

ARDMORE DEVELOPMENT AUTHORITY
BOARD OF TRUSTEES
MINUTES OF REGULAR MEETING
May 16, 2022 4:00 P.M.

Ardmore Chamber of Commerce
410 West Main
Ardmore, OK 73401

TRUSTEES PRESENT: Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, Mike Whitson
EX-OFFICIOS TRUSTEES: Kevin Boatright
STAFF: Bill Murphy, Andrea Anderson
GUESTS: Mita Bates, Carter Cloud, Tucker Link, Thom McGuire

Item 1: Call to order and roll call and declaration of quorum.

T.J. Riley called the meeting to order at 4:01 p.m.

Item 2: Confirmation of compliance with the Open Meeting Act.

Andrea Anderson informed Mr. Riley that the agenda was placed and posted in a timely manner in a prominent public view.

Item 3: Consideration and possible action to approve the Minutes of the Regular Meeting of April 18, 2022.

Scott Chapman motioned to approve the minutes of the Meeting of April 18, 2022. Mike Whitson seconded. Scott Chapman, Jake Charnock, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson vote aye. There were no nays or abstentions. The motion passed.

*Dr. Craig Gerken arrived at 4:04 p.m.

Item 4: Consideration and possible action to accept the April 2022 Financials.

Scott Chapman presented the April 2022 Financials report. After a discussion, Jake Charnock motioned to approve the April 2022 Financials. Eric Howard seconded. Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson voted aye. There were no nays or abstentions. The motion passed.

Item 5: Consideration and possible action to approve a land lease to BETA Technologies, Inc. for 250 SF of apron and 300 SF of land for \$100 per year for 10 years and in return for 10% revenue share of electricity sold and approval or rejection of any amendments proposed or considered by the board at the meeting.

Bill Murphy explained to the trustees that ADA staff has been working with BETA Technologies for several months on finding a location at the Ardmore Industrial Airpark. The proposed location will not hinder any future development in its vicinity. Mr. Murphy also explained that as with any new technology, the cost sharing benefits are not expected to be realized for several years down the road. Following a brief discussion, Eric Howard motioned to approve a land lease to BETA Technologies, Inc. for 250 SF of apron and 300 SF of land for \$100 per year for 10 years and in return for 10% revenue share of electricity sold. Patrick McGuire seconded. Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson voted aye. There were no nays or abstentions. The motion passed.

Item 6: Consideration and possible action to enter Executive Session for the purpose of:

- a. Conferring on matters pertaining to economic development, including the transfer of property, financing, or the creation of a proposal to entice a business to locate within their jurisdiction if public disclosure of the matter discussed would interfere with the development of products or services or if public disclosure would violate the confidentiality of the business under the provisions of 25 O.S. §307C (11).

Dr. Pam Kimbrough motioned to enter Executive Session. Jake Charnock seconded. Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson voted aye. There were no nays or abstentions. The motion passed. Executive Session began at 4:24 p.m.

*Thom McGuire left the meeting and did not return.

Item 7: Consideration and possible action to reconvene into regular session.

Mike Whitson motioned to reconvene into regular session. Scott Chapman seconded. Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson voted aye. There were no nays or abstentions. The motion passed. Regular session reconvened at 5:12 p.m.

Item 8: New Business: (As defined by the Oklahoma Open Meeting Act 25 O.S. § 311 A (9) as “matters not known about or about which could not have reasonable been foreseen prior to the time of positing of the agenda.

None presented

Item 9: STAFF REPORTS

- a. President's Report- Bill Murphy updated the board on various activities.
- b. Airport and Industrial Parks- Bill Murphy presented the report in Dan Luttrell's absence. Air traffic was down 27% over last year, mainly due to increased fuel costs. The Runway 13/31 rehab and lighting upgrade project is complete with the final inspection coming up on Friday. The preconstruction meeting for the Taxiway E shoulder project will be Thursday with a Notice to Proceed date to be determined at the meeting. Terracon has completed the geotechnical report for the PCN study and it will be available this week. Lochner will begin pavement strength calculations and will have a full report in August. Lochner is also almost done with the design for the Taxiway E Phase 2 project. On the Industrial Park side, the Department of Environmental Quality is reviewing plans for the permitting of the new Wastewater Treatment Plant. The new facility is set to break ground in August.
- c. Marketing Report- Andrea Anderson updated the trustees on projects. She then provided a recap of the Lt. Governor's Turkey Hunt. Since the last meeting, Ms. Anderson informed the board that she has also attended MRO Americas as well as the Industrial Asset Management Council. Finally, she has been working with Ada Jobs Foundation and OG&E on developing a regional economic development strategy.

Item 10: Planning Session for FY 2023

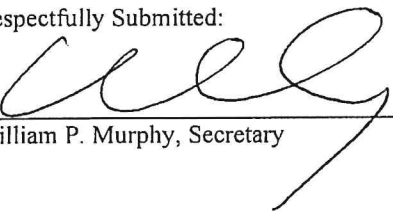
The planning session began at 5:19 p.m.

At the beginning of the planning session, Bill Murphy explained that a final budget and marketing plan will be presented for approval by the board at the June 20, 2022 meeting. A discussion on proposed projects and marketing ideas was then discussed.

Item 13: Adjourn

With no further business, Dr. Craig Gerken motioned to adjourn the meeting. Scott Chapman seconded. Scott Chapman, Jake Charnock, Dr. Craig Gerken, Eric Howard, Dr. Pam Kimbrough, Patrick McGuire, Steve Rhines, T.J. Riley, and Mike Whitson voted aye. There were no nays or abstentions. The motion passed. The meeting adjourned at 5:57 p.m.

Respectfully Submitted:



William P. Murphy, Secretary