

FISTA Development Trust Authority

Board Meeting Minutes

September 2, 2025 at 3:15 p.m.

FISTA

200 SW C Avenue, Lawton, Oklahoma

Trustees Present: Mark Brace, Brian Henry, Jari Askins, Phil Kennedy, Doug Stephens, Joelle Jolly, Allan Hampton.

Ex-Officio Present: Assistant Treasurer Dani Blackburn

Trustees Absent: Barry Ezerski, Clarence Fortney, Randy Warren

Ex-Officio Absent: Dewayne Burk

Staff Present: Dr. Krista Ratliff, Charli Hall, Miranda Doyle, Bill Pearson, Hope Harris

Guests: Kim McConnell, Tiffiney Dimery, David Reeves, Matina Davis, Kaysa Whitley, Eric Swanson, Randy McIntire, Greg Thomas

- I. Call to Order/Roll Call
- II. Introduction of Guests
- III. Business

- A. Consider approval of the minutes of the Trust meeting on August 5th, 2025.

ACTION: Ms. Askins moved to approve the minutes of the Trust meeting on August 5th, 2025; Mr. Stephens seconded the motion. The motion passed unanimously.

Dr. Ratliff asked to move to a non business item, allowing two FISTA partners to address the committee and Mr. Brace allowed them to come before the board. Mr. Thomas and Mr. McIntire came before the board to present a check and signed Art from the Air Defense Artillery Association in recognition of the FISTA's collaboration in the Counter UAS Symposium. Dr. Ratliff thanked Mr. Thomas and Mr. McIntire for their partnerships and looks forward to the CUAS Symposium this year on October 28th and 29th.

- B. Consider approval of the June 2025 financials.

ACTION: Assistant Treasurer Ms. Blackburn presented; Mr. Henry moved to approve the June 2025 financials; Mr. Kennedy seconded the motion. The motion passed unanimously.

- C. Consider approval of Lawton Economic Development Authority's Nomination of Randy Warren to fill the LEDA vacancy on the FISTA Trust Authority Board effective 1 September 2025.

ACTION: Mr. Brace presented; Mr. Kennedy moved to approve the nomination of Randy Warren to fill the Lawton Economic Development Authority vacancy

effective 1 September 2025. Mr. Stephens seconded the motion. The motion passed unanimously.

- D.** Consider approval of the Great Plains Technology Center Nomination of Joelle Jolly to fill the GPTC vacancy on the FISTA Trust Authority Board, effective 1 September 2025.
ACTION: Dr. Ratliff presented; Mr. Kennedy moved to approve the nomination of Joelle Jolly to fill the GPTC vacancy effective 1 September 2025. Ms. Askins seconded the motion. The motion passed unanimously.
- E.** Consider approval of the Cameron University Nomination to fill the Cameron Vacancy and appoint Shane Hunt on the FISTA Trust Authority Board, effective 3 September 2025.
ACTION: Dr. Ratliff presented. Mr. Kennedy moved to approve the motion with an amendment to list Dr. Shane Hunt to fill the Cameron University vacancy, effective September 3, 2025. Mr. Stephens seconded the motion. The motion passed unanimously.
- F.** Consider approval of the award of the Greenroom project to the lowest responsible bidder, Imprint Construction, and authorize the Chair and Secretary to execute any necessary contract documents.
ACTION: Dr. Ratliff presented. Ms. Askins moved to approve the award of the Greenroom project to Imprint Construction and authorize the Chair and Secretary to execute any necessary contract documents. Ms. Jolly seconded the motion. The motion passed 6-1 with Mr. Kennedy abstaining under the advice of the City Attorney, who serves as the FISTA Attorney and has been requested not to vote on these issues.
- G.** Consider approval of the Guaranteed Maximum Price proposal submitted by Imprint Construction for the construction of the Greenroom project to be subsequently incorporated into the contract documents to be approved and executed by the parties.
ACTION: Dr. Ratliff presented. Mr. Henry moved to approve the Guaranteed Maximum Price proposal submitted by Imprint Construction for the construction of the Greenroom project to be subsequently incorporated into the contract documents to be approved and executed by the parties. Mr. Stephens seconded the motion. The motion passed 6-1 with Mr. Kennedy abstaining under the advice of the City Attorney, who serves as the FISTA Attorney and has been requested not to vote on these issues.
- H.** Consider approval of an application to the State of Oklahoma Department of Commerce, entitled the Public-Private Partnership Military Pooled Finance incentive program, for the cost of a proposed infrastructure project in the amount of \$2,500,000.00, and authorize the FISTA Trust President & CEO to sign the application.

ACTION: Dr. Ratliff presented. Mr. Henry moved to approve the submission of an application to the Department of Commerce under the Public-Private Partnership Military Pooled Finance incentive program in the amount of \$2,500,000.00 and authorize the FISTA Trust President & CEO to sign the application. Mr. Stephens seconded the motion. The motion passed unanimously.

- I.** Consider approval of an Agreement with FORVIS Mazars, for external auditing services for the period ending FY 30 June 2025 and authorize the Chair and Secretary to execute the Agreement.

ACTION: Dr. Ratliff presented. Ms. Askins moved to approve the Agreement with FORVIS Mazars, for external auditing services for the ending FY 30 June 2025 and authorize the Chair and Secretary to execute the Agreement. Mr. Hampton seconded the motion. The motion passed unanimously.

- J.** Consider approval of a Memorandum of Understanding between the University of Oklahoma, Oklahoma National Guard, and the Fires Innovation Science Technology Accelerator Development Trust Authority for Collaborations Regarding a future Battle Lab.

ACTION: Dr. Ratliff presented. Mr. Stephens moved to approve the Memorandum of Understanding between the University of Oklahoma, Oklahoma National Guard, and the FISTA Development Trust Authority for Collaborations regarding a future Battle Lab. Mr. Kennedy seconded the motion. The motion passed unanimously.

- K.** Presentation of the Oath of Office to Newly Appointed Trustees Randy Warren and Joelle Jolly, of the FISTA Development Trust Authority.

ACTION: Dr. Ratliff asked Ms. Jolly to join her at the front of the room, where she administered the Oath of Office.

IV. Executive Session

Consider convening in Executive Session under the provisions of Title 25, Oklahoma Statutes, Section 307(C)(11), which authorizes public trusts to discuss economic development matters. Public disclosure of these discussions could interfere with potential development or violate business confidentiality. Following Executive Session, the Board may take action by motion if deemed appropriate.

ACTION: Ms. Askins moved to convene in executive session to discuss economic development matters and matters related thereto, and if necessary, take appropriate action in open session. Mr. Kennedy seconded the motion. The motion passed unanimously.

ACTION: No action was taken in executive session. Mr. Brace declared that we are back in open session, and all guests were invited back into the meeting. The roll was called to ensure quorum was maintained.

ACTION: Mr. Kennedy motioned to authorize the Chairman to negotiate and execute an agreement for New Market Tax Credits to be used for Economic Development. Mr. Stephens seconded the motion. The motion passed unanimously.

V. President/CEO Update- Dr. Ratliff discussed recent updates and began by introducing Bill Pearson as the current Garrison CSM, inviting him to say a few words. Bill greeted everyone, shared that he is currently shadowing at FISTA, and said he looks forward to working with the team. Dr. Ratliff reported that FISTA now has 18 active business relationships and welcomed new Central Plaza tenants, including Sylvan and Adventure Travel, which are expected to increase foot traffic, as well as Thai Mazuki, which will soon have its soft opening. She noted that Claire's closed nationwide due to bankruptcy, including the Plaza location, and shared that FISTA is working with the Museum of the Great Plains and the public library on potential storefronts. On security, she explained that additional cameras have been installed around the FISTA and Plaza perimeter at tenant request, and updated facility entry standard operating procedures have been published in response to guidance from the security agencies that manage the site, with continued revisions planned as defense best practices evolve. Providing construction updates on behalf of Mr. Ezerski, Dr. Ratliff noted that storefronts for the new STEM space are nearly installed, three RTUs are installed and operational, and millwork is scheduled for the second week of September. The STEM space is expected to open in late October or early November, and the STEM education team has already reached more than 1,700 students and 100 educators in the past six months with free community resources. All new suites are fully leased, storefront installations are progressing, elevator demolition is underway, and outdoor resurfacing on the north side is complete, with the south side awarded for completion to ensure consistent modernization. The anechoic chamber project has officially begun with the substrate delivered; construction is expected to take about 10 months, targeting operational readiness by June or July in collaboration with the University of Oklahoma. Turning to the FISTA Youth Science Institute, Dr. Ratliff shared that subcommittees are forming with leaders in business, science, academics, philanthropy, and museums, that interviews for museum development consultants have started, and that a process consultant will begin next week. She also highlighted new funding, including the Summit Cares Grant and a grant from the Aerospace and Aviation Education Department to support aviation, drone, and coding education. FISTA has applied for a \$3 million TSET grant for the Youth Science Museum and expects to hear on September 12 whether it advances to the next round. Dr. Ratliff noted that FISTA's website is being revamped, with updates paused ahead of a full relaunch in the next 30 days, and asked trustees to send updated headshots and bios to Charli. She concluded with upcoming travel and events, including the LPS Annual Fundraising Breakfast on September 19, the AUSA conference in Washington, D.C., October 13–15, the CUAS Symposium at FISTA on October 28–29, and the Business Development Luncheon at FISTA on November 7 from 11:30 a.m. to 1 p.m.

VI. Adjourn

This Notice of Meeting and Agenda was sent via email on August 28th, 2025, at 2:57 p.m. to the following locations:

Lawton City Hall
Agenda Email Distribution List
thefista.com
FISTA, 200 SW C Ave, Lawton, OK 73501

The FISTA Development Trust Authority encourages participation by all City of Lawton citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at (580) 581-3305 at least 48 hours prior to the scheduled meeting is encouraged to make

the necessary accommodations. The 48-hour time period may be waived if an interpreter for the deaf (signing) is not the necessary accommodation.