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# DOWNTOWN DEVELOPMENT AUTHORITY/LOCAL DEVELOPMENT FINANCE AUTHORITY MINUTES

January 22, 2026  
Regular Meeting - 4:00 PM

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[IGNORE\_INDENT]

**1) CALL TO ORDER**

IN A REGULAR SESSION held on Thursday, January 22, 2026 at 4:00 PM in the Training Room of City Hall, 323 West Michigan Ave, Marshall, MI 49068, the Marshall Brownfield Redevelopment Authority/Downtown Development Authority/Local Development Finance Authority was called to order by Chair Beck.

**2) ROLL CALL**

Roll was called:

Present: Mike Beck, Matt Davis, Desmond Kirkland, Jason LaForge, Amanda Lanker, Derek Perry, Angela Whitesell, and Catherine Yates

Also Present: Liasion Traver and Clerk Eubank

Absent: Sue Damron, Becky Jones, and Matt Saxton

**3) APPROVAL OF AGENDA** - Items can be added or deleted from the Agenda by City Council action.

**Moved** by Mike Beck, supported by Catherine Yates to amend the agenda to remove items 9A, 9B, and 11C pertaining to the Brownfield/DDA agreement from the proposed agenda and moved item 13B- DG Marshall lease ahead of item 13A- Land Split. On a voice vote: **Motion carried.**

Moved by Matt Davis, supported by Catherine Yates to approve the agenda as amended. On a voice vote: **Motion carried.**

**4) PUBLIC COMMENT** Persons addressing the board are required to give their name and address for the record when called upon by the Chair. Members of the public shall be limited to speaking for a maximum of three (3) minutes.

None

**5) PRESENTATIONS AND RECOGNITIONS**

**6) CONSENT AGENDA**

**Moved** by Amanda Lanker, supported by Matt Davis to approve the consent agenda as presented. On a voice vote: **Motion carried.**

**A. DDA/LDFA Minutes**

DDA/LDFA Minutes- December 18, 2025

**B. Financial Reports**

DDA Revenue/Expense Report-December 31, 2025

LDFA Revenue/Expense Report-December 31, 2025

**7) MAEDA UPDATE**

Kimber Thompson gave a MAEDA update.

**8) PUBLIC HEARINGS & SUBSEQUENT BOARD ACTION**

9) **BRA NEW BUSINESS**

10) **BRA OLD BUSINESS**

11) **DDA NEW BUSINESS**

**A. SPECIAL EVENT APPLICATION - BLUESFEST**

**Moved** by Jason LaForge, supported by Catherine Yates to close the social district for the duration of the Bluesfest. On a voice vote: **Motion carried.**

**Moved** by Matt Davis, supported by Catherine Yates to recommend approval of the 2026 Bluesfest special event application to City Council. On a voice vote: **Motion carried.**

**B. LIQUOR LICENSE APPLICATION - BLUESFEST**

**Moved** by Catherine Yates, supported by Jason LaForge to approve the application for a Special Liquor License to be made to serve alcohol on Saturday, June 27, 2026 for Marshall Blues Fest, which will be located in Downtown Marshall on North Eagle Street between West Michigan Avenue and West Mansion Street; for a total expenditure of \$50 On a voice vote: **Motion carried.**

12) **DDA OLD BUSINESS**

13) **LDFA NEW BUSINESS**

**B. DG MARSHALL MI SOLAR PROJECT LEASE AGREEMENT**

**Moved** by Amanda Lanker, supported by Matt Davis to approve Resolution 2026-1, a resolution to execute the Option Agreement including its Appendices, in substantial form, with DG Marshall, LLC and to take any other action necessary to lease the subject property to DG Marshall, LLC, subject to review and approval by the LDFA's legal counsel, and authorize the LDFA chair to execute the necessary documents. On a voice vote: **Motion carried.**

**A. LAND SPLIT APPLICATION**

**Moved** by Catherine Yates, supported by Amanda Lanker to approve the submittal of the Land Division Application to the Community Development Department. On a voice vote: **Motion carried.**

14) **LDFA OLD BUSINESS**

15) **BOARD REPORTS**

16) **ADJOURNMENT**

The meeting was adjourned at 4:58 pm.

Respectfully submitted by,

Michelle Eubank  
City Clerk