

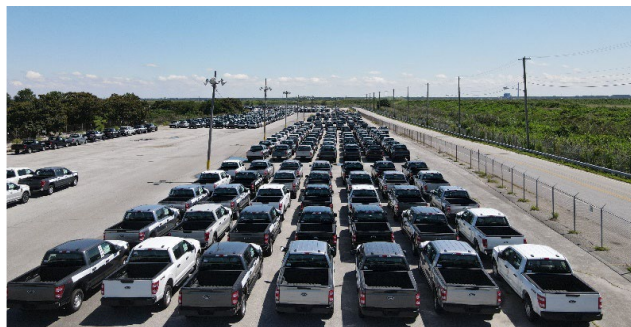


Board of Directors Meeting

August 26, 2025

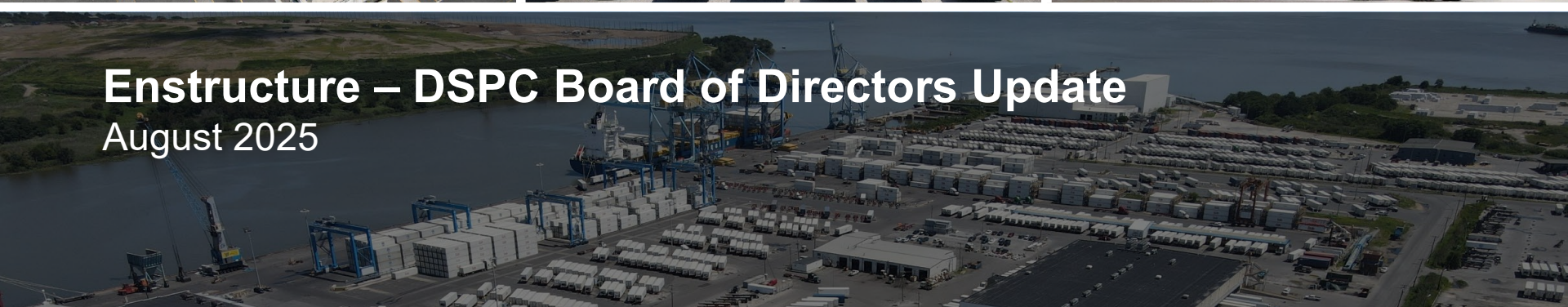
DSPC Updates

Enstructure/Port of Wilmington Update



Enstructure – DSPC Board of Directors Update

August 2025



Agenda

- 1 **Port Wilmington Update**
- 2 Delaware Container Terminal Update

Port Wilmington | Commercial Updates

New forest products customers continue to drive increases in volume and labor hours at Port Wilmington

Brazilian pulp producers

- Wood Pulp volume continues to quickly scale at Port Wilmington → 2025 volume nearly 50% higher than originally anticipated
- Expanded secure facilities (e.g., bonded warehouse / foreign trade zone) to enhance supply chain flexibility for U.S. East Coast and Canadian cargo → tariffs have not resulted in disruption of volume to date

Leading provider of renewable packaging products

- Offloaded 4 vessels totaling 30,000 MT of product to date
- Forecast for remainder of 2025 looks strong, volumes have scaled quickly

Port Wilmington | Operations Update

YTD comparison vs FY24 (July 2025)

**Vessel
tonnage**

+22% Bulk tonnage

+1,874% Breakbulk tonnage¹

**Labor
hours**

+24% Overall labor hours

Port Wilmington has seen a 48% increase in labor dollars YTD

Recall | Port Wilmington Sponsored Job Fair

Hosted by: _____

ENSTRUCTURE

JOB FAIR & CAREER EXPO

Save the date for the Transportation, Logistics, and Supply Chain Job Fair. Explore careers, meet local employers, and take the next step in your professional journey. Registration is now open.



SAVE THE DATE!

 **WEDNESDAY**
September 24, 2025

 **TIME**
2:00 p.m. - 6:00 p.m.

 **LOCATION:**
DelTech - Wilmington
300 Orange St.
Wilmington, DE 19801

- FREE TO ATTEND!
- Connect with local transportation, logistics, and supply chain employers
- Explore full-time, part-time, entry-level, and skilled positions across industries
- Free professional headshots
- Extended event hours to accommodate all schedules

LEARN MORE AT WWW.PORTWILMINGTON.COM



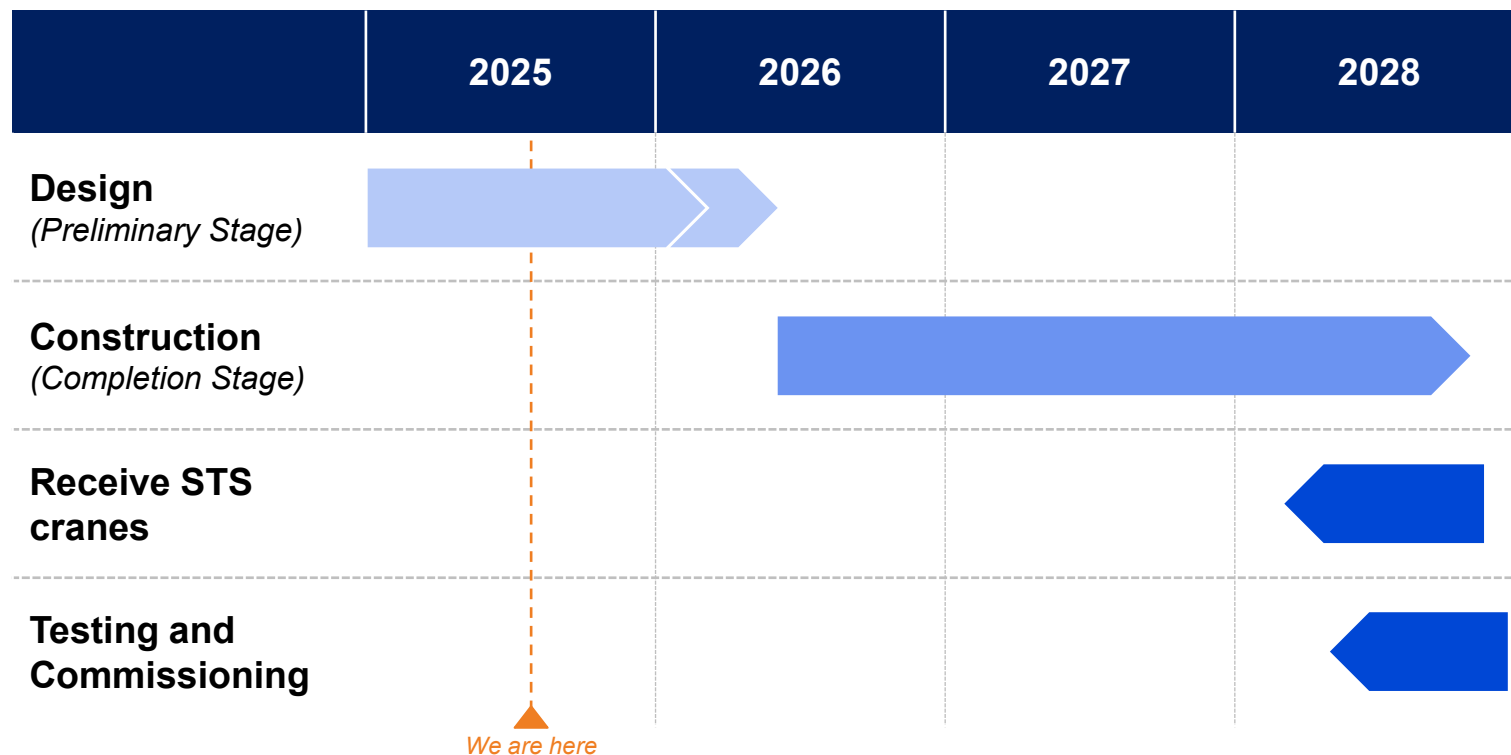
Edgemoor Expansion Update

Agenda

- 1 Port Wilmington Update
- 2 Delaware Container Terminal Update**

Timeline to Project Delivery

Progressive design-build & equipment commissioning schedule for Phase I



Updates in Preliminary Stage Design

- Site investigations are ongoing; design progressing
- Issuing request for proposals for crane equipment in early September
- Negotiating purchase agreement for Clean Ports equipment

Continued progress on the Delaware Container Terminal development and equipment procurement under the Clean Ports grant, in line with the project plan

Thank you



Mitigation Summary

- Initial DSPC permit applications did not include compensatory mitigation plans, but USACE and DNREC received public comments, input from other resource agencies and determined compensatory mitigation was required.
- There are two Compensatory Mitigation Plans:
 - ✓ **DNREC Compensatory Mitigation Plan** dated 9/21/21.
 - ✓ **Federal Compensatory Mitigation Plan** dated 4/8/22.
- **5.5 Acres of lost intertidal and subtidal area from bulkhead construction.**
- **7.5 acres associated with “shading” from wharf construction.**

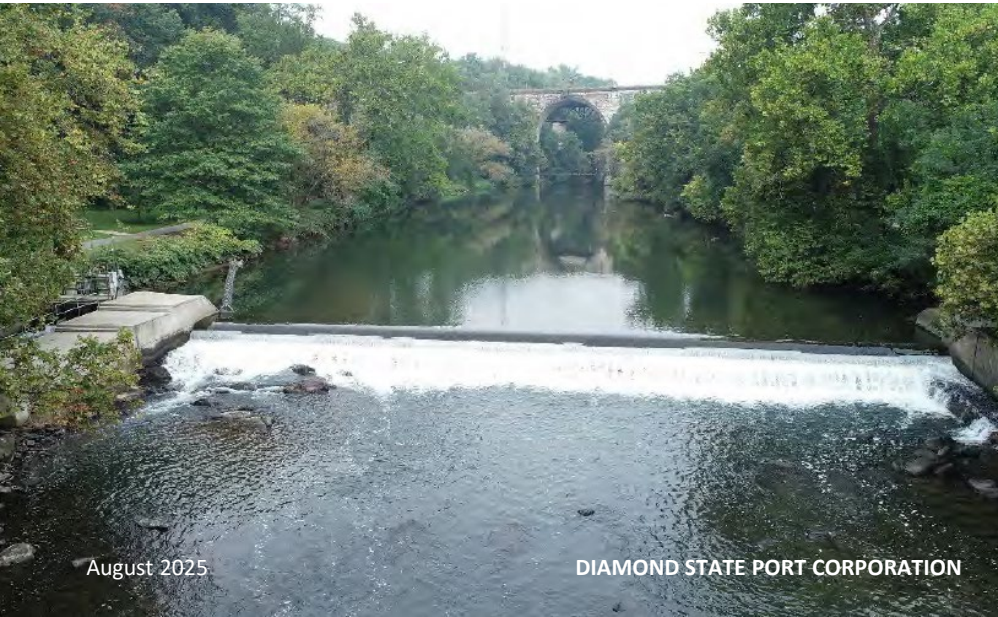
Federal Compensatory Mitigation Plan

August 2025

- Includes analysis of adverse impacts avoided by initial project plan.
- ✓ Review of six sites considered by DSPC.
- ✓ Six sites considered: 1) Existing Port A, 2) Existing Port B, 3) Expand Port via WHS B, 4) Expand Port via WHS C, 5) Riveredge, and 6) Edgemoor.
- ❑ Environmental, technical and engineering constraints options 1-5, such as:
 - Dredging to 45 feet for Wilmington Harbor (existing Port) not viable and environmental impacts far exceed Project.
 - WHS CDF is USACE owned property subject to 6 acres of wetlands mitigation plan, 61 acres of shading impact and new CDF would be required.
 - Riveredge would require over 2x construction dredge and 3x-6x annual dredge, compared to Project.
- ✓ Edgemoor site minimized adverse impacts

Mitigation Team

- ✓ Mitigation team created and led by USACE that included multiple representatives from following resource agencies:
- ✓ National Oceanic and Atmospheric Administration (NOAA).
- ✓ US Fish and Wildlife Services
- ✓ US Environmental Protection Agency
- ✓ National Park Service
- ✓ Delaware River Basin Commission
- ✓ DNREC





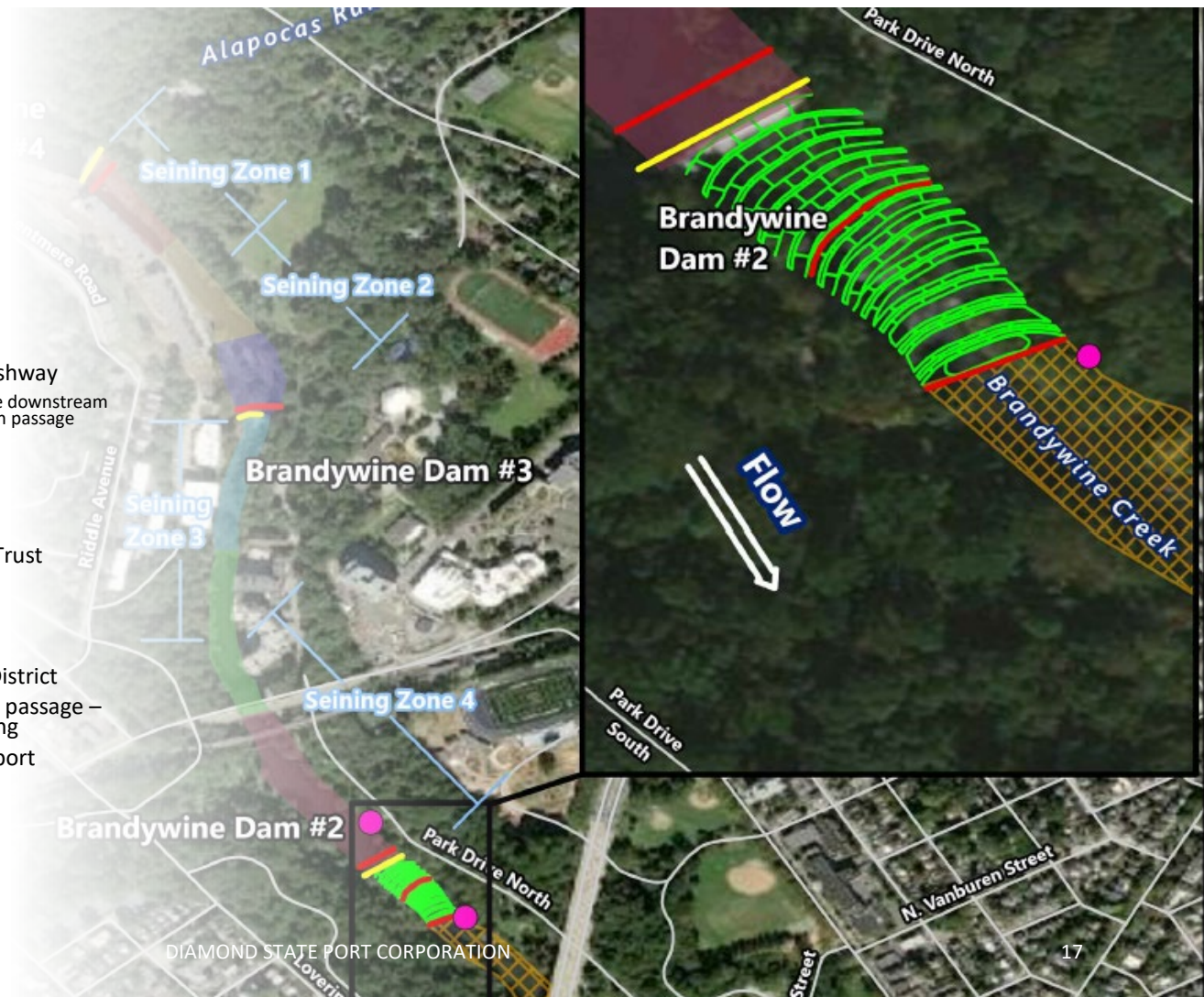
Mitigation Selection Process

- Nine potential plans with different components were considered by Mitigation Team.
- Important factors considered in selection process included, maximizing impact, minimizing implementation risk, likely success of initiatives and nexus to project and surrounding community.



Mitigation Projects

- Brandywine Dam No. 2 Nature Like Fishway
 - Construct a full width rock ramp on the downstream side of Dam to restore anadromous fish passage while maintaining the dam function
- Support/Monitoring
 - Brandywine River Restoration Trust
 - DNREC
 - City of Wilmington
 - Kleinschmidt Associates
 - The New Castle Conservation District
 - Metrics to ensure effective fish passage – American Shad and River Herring
 - Brandywine Fish Sampling Support



Mitigation - Fox Point State Park



PROPOSED CONDITION PLUS
MONITORING AND MAINTENANCE

August 2025

DIAMOND STATE PORT CORPORATION

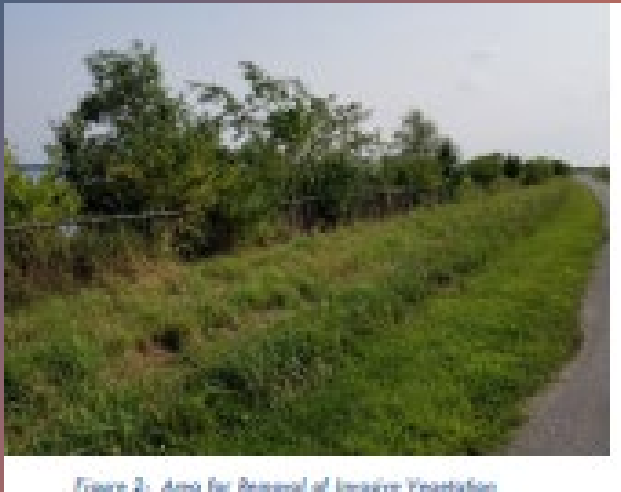


Figure 2: Area for Removal of Invasive Vegetation

Fox Point State Park Mitigation

- Improved access for community:
- ✓ Removal of invasive vegetation to restore view of the river
- ✓ ADA accessible boardwalk and walking paths
- ✓ Elevated viewing/observation platforms and enhanced lighting

Environmental DNA ("eDNA") Monitoring & Research Program

Fisheries Monitoring Program under the operation and management of DNREC to research potential impacts on resident and transient fish species that utilize Delaware River, initially to be focused on Edgemoor expansion project area.

Two fully noticed 30-day
comment periods by
USACE

DRBC – fully noticed
hearing and written
comment period in Fall
2021, with 46
commenters and 44 in
support.

Public Comment