McPHERSON INDUSTRIAL DEVELOPMENT COMPANY

**DATE: MAY 13TH, 2025**
**TIME: 4:00 P.M.**
**PLACE: BOARD OF PUBLIC UTILITIES TRAINING ROOM**
**401 W. KANSAS AVENUE, 2ND FLOOR**

# MINUTES

## MCPHERSON INDUSTRIAL DEVELOPMENT COMPANY, INC.
## 66TH ANNUAL SHAREHOLDERS MEETING

President Dawn Loving called the 66th Annual Meeting of McPherson Industrial Development Co. Shareholders to order. Dawn welcomed attendees and then introduced the MIDC Directors and the local government officials in attendance, including McPherson County Commissioner Dave O'Dell and Kansas House Representatives Rick Wilborn and Mike King.

Loving then called on Kasi Morales, Executive Director of the McPherson Industrial Development Company, to introduce the keynote speaker, Sarah White, Principal and VP of Site Selection at Global Location Strategies. White shared key takeaways from her site visit in McPherson, which took place on January 28, 2025. Her takeaways highlighted both the positives and the areas that MIDC could prioritize to become more competitive. Her positive takeaways included McPherson's impressive concentration of manufacturers, being 3 times that of the national average, and McPherson BPU's extremely competitive industrial electrical rate. White's suggestions to help McPherson's proposals stand out among the others included removing what she called the "unknown variables," such as a greater focus on relationships with educational institutions and seeking opportunities to develop a more robust workforce pipeline rather than relying solely on a commuting workforce. She also suggested getting industrial sites certified to ensure there were no surprises when prospects inquire about the property. Lastly, she once again commended MIDC's work, which helped bring tremendous economic growth to the community over the years.

Immediately following the keynote, Loving called on Kasi Morales to give the annual Director's Report. Morales first provided a snapshot of McPherson County's industrial performance over the last 10 years. She reported that over $ 1 billion in capital investment was made and that over 900 jobs were created. She noted that McPherson, once again, made Site Selection Magazine's list of "Top Micropolitans." Morales then summarized the activities promoting and fostering business retention and expansion, as well as new business recruitment in McPherson. She stated that most of her time and resources in 2024 were spent on industrial promotion activities, including workforce recruitment and development initiatives through GoMcPherson.

Following the Director's Report, Loving called for a motion to approve the 65th annual Meeting Minutes, which were made available electronically on the MIDC website. Keith Birkhead made a motion to approve the 65th Annual Meeting minutes as presented. Jill Bremyer seconded the motion. The motion carried.

Next, Loving called on MIDC Treasurer Julie Wondra to give the Annual Treasurer's Report dated February 28, 2025. Wondra announced that the Treasurer's report showed that assets for the year-end totaled $632,340, primarily cash and land. Wondra explained that MIDC's liabilities totaled $305,369, and its shareholder equity was $326,971. She reported that from March 1, 2024, through February 29, 2025, revenues totaled $108,758, comprising the City/County industrial contract, and expenditures amounted to $98,107, resulting in a gain of $10,651. Lastly, she announced that the retained earnings at the end of the year were $268,331. Brett Reber motioned to approve the February 28, 2025, Treasurer's Report as presented. Debbie Hawkinson seconded the motion. The motion carried.

Following the Treasurer's Report, Loving asked for a motion to approve the 2024 actions of the corporation's officers and directors. Rick Wilborn made a motion to approve the 2024 actions of the corporation's officers and directors. Commissioner O'Dell seconded the motion. The motion carried.

Loving then asked MIDC Vice President Brett Reber for a report on proxy assignments. Reber reported that the executive committee had received seventy-four voting proxies before the meeting. Thirty-eight were assigned to the MIDC Board of Directors; the remaining proxies were assigned to various Directors as follows: Kasi Morales, 16; Brian Lopata, 10; Brett Reber, 7; Dawn Loving, 2; and Kyle Hawk, 1.

Loving then called on Brian Lopata to provide the Nominating Committee Report. Lopata explained the decision the Board arrived at after considering the feedback from the 65th annual meeting, where MIDC was asked to review its Board Selection Process and consider implementing term limits. Lopata announced that while the Board opted not to implement term limits, it did formalize their recruitment process, making it easier for Shareholders to make nominations and also easier for the Board to vet and qualify potential new board members. He stated that the nomination forms will be housed on MIDC's website. Following that update, he gave the floor back to Loving, who called for a vote to elect three board members to the 2025-2026 Board. Representing the nominating committee, Brett Reber nominated three incumbent directors: Craig Holman, Brian Lopata, and Julie Wondra.

Next, Loving explained that before the Annual Meeting, the Board received a nomination from Tom Pyle for David M. Pyle to be added to the slate of Board candidates. She then provided an opportunity for other nominations to be made from the floor. Hearing none, Loving asked Morales to distribute the 2025-2026 Board voting ballot. Shareholders voted, and votes were tallied, showing the three incumbent board members were re-elected to serve another three-year term. The votes were as follows: Lopata, 85 votes; Holman, 85 votes; Wondra, 85 votes; and Pyle, 15 votes.

Following the announcement of the 2025-2026 Board of Directors, Loving asked the Shareholders to report on any new or old business. Hearing none, she thanked the shareholders for their support and made a few brief comments before requesting a motion to adjourn the meeting. The group unanimously moved to adjourn the meeting, and the motion passed. Following the adjournment of the annual meeting, Dawn Loving asked the Board to stay for a brief organizational meeting to confirm executive roles for the 2025-2026 year. It was decided that they would remain unchanged and are as follows: Dawn Loving, President; Brett Reber, Vice President; Keith Birkhead, Treasurer; Julie Wondra, Treasurer.

Respectfully submitted,

Kasi L. Morales

Kasi Morales, Executive Director