

WPAFB CoG Meeting  
November 13, 2025  
Minutes

**Call to Order**

Attendance: Pete Landrum (City of Beavercreek), Josh Rauch (City of Riverside), Mike Gebhart (City of Fairborn), Ryan Rushing (Beavercreek Township), Daniel Palmer (Wright State University), Stephanie Goff (Greene County Engineer), Greg Rogers (WPAFB Planning), Dave Burrows & David Cordonnier (Dayton Development Corporation), Vince Russo (STEM Talent Development).

Mike Gebhart acted as recording Secretary for Kassie Lester due to her absence.

Called to Order by Pete Landrum at 10:07am.

Minutes – Motion to Approve by Mike Gebhart. Seconded by Ruan Rushing. No opposition; motion carried.

**Old Business**

Emily Crow presented on the CUP Strategy Prioritization Survey. She reviewed the survey's top responses. Pete Landrum briefly spoke about Wright State's offer to provide an executive director and possibly interns for the CoG. He suggested that Emily send the survey results to Daniel Palmer so that they could review them as they work on a proposal to provide the CoG with an executive director and possibly a transition to Wright State as the fiduciary agent. Emily said she would.

**New Business**

Vince Russo joined the CoG to review a STEM project that he is heading up in partnership with WPAFB, The STEM Development Complex. They are a 501c3 and have just signed a 5-year agreement with Wright Patterson to fundraise for the project. Cost of the building is approximately \$40M, which \$34.2M is for the building and \$5.8M is for the development of the program. The building would be 90,000 square feet. The 5-year agreement will become a 50-year lease at no charge from the Air Force to the Development Complex and 16-acres. The proposed site is just inside the main gate for the Air Force Base off Springfield Street. Vince indicated that they are seeking funding for this project from the Federal Government, State/County Governments, and private funding to include crowd sourcing.

Vince's request of the CoG was to advocate for the project. Pete Landrum asked if a letter of support from the CoG and/or its individual member communities would help? Vince indicated not at this time and would let us know if one would be needed in the future.

Meeting Dates for 2026 CoG Meetings were discussed.

The meetings will be held at 10:00am in the Wright Brothers Rooms of the Wright State University Student Union building at 3640 Col. Glenn Hwy. The meetings will only be held as needed, and notifications will be distributed in advance should a meeting be scheduled for a given month.

The proposed meeting dates are:

- January 8, 2026
- February 12, 2026
- March 12, 2026
- April 9, 2026
- May 14, 2026
- June 11, 2026
- July 9, 2026
- August 13, 2026

- September 10, 2026
- October 8, 2026
- November 12, 2026
- December 10, 2026

A motion was made by Ryan Rushing to approve the proposed meeting date for 2026 and was seconded by Josh Rauch. No opposition: motion carried.

**Finance Update**

Mike Gebhart read an email he received at the beginning of the evening from Hilary Browning, City of Fairborn Finance Director. The City of Fairborn serves as the Fiduciary Agent for the CoG. Josh Rauch raised the question as to whether the finance update needed to be approved by vote? It was determined that since the update was virtually unchanged from the June 12, 2025, COG meeting that there was no need to vote to accept it.

**Member Comments**

Dave Burrows gave an update on federal funding.

Daniel Palmer spoke on Wright State supplying an executive director and acting as the fiduciary agent for the CoG. Mike Gebhart spoke about the grant monies that the CoG has received to date needed to be expended prior to a transition to a different fiduciary agent since the SBA grant was written to the City of Fairborn. Dave Burrows concurred with Gebhart. Gebhart indicated he was not opposed to Wright State acting as the fiduciary agent in the future, but suggested a transition period for the City of Fairborn and Wright State as current funding is spent and close out of the grants followed by the City of Fairborn Finance Department. Palmer said that Wright State would finish up their proposal to the CoG for those services and forward that proposal to the CoG sub-committee handling this issue.

Josh Rauch spoke in support of the STEM Development Complex.

Motion to adjourn by Josh Rauch and seconded by Ryan Rushing. No opposition; motion carried.

**Adjournment at 11:09**

Respectfully submitted,

*Cassie Lische*

*Josh Rauch*

November 13, 2025

Mike Gebhart  
Interim Executive Director

*Pete Landrum*

Pete Landrum  
CoG President

Approved on December 11, 2025

Motion by:

Seconded by:

No opposition; motion carried.