MIDLAND DEVELOPMENT CORPORATION

MINUTES

July 6, 2026

The Board of Directors of the Midland Development Corporation convened in regular session in the Council Chamber, City Hall 300 N. Loraine Street, Midland, Texas, at 10:00 a.m. on July 6, 2026.

Board Members present: Chairman Brad Bullock, Director Elvie Brown, Director Garrett Donnelly, Director Darpan Bhakta, Director Abraham Bejil, Director Hayden Boldrick and Director Denzil West

Board Members absent: None

City Staff Members present: City Attorney Nicholas Toulet-Crump, Assistant City Attorney Kevin Bailey, Chief of Staff Taylor Novak, City Secretary Marcia Bentley-German and Deputy City Secretary Jan Hamilton

Council Member(s) present: None

MDC Staff Members present: Executive Director Sara Harris, Business Development Coordinator Soraye Palmer and Marketing Coordinator Paige McCartney

1. **Call meeting to order.**

   Chairman Bullock called the meeting to order at 10:01 a.m.

2. **Motion approving the minutes of May 4, 2026, meeting of the Midland Development Corporation.**

   Director Boldrick moved to approve the minutes of May 4, 2026, meeting of the Midland Development Corporation, seconded by Board Member Donnelly

   The motion carried by the following vote: AYE: Bullock, Brown, Donnelly, Bhakta, Bejil, West and Boldrick NAY: None ABSTAIN: None ABSENT: None

   No Public Comments were made.

3. **Presentation from University of Texas Permian Basin Office of Innovation and Commercialization on the Southeast Midland Entrepreneurship Center Proposal.**

   Brian Shedd, Executive Director for UTPB Office of Innovation and Commercialization of the Southeast Midland Entrepreneurship Center, provided a presentation to the board on the services to the area and what the community is looking for. Discussion ensued between the Midland Development Corporation board and Mr. Shedd.

   No Public Comments were made.

4. **ED – 524 - Resolution approving the budget for the Midland Development Corporation's 2026-2027 Fiscal Year.**

Midland Development Corporation Executive Director Sara Harris presented an overview of the Midland Development Corporation's 2026-2027 fiscal year budget.

Board Member West moved to approve ED Resolution – 524, seconded by Board Member Brown

The motion carried by the following vote: AYE: Bullock, Brown, Donnelly, Bhakta, Bejil, West and Boldrick NAY: None ABSTAIN: None ABSENT: None

No Public Comments were made.

5. **ED-525 - Resolution authorizing the execution of an economic development agreement with the City of Midland providing for the construction of certain road infrastructure improvements (generally located on and adjacent to Briarwood Avenue between Avalon Drive and Trobaugh Boulevard) as authorized by Texas Local Government Code § 501.103; and authorizing payment for said agreement.**

Deputy City Manager Jose Ortiz provided a brief presentation of this item to the Board.

Board Member Bejil moved to approve ED Resolution – 525, seconded by Board Member Boldrick

The motion carried by the following vote: AYE: Bullock, Brown, Donnelly, Bhakta, Bejil, West and Boldrick NAY: None ABSTAIN: None ABSENT: None

No Public Comments were made.

6. **ED-526 - Resolution authorizing the execution of a promotional agreement with Midland Hispanic Chamber of Commerce, Inc., to advertise or publicize the City of Midland for the purpose of developing new and expanded business enterprises.**

Chairman Bullock provided a brief overview of this item to the Board stating this is something that has been done in previous years.

Board Member Boldrick reported he is not in favor of the way this item is utilized.

Board Member Brown moved to approve ED Resolution – 526, seconded by Board Member West

The motion carried by the following vote: AYE: Bullock, Brown, Donnelly, Bhakta, Bejil and West NAY: Boldrick ABSTAIN: None ABSENT: None

No Public Comments were made.

7. **Presentation on the federal Opportunity Zones 2.0 Program from the Midland Development Corporation Executive Director.**

Midland Development Corporation Executive Director Sara Harris provided a brief presentation regarding Federal Opportunity Zones 2.0 Program to the Board.

Board discussion with Mrs. Harris ensued.

8. **ED- 527 Resolution of the Board of Directors of the Midland Development Corporation supporting the nomination of eligible census tracts within the City of Midland for designation as federal Opportunity Zones under the federal Opportunity Zones 2.0 Program.**

Board Member West moved to approve ED Resolution – 527, seconded by Board Member Bejil

The motion carried by the following vote: AYE: Bullock, Brown, Donnelly, Bhakta, Bejil, West and Boldrick NAY: None ABSTAIN: None ABSENT: None

No Public Comments were made.

9. **Presentation on the May 2026 economic development activity report from the Midland Development Corporation Executive Director.**

Midland Development Corporation Executive Director Sara Harris provided an update to the Board on the economic development activity report.

Business Development Coordinator Soraye Palmer provided an update on community engagement and the collaboration between the City of Midland and the Space Force Association to put on a Midland Space Economy workshop.

The board recessed into executive session at 11:00 a.m.

10. 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.

All the business at hand having been completed, Chairman Bullock adjourned the meeting at 11:36.

Respectfully submitted,

Marcia Bentley-German, City Governance Officer/City Secretary

PASSED AND APPROVED on the 3rd Day of August 2026.

Garrett Donnelly, Secretary