Killeen Economic Development Corporation

KILLEEN ECONOMIC DEVELOPMENT CORPORATION
MEETING
Thursday | September 11, 2025| 8:00am
Greater Killeen Chamber of Commerce

MINUTES

Members present.

Amy Millsap	Jose Guzman	Tad Dorroh	Todd Fox	Kelly Brown
Scott Cosper	Mayor Debbie Nash-King		Anthony Kendrick	

Members absent.
Nina Cobb

Ex-Officio members present.
Kent Cagle   Wallis Meshier

GKCC staff present.
Tyler Robert   Mimi Flores   Roni Nail   Isaac Almeida

Call to Order. Tad Dorroh called the meeting to order at 8:00 am.

Approval of Agenda & Declaration of any Conflicts of Interest. A motion to approve the agenda was made by Todd Fox and seconded by Mayor Debbie Nash-King. A unanimous vote approved the motion.

Approval August 14, 2025, Minutes. A motion was made by Todd Fox and seconded by Kelly Brown to approve the August 14, 2025, minutes. A unanimous vote approved the motion.

Review and accept the Financial Reports. Tyler Robert went over the FY 2024-25 financial report. A motion was made by Amy Millsap and seconded by Jose Guzman to approve the FY 2024-25 financial report. A unanimous vote approved the motion.

Review & Adopt FY 2025 - 26 Budget. Tyler Roberts presented the FY 2025-2026 budget to the board, which included the approved funding from the city of $885,000.00. It reflected the updated rental rates for all properties in the business park and the removal of the scholarship to TAMU-CT. Several questions and concerns were raised regarding the budget. After discussion, a motion was made by Todd Fox and seconded by Jose Guzman to approve the budget and forward the appropriation materials to the Finance Committee and Kent Cagle for review. The motion was unanimously approved.

Staff/Activity Report Tyler Robert provided an update on recent activities, including presenting the quarterly report to the City Council. The FTZ 183 application has been submitted, with letters sent to other taxing entities and a letter to the port in progress, completing Wilson's due diligence. Tyler attended the Consultant Summit in Waco, networking with industry experts and discussing RFI processes, development, and marketing. The Real Estate Committee met on August 25 to review the lease, and walkthroughs were held for the 4501 Roy J. Smith property with Texas

A&M–Central Texas. Meetings with Austin representatives regarding Wolf Technology Park may yield new opportunities, and Oncor's economic development team reviewed current and potential capabilities within the Business Park. New staff member Isaac successfully updated the RFI process, which has already been submitted for several projects. Tyler also attended the FABTECH Trade Show in Chicago, connecting with manufacturers and generating new leads.

Closed Session. *Pursuant to the Texas Open Meetings Law [V.T.C.A., Government Code, 551.001 et seq.], the President called for a Closed Meeting of the Board on the 11th day of September, 2025, at 8:45 am under the following authority:*

Section 551.072 – Deliberations Regarding Real Property – The KEDC Board of Directors will discuss factors relating to business prospects in order to meet a deadline. Public discussions of these items would have a detrimental effect on KEDC's bargaining position between it and third persons, firms, or corporations.

Open Session. The meeting went into the Open Session at 9:14 am.

Action from the Closed Session.

a. **Approve lease modification and renewal for property located at 4501 Roy J Smith Boulevard and authorize the Board President to execute all necessary documents.** A motion to approve the lease modification and renewal for the property at 4501 Roy J Smith Boulevard was made by Todd Fox and seconded by Scott Cosper. The motion was approved.

Adjourn. Tad Dorroh adjourned the meeting at 9:15 am.

Nina Cobb, KEDC Secretary