

City of San Angelo, Texas
Development Corporation Meeting
Tuesday, January 20, 2026

Present:

Steven Mahaffey, First Vice President
Carlos Rodriguez, Second Vice President
Jimmy Barton, Director
Lorenzo Lasater, Director
Travis Stribling, Director

1. Call to Order

With a quorum of the City of San Angelo Development Corporation Board Members present, First Vice President Mahaffey called the regular session of the City of San Angelo Development Corporation to order at 8:32 A.M., on Tuesday, January 20, 2026 at the East Mezzanine of City Hall, 72 W College Avenue, San Angelo, TX 76903

2. Prayer

Invocation was provided by Director Lasater.

3. Public Comment

No public comments were made.

4. Consent Agenda

- a. Consider approving the regular meeting minutes for December 10, 2025. (Nora Nevarez)
- b. Consider approving the November 2025 financials. (Tina Dierschke, Director of Finance)
- c. Consider a resolution authorizing the Investment Policy for the City of San Angelo Development Corporation Fund for 2026. (Tina Dierschke, Director of Finance)
- d. Consider approving an amendment to the COSADC Bylaws, Section 8, Expenditures of Corporate Money, item 2, regarding the City of San Angelo Purchasing Policy and Procedures Manual and recommending approval by City Council. (Ryan Gaddy)

Director Stribling requested item c be pulled for further discussion.

Motion: Director Stribling made a motion, seconded by Second Vice President Rodriguez, to approve items a, b, and d as presented. The motion carried unanimously five (5) ayes to zero (0) nays, with no public comment.

Tina Dierschke, Director of Finance explained the Investment Policy.

Motion: Director Stribling made a motion, seconded by Second Vice President Rodriguez, to approve item c as presented. The motion carried unanimously five (5) ayes to zero (0) nays, with no public comment.

5. Regular Agenda

- a. Discussion regarding future construction and infrastructure to connect Knickerbocker Road, Twin Mountain, and Mertzon Highway. (Presentation by Shane Kelton, Executive Director of Public Works)

Shane Kelton, Assistant City Manager discussed the scope of work to connect Knickerbocker Road, Twin Mountain, and Mertzon Highway.

- b. Presentation regarding the quarterly San Angelo Chamber of Commerce key performance indicators and deliverables report. (Presentation by Michael Looney, Vice President of the San Angelo Chamber of Commerce, Economic Development)

Michael Looney, Vice President of the San Angelo Chamber of Commerce, Economic Development presented the quarterly performance indicators and deliverables report.

- c. Discussion and possible action regarding COSADC funding participation in the City's Infill development incentive as it relates to Affordable Housing and other potential funding of infrastructure authorized under Texas Municipal Code Section 505.153 Projects Related to Affordable Housing (Presentation by Ryan Gaddy, Director of Economic Development and Holly Crooks, Assistant City Attorney)

Discussion regarding COSADC funding and Affordable Housing.

- d. Public Hearing regarding an economic development agreement with the San Angelo Chamber of Commerce in an amount not to exceed \$75,000 for promoting and supporting Goodfellow Air Force Base, in continuing or enhancing its mission, a project authorized under Section 501.104 of the Texas Local Government Code, and recommending approval by City Council (Presentation by Robert Schneeman, Economic Development Project Manager)

No Public Comment.

- e. Public Hearing regarding an economic development incentive agreement in an amount not to exceed \$300,000 with True Lightning Protection, LLC, a project authorized under Chapters 501 & 505 of the Texas Development Corporation Act necessary to promote economic development and expand business enterprises which create or retain primary jobs; and recommending approval by City Council. (Presentation by Robert Schneeman, Economic Development Project Manager)

No Public Comment.

- f. Consider authorizing the Board President to negotiate and execute a marketing contract with Media Advantage, LLC for marketing services as follows:
 - 1. Not to exceed \$38,700 for business plan competition, social media, annual report, annual website maintenance, website hosting cost;
 - 2. Not to exceed \$50,750 for SEO / AEO, website updates & case studies, Branding updates & rollout, national target industry campaign, site selector targeted campaign, and Airport promotional video; and recommending approval by City Council (Presentation by Ryan Gaddy, Director of Economic Development)

Motion: Director Lasater made a motion, seconded by Director Barton approve option not to exceed marketing service \$38,700. The motion failed to carry two (2) ayes to three (3) nays, with no public comment.

Ayes – Director Lasater and Director Barton

Nays – First Vice President Mahaffey, Second Vice President Rodriguez and Director Stribling

Motion: Director Stribling made a motion, seconded by Second Vice President Rodriguez to table the item until the next meeting. The motion carried unanimously five (5) ayes to zero (0) nays, with no public comment.

- g. Discussion regarding the Strategic Planning Workshop. (Presentation by Ryan Gaddy, Director of Economic Development)

The Strategic Planning Workshop is scheduled for February 11th following the regularly scheduled meeting. Meeting will be held at the Business Resource Center, 69 N. Chadbourne. The workshop is open to the public.

6. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to Requirement that Meetings Be Open under the following sections:

At 10:06 A.M., the Board convened Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meeting, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections.

- a. Section 551.072 - Deliberations about real property regarding the sale of 8.48 +/- acres at the Industrial Park to DLH Real Estate, LLC
- b. Section 551.071 – Consultation with attorney regarding legal issues related to the COSADC/Chamber of Commerce Professional Services Performance Agreement

At 11:22 A.M., the Board reconvened

7. Follow Up and Administrative Issues

a. Consideration and possible action of items discussed in Closed Session, if needed

Motion: Director Stribling made a motion, seconded by Second Vice President Rodriguez to approve the sale of 8.48 +/- acres at the Industrial Park to DLH Real Estate, LLC in the amount of \$370,000 and the buyer will dispose the stockpiled dirt on the property. The motion carried unanimously five (5) ayes to zero (0) nays, with no public comment.

b. Announcement and consideration of Future Agenda items


The Strategic Planning Workshop will be held after the regularly scheduled COSADC meeting on February 11, 2026.

8. Adjournment

Motion: Second Vice President Rodriguez made a motion, seconded by Director Lasater to adjourn the meeting. The motion carried unanimously five (5) ayes to zero (0) nays.

There being no further business, the meeting adjourned by consensus at 11:26 A.M.

THE CITY OF SAN ANGELO

DocuSigned by:

91DEB0345B5D471...
Corporation President

ATTEST:

DocuSigned by:

B488B9107DA14CD...
Corporation Secretary

In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplement Minute Record. Details on Board meetings may be obtained from the City Clerk's Office. (Portions of the video recording may be distorted due to equipment malfunction or other uncontrollable factors.)