

**MINUTES OF THE MEETING OF THE  
BOARD OF DIRECTORS OF THE  
BORGER ECONOMIC DEVELOPMENT CORPORATION  
A TEXAS INDUSTRIAL DEVELOPMENT CORPORATION**

**Time and Place**

The following are the Minutes of the Board of Directors of the BORGER ECONOMIC DEVELOPMENT CORPORATION, a Texas Industrial Development Corporation organized under Section 4A of the Development Corporation Act of 1979, 1111 Penn Avenue, Borger, Texas on November 08, 2016 at said meeting having been held on the call of the incorporators.

Present at the meeting were MIKE AMOS, KARL SOSEBEE, RICK MCDONALD, and JOSH REGAN as Directors of the Corporation.

Also present were:

Dan Redd, CEO, Borger EDC  
Sue Headlee, Office Manager, Borger EDC  
Phillip Keeton, KD Precision Pump Repair

Mike Amos called the meeting to order at 11:51 a.m.

1. Mike Amos confirmed the presence of a quorum.

2. **Approve October 11, 2016 Minutes**

Motion was made by Rick McDonald to approve Minutes of the October 11, 2016 meeting. Motion was seconded by Josh Regan. Motion carried.

3. **Financial Statements/Approve Expenditures for October 2016**

Dan Redd reported on October Financials and Expenditures. He reported to the Board that the City check for October was \$88,848.78 a 1.13% increase from the same month last year. He also reported cash balances, rent, receivables and expenditures. Motion was made by Karl Sosebee to approve October Financial Statements and Expenditures. Motion was seconded by Rick McDonald. Motion carried.

4. **Update on Borger Business Park**

Dan Redd reported to the Board that there was a Pre-Construction Meeting held at the BEDC office on Thursday, November 3. Dwight Rice, Jr. of Rice Construction and Scott Wampler of Wampler Construction & Services, LLC were present at the meeting. Rice Construction, low bidder, was awarded the bid for the site preparation and paving. Wampler, low bidder, was awarded the utilities which include all water, sewer, lift station and force main work associated with the project.

Dan also reported on a building that will be started at Borger Business Park as soon as the pad work can be completed.

He gave an update on the interest shown by California companies to relocate to Borger. He said that these companies are interested in locating at the Business Park.

5. **Presentation by Phillip Keeton on KD Precision Pump Repair**

Phillip Keeton gave a presentation to the Board on KD Precision Pump Repair. He stated that refineries or plants in general need repair service for rotating equipment such as pumps, turbines and compressors. He said there is a need because at this time this type of repair service is not available locally and pumps are shipped to be repaired. He said he already has a building and experienced people to work for him. He presented projected financials to the Board. He was requesting a loan of \$351,365 and a \$150,000 Line of Credit.

No action was taken by the Board at this time.

6. **Executive Session**

At 12:12 p.m. the Board entered into Closed or Executive Session to discuss the following:

- A. Discuss KD Precision Pump Repair Project.

No action was taken by the Board at this time.

7. **Return to Open Session**

Board returned to Open Session at 12:41 p.m.

8. **Discuss and Take Appropriate Action on KD Precision Pump Repair**

Following discussion on a request for a Line of Credit of \$351,565 and Line of Credit of \$150,000, the following motion was made by Karl Sosebee:

Approve KD Precision Pump Repair a Line of Credit of \$351,000 at 6% interest until March 1, 2017 for equipment purchases. After March 1, 2017, the balance of the Line of Credit will become a term loan at 4 1/2%.

Approve KD Precision Pump Repair a Line of Credit of \$150,000 at 6% for one year beginning now..

Motion was seconded by Rick McDonald. Motion carried.

9. **Discuss and take appropriate action on CEO Annual Evaluation**

Following discussion Rick McDonald made the motion to give CEO Dan Redd a 3% raise. Motion was seconded by Josh Regan. Motion carried. President Mike Amos and the Directors thanked Dan for all his work during the past year.

10. **Adjourn**

Motion to adjourn was made at 12:50 p.m. by Rick McDonald. Following a second by Karl Sosebee, motion carried.

President: \_\_\_\_\_  
Mike Amos

Secretary-Treasurer: \_\_\_\_\_  
Jesse Shuffield