

MIDLAND DEVELOPMENT CORPORATION

MINUTES

April 08, 2024

The Board of Directors of the Midland Development Corporation convened in regular session at the Midland Chamber of Commerce board room, 303 West Wall Street, Suite 200, Midland, Texas, at 10:00 a.m. on April 08, 2024.

Board Members present: Chairman Lourcey Sams, Director Chase Gardaphe, Director Jill Pennington, Director Elvie Brown. Director Berry Simpson, and Director Zachary Deck.

Board Members absent: Director Brad Bullock

Staff Members present: City Manager Tommy Gonzalez, Assistant City Manager Jose Ortiz, Assistant City Attorney Nicholas Toulet-Crump, Chief of Staff Taylor Novack, and Chief Deputy City Secretary Vanessa Magallanes

Council Member(s) present: Mayor Lori Blong

MDC Staff Members present: Executive Director Sara Harris, Marketing & Administrative Coordinator Gabrielle Franks, and Business Retention & Expansion Coordinator Sammi Steel

1. Call meeting to order.

Chairman Sams called the meeting to order at 10:03 am

2. Motion approving the minutes of the March 04, 2024, meeting of the Midland Development Corporation.

Director Gardaphe moved to approve minutes of the March 04, 2024, meeting of the Midland Development Corporation, seconded by Director Deck. The motion carried by the following vote: AYE: Sams, Simpson, Pennington, and Brown. NAY: None. ABSTAIN: None. ABSENT: Bullock.

3. Presentation from the Arts Council of Midland on the Scarborough Lineberry House project.

Executive Director Danny Holeva and board trustee Melissa Hooper of the Arts Council of Midland gave a presentation regarding the Scarborough Lineberry House project.

4. Resolution authorizing the execution of a promotional agreement with Higher Orbits, Inc., to advertise and publicize the City of Midland for the purpose of developing new and expanded business enterprises.

Director Simpson moved to approve Resolution ED-459 authorizing the execution of a promotional agreement with Higher Orbits, Inc., to advertise and publicize the City of Midland for the purpose of developing new and expanded business enterprises., seconded by Director Deck. The motion carried by the following vote: AYE: Sams, Gardaphe, Pennington, and Brown. NAY: None. ABSTAIN: None. ABSENT: Bullock.

5. Motion authorizing the Executive Director to petition the City of Midland for the annexation of certain real property described as an approximate 374-acre tract of land out of Section 33, Block 40, T-1-S, T&P RR Co. Survey, Midland County, Texas; and authorizing the Executive Director to negotiate and execute all related agreements, amendments, legal instruments, and documents necessary and appropriate for the annexation of said real property.

Director Deck moved to approve the motion authorizing the Executive Director to petition the City of Midland for the annexation of certain real property described as an approximate 374-acre tract of land out of Section 33, Block 40, T-1-S, T&P RR Co. Survey, Midland County, Texas; and authorizing the Executive Director to negotiate and execute all related agreements, amendments, legal instruments, and documents necessary and appropriate for the annexation of said real property., seconded by Director Brown. The motion carried by the following vote: AYE: Simpson, Sams, Gardaphe, and Pennington. NAY: None. ABSTAIN: None. ABSENT: Bullock.

6. Resolution authorizing the execution of an economic development agreement with the City of Midland providing for the construction, installation, removal, and replacement of certain proposed and existing storm drain and paving infrastructure improvements located on and adjacent to State Highway 158; and authorizing payment therefor.

Director Simpson moved to approve Resolution ED-460 authorizing the execution of an economic development agreement with the City of Midland providing for the construction, installation, removal, and replacement of certain proposed and existing storm drain and paving infrastructure improvements located on and adjacent to State Highway 158; and authorizing payment therefor., seconded by Director Deck. The motion carried by the following vote: AYE: Sams, Gardaphe, Pennington, and Brown. NAY: None. ABSTAIN: None. ABSENT: Bullock.

7. Presentation on the March 2024 monthly expenses and economic development activity report from the Midland Development Corporation Executive Director and staff.

Sara Harris gave an overview of the month's expenses, and economic development activity. Gabrielle Franks updated the board with the social media stats. Sammi Steele gave an overview of the business retention and expansion program in March.

**Board recessed into executive session at 10:53 a.m.**

8. Pursuant to Texas Government Code §551.101, the Board of Directors will hold an Executive Session, which is closed to the public to discuss the following matters as permitted under the following Texas Government Code Sections:

- a. Section 551.072 Deliberation Regarding Real Property
  - i. Discuss the purchase, exchange, lease or value of real property.
- b. Section 551.087 Deliberation Regarding Economic Development Negotiations
  - i. Discuss business prospects that the Midland Development Corporation seeks to have, locate, stay, or expand in or near the City of Midland, Texas, and discuss possible incentives, and discuss contract compliance on the part of businesses.

**Board reconvened into open session at 11:49 a.m.**

All the business at hand having been completed, Chairman Sams adjourned the meeting at 11:50 a.m.

Respectfully submitted,

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Vanessa Magallanes, Chief Deputy City Secretary

PASSED AND APPROVED the 6<sup>th</sup> Day of May 2024.

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Jill Pennington, Secretary