

MIDLAND DEVELOPMENT CORPORATION

MINUTES

August 2, 2021

The Board of Directors of the Midland Development Corporation convened in regular session at the Midland Chamber of Commerce conference room, 303 W. Wall Street, Suite 200, Midland, Texas, at 10:00 a.m. on August 2, 2021.

Board Members present: Chairman Wesley Bownds, Director Stephen Lowery, Director Berry Simpson, Director Lourcey Sams, Director Chase Gardaphe, and Director Brad Bullock, Director Jill Pennington

Board Members absent: None

Staff Members present: Assistant City Manager Tina Jauz, Assistant City Attorney Nicholas Toulet-Crump and Deputy City Secretary Vanessa White

Council Member(s) present: Mayor Patrick Payton, Council member Michael Trost and Council member Lori Blong

MDC Staff Members present: Executive Director Sara Harris, Marketing and Administrative Coordinator Kendall Gray

1. Call meeting to order.

Chairman Bownds called the meeting to order at 10:01 am

2. Motion approving the minutes of the July 12, 2021, meeting of the Midland Development Corporation.

Director Gardaphe moved to approve the minutes of the July 12, 2021 meeting of the Midland Development Corporation; seconded by Director Bullock. The motion carried by the following vote: AYE: Bownds, Lowery, Simpson, Sams and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

3. Presentation from MOTRAN Alliance, Inc. on infrastructure projects and initiatives in Midland and the Permian Basin.

MOTRAN Alliance, Inc. President, James Beauchamp presented upcoming infrastructure projects and initiatives in the Permian Basin to the MDC Board including the Yukon Corridor in Midland County that runs from highway 191 to Loop 40; Interstate 20 Road project 2022-2026; and the re-designation of I-14 from its current path of Brady to I-10 along US 190, to San Angelo and Midland-Odessa via US 87 and SH 158.

4. Resolution authorizing the execution of an economic development agreement with MOTRAN Alliance, Inc.

Director Simpson moved to approve Resolution ED-386 authorizing the execution of an economic development agreement with MOTRAN Alliance, Inc; seconded by Director Lowery. The motion carried by the following vote: AYE: Bownds, Bullock, Sams, Gardaphe and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

5. Resolution authorizing the execution of an interlocal agreement with the University of Texas Permian Basin to advertise and publicize the City of Midland for the purpose of developing new and expanded business enterprises.

Director Gardaphe moved to approve Resolution ED-387 authorizing the execution of an interlocal agreement with the University of Texas Permian Basin to advertise and publicize the City of Midland for the purpose of developing new and expanded business enterprises; seconded by Director Bullock. The motion carried by the following vote: AYE: Bownds, Lowery, Simpson, Sams and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

6. Resolution authorizing the execution of a promotional agreement with Higher Orbits 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-388 authorizing the execution of a promotional agreement with Higher Orbits to advertise and publicize the City of Midland for the purpose of developing new and expanded business enterprises; seconded by Director Lowery. The motion carried by the following vote: AYE: Bownds, Sams, Gardaphe, Bullock and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

7. Resolution authorizing the execution of a consulting services agreement with Kimley-Horn and Associates, Inc., for the airspace modeling services related to the integration of a round-trip, point-to-point flight of a reusable launch vehicle between Midland International Air & Space Port and Spaceport of America.

Director Sams moved to approve Resolution ED-389 authorizing the execution of a consulting services agreement with Kimley-Horn and Associates, Inc., for the airspace modeling services related to the integration of a round-trip, point-to-point flight of a reusable launch vehicle between Midland International Air & Space Port and Spaceport of America; seconded by Director Gardaphe. The motion carried by the following vote: AYE: Bownds, Lowery, Simpson, Bullock and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

8. Resolution authorizing the execution of a second amendment to that certain economic development agreement between the Midland Development Corporation and Susie's South Forty Confections, Inc..

9. Director Sams moved to approve Resolution ED-390 authorizing the execution of a second amendment to that certain economic development agreement between the Midland Development Corporation and Susie's South Forty Confections, Inc.; seconded by Director Lowery. The motion carried by the following vote: AYE: Bownds, Gardaphe, Simpson, Bullock and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

10. Resolution authorizing the execution of an amendment to that certain lease agreement between the Midland Development Corporation and Loraine at Texas Office Tower Ltd., DBA Centennial Tower, LTD., regarding real property located at 200 North Loraine, Midland, Texas 79701. .

Director Bullock moved to approve Resolution ED-390 authorizing the execution of an amendment to that certain lease agreement between the Midland Development Corporation and Loraine at Texas Office Tower Ltd., DBA Centennial Tower, LTD., regarding real property located at 200 North Loraine, Midland, Texas 79701.; seconded by Director Simpson. The motion carried by the following vote: AYE: Bownds, Lowery, Gardaphe, Simpson, Sams and Pennington. NAY: None. ABSTAIN: None. ABSENT: None.

11. Presentation on the June 2021 monthly expenses and economic development activity report from the Midland Development Corporation Executive Director.

Sara Harris reported no significant disbursements for economic development agreements, and a sales tax increase of 3.7% as compared to the same month in 2020.

Board recessed into executive session at 11:06 a.m.

12. 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 described as Lots Five (5), Six (6), Seven (7), and Eight (8), Block Thirty-Five (35), Original Town of Midland, an addition to the City of Midland, Midland County, Texas.
- 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 the businesses.

Board reconvened into open session at 11:47 a.m.

All the business at hand having been completed, Chairman Bownds adjourned the meeting at 11:48 a.m.

Respectfully submitted,

Vanessa White, Deputy City Secretary

PASSED AND APPROVED the 13th Day of September 2021.

Berry Simpson, Secretary