

Letter from the Board Chair

To our stakeholders, partners, and community residents:

I am honored to present the 2022 annual report of the Little Rock Port Authority (LRPA). When I became chair of the Port Board, in many respects, I had come full circle and was back to where I began my career fifty years ago. My family was the first tenant at the Port of Little Rock, and I spent my college years helping my father open AFCO Metals. I remember looking around the industrial park and wondering what its future held. I asked myself, would the city attract global investment? Would the Arkansas River become a viable mode of transportation for resources and commodities? Would the LRPA Railroad succeed as a public enterprise? I am sure there were hundreds of other thoughts running through my mind at that time.

Today, I am proud to say that the Port has exceeded everyone's expectations and is a viable location for all manner of industry from around the world. Today we are over 5,000 acres in size, with more than fifty businesses operating at the Port; these businesses employ over 10,000 people from all across central Arkansas. The Arkansas River continues to increase the annual tonnage moving to and from the Gulf of Mexico and the LRPA Railroad plays a vital role in the nations' supply chain. As chair of the Port Board, I am proud of the work we do and I proud of how successful we have become.

Economic development activity remained strong during 2022. TREX began work on what will soon become their largest manufacturing facility in America. Synthesia, a Spanish chemical manufacturer, chose the Port as their first location in the continental United States. Bluestem Partners, from Kansas City, broke ground on a 500,000 square foot spec warehouse adjacent to Amazon. Several existing businesses expanded their production and facilities as demand for products grew. Working

with the Little Rock Regional Chamber of Commerce, we continued to respond to dozens of RFI's from industry looking to locate at the Port of Little Rock. And, I am proud to say several are still looking at Little Rock as a possible location for their operations.

The Port Board and staff continue to invest in infrastructure and seek funding for these projects. During 2022, The Port of Little Rock received a Port Security Grant in the amount of \$760,000; a Port Infrastructure Development Grant in the amount of \$3,849,000; and a Consolidated Rail Infrastructure and Safety Improvement Grant in the amount of \$9,577,000. Additionally, our team partnered with Metroplan and the Arkansas Department of Transportation to begin studying the feasibility of extending Fourche Dam Pike to the Wrightsville area to provide additional egress and access to the Port. These investments will help the Port of Little Rock become the best inland port in America.

As in previous years, the Port Board and our staff continued to focus on real estate acquisition. In 2022, with help from the City of Little Rock, we acquired another 700 acres, and the voters approved a bond extension giving the Port \$16 million dollars for additional land acquisition. Real estate is the product we have to offer, and these efforts will allow us to continue attracting private investment from across the globe.

The Port of Little Rock continues to positively impact our community and provide high paying jobs for individuals and families. The Port has come a long way since those early years, and I am confident we will continue to remain a viable option and location for a myriad of industries from all sectors. Our best is yet to come.


Bobby Brown, Chair

“My family was the first tenant at the Port of Little Rock, and I spent my college years helping my father open AFCO Metals. I remember looking around the industrial park and wondering what its future held.”

2022 Little Rock Port Authority Board of Directors

Our continued growth is guided by strong local leadership and is predicated on continuing to attract investments in the unique Little Rock connection at home and abroad.



Bobby Brown
Chair



Clay McGeorge
Vice-Chair



Stan Hastings
Treasurer



Melissa Hendricks
Director



Joe Bailey
Director



Tamika Edwards
Director



Keith Harvey
Director

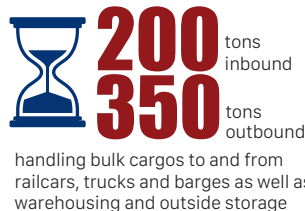


Mayor Frank Scott
City of Little Rock

2022 Port Accomplishments

- The Port of Little Rock Acquired approximately 800 acres of land for economic development projects.
- The Port of Little Rock received a Port Infrastructure Development Grant in the amount of \$3,849,000 to improve its barge mooring infrastructure.
- The Port of Little Rock received Consolidated Rail Infrastructure and Safety Improvement Grant in the amount of \$9,577,000 to expand its railroad infrastructure.
- The Port of Little Rock purchased the former Delta Dental Call Center building with the intention of creating a Port Industrial Hub to support existing industries.
- The Port of Little Rock announced two new economic development projects: Synthesia, a Spanish Chemical Company will invest approximately \$70 million and hire fifty employees; Bluestem Partners will build a 500,000 square foot spec building that will provide an opportunity for industrial prospects.
- The Port of Little Rock bid the final components of the VOR Cone relocation project; the relocation work will begin in 2023.
- The Port of Little Rock hosted a business afterhours event, "Pickin at the Port", for the first time in two years due to the pandemic; 300 people attended.
- The Port of Little Rock updated the 2015 Capital Improvements Plan to guide future infrastructure development.
- City of Little Rock voters extended an existing millage providing \$16 million to the Little Rock Port Authority for real estate acquisition.
- The Little Rock Port Authority hosted an appreciation for all current and former Port Board members; this will become an annual event.

Terminal cargo tons moving
capacity per hour...



In the last decade...
\$5B economic impact
on Central
Arkansas



Port people profile...

50 businesses
10K plus employees
representing the U.S. and
five foreign counties



#1
Kiplinger's Personal
Finance has ranked
Little Rock #1 of
America's 10 Great
Places to Live

Statement of Revenue and Expenses

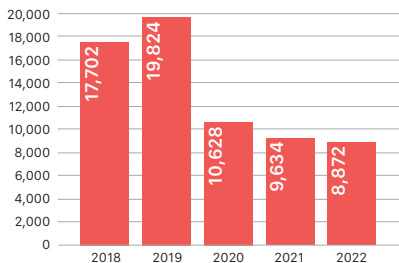
Little Rock Port Authority and Railroad combined



OPERATING REVENUES	2018	2019	2020	2021	2022
Total Railroad and Port Authority Revenues	4,375,323	4,361,900	3,356,595	3,008,885	4,056,044
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OPERATING EXPENSES					
Total Railroad and Port Authority Revenues	2,964,494	3,443,495	2,764,778	3,140,100	3,987,915
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OPERATING REVENUE OVER / (UNDER) EXPENSES	1,410,829	918,405	591,817	(131,215)	68,129
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NET POSITION	31,255,202	35,455,101	39,907,583	47,142,975	52,998,752
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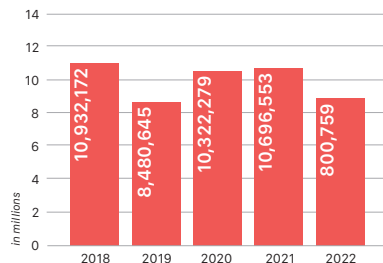
Due to a change in reporting practices, 2020 numbers came from yearly financial report. 2022 - Rounded; based on December financials

Total Railcars Interchanged



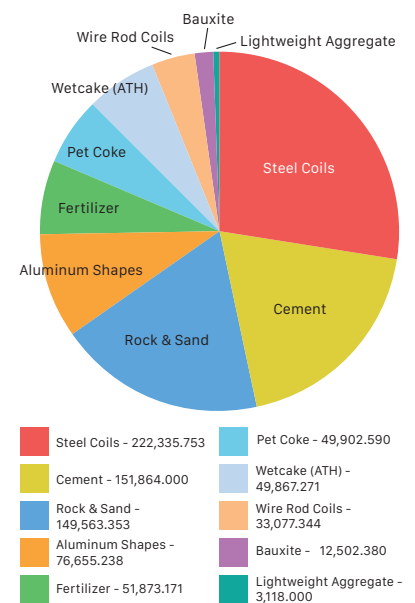
Arkansas River Tonnage

McClellan-Kerr Navigation System



Dock Commodity Tonnage (2022)

800,759.10 total net tons, 534 barges



Our Strategic Growth Plan focuses on attracting companies in sectors like advanced food products, chemical manufacturing, machinery manufacturing and expanded primary metals manufacturing.



The Port is Centered on Global Trade, catering to world-wide markets with its tax-deferred Foreign Trade Zone #14.



3 full-service river barge terminals plus slackwater harbor
\$500M annual dock commodities value



The McClellan-Kerr Arkansas River Navigation System (MKARNS)

12M tons
\$4B cargo value



Economics of river shipping...

1 GAL
1 MILE
500 TONS
By river barge, it takes only one gallon of fuel to move 500 tons of cargo one mile. By rail 200 tons, by truck only 60.



Shortline Carrier Railroad...

20 track miles
10K annual cars
offering dual-access passage with Union Pacific and Burlington Northern Santa Fe Railroads

Port Operations

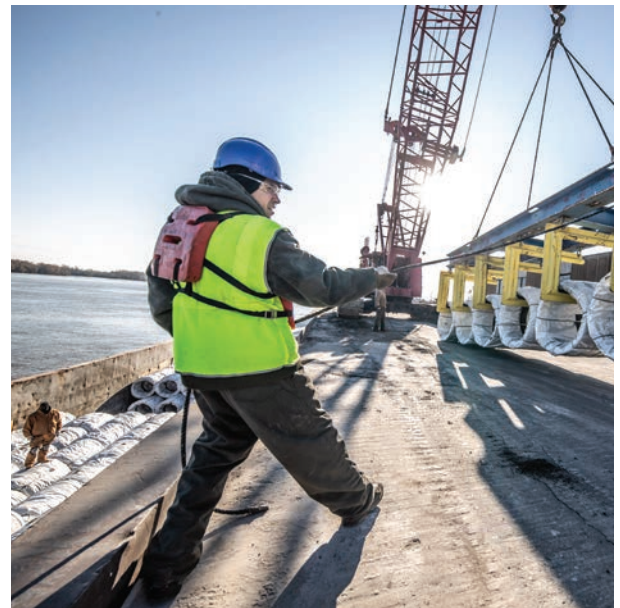
The Little Rock Port Authority was organized in 1959 to oversee the Port and provide intermodal transportation services connecting U.S. markets and the deep water ports of the Gulf of Mexico. The Port of Little Rock is located approximately seven miles east of downtown Little Rock along the banks of the Arkansas River.

The LRPA Industrial Park is a 5,000-acre diverse business community representing over 10,000 jobs and more than 50 businesses. At the core of its activity is the Little Rock Port Terminal and the Little Rock Port Authority Railroad; these assets provide the foundation for existing business and future expansion of businesses in Central Arkansas. All modes of transportation converge at the Port: water, rail and motor freight, offering convenient intermodal shipping solutions. The Port caters to world-wide markets with its Foreign Trade Zone #14.

The Port of Little Rock is part of the 448-mile McClellan-Kerr Arkansas River Navigation System completed in 1971, which runs from the Mississippi River northwest to 15 miles east of Tulsa, OK. The 448-mile system includes 18 locks, shipping 12 million tons annually with a cargo value of \$4 billion.

The Port of Little Rock

- More than 50 active businesses representing over 10,000 jobs
- 5,000-acre industrial park with ample levee-protected acreage available
- Three full-service river terminals including a River Port and a Slackwater Harbor
- The Union Pacific Railroad and the BNSF serve the Port of Little Rock's switching railroad, handling over 10,000 cars yearly
- Quick connections to I-40 and I-30 are located within five miles of the Port
- Caters to world-wide markets with Foreign Trade Zone #14
- Eligible new and expanding businesses are offered competitive incentive packages
- Arkansas Freeport Law exempts inventory tax on raw materials, goods in progress and finished goods bound for out-of-state shipment
- Port promotes sustainability practices



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Notice of Nondiscrimination - The Little Rock Port Authority complies with all civil rights provisions of federal statutes and related authorities that prohibit discrimination in programs and activities receiving federal financial assistance. Furthermore, the Little Rock Port Authority complies with the City of Little Rock Civil Rights Ordinance. Therefore, the Little Rock Port Authority does not discriminate, in any of its activities, whether federally funded or not, on the basis of race, color, creed, religion, sex, national origin, age, disability, marital status, sexual orientation, gender identity, genetic information, political opinions or affiliation. Complaints of alleged discrimination and inquiries regarding the nondiscrimination policies of the Little Rock Port Authority may be addressed to: Jean Pulliam, Title VI Coordinator, 10600 Industrial Harbor Drive, Little Rock, AR 72206, jpulliam@PortofLittleRock.com or telephone (501) 490-1468. Hearing and speech impaired may dial 711. This notice is available from the Title VI Coordinator in large print, or on audiotape.

