

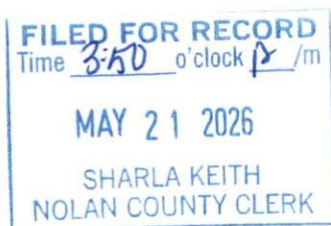
Notice OF MEETING OF THE COMMISSIONER'S COURT OF NOLAN COUNTY, TEXAS

Notice is given that a regular meeting of the Nolan County Commissioner's Court will be held on the 22nd day of June 2026 at 9:00 A.M., in the County Courthouse Sweetwater, Texas at which time the following subjects will be discussed.

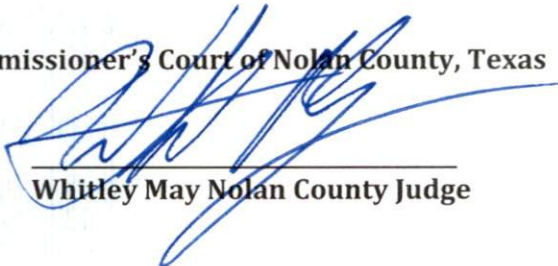
1. Consider and possible action on CB Sweetwater, LLC data center tax abatement agreement pursuant to Chapter 312 of the Texas Tax Code between Nolan County (the "County") and CB Sweetwater, LLC (or its subsidiary) (collectively "Cloudburst"). In compliance with Sections 312.404 and 312.207 of the Texas Tax Code, in pertinent part, the proposed tax abatement agreement under consideration consists of the following:
 - A. Cloudburst, owners of interests in lands eligible for abatement agreements within the reinvestment zone, submitted an application for tax abatement agreement to the County.
 - B. The abatement agreement is proposed within the CB Sweetwater - Nolan County Reinvestment Zone designated by the Commissioners Court of Nolan County, Texas on May 21, 2026, located in northern Nolan County on Tax Parcels 21323, 19070, 20070, and 2368. A map of the CB Sweetwater - Nolan County Reinvestment Zone is available for inspection in the office of the County Judge.
 - C. The proposed improvements are related to the construction of a next-generation data center campus, including an initial phase of a 300 MW AI-ready facility, with full buildout anticipated at 1.5 GW, including between 13 and 17 buildings, the construction of a natural gas power plant including buildings and improvements including data center halls and structural foundations, computer hardware, servers, racking and mounting structures, electrical substations, switchgear, and low voltage transformers, back-up power generation systems and infrastructure, mechanical cooling and thermal management systems, network infrastructure and fiber optic connectivity, and security systems, fire control systems and associated site work.
 - D. The estimated cost of the improvements shall be in excess of \$5,250,000,000.

*The Nolan County Commissioner's Court reserves the right to enter closed session on any of the above under the authority of 551.074, Texas Government Code.

Dated this 21st day of May 2026



Commissioner's Court of Nolan County, Texas


Whitley May Nolan County Judge

Notice OF MEETING OF
THE COMMISSIONER'S COURT OF NOLAN COUNTY, TEXAS

Notice is given that a regular meeting of the Nolan County Commissioner's Court will be held on the 22nd day of June 2026 at 9:00 A.M., in the County Courthouse Sweetwater, Texas at which time the following subjects will be discussed.

- 1. Pledge allegiance to the United States flag.**
- 2. Pledge allegiance to the Texas Flag.**
- 3. Approve minutes of June 8th 2026.**
- 4. Consider and possible action on CB Sweetwater, LLC tax abatement agreement pursuant to Chapter 312 of the Texas Tax Code between Nolan County (the "County") and CB Sweetwater, LLC (or its subsidiary) (collectively "Cloudburst"). In compliance with Sections 312.404 and 312.207 of the Texas Tax Code, in pertinent part, the proposed tax abatement agreement under consideration consists of the following:**
 - b. Cloudburst, owners of interests in lands eligible for abatement agreements within the reinvestment zone, submitted an application for tax abatement agreement to the County.**
 - c. The abatement agreement is proposed within the CB Sweetwater – Nolan County Reinvestment Zone designated by the Commissioners Court of Nolan County, Texas on May 21, 2026, located in northern Nolan County on Tax Parcels 21323, 19070, 20070, and 2368. A map of the CB Sweetwater – Nolan County Reinvestment Zone is available for inspection in the office of the County Judge.**
 - d. The proposed improvements are related to the construction of a next-generation data center campus, including an initial phase of a 300 MW AI-ready facility, with full buildout anticipated at 1.5 GW, including between 13 and 17 buildings, the construction of a natural gas power plant including buildings and improvements including data center halls and structural foundations, computer hardware, servers, racking and mounting structures, electrical substations, switchgear, and low voltage transformers, back-up power generation systems and infrastructure, mechanical cooling and thermal management systems, network infrastructure and fiber optic connectivity, and security systems, fire control systems and associated site work.**
 - e. The estimated cost of the improvements shall be in excess of \$5,250,000,000.**

5. Consider approval of a upgrade of electronic pollbooks using the already applied for HAVA grant money.

6. Consider approval to apply for a grant on behalf of the Sheriffs Office

7. Consider approval to purchase office supplies.

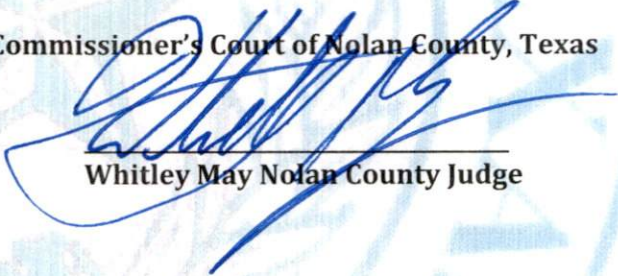
8. Receive reports from department heads.

9. Pay claims, line-item transfers, and budget amendments, as requested by The County Auditor.

*The Nolan County Commissioner's Court reserves the right to enter closed session on any of the above under the authority of 551.074, Texas Government Code.

Dated this 16th day of June 2026

Commissioner's Court of Nolan County, Texas


Whitley May Nolan County Judge



NOLAN COUNTY TEXAS

BE IT REMEMBERED that on June 22nd, 2026, the Commissioners' Court of Nolan County met in Regular session at 9:00 A.M. The following members were present,

Commissioner Terry Willman – Precinct #1 Commissioner Seth Mahaffey – Precinct #2
Commissioner Tommy White – Precinct #3 Commissioner Henry Ortega, Jr. – Precinct #4

With County Clerk, Sharla Keith, and County Judge, Whitley May, presiding, to wit:

1. Pledge allegiance to the United States of American Flag.

2. Pledge allegiance to the Texas Flag.

3. Approve minutes of the June 8th, 2026, meeting. (*attachment*)

Motion was made by Commissioner Mahaffey, seconded by Commissioner White to approve the minutes from June 8th, 2026, meetings as presented. Vote was taken and members of the court unanimously voted yes. Motion carried.

4. Consider and possible action on CB Sweetwater, LLC tax abatement agreement pursuant to Chapter 312 of the Teas Tax Code between Nolan Conty (the "County") and CB Sweetwater, LLC (or its subsidiary) (collectively "Cloudburst"). In compliance with Sections 312.404 and 312.207 of the Texas Tax Code, in pertinent part, the proposed tax abatement agreement under consideration consists of the following:

- a. Cloudburst, owners of interests in lands eligible for abatement agreements within the reinvestment zone, submitted an application for tax abatement agreement to the County.
- b. The Abatement agreement is proposed within the CB Sweetwater – Nolan County Reinvestment Zone designated by the Commissioners Court of Nolan County, Texas on May 21, 2026, located in northern Nolan County Reinvestment Zone is available for inspection in the office of the County Judge.
- c. The proposed improvements are related to the construction of a next-generation data center campus, including an initial phase of a 300 MW AI-ready facility, with full buildout anticipated at 1.5 GW, including between 13 and 17 building, the construction of a natural gas power plant including building and improvements including data center halls and structural foundations, computer hardware, servers, racking and mounting structures, electrical substations, switchgear, and low voltage transformers, back-up power generation systems and infrastructure, mechanical cooling and thermal management systems, network infrastructure and fiber optic connectivity, and security systems, fire control systems and associated site work.
- d. The estimated cost of the improvements shall be in excess of \$5,250,000,000.00.

Motion was made by Commissioner Willman, seconded by Commissioner White to approve the tax abatement agreement between Nolan County and CB Sweetwater, LLC. Vote was taken and members of the court voted yes. Commissioner Mahaffey abstained. Motion carried.

5. Consider approval of an upgrade of electronic pollbooks using the already applied for HAVA Grant Funds. (attachment)

Motion was made by Commissioner White, seconded by Commissioner Mahaffey to approve the upgrade and purchase of electronic pollbooks using HAVA Grant Funds with a 20% county match. Vote was taken and members of the court unanimously voted yes. Motion carried.

6. Consider approval to purchase office supplies.

No action taken.

7. Receive reports from department heads. (attachments)

Motion was made by Commissioner Willman seconded by Commissioner Mahaffey to receive reports from the Nolan County Auditor and the Nolan County Treasurer. Vote was taken and members of the court unanimously voted yes. Motion carried.

8. Pay claims, line-item transfers, and budget amendments, as requested by the County Auditor. (attachments)

Motion was made by Commissioner Mahaffey, seconded by Commissioner Willman to pay bills totaling \$107,733.66. Vote was taken and members of the court unanimously voted yes. Motion carried.

9. Adjourn.

Motion was made by Commissioner Willman, seconded by Commissioner Mahaffey to adjourn. Vote was taken and members of the court unanimously voted yes. Motion carried.

I, Sharla Keith, County Clerk of Nolan County, Texas, attest that the foregoing is a true and accurate accounting of the Commissioners' Court authorized proceedings for June 22nd, 2026.



Sharla Keith, County Clerk
Nolan County, Texas



Commissioner Terry Willman



Commissioner Tommy White



Commissioner Seth Mahaffey



Commissioner Henry Ortega, Jr.



County Judge Whitley May