

**CITY OF MIDLAND, TEXAS
MINUTES FOR CITY COUNCIL REGULAR MEETING
October 28, 2025 - 10:00 AM**



The City Council convened in regular session in the Council Chamber, City Hall, Midland, Texas, at 10:00 AM, October 28, 2025.

Council Members present: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

Council Members absent:

Staff members present: City Manager Tommy Gonzalez, Interim City Attorney Nicholas Toulet-Crump, City Governance Officer/City Secretary Marcia Bentley-German, Deputy City Manager Morris Williams Jr., Deputy City Manager Jose Ortiz

OPENING ITEMS

Mayor Blong called the meeting to order at 10:00 a.m.

1. Invocation - Senior Pastor Robb Foreman, Home Line Baptist Church
2. Pledge of Allegiance

PROCLAMATIONS AND RECOGNITIONS

3. Presentation of special events, organizations, individuals, or periods of time including, but not limited to:
 - 3.a Presentation of Proclamation for "Veterans Partnership"
 - 3.b Presentation of Proclamation for "Municipal Court Week"
 - 3.c Presentation of Proclamation for "National Business Women's Week and Krista Payne James Day"

CONSENT AGENDA

John Norman moved to Approve Consent Agenda items 4-21, excluding items 5, 9, 16, 17, 18 & 19; seconded by Robin Poole.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

4. MOTION APPROVING THE FOLLOWING MINUTES:

- 4.a REGULAR SESSION OF OCTOBER 14, 2025.

5. 111-2025 - MOTION AUTHORIZING PAYMENT IN THE SUM OF \$820,000.00 TO MIDLAND-ODESSA URBAN TRANSIT DISTRICT; SAID PAYMENT BEING THE CITY OF MIDLAND'S FISCAL YEAR 2026 LOCAL MATCH PURSUANT TO THE INTERLOCAL AGREEMENT AUTHORIZED BY RESOLUTION NO. 2001-227 **(DISTRICT: NONE) (FINANCE) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**

Council Member Jack Ladd inquired about bus stop coverings. Strategic Partnerships Officer Lindsey Adams reported the \$820,000 is for operating dollars. EZ Rider was awarded a federal grant for a couple of bus shelters. A second grant was applied for through TXDOT which will allow an ADA and asset study to be conducted. These studies will help determine where the shelters should be placed. With the possibility of another grant, there is no risk of losing the funds from the current grant. On average, each year, there will be a six-million-dollar return on investment from the Federal Government.

Jack Ladd moved to Approve; seconded by Brian Stubbs.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

6. 112-2025 - MOTION APPROVING THE ANNUAL ACTUARIAL VALUATION REPORT OF THE MIDLAND FIREMEN'S RELIEF AND RETIREMENT FUND FOR THE PLAN YEAR ENDING DECEMBER 31, 2024 **(DISTRICT: NONE) (FINANCE) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**
7. 113-2025 - MOTION APPROVING THE TRANSFER OF \$250,000.00 FROM THE RATE STABILIZATION FUND BALANCE TO A RESTRICTED FIREFIGHTER RETIREMENT STABILITY FUND IN PREPARATION FOR THE PAYMENT OF FUTURE REQUIRED CONTRIBUTIONS TO THE MIDLAND FIREMEN'S RELIEF AND RETIREMENT FUND **(DISTRICT: NONE) (FINANCE) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**
8. 114-2025 - MOTION ACCEPTING A DONATION OF \$18,000 FROM ENTERPRISE CRUDE PIPELINE LLC AND A DONATION OF \$5,000 FROM TARGA RESOURCES PARTNERS LP; SAID DONATIONS TO BE USED FOR THE PURCHASE OF GAS MONITORS FOR THE MIDLAND FIRE DEPARTMENT HAZMAT TEAM **(DISTRICT: NONE) (FINANCE) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**
9. 2025-150 - RESOLUTION AWARDING A CONTRACT IN THE AMOUNT OF \$228,783.32 FOR THE PURCHASE AND INSTALLATION OF PLAYGROUND EQUIPMENT AT HALEY PARK TO EXERPLAY, INC.; APPROVING \$23,000.00 FOR PROJECT-RELATED EXPENSES; APPROPRIATING FUNDS; AND AUTHORIZING PAYMENT FOR SAID CONTRACT **(DISTRICT: 3) (GENERAL SERVICES) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**

Council Member Jack Ladd pulled this item to congratulate the staff for their hard work and

getting this playground completed.

Parks & Recreation Director Laurie Williams reported there is no theme to the playground, however, it will be called Twig & Tree Tops.

Council Member John Norman reported he is glad there is shade and that no park should be without shade.

Jack Ladd moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

10. 2025-151 - RESOLUTION APPROVING THE PURCHASE OF TWENTY-SIX (26) CHEVROLET TAHOES, FIVE (5) FORD EXPLORERS AND SIX (6) FORD F150 PICKUP TRUCKS UPFITTED FOR USE FOR THE MIDLAND POLICE DEPARTMENT FROM THE SEWELL FAMILY OF COMPANIES, INC., THROUGH BUYBOARD FOR A TOTAL COST OF \$2,989,610.89; AND AUTHORIZING PAYMENT FOR SAID PURCHASE **(DISTRICT: NONE) (GENERAL SERVICES) (SET THE STANDARD FOR A SAFE AND SECURE CITY)**
11. 2025-152 - RESOLUTION APPROVING THE PURCHASE OF A ONE-YEAR RENEWAL OF THE PALO ALTO NETWORKS CORTEX AND FIREWALL SECURITY SYSTEMS FROM CDW GOVERNMENT LLC THROUGH THE INTERLOCAL PURCHASING SYSTEM FOR A TOTAL COST OF \$229,395.27; AND AUTHORIZING PAYMENT FOR SAID PURCHASE **(DISTRICT: NONE) (GENERAL SERVICES) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**
12. 2025-153 - RESOLUTION APPROVING THE PURCHASE OF A TWO-YEAR RENEWAL OF WIRELESS SERVICES FROM VERIZON WIRELESS THROUGH THE TEXAS DEPARTMENT OF INFORMATION RESOURCES FOR A TOTAL COST OF \$943,731.12; AND AUTHORIZING PAYMENT FOR SAID PURCHASE **(DISTRICT: NONE) (GENERAL SERVICES) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**
13. 2025-154 - RESOLUTION AUTHORIZING THE PURCHASE OF AN ESTIMATED ANNUAL SUPPLY OF ALUMINUM SULFATE AND LIQUID COPPER SULFATE PENTAHYDRATE (19.8%) NEEDED FOR THE TREATMENT OF DRINKING WATER FOR FISCAL YEAR 2026 FROM CHAMELEON INDUSTRIES FOR A TOTAL COST OF \$1,310,000.00; AND AUTHORIZING PAYMENT FOR SAID PURCHASE **(DISTRICT: ALL) (GENERAL SERVICES) (QUALITY OF LIFE AND PLACE)**
14. 115-2025 - MOTION AUTHORIZING THE EXECUTION OF AN ECONOMIC DEVELOPMENT AGREEMENT WITH THE MIDLAND DEVELOPMENT CORPORATION IN THE AMOUNT OF \$1,668,754.00 FOR THE CONSTRUCTION OF CERTAIN WATER INFRASTRUCTURE IMPROVEMENTS LOCATED ON AND

ADJACENT TO STATE HIGHWAY LOOP 250 AND TODD ROAD AS AUTHORIZED BY TEXAS LOCAL GOVERNMENT CODE § 501.103 **(DISTRICT: 1), (DISTRICT: 2) (CITY MANAGER) (STRONG ECONOMY WITH MORE QUALITY JOBS)**

15. 116-2025 - MOTION APPROVING A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE MIDLAND DEVELOPMENT CORPORATION AND KIMLEY-HORN AND ASSOCIATES, INC. IN THE AMOUNT OF \$2,099,100.00 FOR PROFESSIONAL SERVICES RELATED TO THE CONSTRUCTION OF AN INTERCHANGE AT THE INTERSECTION OF COUNTY ROAD 1250 AND STATE HIGHWAY 191 **(DISTRICT: 4) (CITY MANAGER) (STRONG ECONOMY WITH MORE QUALITY JOBS)**
16. 2025-155 - RESOLUTION AUTHORIZING THE APPOINTMENT OF NICHOLAS TOULET-CRUMP TO THE POSITION OF CITY ATTORNEY OF THE CITY OF MIDLAND, TEXAS; ESTABLISHING AN ADVISORY COMMITTEE COMPRISED OF MAYOR LORI MERRITT BLONG, COUNCILMAN JACK LADD, AND COUNCILMAN BRIAN STUBBS FOR THE PURPOSE OF NEGOTIATING AN EMPLOYMENT AGREEMENT WITH NICHOLAS TOULET-CRUMP; AND AUTHORIZING THE MAYOR TO EXECUTE AN EMPLOYMENT AGREEMENT WITH NICHOLAS TOULET-CRUMP **(DISTRICT: ALL) (CITY SECRETARY) (TRANSPARENT & CONSISTENT COMMUNICATION)**

Council Member Amy Stretcher Burkes pulled this item to express congratulations to the newly appointed City Attorney, Nicholas Toulet-Crump. All of Council provided words of encouragement, praise and congratulations.

Mr. Toulet-Crump thanked Council for the appointment and gave praise to his predecessors, John Ohnemiller and Keith Stretcher.

Amy Stretcher Burkes moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

17. 117-2025 - MOTION APPROVING, WITH STAFF'S RECOMMENDED CONDITIONS, A PRELIMINARY PLAT OF SIMA DEVELOPMENT ADDITION, BEING A PLAT OF A 35.98-ACRE TRACT OF LAND OUT OF SECTION 22, BLOCK 39, T-2-S, T&P RR CO. SURVEY, MIDLAND COUNTY, TEXAS (GENERALLY LOCATED ON THE WEST SIDE OF SOUTH STATE HIGHWAY 349, APPROXIMATELY 1270 FEET NORTH OF WEST COUNTY ROAD 137) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Planning & Development Officer Elizabeth Triggs gave a brief overview of the item noting, this is a plat for a property about 2 miles south of the City limits. The intent is to plat the property into three lots for commercial/retail development. Given that the property is so far south of the city limits, they have requested a deferral to use groundwater instead of connecting to city or sewer water. They are too far from the city limits to be annexed into the city. A groundwater

survey has been conducted and shows there is sufficient groundwater for the development. Council may accept and approve the plat or take no action which would allow it to be approved by application of law by the State.

Council discussion ensued and they were all able to voice their concerns about the future of water and the need for legislative change.

The entire discussion may be heard at <https://midlandtx.new.swagit.com/videos/359316>.

Council took no action on this item, therefore, it died for lack of a motion or a second.

18. 118-2025 - MOTION APPROVING, WITH STAFF'S RECOMMENDED CONDITIONS, A PRELIMINARY PLAT OF THE PATCH ADDITION, BEING A PLAT OF A 148.76-ACRE TRACT OF LAND OUT OF SECTION 24, BLOCK 40, T-2-S, T&P RR CO. SURVEY, MIDLAND COUNTY, TEXAS (GENERALLY LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION OF SOUTH COUNTY ROAD 1232 AND WEST COUNTY ROAD 140) **(EXTRATERRITORIAL JURISDICTION) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Council discussion ensued on this item, which is similar to item 17 above. Council was able to voice their concerns about the future of water.

Council took no action on this item, therefore, it died for lack of a motion or a second.

19. 119-2025 - MOTION APPROVING, WITH STAFF'S RECOMMENDED CONDITIONS, AN AMENDED PRELIMINARY PLAT OF MOCKINGBIRD RIDGE, BEING A PLAT OF A 302.39-ACRE TRACT OF LAND OUT OF SECTION 18, BLOCK 38, T-1-S, T&P RR CO. SURVEY, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF NORTH FAIRGROUNDS ROAD AND FIREWHEEL ROAD) **(DISTRICT: 1) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Planning & Development Officer Elizabeth Triggs reported they are amending the preliminary plat to match the action that was approved in August 2025, to amend the underlying zoning district to allow for a few larger lots. The underlying zoning controls where green space is located. There are community areas on this plat that match the underlying zoning areas which do have green space designations.

Jack Ladd moved to Approve; seconded by Brian Stubbs.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

20. 120-2025 - MOTION AUTHORIZING THE EXECUTION OF A RIGHT-OF-WAY LICENSE AMENDMENT (25-329-028) WITH HUGH BRINSON PIPELINE, LLC,

REGARDING CITY-OWNED PROPERTY DESCRIBED AS SECTION 30, BLOCK 36, T-3-S, T&P RR CO. SURVEY, MIDLAND AND GLASSCOCK COUNTIES, TEXAS **(DISTRICT: NONE) (UTILITIES) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**

21. 121-2025 - MOTION AUTHORIZING THE EXECUTION OF A RIGHT-OF-WAY LICENSE (25-495-026) BETWEEN THE CITY OF MIDLAND AND CIVITAS PERMIAN OPERATING, LLC, REGARDING CITY-OWNED PROPERTY DESCRIBED AS SECTION 17, BLOCK C-24, PUBLIC SCHOOL LAND SURVEY, LOVING COUNTY, TEXAS **(DISTRICT: NONE) (UTILITIES) (PROVIDE SOUND GOVERNANCE & FISCAL MANAGEMENT)**

SECOND READINGS

22. 10673 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO REZONE A 0.177-ACRE TRACT OF LAND OUT OF LOT 1B, BLOCK 28, WYDEWOOD ESTATES, SECTION 30, CITY AND COUNTY OF MIDLAND, TEXAS, FROM O-1, OFFICE DISTRICT TO TH, TOWNHOUSE (ATTACHED) DWELLING DISTRICT (GENERALLY LOCATED ON THE NORTH SIDE OF PRESTON DRIVE, APPROXIMATELY 255 FEET EAST OF SUNBURST DRIVE); CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 4) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10673.

John Burkholder moved to Approve; seconded by Amy Stretcher Burkes.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, Jack Ladd, John Norman

NAY: None

ABSTAIN: None

ABSENT: None

23. 10675 - AN ORDINANCE AMENDING TITLE XI, "PLANNING AND DEVELOPMENT" OF THE CITY CODE OF MIDLAND, TEXAS, BY ADDING CHAPTER 1B, "RESIDENTIAL OVERLAY DISTRICT NUMBER 1" SO AS TO ESTABLISH AN OVERLAY ZONING DISTRICT THAT SHALL APPLY TO AN APPROXIMATE 100.84-ACRE AREA OF SECTION 36, BLOCK 39, TOWNSHIP 1 SOUTH, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED SOUTH OF EAST INDIANA AVENUE, EAST OF THE ALLEY IMMEDIATELY EAST OF SOUTH LINCOLN STREET, NORTH OF THE ALLEY IMMEDIATELY NORTH OF CLOVERDALE ROAD, AND WEST OF SOUTH FAIRGROUNDS ROAD); AUTHORIZING LAND LOCATED WITHIN SAID OVERLAY ZONING DISTRICT TO BE DEVELOPED IN ACCORDANCE WITH THE REGULATIONS OF THE SF-3, SINGLE-FAMILY DWELLING DISTRICT; ESTABLISHING PROVISIONS RELATED TO LAND USE AND DEVELOPMENT WITHIN SAID OVERLAY ZONING DISTRICT; AMENDING THE ZONING MAP;

CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); ESTABLISHING AN EFFECTIVE DATE OF NOVEMBER 1, 2025; AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 2) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10675.

John Norman moved to Approve; seconded by Robin Poole.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

24. 10676 - AN ORDINANCE AMENDING TITLE XI, "PLANNING AND DEVELOPMENT", CHAPTER 2, "PLATS AND SUBDIVISIONS" OF THE CITY CODE OF MIDLAND, TEXAS, SO AS TO (1) REVISE VARIOUS DEFINITIONS, (2) REMOVE THE SKETCH PLAT REQUIREMENT, (3) AUTHORIZE THE ESTABLISHMENT OF A PLAT APPLICATION SUBMITTAL CALENDAR, (4) REVISE THE APPROVAL PROCEDURE FOR CERTAIN RESIDENTIAL REPLATS, AND (5) AUTHORIZE CERTAIN CITY EMPLOYEES TO EXERCISE THE PLANNING AND ZONING COMMISSION'S PLAT APPROVAL AUTHORITY AND CERTAIN RELATED RESPONSIBILITIES, SUBJECT TO CERTAIN EXCEPTIONS; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; ESTABLISHING AN EFFECTIVE DATE OF NOVEMBER 1, 2025; AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: ALL) (DEVELOPMENT SERVICES) (STRONG ECONOMY WITH MORE QUALITY JOBS)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10676.

John Norman moved to Approve; seconded by Brian Stubbs.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

25. 10677 - AN ORDINANCE AMENDING TITLE IV, "BUILDING REGULATIONS", CHAPTER 11, "RESIDENTIAL CODE", SECTION 3, "CHANGES AND ADDITIONS TO ADOPTED RESIDENTIAL CODE", OF THE CITY CODE OF THE CITY OF MIDLAND, TEXAS, SO AS TO ESTABLISH REGULATIONS RELATED TO CONSTRUCTION SITE DEBRIS; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); ESTABLISHING AN EFFECTIVE DATE THAT SHALL BE 30 DAYS AFTER THE

DATE OF ADOPTION OF THIS ORDINANCE; AND ORDERING PUBLICATION
(FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: ALL) (DEVELOPMENT
SERVICES) (SET THE STANDARD FOR A SAFE AND SECURE CITY)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10677.

John Norman moved to Approve; seconded by Robin Poole.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

26. 10678 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO GRANT A SPECIFIC USE DESIGNATION WITH TERM FOR A 2,100-SQUARE-FOOT PORTION OF LOT 1, BLOCK 1, IMPERIAL HEIGHTS ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED APPROXIMATELY 330 FEET SOUTHEAST OF THE INTERSECTION OF NORTH MIDKIFF ROAD AND WEST WADLEY AVENUE), WHICH IS PRESENTLY ZONED RR, REGIONAL RETAIL DISTRICT, ALLOWING SAID PROPERTY TO BE USED FOR THE SALE OF ALL ALCOHOLIC BEVERAGES IN A SPECIAL EVENT CENTER FOR ON-PREMISES CONSUMPTION; MAKING SAID DESIGNATION SUBJECT TO CERTAIN CONDITIONS AND RESTRICTIONS CONTAINED HEREIN; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 3) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10678.

Brian Stubbs moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

27. 10679 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO GRANT A SPECIFIC USE DESIGNATION WITH TERM FOR A 6,214-SQUARE-FOOT PORTION OF LOT 1, BLOCK 1, 349 RETAIL ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED ON THE WEST SIDE OF NORTH HIGHWAY 349, APPROXIMATELY 330 FEET NORTH OF TEJAS), WHICH IS PRESENTLY ZONED RR, REGIONAL RETAIL DISTRICT, ALLOWING SAID PROPERTY TO BE USED FOR THE SALE OF ALL ALCOHOLIC BEVERAGES IN A RESTAURANT FOR ON-PREMISES CONSUMPTION; MAKING SAID DESIGNATION SUBJECT TO CERTAIN CONDITIONS AND RESTRICTIONS

CONTAINED HEREIN; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 1) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10679.

Brian Stubbs moved to Approve; seconded by John Norman.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

28. 10680 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO GRANT A SPECIFIC USE DESIGNATION WITH TERM FOR A 3,592-SQUARE-FOOT PORTION OF LOTS 7, 8 AND 9, BLOCK 28, ORIGINAL TOWN ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF NORTH MARIENFELD STREET AND WEST ILLINOIS AVENUE), WHICH IS PRESENTLY ZONED CB, CENTRAL BUSINESS DISTRICT, ALLOWING SAID PROPERTY TO BE USED FOR THE SALE OF ALL ALCOHOLIC BEVERAGES IN A RESTAURANT FOR ON-PREMISES CONSUMPTION; MAKING SAID DESIGNATION SUBJECT TO CERTAIN CONDITIONS AND RESTRICTIONS CONTAINED HEREIN; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 3) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10680.

John Norman moved to Approve; seconded by Amy Stretcher Burkes.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

29. 10681 - AN ORDINANCE GRANTING A SPECIAL EXCEPTION FOR LOT 1, BLOCK 127, SOUTHERN ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED AT THE SOUTHWEST CORNER OF THE INTERSECTION OF EAST KENTUCKY AVENUE AND SOUTH LAMESA STREET), BY PERMITTING A REDUCED MINIMUM LOT WIDTH IN THE EVENT THAT THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND IS AMENDED TO REZONE THE LOT FROM RR, REGIONAL RETAIL DISTRICT TO SF-3, SINGLE-FAMILY

DWELLING DISTRICT; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); ORDERING RECORDATION BY THE CITY SECRETARY IN THE DEED RECORDS OF MIDLAND COUNTY, TEXAS; AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 2) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10681.

John Norman moved to Approve; seconded by Amy Stretcher Burkes.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

30. 10682 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO REZONE LOT 10, BLOCK 42, GREENWOOD ADDITION, THIRD, FOURTH, AND FIFTH SECTIONS, CITY AND COUNTY OF MIDLAND, TEXAS, FROM C, COMMERCIAL DISTRICT TO SF-3, SINGLE-FAMILY DWELLING DISTRICT (GENERALLY LOCATED ON THE SOUTH SIDE OF EAST CALIFORNIA AVENUE, APPROXIMATELY 320 FEET EAST OF SOUTH WEBSTER STREET); CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 2) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10682.

John Norman moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

31. 10683 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO REZONE LOT 1A, BLOCK 31A, HOMESTEAD ADDITION, SECTION 6, CITY AND COUNTY OF MIDLAND, TEXAS, FROM PD, PLANNED DEVELOPMENT DISTRICT FOR AN OFFICE CENTER TO CB, CENTRAL BUSINESS DISTRICT (GENERALLY LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF NORTH PECOS STREET AND WEST LOUISIANA AVENUE); CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION

(FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 3) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10683.

Robin Poole moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

32. 10684 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO REZONE LOT 12, BLOCK 4, NUEVA LA JOLLA ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS, FROM MH, MANUFACTURED HOUSING DISTRICT TO SF-3, SINGLE-FAMILY DWELLING DISTRICT (GENERALLY LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION OF NORTH CALHOUN STREET AND ORCHARD LANE); CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION (FIRST READING HELD OCTOBER 14, 2025) **(DISTRICT: 2) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10684.

John Norman moved to Approve; seconded by John Burkholder.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

PUBLIC HEARINGS

The City Council will hold public hearings on the following items:

33. 10685 - AN ORDINANCE GRANTING A SPECIAL EXCEPTION FOR A 1.0-ACRE TRACT OF LAND OUT OF SECTION 23, BLOCK 40, T-1-S, T&P RR CO. SURVEY, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED ON THE NORTH SIDE OF GLADIOLA AVENUE, APPROXIMATELY 465 FEET EAST OF GOLDEN GATE DRIVE), BY PERMITTING A REDUCED MINIMUM LOT AREA; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); ORDERING RECORDATION BY THE CITY SECRETARY IN THE DEED RECORDS OF MIDLAND COUNTY, TEXAS; AND ORDERING PUBLICATION **(DISTRICT: 4) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10685.

Planning & Development Officer Elizabeth Triggs gave a brief overview of the item noting, this is for a special exception to permit a reduced minimum lot area. Four letters of objection were received. However, no supermajority was triggered since it was for a special exception.

Mayor Pro Tem Robin Poole clarified that the zoning will not change; no mobile homes may be placed in the area.

Council Member John Burkholder reported on resident concerns.

Mayor Blong opened the public hearing at 10:51 a.m.

Nolan Bradshaw, 6515 Gladolila, spoke in opposition of this item. Mr. Bradshaw reported on several topics such as being grandfathered in and pending litigation.

Interim City Attorney Nicholas Toulet-Crump explained why voting on this item won't affect the pending lawsuit.

Mrs. Triggs reported she has not found any evidence of a grandfathered-in clause but has found covenants that will not affect the special exception.

Doug Aylor, 6408 Gladolila Avenue, is concerned that the area is too congested now that other developments have been added, such as a school and a YMCA.

Barbara Aylor, 6408 Gladolila Avenue, is concerned that she can no longer walk on the street because of congestion and no sidewalks.

Deputy City Manager Jose Ortiz reported they do have plans for sidewalks and will connect with Mrs. Aylor after today's meeting.

Brandon McMorries, 3211 Chelsea Place, spoke about the plans for this property and how they cleaned up the area.

Andrew Mellen, 1909 W. Wall, Maverick Engineering, spoke in favor of this item.

There being no one else wishing to speak, the public hearing was closed at 11:16 a.m.

Mrs. Triggs reported it is a requirement that, in order to properly split a lot, you have to replat it. In some cases, lots are sold without first being replatted.

Council Member Amy Stretcher Burkes, Council Member John Burkholder and Mayor Blong made remarks about not making decisions lightly.

Robin Poole moved to Approve; seconded by John Norman.

The motion Passed by the following vote:

AYE: Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: John Burkholder

ABSTAIN: None

ABSENT: Ladd

34. 10686 - AN ORDINANCE GRANTING A SPECIAL EXCEPTION FOR A 3.919-ACRE TRACT OF LAND OUT OF SECTION 9, BLOCK X, H.P. HILLARD SURVEY, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED ON THE EAST SIDE OF MAYFIELD PLACE, APPROXIMATELY 165 FEET NORTH OF FAIRFIELD LANE), BY PERMITTING A REDUCED MINIMUM LOT WIDTH; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); ORDERING RECORDATION BY THE CITY SECRETARY IN THE DEED RECORDS OF MIDLAND COUNTY, TEXAS; AND ORDERING PUBLICATION **(DISTRICT: 1) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10686.

Planning & Development Officer Elizabeth Triggs gave a brief overview of the item noting, this is for a special exception to permit a reduced minimum lot width with conditions.

Council Member John Burkholder inquired about the area surrounding this property and any abandoned wells.

Mrs. Triggs explained the variance process with regard to the wells.

Council discussion ensued.

Mayor Blong opened the public hearing at 11:28 a.m.

Andrew Mellen, 1909 W. Wall, Maverick Engineering, spoke in favor of this item and explained the history and future of this property.

There being no one else wishing to speak, the public hearing was closed at 11:30 a.m.

Brian Stubbs moved to Approve; seconded by John Norman.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

35. 10687 - AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF MIDLAND TO GRANT A SPECIFIC USE DESIGNATION WITH TERM FOR LOT 11A, BLOCK 8, WESTRIDGE PARK ADDITION, SECTION 52, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED ON THE WEST SIDE OF WINDHAVEN DRIVE, APPROXIMATELY 190 FEET SOUTH OF DEAUVILLE BOULEVARD), WHICH IS PRESENTLY ZONED RR, REGIONAL RETAIL DISTRICT, ALLOWING SAID PROPERTY TO BE USED FOR THE SALE OF ALL ALCOHOLIC BEVERAGES IN A HOTEL FOR ON-PREMISES CONSUMPTION; MAKING SAID DESIGNATION SUBJECT TO CERTAIN CONDITIONS AND RESTRICTIONS

CONTAINED HEREIN; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; PROVIDING FOR A MAXIMUM PENALTY OR FINE OF TWO THOUSAND DOLLARS (\$2,000.00); AND ORDERING PUBLICATION **(DISTRICT: 4) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No. 10687.

Planning & Development Officer Elizabeth Triggs gave a brief overview of the item noting this is for a Specific Use Designation for the sale of alcohol.

Mayor Blong opened the public hearing at 11:32 a.m. There being no one present wishing to speak, the public hearing was immediately closed.

Amy Stretcher Burkes moved to Approve; seconded by Brian Stubbs.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

36. 10688 - AN ORDINANCE VACATING AND ABANDONING A 0.1377-ACRE PORTION OF ALLEY RIGHT-OF-WAY OUT OF BLOCK 35, ORIGINAL TOWN ADDITION, CITY AND COUNTY OF MIDLAND, TEXAS (GENERALLY LOCATED ON THE NORTH SIDE OF WEST TEXAS AVENUE, APPROXIMATELY 140 FEET EAST OF NORTH BIG SPRING STREET) IN ACCORDANCE WITH THAT CERTAIN MASTER DEVELOPMENT AGREEMENT BETWEEN THE CITY OF MIDLAND, MIDLAND DEVELOPMENT CORPORATION, AND MIDLAND DOWNTOWN RENAISSANCE, LP THAT WAS EXECUTED ON JANUARY 25, 2024, AS AMENDED; RETAINING A NONEXCLUSIVE UTILITY EASEMENT; AND ORDERING RECORDATION BY THE CITY SECRETARY **(DISTRICT: 2) (DEVELOPMENT SERVICES) (QUALITY OF LIFE AND PLACE)**

Assistant City Secretary Rachel Guentensberger read the caption of Ordinance No.10688.

Planning & Development Officer Elizabeth Triggs gave a brief overview of the item noting this ordinance would vacate and abandon a portion of alley right-of-way.

Mayor Blong opened the public hearing at 11:33 a.m. There being no one present wishing to speak, the public hearing was immediately closed.

John Norman moved to Approve; seconded by Brian Stubbs.

The motion Passed by the following vote:

AYE: John Burkholder, Amy Stretcher Burkes, Robin Poole, Lori Blong, Brian Stubbs, John Norman

NAY: None

ABSTAIN: None

ABSENT: Ladd

MISCELLANEOUS

37. MOTION MAKING APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS
(DISTRICT: ALL) (CITY SECRETARY) (TRANSPARENT & CONSISTENT COMMUNICATION)

This item was skipped.

PUBLIC COMMENT

38. Receive public comments where individuals may address the City Council on City related issues and projects not on the present agenda. Any deliberation of or decision by the City Council regarding the item being discussed shall be limited to a motion to place the item on the agenda for a subsequent meeting. (Please limit comments to three minutes or less.)

STAFF PRESENTATIONS

39. Presentation on "Strengthening and Sustaining our Road Infrastructure"

Strategic Partnerships Officer Lindsey Adams gave a brief presentation on strengthening and sustaining the roads and infrastructure for the City of Midland.

40. Presentation on "Strengthening and Sustaining our Water Infrastructure"

Public Works Officer & Utilities Director Carl Craigo gave a brief presentation on strengthening and sustaining the water infrastructure for the City of Midland.

EXECUTIVE SESSION

Mayor Blong recessed the City Council meeting to go into Executive Session at 11:53 a.m.

41. Pursuant to Texas Government Code § 551.101, the City Council will hold an Executive Session, which is closed to the public, to discuss the following matters as permitted under the following sections of the Texas Government Code:

41.a Section 551.071, Consultation with Attorney

Discuss matters in which the duty of the attorney(s) to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code.

Discuss pending or contemplated litigation.

41.b Section 551.072, Deliberation Regarding Real Property

Discuss the purchase, exchange, lease, or value of real property.

41.c Section 551.074, Personnel Matters

Deliberate the employment, evaluation, and duties of the City Manager, Interim City Attorney, City Secretary, Municipal Court Presiding Judge, and Municipal Court Associate Judge.

41.d Section 551.087, Deliberation Regarding Economic Development Negotiations

Discuss business prospects that the City seeks to have locate, stay, or expand in or near the City of Midland, Texas, and discuss possible incentives.

All the business at hand having been completed, the meeting adjourned at 1:11 p.m.

PASSED AND APPROVED November 18, 2025.

Lori Blong, Mayor

ATTEST:

Marcia Bentley-German
City Governance Officer/City Secretary