

August 13, 2026

**AGENDA ITEM 6A.: PRESENTATION – MARK MEYER, PORT
MANATEE RAILROAD**

BACKGROUND:



Mark Meyer currently serves as the Director of Marketing & Sales for the Southern Region of Regional Rail, LLC, leading the company's commercial, industrial development, marketing, and supply chain functions. Mark manages new business growth through the development of industrial properties along the railroad and is a member of the merger and acquisitions team. He collaborates with local and state government, members of the real estate community, and economic development groups to assemble marketable properties in Central Florida to present to the potential customer base. Mark also developed and supervises Regional Rail's transloading and warehousing functions collaborating directly with customers and strategic partners to further their supply chain capabilities.

Prior to joining the Regional Rail, Mark served as National Accounts Manager for R+L Carriers. Mark was responsible for cultivating \$20 million annually in sales with R+L Carriers Fortune 500 customers. Mark oversaw a staff of thirty account executives and support staff and developed transportation service offerings for the organization's third-party logistics arm R+L Global Logistics. These service offerings included intermodal, international air & ocean, refrigerated, and transborder solutions.

Prior to his time at R+L Carriers, Meyer spent 10 years in various sales management roles in the manufacturing and transportation sectors acting as Director of Sales for the Acme Roll Forming Company and Business Development Manager for Fourstar Transportation. In these roles Mark established a third-party logistics company and implemented various transportation-based service offerings.

Mark served his country in the United States Army and attended Delta College. Mark works as a consultant and transportation expert for numerous economic and development groups across Central Florida and is a member of the Central Florida Planning Group.



Mark Meyer
AVP Marketing & Sales
Regional Rail LLC
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REGIONAL RAIL FOOTPRINT

Regional Rail, LLC (“Regional Rail”) has a history of operating and growing successful short line railroads since establishing the company in 2007. We operate 17 railroads covering more than 800 miles of track, transporting over 70,000 carloads of customer freight in Ohio, Florida, Delaware, New York, North Carolina, Pennsylvania, Illinois, Indiana, Minnesota and Canada. In addition, we have become the premier solutions provider for high-growth Ports across the country, now operating Port railroads in Port Manatee, FL, Port of Morehead City, NC and Port of Indiana Burns Harbor. We transport propane, butane, lumber, fertilizers, food, agriculture, chemicals, metals and much more. Our industrial customer base includes Equistar, US Steel, Cleveland Cliffs, Lowes and Shell Chemical to name a few. We have ample resources, both financial and managerial, to expand our operations.



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PMR'S ROLE SEAPORT MANATEE



What PMR Does for Port Customers

Key Functions:

- Rail switching operations throughout the port
- Railcar storage and staging
- First-mile and last-mile rail connectivity
- Coordination with CSX
- Support for import and export cargo
- Transloading and warehousing support
- Customized logistics solutions



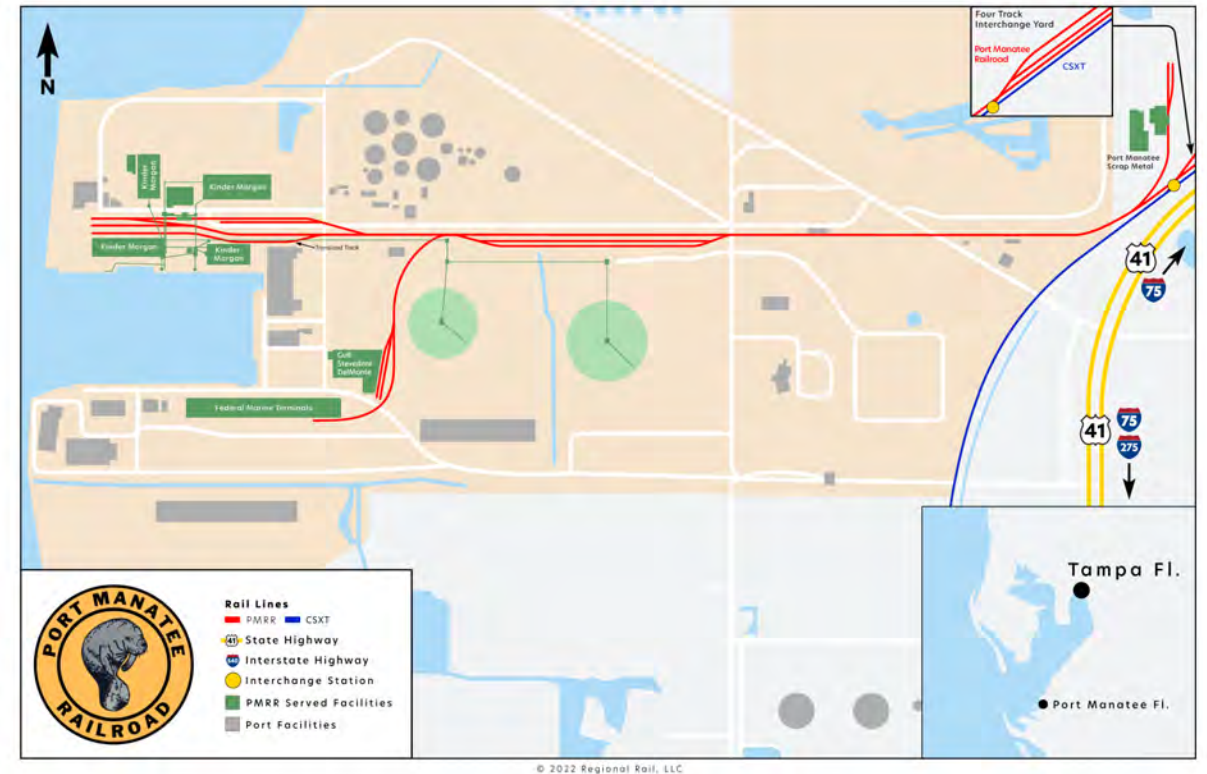
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PMR INFURSTRUCTURE & SERVICE

Port Manatee Railroad provides rail operations for SeaPort Manatee, a strategically located port facility 30 miles south of Tampa, FL

Infrastructure Highlights:

- 7 miles of rail track
- More than 300 railcar spots
- 286,000-pound rail capability
- Access to CSX network
- Rail infrastructure designed to support both import and export growth
- Ability to support multiple commodity groups simultaneously



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CUSTOMER VALUE / SERVICE ADVANTAGES

Why Customers Choose Seaport Manatee & PMR

- Customized switching and storage solutions for individual customer needs
- Competitive transit times compared to other ports in Florida
- Lower congestion and faster throughput versus major metropolitan terminals
- Ability to support project cargo and oversized shipments
- Expanding import market reach



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SUPPORTING DIVERSE CARGO MARKETS THROUGH RAIL

Major Commodities Handled by PMR:



Steel products



Fertilizers and Agricultural Products



Copper



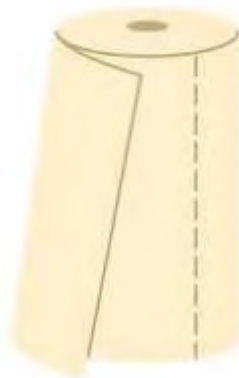
Pulp Products



Animal Feed



Scrap Steel



Linerboard



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ECOMNOMIC & STRETIGIC VALUE

Supporting Regional Growth

Benefit Area	Impact of Rail Service
Job Creation	Supports direct rail, port, warehouse, trucking, and industrial jobs
Industrial Investment	Encourages companies to build rail-served facilities
Supply Chain Resiliency	Provides alternative transportation modes during disruptions
Reduced Road Congestion	Removes heavy truck traffic from highways
Environmental Benefits	Rail moves freight more efficiently with lower emissions per ton-mile
Increased Cargo Volume	Helps ports attract larger and more diverse customers
Regional Competitiveness	Positions ports and industrial sites for long-term growth
Tax Base Expansion	Supports local and regional economic development



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PMR'S COMMITMENT SERVICE TO SERVICE



Enhancing Port Services Every Day

Our Focus:

- Safety-first operations
- Responsive customer service
- Operational flexibility
- Infrastructure collaboration
- Long-term customer partnerships
- Continuous improvement



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LOOKING AHEAD

Future Opportunities for PMR & Seaport Manatee

Areas of Continued Growth:

- Expansion of rail-served industrial development
- Increased transload and warehousing opportunities
- Growth in diversified cargo markets
- Enhanced supply chain resiliency for customers
- Additional project cargo and heavy lift opportunities
- Continued infrastructure investment and modernization
- Strengthening regional and international trade connections



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