

Keene Economic Development Corporation (Type B) Board Meeting Minutes

July 21, 2026 at 3:30 PM

Keene City Hall - Robert G. Cooper Council Chamber
1000 N. Old Betsy Rd., Cleburne, Texas 76031

Recorded Live Stream at <https://www.youtube.com/@cityofkeenetexas>

Members Present: Vice President Daniel Gathings, and Board Members Donnie Beeson, Gary Heinrich, Phillip Jackson, and Nellie Youngberg

Members Absent: President Ricky Stephens, and Board Member Alma Davila

City Staff Present: Jonathan Seitz, Don Martin, Holly Russell, Mira Lam, and Cari Warwick

1. Call to Order, Invocation, Pledge of Allegiance

Vice President Gathings called the meeting to order at 3:30 p.m.

2. President's Remarks

None were made.

3. City Administration Remarks

Don Martin, Director of Development and Neighborhood Services, shared the O'Reilly Auto Parts has submitting an application and plans to build in Keene, Metalplate has started improving their property at the Industrial Park, and the housing developments are still submitting permit applications to build more homes. Administration shared that the additional lighting to the Elisa Carver Park parking lot will be installed soon, and there was question as to their location and programmability.

4. Public Comments

Paul Gnadt, Keene Chamber of Commerce President, shared an update on the *Voices of Keene* video production, and played a clip from one of the video interviews made.

5. Public Hearing

There was no public hearing scheduled for this meeting.

6. General

A. Review, discuss, and consider the minutes of the regular Keene EDC (Type B) Board meeting held on June 16, 2026.

A motion was made to approve the minutes as presented, and seconded. The motion carried.

Motion made by Vice President Gathings, Seconded by Heinrich.

Voting Yea: Vice President Gathings, Heinrich, Youngberg, Jackson

B. Receive, discuss, and take action on the Keene EDC (Type B) Board Budget for Fiscal Year 2027.

Administration presented the proposed budget for Fiscal Year 026-2027 (FY27) Mira Lam, Director of Finance, was present to assist with answering questions and review changes from the previous fiscal year's budget. She covered the projected revenue based on the current businesses and those that are about to come into Keene and start business in 2027. After several questions for clarification and discussion on the Capital Improvement Projects and

Money market account balance, a motion was made to approve the Proposed Budget for Fiscal Year 2026-2027 for the Keene EDC (Type B) Board, and seconded.

Motion made by Heinrich, Seconded by Youngberg.

Voting Yea: Vice President Gathings, Heinrich, Youngberg, Jackson

C. Receive an update from Chief Warner on the installation of the additional outdoor secondary warning sirens project.

Chief Warner, Keene Fire Department, presented an update on the purchase and installation of the two additional outdoor warning sirens. The sirens have been ordered and are in production with a completion date of about August 7. Afterward it will be shipped, and installation is expected for late August or early September. Chief Warner will need to get renewed quotes for the electrical installation. There was no action taken on this item.

D. Receive an update on the requested information for improvements to the Elisa Carver Park ballfields.

Mr. Martin shared an update on the ballfield repair project. He received a quote for \$16,880 removing the top layer, about a foot down, of the large ballfield and get it filled in with safer fill and soil and adding a French drain to assist with moving water off the field area. This contractor is working on the field, and it will come from the maintenance budget.

7. Executive Session

There was no recess to Executive Session during this meeting.

8. Reconvene into Open Session

There were no items that needed action.

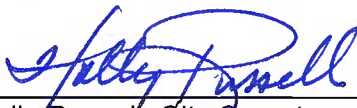
9. Requests for Future Agenda Items

There was a request for looking at possible future locations for adding sidewalks, specifically along Old Betsy Rd from the SWAU Gym to Elisa Carver Park.

10. Adjourn

There being no further business to discuss, Vice President Gathings adjourned the meeting at 4:31 p.m.

Approved this the 18th day of August 2026.



Holly Russell, City Secretary



Presiding Member