

**MARION REDEVELOPMENT COMMISSION
MARCH 27, 2026
REGULAR MEETING MINUTES**

The Marion Redevelopment Commission met in the second-floor conference room at City Hall on Friday, March 27, 2026, at 1:30 p.m. to conduct its regular meeting.

1. CALL TO ORDER

Commissioners present: Darren Reese, Nick McKinley, Kyren Monteiro, Bill Gartland, and Brian Cowgill

Absent: Gabe Delgado

Also present: Redevelopment Director Joe Murphy; Attorney Chris Greisl (Barnes & Thornburg); Financial Andy Mouser (Baker Tilly); Administrative Support Whitney Gilbert; City Controller Dana Gault; Justin Riddle with Marion Land Trust, Dan Young with Marion Land Trust, and Eric Shields with Pago USA.

2. CONSENT AGENDA

a. Approval of Meeting Minutes – March 13, 2026

b. Approval of Claims

Darren Reese entertained a motion to approve the consent agenda.

Motion: Brian Cowgill

Second: Kyren Monteiro

Motion carried unanimously

3. EXECUTIVE DIRECTOR'S REPORT

Executive Director Joe Murphy provided updates on several ongoing redevelopment projects, including the Jones Heritage project, Boots Street redevelopment, Parkview project, and downtown development efforts. He noted continued progress with construction, project approvals, and funding drawdowns, along with upcoming milestones such as a scheduled groundbreaking. He also highlighted active grant applications to support key initiatives. Overall, projects are advancing as planned with steady momentum.

4. NEIGHBORHOOD DEVELOPMENT LOAN AGREEMENT – SERIES B

The Commission considered an amendment to the existing Neighborhood Development Loan Agreement, increasing the total loan amount to support the Marion Land Trust's ongoing downtown redevelopment efforts. The additional funding will assist with property acquisition and predevelopment activities while maintaining the same repayment structure, along with provisions for continued tax payments and Commission oversight.

President Darren Reese entertained a motion to approve the amendment.

Motion: Kyren Monteiro

Second: Brian Cowgill

Motion carried unanimously

5. RESOLUTION NO. 6 – 2026 – APPROVING THE FIRST AMENDMENT TO THE LEASE AGREEMENT BETWEEN THE CITY OF MARION RDA AND THE CITY OF MARION RDC - FIRST AMENDMENT TO THE LEASE AGREEMENT BETWEEN THE MARION RDA AND THE MARION RDC

The Commission considered Resolution No. 6–2026 approving the First Amendment to the Lease Agreement between the Marion RDA and the Marion RDC. The amendment allows for additional bonding capacity to refinance existing obligations while maintaining funding for current projects, with the goal of reducing overall debt service costs.

Following a public hearing with no comments, President Darren Reese entertained a motion to approve the resolution.

Motion: Nick McKinley Second: Kyren Monteiro Motion carried unanimously

6. OTHER BUSINESS / ADJOURNMENT

Hearing no other business, President Darren Reese entertained a motion to adjourn.
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Motion: Kyren Monteiro Second: Nick McKinley Motion carried unanimously