



Borger Economic Development Corporation Meeting Agenda

This meeting will be held at 108 E. 6th Street, Borger, Texas on MAY 12, 2026, at 12:00 PM

CALL TO ORDER

1. Confirm the presence of a quorum and take roll of present and absent Board Members.
2. PUBLIC COMMENT: Please be advised that comments must be kept at 3 minutes or less.

PRESENTATIONS

3. Presentation of regional employment and wage data through February 2026.
4. Presentation by Matt Armstrong and Mitchel Holland of Refinishing Systems for considerations regarding the Corridor Revitalization Agreement.

EDC Consent Agenda

The Consent Agenda is considered routine in nature and non-controversial. Consent Items include minutes, reports, tax property sales, and bid awards for expenditures previously approved in the budget. The Consent Agenda can be acted upon in one motion or individual items may be removed from the consent agenda for individual discussion by a Board Member, the Executive Director, or the City Manager.

5. Consider and take appropriate action on the approval of the Minutes of the April 20, 2026 Regular Board Meeting.
6. Consider and take appropriate action on the April 2026 Financials and Expenditures.
7. EXECUTIVE SESSION: In compliance with Chapter 551, Texas Govt. Code (Open Meetings Law), the Board will retire into executive session relative to Section 551.072 for discussions regarding the purchase, exchange, lease, or value of real property; Section 551.073 for discussions regarding a prospective gift or donation; Section 551.074 for discussions regarding personnel matters and/or Section 551.087 for discussions regarding commercial or financial information received from a business prospect and/or to deliberate the offer of a financial or other incentive to a business or prospect:
 - a. Discussion regarding financial incentive with Refinishing Systems.
 - b. Discussion regarding real property located at Lot 2-3 BLK 20 OTB, Borger, Texas.
 - c. Discussion regarding real property located at Lot 14-16 BLK 45 OTB, Borger, Texas.
 - d. Discussion regarding real property located at Lot 21 BLK 37 OTB and Lot 22-23 BLK 37 OTB Borger, Texas.
 - e. Discussion regarding real property located at Lot 1-2 BLK 45 OTB, Borger, Texas.
 - f. Discussion regarding real property located at Lot 17 BLK 37 OTB Borger, Texas.
 - g. Discussion regarding real property located on FM Highway 1551.
 - h. Discussion regarding incentive agreement with 712 Homes.
 - i. Discussion regarding upcoming Borger EDC Board of Director vacancies.
8. EXECUTIVE SESSION: Return to Open Session.

ACTION ITEMS

9. Consider and take appropriate action on request by Refinishing Systems to amend the Corridor Revitalization Agreement.
10. Discuss, consider and take appropriate action regarding BEDC job descriptions as is or with changes.
11. Discuss, consider and take appropriate action regarding the acquisition of one or more real properties discussed in the Executive Session, including authorization for negotiation, execution of purchase agreements, and related closing documents and its corresponding Resolution.
12. Consider and take appropriate action on Resolution R-006-26 regarding the request for an incentive amendment or loan agreement by 712 Homes.
13. Discuss, consider and take appropriate action regarding travel.
14. Consider and take appropriate action to approve the Borger, Inc. Annual Report.
15. Comments from City and Staff.
16. Adjourn.

The Board of Directors reserves the right to go into Executive Session at any time during the meeting on any agenda item for which the Texas Government Code may provide for a closed session. However, no action or final decision will be taken during the Executive Session because none is permitted by law. The Chair reserves the right to consider any item(s) in a different order from the printed agenda.

Persons with disability may access the building via the sidewalk ramp at the east end of the North side of the building. Persons needing assistive listening device or sign interpreter must contact Michelle Gray at (806) 521-0027 at least 48 hours in advance of the meeting time.

This is to certify that this Agenda was posted in compliance with Chapter 551, Texas Govt. Code, (Open Meetings Law), at the North entrance of the Borger Economic Development Corporation located at 108 E. 6th Street, Borger, Texas, at 12:00 p.m., on the 6th day of May 2026.



Amy Fesser
Executive Director