments as may be necessary to effectuate the purposes of such agreement.

2026 – 16 AUTHORIZATION TO ENTER INTO AN AGREEMENT OF SALE OF REAL PROPERTY WITH MEILE VENTURES, INC. FOR PIER 96

WHEREAS, the Philadelphia Regional Port Authority ("PhilaPort" or "Authority") is authorized under Section 6 of the Philadelphia Regional Port Authority Act, July 10, 1989, P.L. 291, No. 50, 55 P.S. Sections 697.1-697.24 of the General Assembly of the Commonwealth of Pennsylvania (the "PRPA Act") to expand industrial and commercial activities of the Commonwealth in the operation and management of port facilities and port-related facilities; and

WHEREAS, Section 6(b)(5) of the PRPA Act authorizes PhilaPort to sell and dispose of property; and

WHEREAS, PhilaPort owns certain real property and improvements known as Pier 96 (the "Property"); and

WHEREAS, Pier 96 is currently in an unusable state of disrepair and requires significant capital investment and extensive renovations to restore it to productive use; and

WHEREAS, Meili Ventures, Inc. ("Meili") has proposed to acquire the Property and undertake substantial redevelopment to transform Pier 96 into a grid-integrated, multimodal energy and charging facility.; and

WHEREAS, the proposed redevelopment is expected to enhance port-related and regional economic activity, support emerging transportation technologies, and generate economic benefits for the Philadelphia region; and

WHEREAS, PhilaPort and Meili have negotiated material terms for the sale of the Property for a purchase price of approximately Three Million Five Hundred Thousand Dollars ($3,500,000), as more fully set forth in Exhibit A; and

WHEREAS, the Board has determined that the disposition of Pier 96 to Meili, along with the proposed redevelopment, is in the best interest of the Authority;

NOW, THEREFORE, BE IT RESOLVED:

1. PhilaPort is authorized to enter into an Agreement of Purchase and Sale with Meili Ventures, Inc., or its nominee, for the conveyance of Pier 96 for a purchase price of approximately $3,500,000, on substantially the terms set forth in Exhibit A.
2. The Executive Director and Chief Executive Officer, with advice from the Chief Counsel, is further authorized to negotiate, finalize, and execute the Agreement of Sale and any

The next order of business was the approval of the Board Meeting Minutes of May 20, 2026. The minutes were moved, seconded, and approved.

There being no further public business to come before the board, the Public Session was adjourned.

Respectfully Submitted,

Yordania Almonte

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