CITY OF NORMAN, OK
DEVELOPMENT OVERSIGHT COMMITTEE FOR TIF DISTRICT NO. 2 MEETING

Municipal Building, Executive Conference Room, 201 West Gray, Norman, OK 73069
Tuesday, April 21, 2026 at 1:30 PM

MINUTES

The Development Oversight Committee for TIF District No. 2 of the City of Norman, Cleveland County, State of Oklahoma, met in Regular Session in the Executive Conference Room at the Municipal Building, on Tuesday, April 21, 2026 at 1:30 PM and notice of the agenda of the meeting was posted at the Norman Municipal Building at 201 West Gray, and on the City website at least 24 hours prior to the beginning of the meeting.

ROLL CALL

PRESENT
Committee Member Greg Burge
Committee Member Kaimee Kellis
Committee Member Kurt Lee
Committee Member William Wilson
Committee Member Rob Norman

ABSENT
Committee Member Nick Migliorino
Committee Member Paul Wilson
Committee Member Steven McDaniel
Alternate Committee Member Tyler Jones
Committee Member Cinthya Allen

OTHERS
Clint Mercer, Director of Finance
Dannielle Risenhoover, Admin Tech. IV
Tim Miles, City Engineer
Sara Kaplan, Business & Community Relations
Councilmember Robert Bruce
Councilmember Trey Kirby

MINUTES

1. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT AND/OR POSTPONEMENT OF MINUTES FROM FEBRUARY 17, 2026

Member Rob Norman made a motion to approve the February 17, 2026, Development Oversight Committee for TIF District 2 minutes which were duly seconded by Member Kaimee Kellis. The motion passed unanimously.

Items submitted for the record:
Development Oversight Committee for TIF District 2 Minutes from

REPORTS

2. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT AND/OR POSTPONEMENT OF MONTHLY FINANCIAL REPORT

Director of Finance Clint Mercer gave the report. He highlighted the following escrow balances:

Traffic & Roadway = $4,054,742.15

Town Center = $364,682.96

Economic Development = $1,097,210.08

Miscellaneous Costs = $43,255.08

Custody Account = $2.47

There were no questions regarding the Financial Report.

Member Kurt Lee made a motion to accept the Financial Report which was duly seconded by Member Rob Norman. The motion passed unanimously.

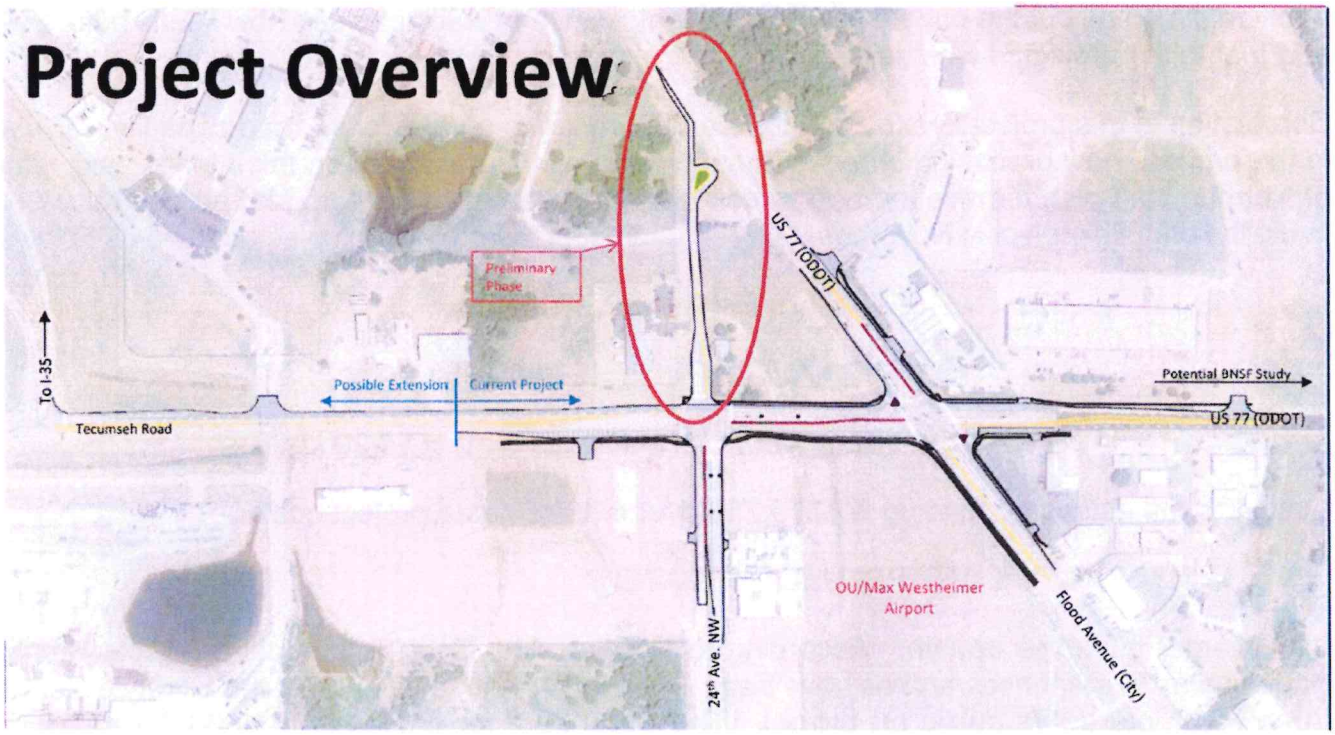
Items submitted for the record:
Financial Report

DISCUSSION ITEMS

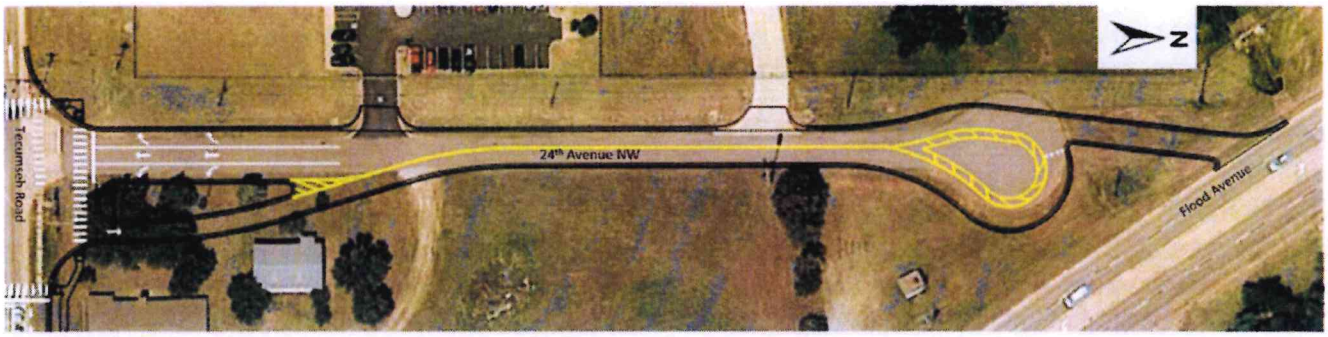
3. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, POSTPONEMENT AND/OR DISCUSSION OF ONGOING PROJECTS

   - ROADWAY PROJECTS UPDATE

City Engineer Tim Miles gave the update. Miles gave a presentation over the plans for the Tecumseh Road, 24th Avenue NW, and Flood Street Intersections Project. His presentation included the following diagrams to illustrate the proposed changes:



24th Avenue NW North Leg



The City of Norman has applied for a grant that would be used to study a railroad overpass or potentially underpass on Tecumseh Road, east of Flood Avenue. The bulk of the study is expected to be paid for by Burlington Northern Santa Fe Railroad (BNSF).

Depending on the available funds, a right turn lane on Tecumseh (for westbound traffic onto I-35) could be added to this project. "That would be another nice improvement if we have

additional money, but the budget is a little bit tight; so, we're waiting to see how it falls before we add that to the project," Miles said.

Completion of this project is expected to free-up turn lanes and increase road capacity. "We're in the process now of making sure we're happy with all the geometry on this," Miles said. City of Norman staff plan to have the design complete, right-of-way acquired, and utilities relocated to bid the original project in November 2028. Funding for the project is projected to be as follows:

City's Share = $2,730,750

FY29 ACOG Funds = $7,500,000

University North Park Traffic & Roadway Funds = $4,200,000 +/-

Currently, the estimated funding is $570,750 over the estimated project costs.

- INTERACTIVE ART PROJECT UPDATE

Clint Mercer gave the update. According to Norman Arts Council Executive Director Leslie Nottingham, 30 responses/entries have been received for the "artist call" for the Lifestyle Center "Area Five" interactive public art project. The cutoff date for entries is April 30. A selection committee will choose three final artists to participate in site reviews and to produce a sample of their envisioned art piece/project. Mercer stated that Nottingham is extending an invitation to anyone on the Development Oversight Committee for TIF District 2 to be part of the selection committee. Member Kaimee Kellis volunteered to be part of the selection committee.

- POTENTIAL ECONOMIC DEVELOPMENT ACTIVITY UPDATE

Clint Mercer gave the update. Mercer notified the Committee that inquiries have been made regarding the purchase of a lot near IMMY at 2701 Corporate Cent Dr, Norman.

MISCELLANEOUS COMMENTS

Chair Burge received notification stating that he had completed 12 years of service to the Development Oversight Committee for TIF District 2; thus, reaching the maximum length of service allowed by a committee member. Chair Burge is allowed to stay a member of the Committee until his replacement is appointed. Chair Burge requested that a vote for a new Chair and Vice Chair be placed on the next agenda to help create a smoother transition during his exit from the Committee.

ADJOURNMENT

Member Kurt Lee moved to adjourn the meeting which was duly seconded by Member Bill Wilson. The motion passed unanimously. The meeting adjourned at approximately 2:00 PM.

Kellis

Chair
Development Oversight Committee for TIF District 2