



**SPECIAL LOCAL DEVELOPMENT ACT COMMITTEE AGENDA**

Harroz Community Center - 200 N Midwest BL, Midwest City, OK 73110-4321

March 10, 2022 – 2:00 PM

- A. CALL TO ORDER.
- B. DISCUSSION ITEMS.
  - 1. Discussion, consideration and possible action regarding the nomination and selection of three (3) public-at-large members to the City of Midwest City Local Development Act Review Committee, Pursuant to Title 62, Section 855 of the Oklahoma State Statutes. (Economic Development - R. Coleman)
  - 2. Discussion, consideration and possible action, including any possible amendment concerning the selection of Future Meeting Dates. (Economic Development - R. Coleman)
- C. ADJOURNMENT.



Economic Development Department  
100 N. Midwest Boulevard  
Midwest City, OK 73110  
Office: (405) 739-1218  
[rcoleman@MidwestCityOK.org](mailto:rcoleman@MidwestCityOK.org)

MEMORANDUM

TO: Chairman Byrne and Local Development Act Review Committee Members

FROM: Robert Coleman, Director of Economic Development

DATE: March 10, 2022

SUBJECT: Discussion, consideration and possible action regarding the nomination and selection of three (3) public-at-large members to the City of Midwest City Local Development Act Review Committee, Pursuant to Title 62, Section 855 of the Oklahoma State Statutes.

Pursuant to the Local Development Act (O.S. 62 § 855), the Midwest City Council on January 25, 2022, appointed the Local Development Review Committee to make a recommendation concerning the proposed district, plan or project. The membership of the review committee shall consist of the following: a representative of the governing body who shall serve as chairperson; a representative of the planning commission having jurisdiction over the proposed district; a representative designated by each taxing jurisdiction within the proposed district whose ad valorem taxes might be impacted according to the plan.

In addition, the law requires the selection of three members representing the public at large and selected by the other committee members from a list of seven names submitted by the Chairperson of the review committee. At least one of the members representing the public at large shall be a representative of the Midwest City business community and, if a proposed plan objective is development of principally commercial retail, such representative shall be either a retailer or a representative of a retail organization.

Staff recommends nominating and approving three names from the list of seven nominees.

Robert B. Coleman, Director of Economic Development

Attachment: Biographies of All Nominees

**2022 LOCAL DEVELOPMENT ACT REVIEW COMMITTEE CITIZEN REPRESENTATIVE NOMINATIONS**

*(In alphabetical order)*

**Sherry Beard**

101 Shelby LN, Midwest City, OK 73130 (Ward 6)

Ms. Beard was an employee of James F Howell & Associates, P.C. for 17 years before cofounding Shelby Industrial Supply Co. over a decade ago. She attended Rose State College, served on the Oklahoma Board of Governor's Conference for Women in Business, the Board of Governor's Conference for Small Business as well as President of the Central Oklahoma Chapter of the National Association of Women in Business. She has been a member of Midwest City Library Board, Midwest City Tree Board and the Midwest City Memorial Hospital Board of Grantors, and has volunteered in many other civic capacities as well. Ms. Beard, a Midwest City resident for over 40 years, was honored to be the 2005 Oklahoma Journal Record Woman of the Year.

**Hiawatha Bouldin**

9104 Oak Hollow DR, Midwest City, OK 73130 – 4241 (Ward 2)

Mr. Bouldin is a certified prevention specialist that works with youth services, community schools, agencies, businesses, local and state policy makers, volunteering, providing community advocacy and capacity building. His focus is primarily prevention services addressing school, community and environmental factors and how they impact substance abuse, family dysfunction, health & social inequities and other behaviors. He has worked in these capacities for over 30 years both in the United States and overseas. He has served on executive boards and steering committees with the National PTA, Oklahoma PTA, Texas PTA, Texas Head Start, Wichita Falls City Council (TX), Boys & Girls Clubs of America, PTA of the United Kingdom, and Home Start of the United Kingdom as well as several other local and state agencies.

Mr. Boudlin hails from Chicago, Illinois and is retired from the U.S. Air Force where he served 22 years, 10 years in the dental sciences and 12 years in recruiting. He worked in education and training as well as holding several positions in supervision and management. In his last Air Force position prior to retiring at Tinker AFB, he was the regional manager for Air Force Medical Recruiting covering Oklahoma, Kansas and Missouri, where he took a failing medical team to national prominence within the Air Force Recruiting Service. Mr. Bouldin served in several special duty positions including a position on the Air Force Medical Forensic Identification Team for the Eastern United States and Course Superintendent of the United States Air Force Recruiting School.

**Aaron Budd**

9104 Pine Creek DR, Midwest City, OK 73130

(Ward 2)

Mr. Budd graduated from Putnam City North High School with honors before attending Point Loma Nazarene University, where he graduated *magna cum laude* with a degree in Business Administration. He then attended the University of San Diego School Of Law while he served as a member of the San Diego Law Review and with the Entrepreneurship Clinic He graduated with a concentration in Business and Corporate Law.

Aaron's has been involved in estate planning and business planning for over a decade, during which time he spent four years as general counsel of a national financial services firm. He is a frequent lecturer and speaker on estate planning and business related matters, and has taught continuing education programs through the Oklahoma Real Estate Commission and with the Oklahoma Banker's Association. He currently serves as Midwest City's delegate on the Regional Transit Authority (RTA) and is also a part of Midwest City's Parks and Recreation Board.

**Rick Cobb**

9401 Emily LN, Midwest City, OK 73130 - 4329

(Ward 2)

Dr. Rick Cobb is a life-long Oklahoman in his 29th year in education and seventh year as superintendent of Mid-Del Public Schools. He has been an English teacher, volleyball coach, principal, and assistant superintendent throughout the state prior to joining the district. He has earned degrees from the University of Oklahoma and Southwestern Oklahoma State University. Dr. Cobb has been recognized for his service to the field of education by a number of state organizations. In 2019 he received the Medal for Excellence from the Oklahoma Foundation for Excellence, the State Superintendent Fine Arts Medal of Excellence, and the Oklahoma Association of School Administrators District 7 Superintendent of the Year award. He has also served as an adjunct professor for Southern Nazarene University and the University of Central Oklahoma.

**Jason Constable**

12784 McKenzie ST, Choctaw, OK 73020-2033

(Ward 6)

A 24-year veteran of AT&T, Mr. Constable currently serves as the Director External Affairs in Oklahoma; overseeing state legislative strategy, serving as its liaison to the Oklahoma Corporation Commission, leading the state's community affairs and lobbying teams, and controlling and administering the company's state charitable giving budget.

In addition to his AT&T duties, Mr. Constable has served on the boards of Oklahoma City Public Schools Foundation, the Midwest City Chamber of Commerce, the YMCA, The Technology and Aerospace Legislative Committee for the State Chamber and the Rose State College Foundation. Along with his wife, Tami, Mr. Constable oversees the

operations of Leadership Midwest City Alumni Association. He was recently confirmed as a member of the Oklahoma City Allied Arts Board of Directors.

**Wade Moore**

10823 SE 3<sup>rd</sup> ST, Midwest City, OK 73130 -5104 (Ward 6)

Wade Moore was born in Midwest City and has been a resident of Midwest City for over 20 years. He attended Rose State College after graduating from Choctaw High School. Mr. Moore began his banking career at age 15, working summers through his high school years at Park State Bank, Nicoma Park. He serve the First National Bank of Midwest City (now FNB Community Bank) thereafter, starting as a teller and working his way up to the Assistant Underwriting Officer and collection department manager. Mr. Moore left FNB in August of 1998 for a brief stint in the telecommunications industry before starting with Spencer State Bank (a/k/a Advantage Bank) in March 1999 as an Assistant Vice President/Loan Officer. He served as a commercial loan officer with the bank and was heavily involved in many construction and real estate development projects in Eastern Oklahoma County and the OKC metro area. He also served on many community and civic boards and committees. He was eventually promoted to the position of Executive Vice President/President of the MWC Office and was also a member of the bank's board of directors. He remained with Advantage Bank with the bank after it sold to Sooner State Bank in October of 2019, and continued to hold the position of commercial loan officer and Executive Vice President. He left Sooner State Bank in May of 2021 to take a position with Stride Bank/Stride Mortgage where he now serves as a residential construction lending officer. He is a graduate of the OBA Consumer Lending School.

**Shane Willard**

11032 Sheffield ST, Midwest City, OK 73130 - 8214 (Ward 6)

Born and raised in Midwest City, Mr. Willard followed in his family's footsteps after graduating high school and in 1997 went to work at Dayton Tire in Oklahoma City. When the plant shuttered in 2005, he started a new career in real estate where has worked the past seventeen years

Mr. Willard is a member of the Mid-Del-Moore Association of Realtors where he earned the Rookie of the Year (2006), was awarded the Most Cooperative Realtor (2007) and served as Board President (2012) when he was also selected as Realtor of the Year. During the interim, his team has helped over 2000 families buy or sell a home. He currently has the #1 Century 21 Real Estate team in Oklahoma, Top 5 in the nation, and has been a Top 21 global perform over the past five years.

Mr. Willard served as President of the Board of Directors for the Midwest City Chamber of Commerce (2020 – 2022). He has been a Rotarian since 2014, and will be serving as the 2022-2023 President of the Midwest City Rotary Club.



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MEMORANDUM

TO: Chairman Byrne and Local Development Act Review Committee

FROM: Members Robert Coleman, Director of Economic Development

DATE: March 10, 2022

SUBJECT: Discussion, consideration and possible action, including any possible amendment concerning the selection of Future Meeting Dates.

In 2017, the LDARC typically met at 2:00 PM on consecutive Thursdays leading to the creation of the Sooner Rose Increment District Project Plan. With exception of March 24<sup>th</sup>, Staff recommends the same schedule for the North Side Improve District provided all members can attend.

Please advise of any conflicts with your schedule.

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A handwritten signature in black ink that reads "R. Coleman".

Robert B. Coleman  
Director of Economic Development

Attachment: March and April Calendars

March						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

April						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30