

# Port of Johnstown 2023 Year End Review



Port of Johnstown

TWP  
**EC**  
CA | **EDWARDSBURGH CARDINAL**

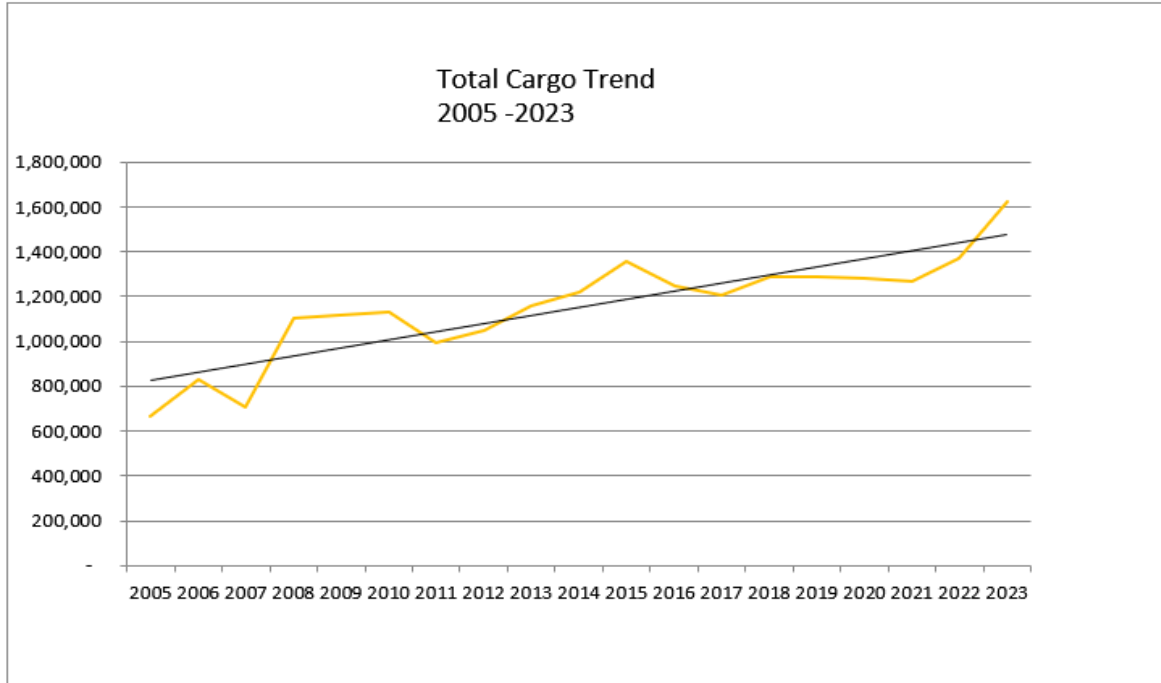
Date: Jan.30, 2024

## Total Cargo 2023

Total cargo processed at the Port in 2023 totalled 1,625,467 mt and is the highest year on record for the Port. Compared to the first eleven years of operation, the Port's average cargo has increased by 50% and continues to move in a positive direction.

From 2001-2011 average cargo = 856,083 mt

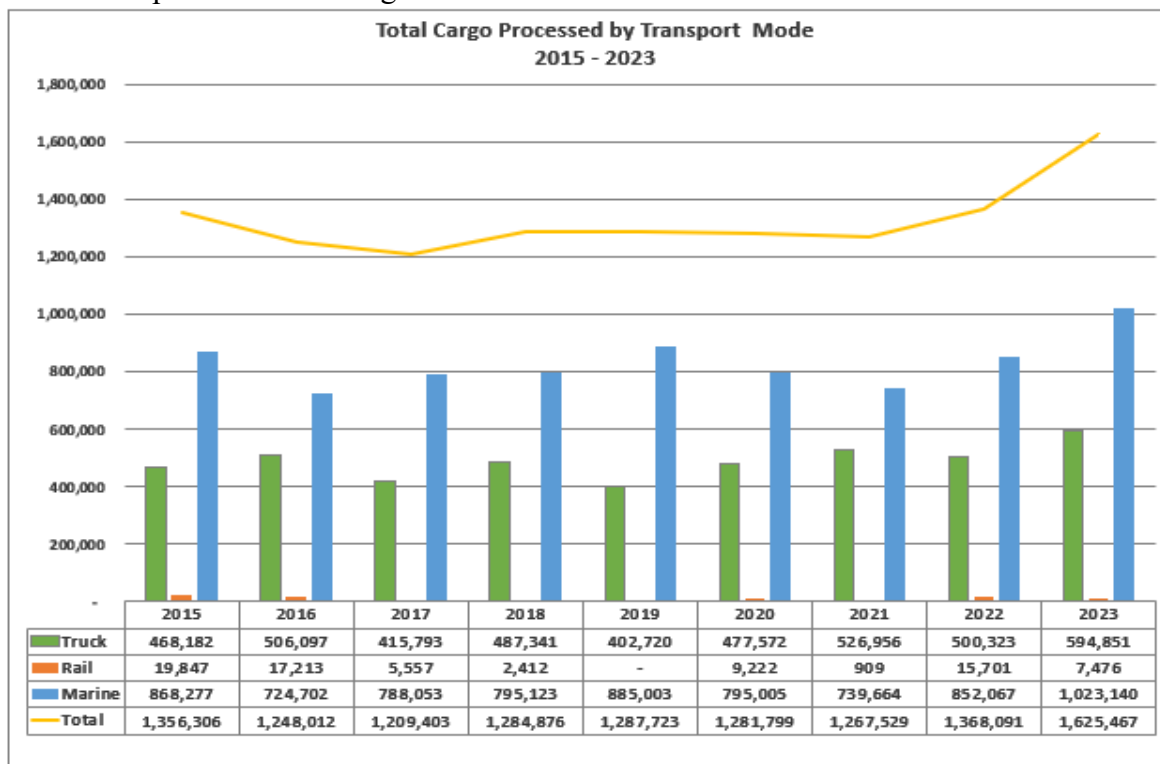
From 2012-2023 average cargo = 1,280,105 mt.



## Tri-Modal Transport

The Port's marine and grain terminals processed a variety of bulk cargos by vessel, truck, and rail.

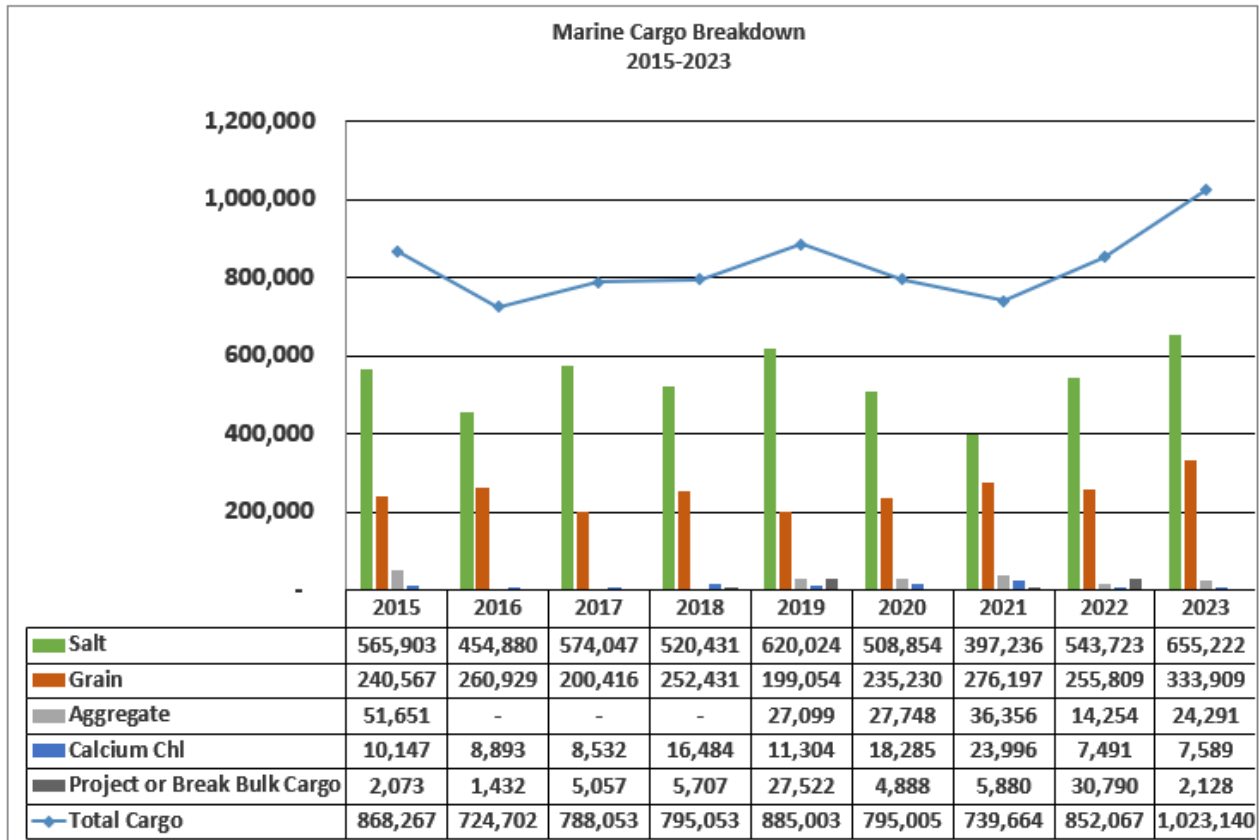
Marine transport 63% Trucking 36.6% Rail 0.5%



# Marine Business Report

## Cargo

The Port processed a total of 1,023,140 mt of cargo over its docks in 2023, an increase of 171,073 mt (20%). Notably, salt movement by vessel was up by 111,500 mt (21%),



## Vessel Traffic Summary

Number of vessels

Cargo	2015	2016	2017	2018	2019	2020	2021	2022	2023
Bulk Cargo - Salt	28	24	26	25	30	22	20	23	34
Bulk Cargo - Grain	13	16	13	18	13	15	15	16	19
Project Cargo - Wind Energy	1	1	1	0	13	0	2	0	0
Project Cargo	0	0	0	0	0	0	0	2	0
Cruise	0	0	4	1	10	0	0	4	0
Break Bulk Cargo - Steel	0	0	2	2	2	1	2	4	1
Liquid Bulk Cargo - Calcium Chl.	2	2	2	3	2	3	4	1	1
Bulk Cargo - Aggregate	2	0	0	0	1	1	2	1	1
Other	1	3	5	5	7	3	8	7	3
<b>Total</b>	<b>47</b>	<b>46</b>	<b>53</b>	<b>54</b>	<b>78</b>	<b>45</b>	<b>53</b>	<b>58</b>	<b>59</b>

Other – Canadian Coast Guard Martha L Black utilized the Port as their home base over 5 days in 2023 to deploy buoys in the St. Lawrence River. The Port was also used by vessels experiencing mechanical issues and requiring maintenance.



## Bulk Cargo



Salt cargo was up 21% (111,500 mt) in 2023. Here we have the CSL Frontenac unloading 20,584 mt of salt on November 10<sup>th</sup>. The CSL Frontenac dropped off nine loads of salt in 2023.



The Algoma Innovator picked up 24,291 mt of stone on July 26<sup>th</sup>.



The Baie Comeau made two stops at the Port's Grain Elevator in 2023 moving approximately 56,650 mt of soybean during the month of December on back-to-back visits. This provided much needed relief for area farmers waiting to bring in additional soybean to the Port.

The Port had a total of 333,909 mt of grain ship from the Grain Elevator in 2023. A total of 19 vessels arrived at the Port, including 9 vessels destined for foreign markets.



## Break Bulk Cargo



The Verila arrived April 25 with imported steel pipe destined for western Canada, totalling 2,128 mt.

## Vessel Schedule and Quantity

### Salt Vessels Received

Date	Vessel	Commodity	Qty (MT)
Jan 1	Algoma Intrepid	Salt	24,005
Jan 1	Algoma Innovator	Salt	22,504
Jan 3	Algoma Buffalo	Salt	20,257
Mar 24	Algoma Conveyor	Salt	5,744
Apr 22	Algoma Conveyor	Salt	28,141
Apr 29	CSL Frontenac	Salt	20,375
May 5	Algoma Buffalo	Salt*	17,335
May 20	CSL Frontenac	Salt	20,702
May 21	Algoma Buffalo	Salt*	17,376
May 30	Algoma Niagara	Salt	7,100
Jun 10	CSL Frontenac	Salt	20,573
Jun 24	CSL Frontenac	Salt	20,252
Jun 24	Algoma Conveyor	Salt	6,200
Jul 28	CSL Frontenac	Salt	20,499
Aug 10	CSL Frontenac	Salt*	20,371
Aug 10	Algoma Conveyor	Salt	14,907
Aug 19	Baie Comeau	Salt	29,184
Sept 8	CSL Frontenac	Salt*	20,835
Sept 9	Algoma Conveyor	Salt	6,300
Sept 20	CSL Laurentien	Salt	30,255
Sept 26	Algoma Conveyor	Salt	6,684
Sept 29	CSL Frontenac	Salt*	20,363
Oct 11	Algoma Buffalo	Salt*	16,784
Oct 15	Algoma Buffalo	Salt*	16,533
Nov 3	Algoma Compass	Salt	11,828
Nov 10	CSL Frontenac	Salt*	20,584
Nov 15	Algoma Intrepid	Salt	22,185
Nov 26	Algoma Buffalo	Salt*	15,827
Dec 5	Atlantic Huron	Salt	27,692
Dec 11	Atlantic Huron	Salt	27,782
Dec 14	Nukumi	Salt	26,234
Dec 20	Algoma Intrepid	Salt	22,106
Dec 24	Nukumi	Salt	26,182
Dec 30	Algoma Buffalo	Salt	21,523
		<b>Total MT</b>	<b>655,222</b>

\* Salt Imported

## Grain Shipments by Vessel

Date	Vessel	Commodity	Qty (MT)
Mar 24	Federal Dee *	Corn	21,140
Apr 5	Federal Asahi *	Corn	23,508
Apr 15	Fuldaborg *	Corn	12,701
Jun 17	Argentia Desgagnes	Wheat	3,375
		Corn	4,720
Jul 27	Oborishte *	Corn	19,246
Aug 30	Isabelle G. *	Corn	4,600
Oct 14	Manitoulin	Soybeans	22,805
Oct 15	Whitefish Bay	Soybeans	28,259
Nov 1	Blair McKeil	Soybeans	12,068
Nov 5	Thunder Bay	Soybeans	28,174
Nov 13	Acadia Desgagnes	Corn	8,307
Nov 16	Taiga Desgagnes	Soybeans	9,969
Nov 26	Florence Spirit	Soybeans	11,932
Dec 1	Baie Comeau	Soybeans	28,221
Dec 9	Baie Comeau	Soybeans	28,431
Dec 12	Federal Freedom *	Soybeans	21,527
Dec 11	Rosairea Desgagnes *	Soybeans	10,004
Dec 18	Federal Seto *	Corn	23,100
Dec 24	Blair McKeil *	Corn	11,822
		<b>Total</b>	<b>333,909</b>

\* Import/Export Vessel



## Grain Business Report

The volume of grain received at the Port in 2023 was 459,719 mt, which is a record year and up 101,366 mt over 2022. A very strong start to the shipping season as well as another good crop year led to excellent results.

The weather is always a concern for crop yields but overall, it was favourable in 2023 which saw good yields in the three main commodities of wheat, soybean, and corn. The harvest season started off strong with more wheat being received than in 2022. In particular Soft Red Winter wheat (SRW) volume was very high, representing @ 90% of wheat received. The soybean harvest arrived as scheduled, overlapping the corn harvest by three weeks. The early vessel shipments of corn in the spring reduced the overall inventory, allowing more wheat/soybean storage waiting for vessels to arrive.

The Seaway strike caused some reduced delivery appointments but had little effect on the overall shipping season. We were fortunate to have two vessels of soybean loaded just before the closure and two immediately after. Soybean appointments were reduced for 5-6 days waiting for the strike to end. At that time, we also started receiving corn into the Annex.

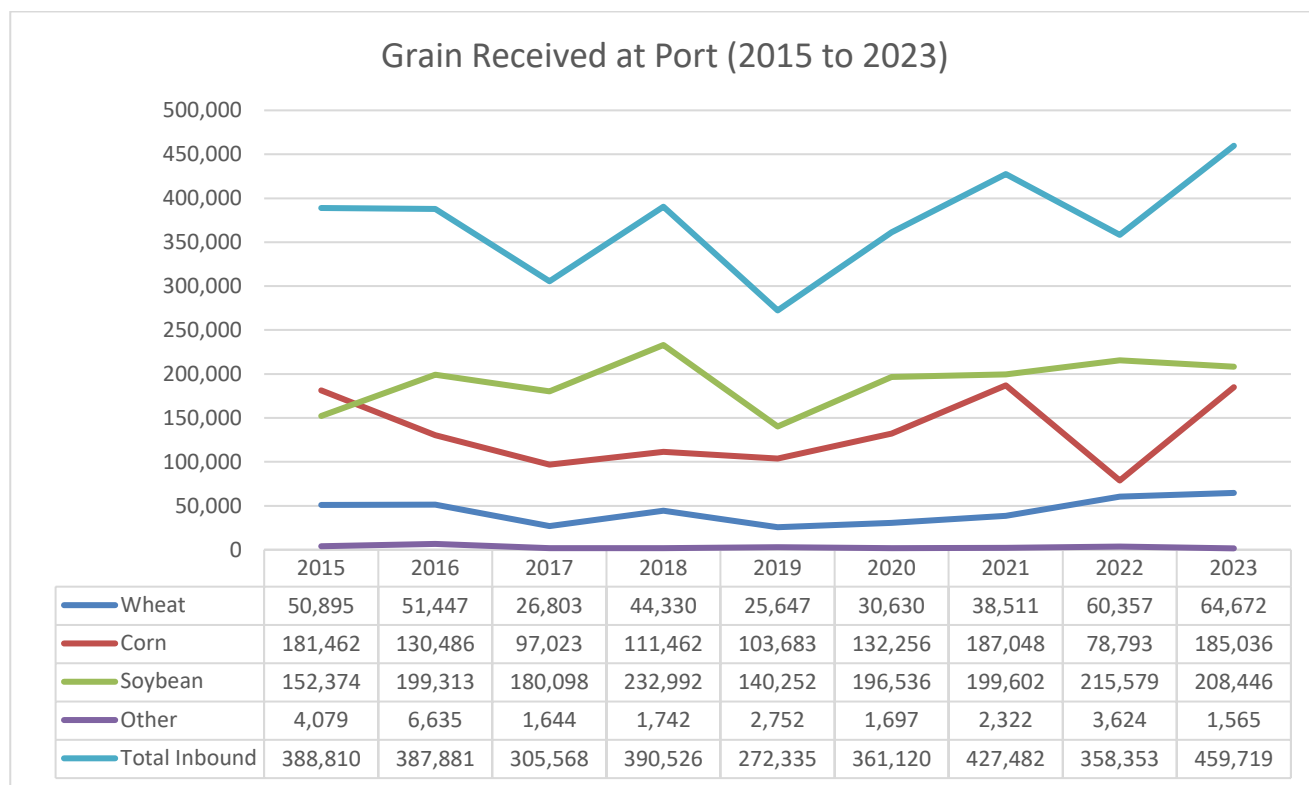
Storage of non-GMO corn continues to be an important aspect of the service that the Port provides.

The Port successfully completed the surveillance audit for its GMP+ Feed Assurance Program and retained its certification. The program requires a full re-certification audit every three years, with annual surveillance audits for the other years. To recap, this is a quality program that requires the facility to have procedures in place to ensure our customers that we are receiving, handling, storing, and shipping grain in accordance with recognized best practices for the feed industry. The success of the GMP+ program required the continued input and participation of all employees to make it successful.

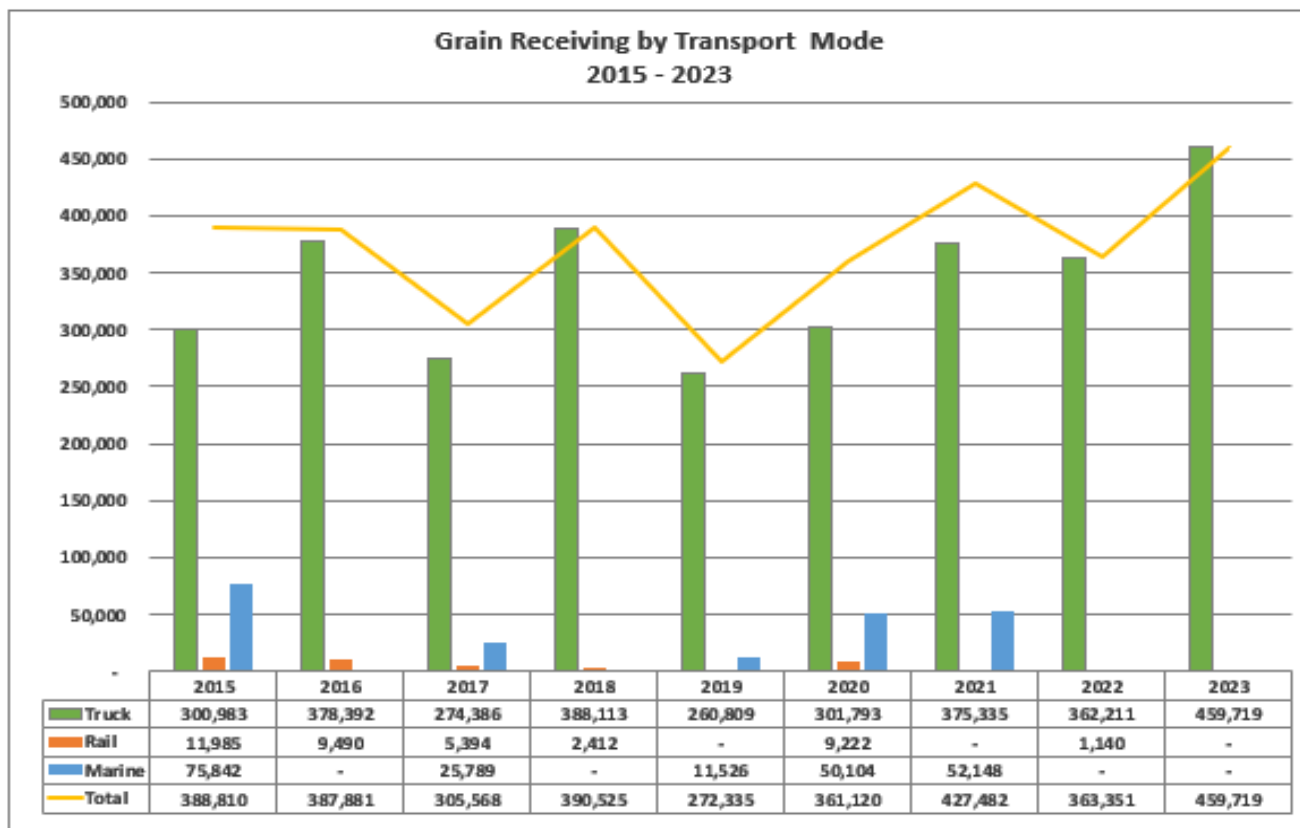
The Port also continues to support our local corn customers by providing extended working hours at night and on weekends to ensure that their production needs are being met.

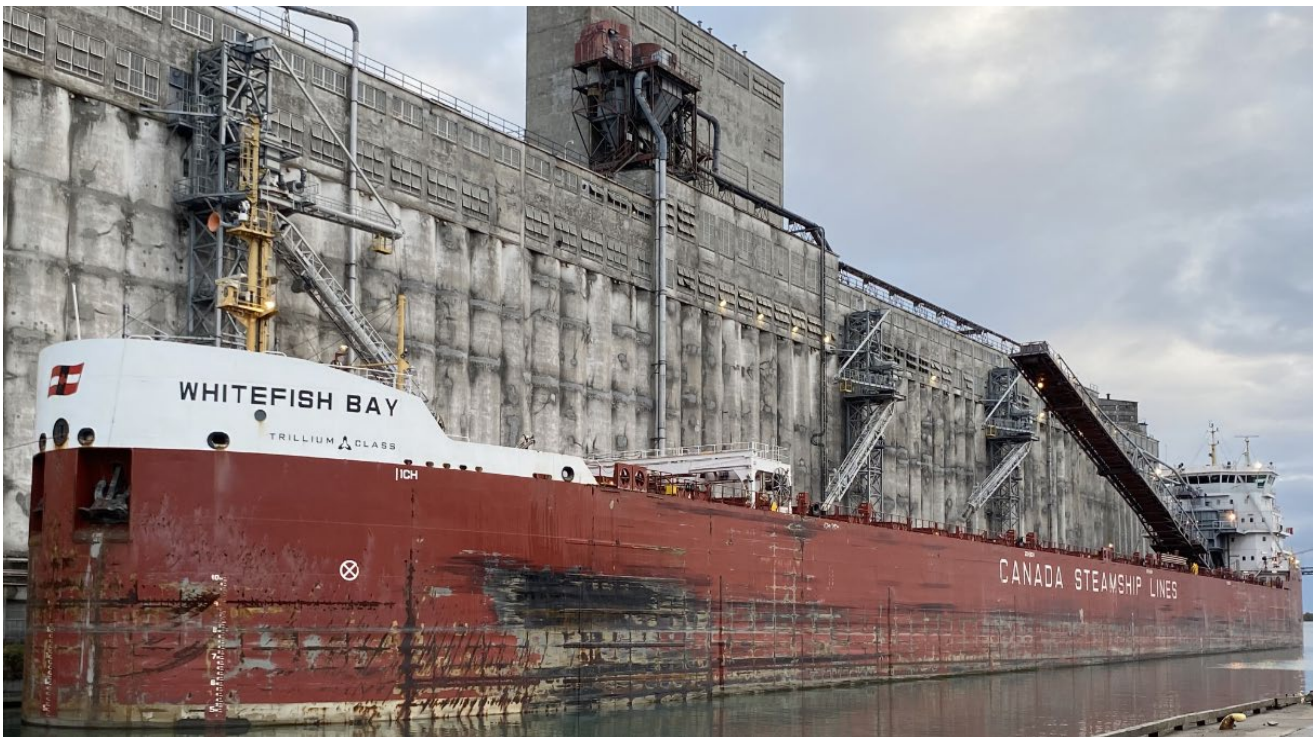
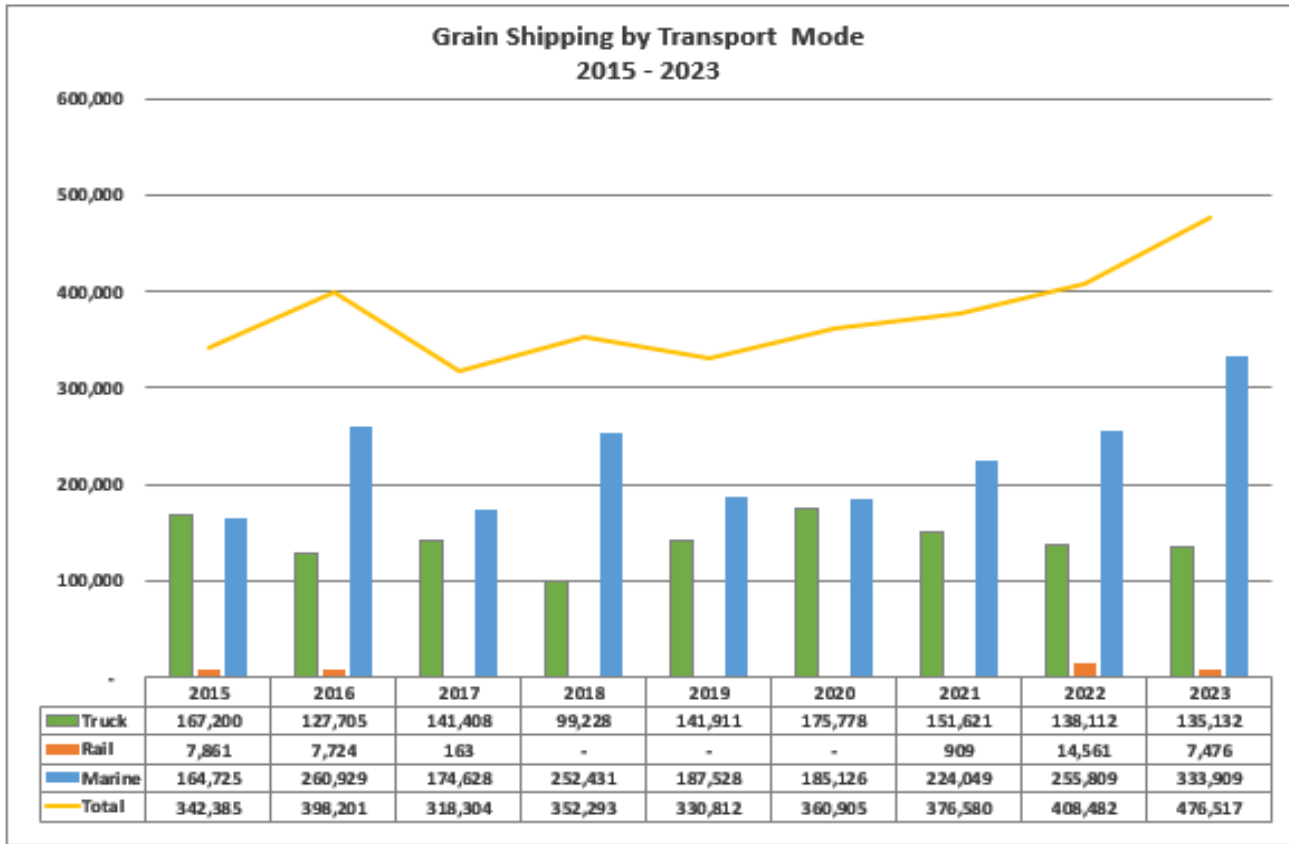


The chart below shows the total volume of each commodity handled per year.



The following charts show the mode of transport used for receiving and shipping grain at the Port.

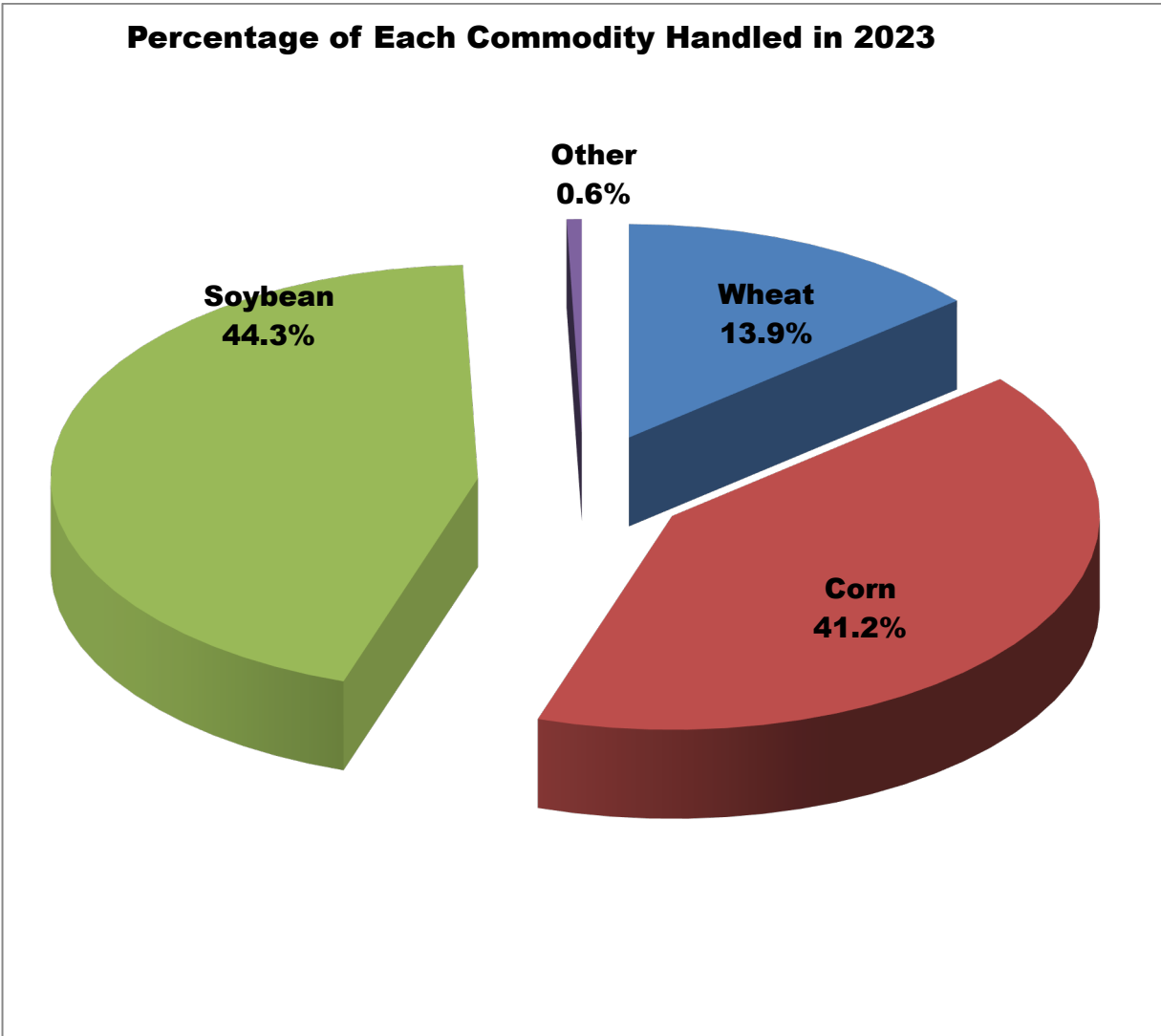




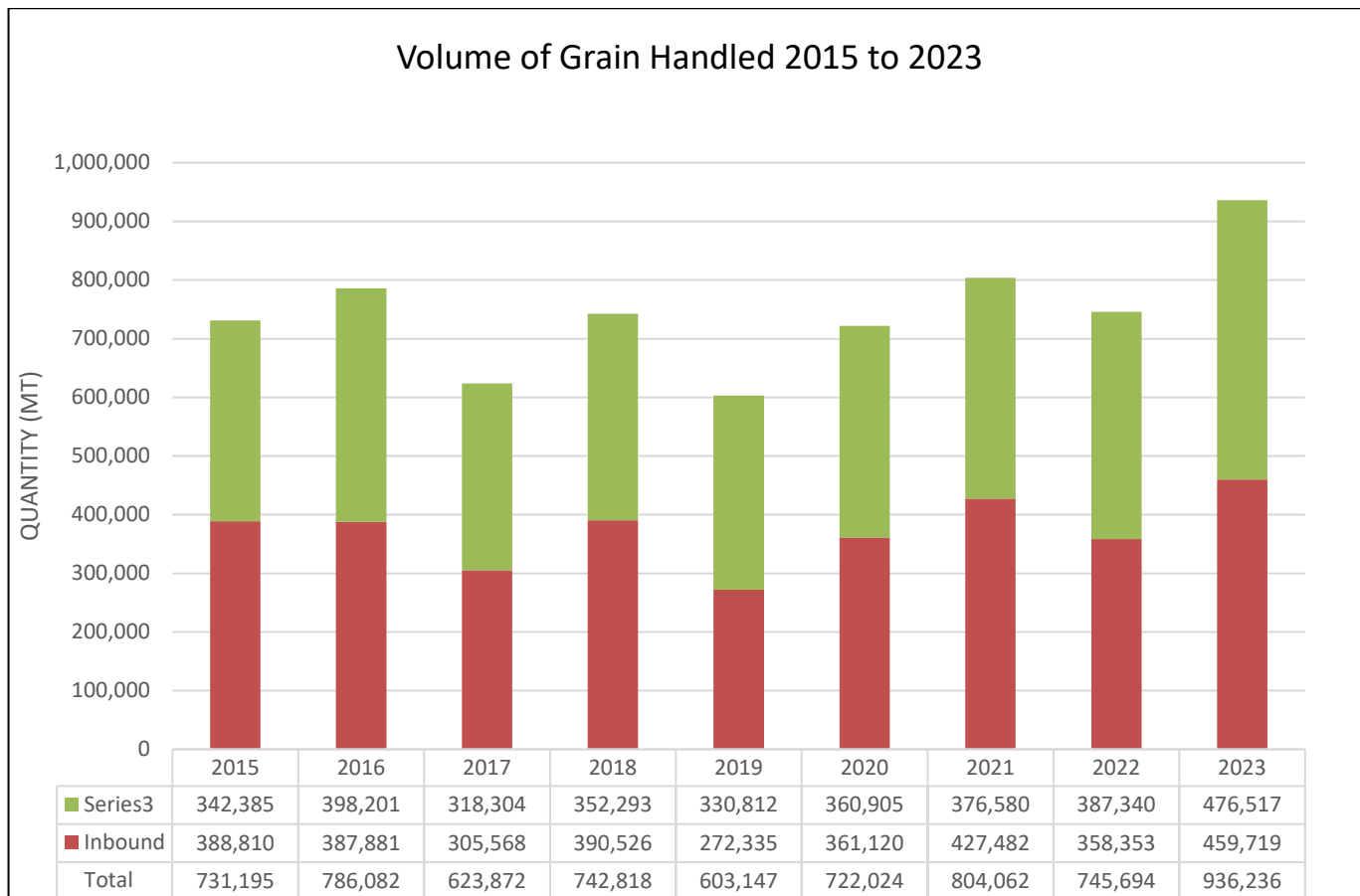
CSL Whitefish Bay taking a load of soybean in October.



The chart below illustrates the volume of each commodity handled by the Port in 2023. The highest volume crop handled by the Port continues to be soybean.



The chart below highlights the total volume of grain handled per year (receipts and shipments) since 2014.



The wheat handled at the Port was another record, beating the previous year. The volume received was 64,672 mt compared to 60,357 mt in 2022. Two good years of growing conditions as well as SRW wheat being preferred by farmers for fall planting as part of their crop rotation. Preferred crops in this area continue to be corn and soybean over wheat.

The soybean harvest was once again a busy time at the Port with 208,466 mt received. This is marginally down from last year's 215,579 mt. The seaway strike forced the reduction of appointments for one week to avoid plugging.

The 185,036 mt of corn received in 2023 was the second highest total received at the port. The spring shipping program combined with a good growing season were the main contributors. Corn drying continues to be an issue with the overlapping soybean and corn harvest. With the strong late season soybean intake that requires the usage for the dryer, we are unable to take advantage of the early corn harvest.

Receipts of non-GMO corn continued in 2023 with 17,228 mt. This is on par with previous years. The customer continues to be satisfied with the way their corn was handled and with the level of service provided.

## Capital Projects

The total spent on capital projects in 2023 was \$2,939,927 million dollars that covered a variety of projects. A summary of those projects are shown below. It should be noted that a few projects were not completed due to scheduling issues, or deferred as it was determined further work or study was required before proceeding. These projects will carry over to 2024.

The following is a list of some of the projects that were completed in 2023:

### **Paving Project – The Riverfront Dock and road in front of Masterfeeds**



### **Rail Repair**



In the winter of 2023, a rail was damaged on one of the tracks at the main crossing. The rail was replaced in order to resume using that rail line.





## Land Development Project

Just under 22 acres was cleared during the first phase of the Port of Johnstown's Land Development project. This multi-year expansion project will provide additional cargo-laydown area as well as potential covered storage for bulk cargos.



## Dredging of Berth 5 (Grain loading berth)

The Port of Johnstown completed an area of 3400 square meters to a depth 8.2 meters. In total 1600 cubic meters were removed.





**Bin Wall Repair work (Partial carryover from previous year)**

**BEFORE REPAIR**



**AFTER REPAIR**





### Transfer Chute to Conveyor #7 Bin Floor (carryover from 2022)



The spouting to conveyor #7 was replaced to address a flow issue with the previous spouting. In addition, the new spouting incorporates a new connection to bin 403. This allows the Port to continue receiving grain on Pit #8 in the event of a mechanical failure on #7 tripper. Pit #8 receives approximately 65% of the inbound grain so the availability of this pit is a high priority.

### Exterior Covering on Elevator



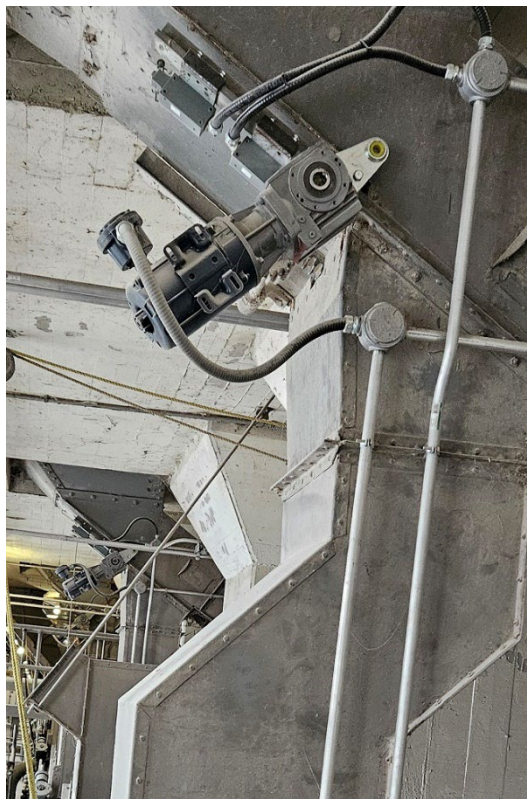


## Automate Basement Bin Valves

Before Automation (Manual Valve)



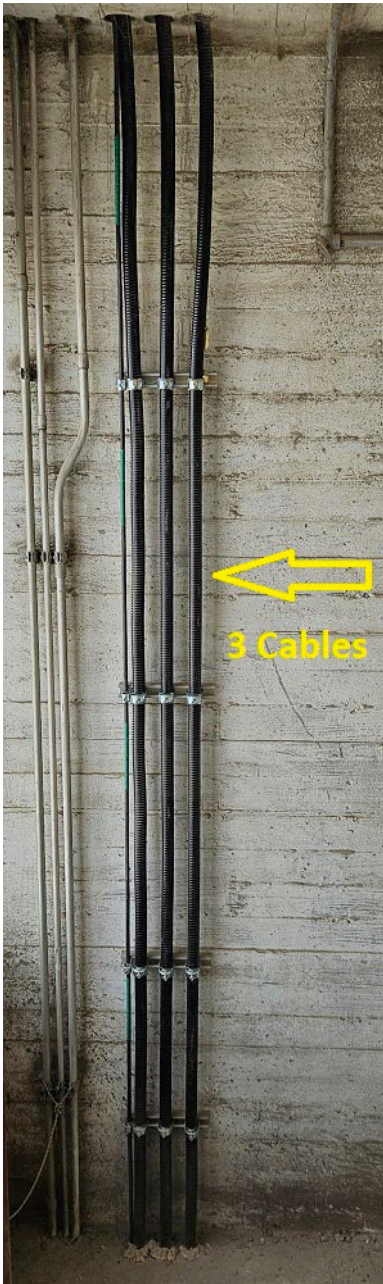
After Automation



PLC panels for Bin Automation System



## New Electrical Feeder Cables for Marine



The electrical feed to MCC #6 in the marine scale house was over 60 years old and becoming a source of electrical issues. This cable supplies the power to operate the marine lofters that are used for vessel loading as well as internal transfers. The electrical cable was replaced before failure as a preventative maintenance initiative in order to eliminate the issues and to improve reliability.





### **New Telehandler - Purchased**



New Telehandler purchased to add utility to the Port's operations. The attachments for the unit include forks, bucket and man-basket.

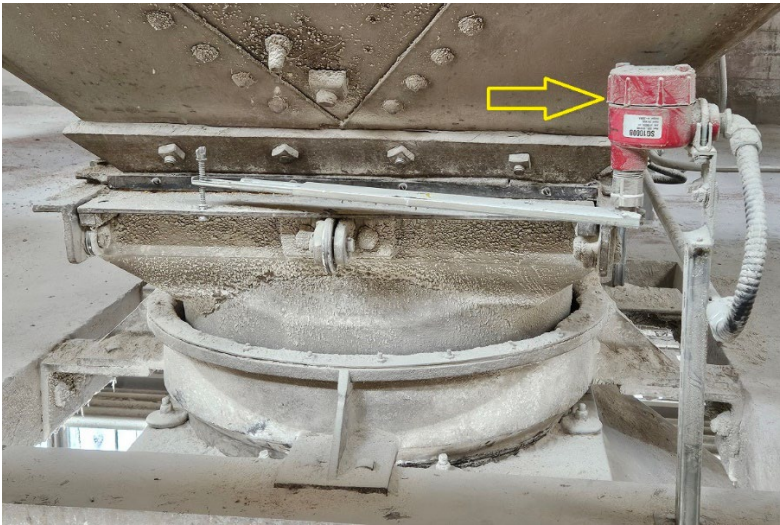
### **Connect #5 Scale direct to Bin 601 (carryover from 2022)**



New chute was fabricated and installed to connect #5 Scale to Bin 601. A new opening was cut in the bin floor to access the bin. This used to take 4 to 5 hours to piece together the chutes and manually install them in the past. It should be noted that the existing opening to bin 601 is roughly 3 meters to the right in the photo which was the reason for the new access hole for the bin.



## New Scale Gate Controllers for Marine Scales



New controllers for the marine scales provide more accurate gate position information to the scale system. The result is more accurate position of the gate which enables a more consistent discharge rate.

## New Lifeline for Railcar Loading



The lifelines provide fall arrest for employees when loading railcars. There is a lifeline for each track that the Port uses for loading railcars. The line on the right side of the picture had failed its safety inspection which required it to be replaced.

## Maintenance Report

2023 was another busy year in the Maintenance Department. Throughout the year work in the department varies from routine inspection and maintenance of all equipment to breakdown maintenance when a piece of equipment fails or is found to be still functioning but in need of repair. Inspections from regulatory bodies such as ESA, TSSA and CGC were also administered throughout the year. Below is a brief summary of the Maintenance Department work for 2023.

### Maintenance - Mechanical

- Replaced #1 lofter belt and installed 800 new buckets.
- Replaced 30' X 20" dust transfer auger.
- Replaced collapsed aerator in bin 223.
- Installed new drag conveyor chain and paddles in #6 receiving conveyor.
- Inspected and made repairs to 40 bin aerators.
- Replaced drag chain and paddles of annex bin #9 Daay sweep.
- Installed more urethane liner in various spouting sections throughout the elevator.
- Modified dust collection system at 5, 6, and 7 conveyor loaders for improved dust collection
- Annual and routine maintenance of all grain handling equipment.
- Weekly and monthly dust system inspections and maintenance.
- Rebuild #13 dust fan.

### Maintenance - Electrical

- Installed new electrical circuits for warehouse unit heater and garage door opener.
- Updated firmware to all (323) bin temperature monitoring sensors.
- Removed all previously decommissioned electrical feeders and equipment for the old ship loading spouts.
- Replaced a brake coil and rectifier for #2 ship loader boom raising and lowering winch.
- Annual housekeeping and maintenance of all motor control centers.
- Installed encoders on all scale gates to provide more accurate scale gate positioning.
- Weigh scale testing and calibration.
- Installed 2 new electrical circuits in the CGC grading office in the marine gallery.

### Contractors

- DCore Electric installed new electrical feeders to marine MCC #6 and removed old conductors.
- Eastern Ontario Millwrighting fabricated and installed new spouting from #8 scale to #7 conveyor.
- Eastern Ontario Millwrighting fabricated and installed spouting from conveyor #5 loader to bin #601.
- DCIS inspected, repaired and certified our horizontal lifeline.
- ESA conducted two inspections of electrical equipment and installations.
- Drapeau Fire tested and certified our fire alarm system. They also tested our 2 remaining fire hydrants.
- Grainger conducted the annual inspection and certification of all Working from Heights PPE.
- Unitech performed inspection and certification of hoisting equipment.

- Triangle Pump relocated the large generator and installed a new fuel supply system to the generators.
- AJ's Water Treatment services, maintains and submits water samples from our small drinking water system in accordance with the local Health Unit Directive.



## Health and Safety / Training / Environment

Below is a summary of the environmental and health & safety program activities for the 2023 year that were provided by Prevention and Regulatory Solutions Ltd.

### **Management Support**

- Prepared recommendations for short and longer-term areas of program development and training, including an enhanced focus on co-activity safety. Updated recommendations and discussed with management as needed.
- Prepared information to management regarding changes to health and safety legislation, and provided an implementation plan for the updated confined space entry regulation.

### **General H&S Support**

- Reviewed safety committee inspections, safety committee meeting minutes, and incident investigation reports from the previous year, and updated the hazard prevention program (HPP) assessment. Reviewed the new HPP content and recent or planned future safeguards with management, then consulted with the safety committee on adjustments before reissuing the updated assessment.
- Conducted training sessions for confined space entry (CSE) hazards and CSE permit classes for all available Port personnel.
- Updated the HPP procedure, implementation plan and training program, and conducted an evaluation of the HPP program since the previous version. Presented the evaluation report to management and safety committee. Conducted HPP training sessions for all available personnel, including a segment on pedestrian and vehicle co-activity safety.
- Updated the Port's WHMIS procedure and training program and reviewed with management and the safety committee. Finalized documents and conducted training for all available personnel.
- Updated the Port's substance use / fit for duty policy program and training material, and reviewed with management and safety committee. Finalized documents and conducted training for all available personnel.
- Reviewed CSE procedure and associated forms following the requirements of updated regulations. Conducted an inspection of Port facilities and updated the listing of confined spaces under the new definitions. Began updating CSE classes in order of priority as identified by Port management and updated 2 classes of spaces. Consultations with the safety committee were conducted at all stages as required.

## Health and Safety / Training / Environment Cont'd.

- Updated the Port's noise exposure policy and training program and reviewed with management and safety committee. Finalized documents and conducted training for all available personnel.
- Updated the Port procedure for health and safety committee functions. Reviewed with Port management and consulted with safety committee before finalizing the procedure.
- Arranged a site visit with a rescue specialist to advise on rescue methods and equipment necessary for difficult to reach confined spaces and elevated areas at the Port.
- Updated orientation training content for new Port casual employees and conducted 3 training sessions for new personnel.

### **Environmental Program Support**

- Updated and issued the spill contingency control plan for the salt storage pads and retention pond.
- Reviewed the previous year's (2022) salt shipping data, inspection records, and salt management records in preparation for an inspection by the Ministry of Environment, Conservation, and Parks (MECP).
- Participated in a salt management system audit by the MECP and issued minutes of the audit discussions. Reviewed the initial inspection report, outlined numerous wording concerns, and provided recommendations for correction. Reviewed the revised inspection report which had been corrected.
- Participated in 3 meetings regarding anticipated amendments to the Port's environmental compliance approval (ECA). Issued meeting notes for record-keeping purposes.

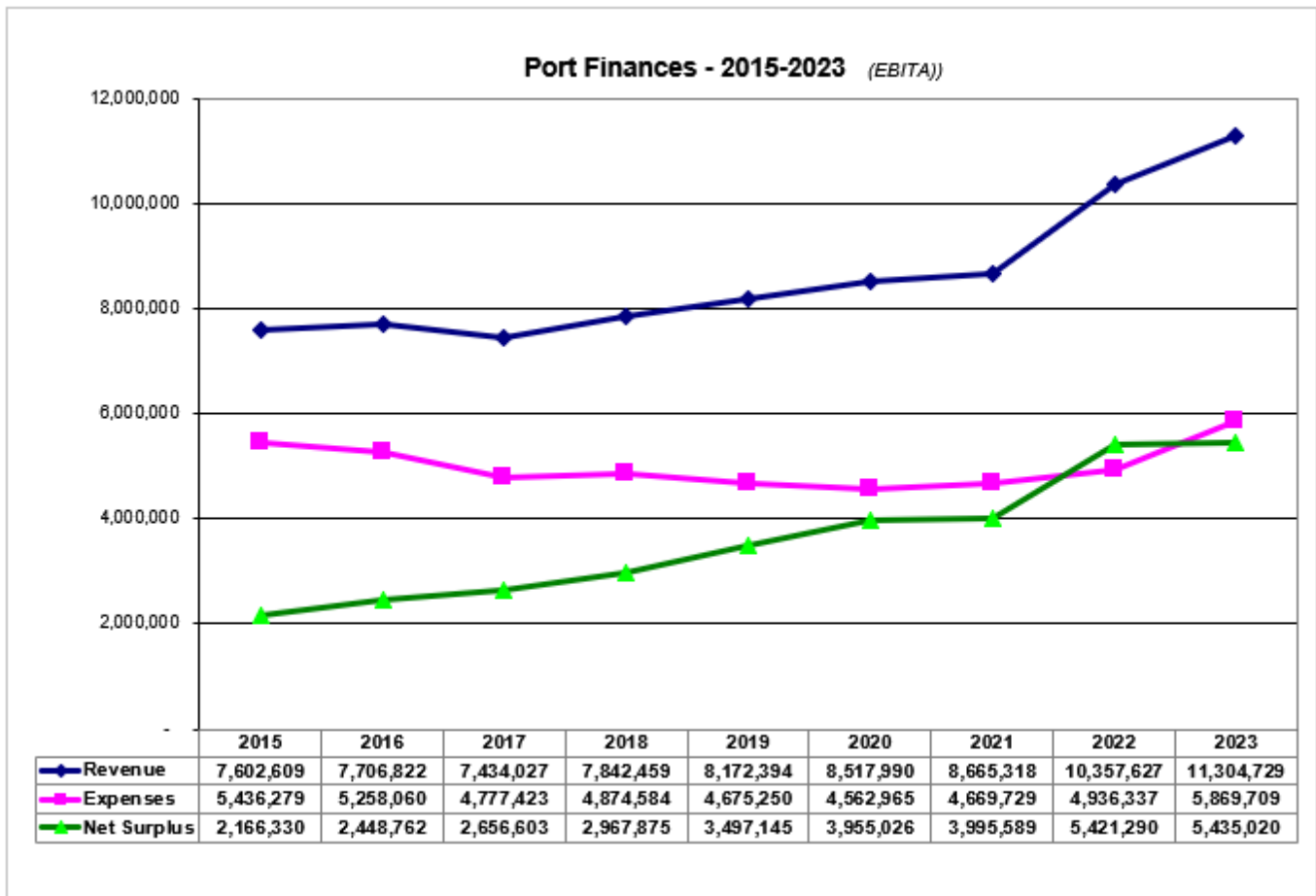
### **2023 Health and Safety Metrics**

Apart from the training hours, performance metrics were provided by Port Administration.

Regular safety committee meetings	10
Special safety committee meetings	5
Workplace Inspections conducted	11
Incident or safety investigations conducted	3
Safety complaints filed	0
Work refusals filed	0
Accidents resulting in medical aid only	1
Accidents resulting in lost workdays	0
Lost workdays due to accidents	0
Training hours provided by PandRS	40
Training hours provided by others (Topics: Work from heights, SCBA, First Aid, Bobcat)	36



## FINANCIAL REPORT – Pre-audited EBITA



The Port of Johnstown, a division of the Township of Edwardsburgh Cardinal, has completed another very successful year. As detailed in the above chart, we have finished 2023 with the highest revenues since the township acquired the Port.

Revenues for 2023 increased by 9% resulting in a record surplus of \$5.43 million, exceeding our previous record by .25%.

The Port did see a sizeable increase of \$933,000 (18.9%) in their expenses compared to 2022.

Labour costs: + \$440k (17.6%). This was primarily due to additional labour hours required as a result of a record year in total grain processed.

Management fees: + \$207k (26%). The Port Management Committee voted to increase management fees paid to the township from \$792,980 to \$1,000,00, effective for 4 years.

Grain handling losses: + \$155k. This is due to shrinkage caused by handling of the grain.

Utilities: + \$103k (19.4%) due to rising rates including carbon tax, and an increase in usage of the grain dryer.

Insurance premiums: +\$24k (7.3%). Inflation and impacts of rising revenues.

## 2023 Port Highlights



### **1<sup>st</sup> vessel of the Year!**

The first vessel that arrived in the 2023 shipping season was the Federal Dee on March 24, 2023.

Mayor Tory Deschamps and General Manager Robert Dalley were on hand to welcome Captain Kuruvilla Phillips and present him with a Port of Johnstown hat and golf shirt.

The Port laid a wreath at the entrance gates along with Port Union President Kevin Brown, and Port staff Stephanie McVitty's attendance at the National Day of Mourning held in Brockville





## Grand Opening of the Port Exhibit at the Aquatarium



Deputy Mayor Stephen Dillabough and Port GM Robert Dalley present a cheque for \$60,000 to the Aquatarium, completing a 3-year commitment of \$180,000.

## IPM Winners



Winners from the International Plowing match were provided tours of the Port of Johnstown.

## Minister of Transportation Tour



Parliamentary Assistant to the Minister of Transportation Hardeep Grewal was provided with a presentation and tour by Operation's Manager Mike Moulton. Local MPP Steve Clark, Mayor Tory Deschamps and Deputy Mayor Stephen Dillabough were also on hand and took part in a discussion on Ontario's future marine strategy.





## Agri-Canada Funding Annoucement



MP Francis Drouin visited the Port of Johnstown on behalf of the Federal Government to announce that the Port would be receiving 2 million dollars in funding as part of the Agricultural Clean Technology Program. Mr. Drouin was greeted by Chief Roundpoint from the Mohawk Council of Akwesasne, Edwardsburgh Cardinal Mayor Tory Deschamps, and Port GM Robert Dalley. The announcement was followed by a visit to the roof of the grain elevator providing a majestic view of the Port lands and the Edwardsburgh Cardinal industrial park.



## Donations



Port staff member Stephanie McVitty and Deputy Mayor Stephen Dillabough were on hand to present cheques to; Bonnie Pidgeon from the South Grenville Foodbank, Karie Smail on behalf of the Angel Tree and Youth Outreach Programs, and Shaun Armitrage from the United Way.







Above: Deputy Mayor Stephen Dillabough and Councillor Walter Smail presented SERA with a donation on behalf of the Port of Johnstown.

Right: Port GM Robert Dalley presented a donation to Denise March from Beacon Bags.

