

MEETING MINUTES

July 8th, 2025



In Attendance: Andrew Briggs, Gene Donaghy, Bob Marshall, Jeff Turner, James Khan

Staff in Attendance: Andrew Boxberger, Michael Galbraith, Jacob Ihrie

Call to Order

James Khan called the meeting to order at 3:04

Approval of Minutes

James Khan asked for a motion to approve the meeting minutes. **Bob Marshall made a motion to approve the minutes. Jeff Turner seconded, and the motion passed unanimously.**

Claims

Michael Galbraith presented one claim for management services from the Northeast Indiana Regional Partnership as well as two claims for legal services from Carson LLP. James Khan asked for a motion to approve the claims. **Jeff Turner made a motion to approve the claims. Andrew Briggs seconded, and the motion passed unanimously.**

Financial Report

Michael Galbraith provided an update on financials and presented the monthly financial statements to the RDA. Andrew Briggs asked for a motion to accept the financials. **Bob Marshall made a motion to accept the financials, Gene Donaghy seconded, and the motion passed unanimously.**

SDC

Jacob Ihrie presented 4 claims for the RDA to approve from the Strategic Development Commission; \$344,000 for the Northeast Indiana Early Childcare Coalition, \$682,500 for the Fort Wayne Airport Authority, \$330,000 for MakeMyMove, and \$31,666.66 for Club720. James Khan asked for a motion for the disbursements. **Bob Marshall made a motion to approve the disbursements, Jeff Turner seconded that motion, and the motion passed unanimously.**

READI Program

READI 1 Progress

Jacob Ihrie reported out that the program was moving back along, and pre-commitment letters were starting to be processed by the state. Jacob Ihrie also requested an approval to disburse \$1,599,645.98 to the Arts United Center. James Khan asked for a motion to approve the disbursement. **Jeff Turner made the motion to approve the disbursement, Gene Donaghy seconded the motion, the motion passed unanimously.**

Modification of Awards; Little River Lofts, FWA Project Gateway West

Jacob Ihrie presented the need to move the READI 1.0 Project Little River Lofts to the READI 2.0 program. This requires the Authority to Terminate the project from the READI 1.0 program. James Khan requested a motion to determinate the project, formerly. **Bob made the motion to terminate the project from READI 1.0, Andrew Briggs seconded the motion, the motion passed unanimously.**

The project would then need formally moved to the READI 2.0 program. James Khan asked for a motion to move Little River Lofts to READI 2.0. **Gene Donaghy made that motion, Andrew Briggs seconded that motion, the motion passed unanimously.**

Jacob Ihrie also presented that the IEDC is requesting assistance in a business attraction project with the FWA. The easiest way to perform this is by reallocating some of the money released from the moving of Little River Lofts to READI 2.0. James Khan requested a motion to move \$1,013,000 to the FWA Project Gateway West and to give him signature authority on agreements to modify. **Bob Marshall made the motion to authorize James Khan to perform signatory duties, Andrew Briggs seconded that motion, the motion passed unanimously.**

READI 2.0 Updates

Jacob Ihrie presented that we are into the seventy percentage points into the disbursed funds for READI 1.0, which will allow us to begin disbursing READI 2.0 projects as funds get final approval. He also requested that two projects previously awarded for READI 2.0 into READI 1.0. These projects would be The Fairview Project and The Lagrange Surgery Center. James Khan requested the motion to move those projects into the READI 1.0 program. **Jeff Turner made the to move those projects, Gene Donaghy seconded that motion, the motion passed unanimously.**

Project Considerations - June Project Presentations

Back Nine

The board had considered the project from the previous months meeting. After little deliberation, the board determined to move forward with the project. **Gene Donaghy made the motion to approve the project for a \$2.9 million grant. Andrew Briggs seconded that motion, the motion passed unanimously with James Khan abstaining.**

Huntington Creative Village

The board determined that a phased approach to approving the project funding will allow this project to have some conditional funding standards to be worked on with staff. James Khan asked for a motion to approve the project under those assumptions. **Jeff Turner made the motion to approve the project at \$3,550,000 with staff to assist with final conditions, Bob Marshall seconded that motion, the motion passed unanimously.**

Project Presentations

Bluffton Pool

Scott Mentzer and Brandy Parks presented the Bluffton Community Pool project which is the keystone to their downtown riverfront revitalization strategy. After a thorough presentation, James Khan requested a motion on the project. **Bob Marshall made the motion to approve an \$800,000 grant for the project, Gene Donaghy seconded, the motion passed unanimously.**

Poka-Bache Trail

The Poka-Bache trail requested an award of \$99,836 to preserve an under-pass to be used for the Poka-Bache Trail. The board determined this was a good investment, James Khan requested a motion. **Bob Marshall made the motion to approve an \$800,000 grant for the project, Gene Donaghy seconded, the motion passed unanimously.**

Ligonier LIHTC Request

James Khan request a motion for the a conditional approval of \$75,000 for the receipt of the LIHTC award. **Jeff Turner made the motion to approve the project with those, Bob Marshall seconded that motion, the motion passed unanimously.**

Adjournment

With no other new business James Khan adjourned the meeting at 4:50 pm.