



DEVELOPMENT CORPORATION

PUBLIC NOTICE

Cisco 4A Development Corporation

Notice is hereby given that a meeting of the Cisco 4A Development Corporation ("C4ADC") will be held on January 13, 2026 at 701 Conrad Hilton Blvd, Cisco, TX 76437 and will commence at 4:00pm or immediately following the adjournment of the Cisco Development Corporation meeting to consider the items listed on the attached agenda.

SIGNED

A handwritten signature in black ink that reads 'Tom Bailey'.

Tom Bailey, Executive Director

CERTIFICATE

I hereby certify that the above notice of meeting and attached agenda was posted on the bulletin board at City Hall of Cisco, Texas on January 6, 2026 by 5:00pm.

SIGNED

A handwritten signature in blue ink that reads 'Tammy Osborne'.

Tammy Osborne, City Secretary



ATTENTION

Persons with disabilities who would like special assistance or need accommodations to participate in this meeting should contact the C4ADC at least 48-hours in advance.



C4ADC Meeting Agenda

January 13, 2026 commencing at 4:00pm or immediately following the adjournment of the Cisco Development Corporation meeting at 701 Conrad Hilton Blvd, Cisco, Texas 76437.

1. Call the meeting to order
2. VISITOR COMMENTS: A three (3) minute time limit per person is established for anyone wishing to address the Board on subjects listed on this agenda or generally pertaining to the C4ADC
3. Approval of minutes from December 9, 2025 Board meeting
4. Hear and discuss financial report for December 2025
5. Discuss and Consider Budget Amendments
6. Discuss and Consider Firework show for the Chamber of Commerce
7. Executive Session:
 - a. 551.087 (business prospects/economic development)
 - i. Discuss Project Gallagher
 - ii. Discuss lot lease for Hanger 1
 - iii. Discuss Resolution No. 2026.01.13.01.C4ADC
8. Discuss and Consider Project Gallagher
9. Discuss and consider lot lease for Hanger 1
10. Discuss and consider Resolution No. 2026.01.13.01 C4ADC to take on Project Square Space as an A Project
11. Adjournment

The Board reserves the right to enter into executive session concerning any of the items listed on this agenda pursuant to 551.071 Consultation with Attorney, 551.072 Real Property, 551.073 Prospective Gift, 551.074 Personal Matters, 551.076 Security Personnel or Devices, 551.087 Economic Development Negotiations.



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C4ADC Meeting Minutes

The Regular Meeting of the Board of Directors of the Cisco Development Corporation was held on Tuesday, January 13, 2026 at 4:00 PM at 701 Conrad Hilton Blvd, Cisco, Texas regarding the following items.

1. The meeting was called to order by Joe Francks , at 5:56Pm. Members present Joe Francks, Casey Murter, Mary Kay Williamson, and Justin McPherson; Staff members present were Tom Bailey, Interim Executive Director, and Jatana Duran Administrative Assistant. Guests present were Tim Gallagher and Sarah Adams, City Manager.
2. Francks opened the meeting to visitor comments at 5:56; there were no comments made; Francks closed the meeting to visitor comments at 5:57.
3. The minutes from the December, 9, 2025 meeting were reviewed. A motion was made by Williamson to approve the minutes as presented. Followed by a second from Murter, motion carried.
4. A discussion took place regarding the financial report for December, 2025. No action was taken.
5. A discussion took place regarding budget amendments Bailey let the board know that we were not ready to go over budget amendments and that we would be prepared for them at the next meeting; he also let the board know that he would be bringing amendments quarterly to keep from having to do them all at the end of the fiscal year. A motion was made to table this until February meeting was made by McPherson followed by a second from Murter; motion carried.
6. A discussion took place regarding the Firework show for the Chamber of Commerce; the board discussed sponsoring at \$9,999.99. a motion was made by Williamson to approve the sponsorship followed by a second from McPherson; motion carried
7. A discussion took place regarding project Gallaghers lease extension and addition to the hangar to extend out the yard. A motion was made to extend the lease through 2028 with the option of 2029 by Mchperson followed by a second from Murter; motion carried. A motion was made to have Bailey develop a performance agreement with Mr. Gallagher on the extension on the hanger for production purposes not to exceed \$125,000.00 by Williamson followed by second from McPherson; motion carried.
8. A discussion took place to consider the lease between the C4ADC and the City on Hangar 1 to table this until Bailey and Adams can come up with an agreement to bring to the board by McPherson followed by a second from Murter; motion carried
9. A discussion took place regarding Resolution No. 2026.01.13.01.C4ADC for the C4ADC to pick up project Square Space. McPherson made a motion to approve the resolution as written followed by a second from Murter; motion carried
10. Murter made a motion to adjourn; followed by a second from Williamson, the motion carried and the meeting adjourned at 6:55pm.



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Attest:

Casey Newton
Secretary/Treasurer