

MIDLAND DEVELOPMENT CORPORATION  
MINUTES  
December 13, 2013

The Board of Directors of the Midland Development Corporation convened in regular session in the Midland City Hall Basement Conference Room, Midland, Texas, on December 13, 2013.

Board Members present: Chairman Laura Roman, First Vice Chairman Cary Love, Treasurer Michael Trost, and Secretary Robert Rendall.

Board Members absent: Director Douglas (arrived at 8:36 a.m.).

Staff Members present: Assistant to the City Manager Robert Patrick, Engineering Services Director Jose Ortiz, First Assistant City Attorney John Ohnemiller, and Deputy City Secretary Adriana Moreno.

MDC Staff Members present: Executive Director Pam Welch, Economic Development Specialist Zach Gilbert, and Marketing Coordinator Regan Latham.

Council Members present: W. Jeffrey Sparks (District 1)

1. Chairman Roman called the meeting to order at 8:32 a.m.
2. Consider a motion approving the minutes of the October 25, 2013 regular meeting of the Midland Development Corporation.

Director Rendall moved to approve the Minutes of the October 25, 2013 Regular Meeting of the Midland Development Corporation; seconded by Director Love. The motion carried by the following vote: AYE: Roman, Love, Trost and Rendall. NAY: None. ABSTAIN: None. ABSENT: Douglas.

3. Receive and consider the October monthly expenses from the Midland Development Corporation.

Executive Director Pam Welch gave an overview of the September monthly expenses from the Midland Development Corporation Income Statement for the one month prior to October 31, 2013.

4. Consider a resolution appropriating funds from the Midland Development Corporation's 2012-2013 Fiscal Year Budget to be used for promotional purposes, as authorized by Chapter 504 of the Texas Local Government.

Director Love moved to adopt Resolution No. ED-0207, a resolution appropriating funds from the Midland Development Corporation's 2012-2013 Fiscal Year Budget

to be used for promotional purposes, as authorized by Chapter 504 of the Texas Local Government; seconded by Director Rendall. The motion carried by the following vote: AYE: Roman, Love, Douglas, Trost and Rendall. NAY: None. ABSTAIN: None. ABSENT: None.

5. Consider a resolution establishing the date of the regular meetings of the Midland Development Corporation Board of Directors to be held during the period of February 2014 to January 2015.

Director Rendall moved to adopt Resolution No. ED-0208, a resolution establishing the date of the regular meetings of the Midland Development Corporation Board of Directors to be held during the period of February 2014 to January 2015; seconded by Director Love. The motion carried by the following vote: AYE: Roman, Love, Douglas, Trost and Rendall. NAY: None. ABSTAIN: None. ABSENT: None.

6. Consider a resolution authorizing payment to the City of Midland in an amount not to exceed \$200,500 in order for the City of Midland to conduct a Spaceport License Study and a Midland International Airport Sensitivity Analysis Study and providing that said expenditure is an authorized administrative expense as authorized by Chapter 501 of the Texas Local Government Code.

Director Love moved to adopt Resolution No. ED-0209, a resolution authorizing payment to the City of Midland in an amount not to exceed \$200,500 in order for the City of Midland to conduct a Spaceport License Study and a Midland International Airport Sensitivity Analysis Study and providing that said expenditure is an authorized administrative expense as authorized by Chapter 501 of the Texas Local Government Code; seconded by Director Douglas. The motion carried by the following vote: AYE: Roman, Love, Douglas and Rendall. NAY: None. ABSTAIN: Trost. ABSENT: None.

7. Consider a resolution authorizing the negotiation and execution of an Economic Development Agreement with the City of Midland regarding the installation of a bore and water main under Interstate 20 near Midkiff Drive; and authorizing payment therefor in an amount not to exceed \$300,000.

Director Trost moved to adopt Resolution No. ED-0210 a resolution authorizing the negotiation and execution of an Economic Development Agreement with the City of Midland regarding the installation of a bore and water main under Interstate 20 near Midkiff Drive; and authorizing payment therefor in an amount not to exceed \$300,000; seconded by Director Love. The motion carried by the following vote: AYE: Roman, Love, Douglas, Trost and Rendall. NAY: None. ABSTAIN: None. ABSENT: None.

8. Receive and discuss the monthly economic development activity report from the MDC staff as well as any reports on marketing and advertising activities.

Economic Development Specialist Zach Gilbert, Marketing Coordinator Reagan Latham, and Executive Director Pam Welch reported on the monthly economic development activity and on marketing and advertising activities.

The Board excused observers at 9:10 a.m. and recessed to executive session.

9. Pursuant to Texas Government Code §551.101, the Board of Directors held 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 551.087 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.

b. Section 551.072 Deliberation Regarding Real Property

- i. Discuss the sale, exchange, lease or value of real property described as an approximate 78.25 acre tract of land out of Section 11, Block 40, T-2-S, T&P RR Co. Survey, Midland County, Texas.
- ii. Discuss the purchase, exchange, lease or value of real property described as Block 35, Original Town Addition, Midland, Midland County, Texas.
- iii. Discuss the purchase, exchange, lease or value of real property described as Lots 1-8, Block 53, Original Town Addition, Midland, Midland County, Texas.
- iv. Discuss the purchase, exchange, lease or value of real property described as Block 55, Original Town Addition, Midland, Midland County, Texas.
- v. Discuss the sale, exchange, lease or value of real property described as Lot 6, Block 9, and Lots 9 and 10, Block 10, Midland International Airport Industrial Park Addition, Section 5, Midland, Midland County, Texas.
- vi. Discuss the purchase, exchange, lease or value of 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.
- vii. Discuss the purchase, exchange, lease or value of real property described as an approximate 508-acre tract of land out of Section 28, Block 40, T-1-S, T&P RR Co. Survey, Midland County, Texas.

The Board reconvened into regular session at 10:02 a.m.

10. Consider a motion authorizing the Chairman to negotiate, execute and file all documents necessary for the sale of Building "A" and the property described as Lot 10, Block 10, Midland International Airport Industrial Park Addition, Section 5, Midland, Midland County, Texas.

Director Rendall moved to approve a motion the Chairman to negotiate, execute and file all documents necessary for the sale of Building "A" and the property described as Lot 10, Block 10, Midland International Airport Industrial Park Addition, Section 5, Midland, Midland County, Texas; seconded by Director Love. The motion carried by the following vote: AYE: Roman, Love, Douglas, Trost and Rendall. NAY: None. ABSTAIN: None. ABSENT: None.

All of the business at hand having been completed, Director Roman adjourned the meeting at 10:05 a.m.

Respectfully submitted,

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Adriana Moreno, Deputy City Secretary

PASSED AND APPROVED the 24th day of January, 2014.

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Robert Rendall, Secretary