

**City of Killeen**  
Killeen Public Facility Corporation  
City Hall Council Chambers  
February 2, 2021 at 5:00 p.m.

Presiding: Jose L. Segarra

Attending: Shirley Fleming (via video conference), Debbie Nash-King, Steve Harris, Ken Wilkerson, Rick Williams, and Mellisa Brown

Also attending were City Manager Kent Cagle, City Attorney Traci Briggs

Vacant: District 3 Seat

**Approval of Agenda**

*Motion was made by Ms. Fleming to approve the agenda as written. Motion seconded by Mr. Harris. The motion carried unanimously.*

**Citizen Comments**

No citizens signed up to speak.

**Agenda Items**

1. Consider approval of Bylaws of the Killeen Public Facility Corporation.

*Motion was made by Ms. Brown to approve the bylaws adding that the board have the opportunity to review any documents prior to being signed and submitted by the Assistant Secretary. Motion was seconded by Ms. Nash-King. Following discussions, Ms. Nash-King withdrew her second with no second, the motion dies.*

*Motion was made by Ms. Brown to approve the bylaws with the addition that the board shall review and approve any documents not specifically outlined in the term sheet and that all documents shall be made available to the board for review within 24 hours of after signing. Legal Counsel Plummer recommended that the board consider addressing this specific concern in the upcoming review of agenda item #3, the resolution. Any changes to the bylaws would need to go back to city council for review and adoption of amendments. With no second to Ms. Brown's motion, the motion dies.*

*Motion was made by Ms. Nash-King to approve the bylaws as written. Motion was seconded by Ms. Fleming. Motion carried 5 to 1 with Ms. Brown in opposition.*

2. Election of Officers

*Motion was made by Mr. Wilkerson to appoint Ms. Brown as President. Motion was seconded by Mr. Williams. The motion carried unanimously.*

*Motion was made by Mr. Harris to appoint himself as Vice President. Motion was seconded by Ms. Fleming. The motion carried unanimously.*

*Motion was made by Ms. Nash-King to appoint Executive Director of Finance Jon Locke as Treasurer. Motion was seconded by Mr. Wilkerson. The motion carried unanimously.*

*Motion was made by Mr. Williams to appoint Executive Director of Community Development Leslie Hinkle as Secretary. Motion was seconded by Ms. Fleming. The motion carried unanimously.*

3. Consider a resolution authorizing the North Killeen Apartments transaction with the NRP Group, including all documentation necessary to carry out the transaction.

*Motion was made by Ms. Brown to approve the resolution adding that the board shall review and approve any documents not specifically outlined in the term sheet and that all documents shall be made available to the board for review within 24 hours after signature. Motion was seconded by Mr. Wilkerson. Mr. Wilkerson requested to amend the motion adding language consistent with the term sheet in Section 2 of the resolution. Motion was seconded by Ms. Nash-King. Following discussions, Ms. Nash-King withdrew her second and Mr. Wilkerson withdrew his request to amend the motion. Mr. Wilkerson further withdrew his second to the motion and Ms. Brown withdrew her motion.*

*Motion was made by Ms. Brown to approve the certificate for resolution with the following additions: under Section 2 that the secretary may approve any documents consistent with the term sheet; that all documents shall be made available to the board for review within 24 hours after signing; and that the name of the KPFC North Killeen, LLC be added to the term sheet. Motion was seconded by Ms. Nash-King. Motion carried unanimously.*

### **Adjournment**

With no further business, upon motion being made by Mr. Wilkerson, seconded by Mr. Harris, and unanimously approved, the meeting was adjourned at 5:50 p.m.

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Mellisa Brown, President

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Leslie Hinkle, Secretary