



## Union County Land Reutilization Corporation February 5, 2026

**Board Members Present:** Andrew Smarra; Cody Adams, Terry Emery; David Lawrence, Tom McCarthy.

**Guests Present:** Janell Alexander, Union County; Zach Andrews, City of Marysville; Tim Aslaner, City of Marysville; Brad Lutz, City of Marysville; Bill Narducci, Union County; Heather Martin, Logan-Union-Champaign Regional Planning Commission.

Andrew Smarra called the meeting to order at 8:30 a.m.

### Minutes:

- Terry Emery moved a motion to approve the January 8, 2026, special meeting minutes as presented, and Tom McCarthy seconded. All in favor.

### Financial Report

- Brad Lutz provided the financial report.
  - Terry Emery moved a motion to accept the report, and David Lawrence seconded. All in favor.

### Building Demolition and Site Revitalization Program

- Andrew Smarra shared that part of the demolition reimbursement has been submitted, and the final reimbursement submitted.
- Heather Martin stated the State has changed how it handles sending the grant agreements and asked Andy to forward the final agreements when received.

### Brownfield Remediation Program Bid Opening

- Andrew Smarra signed the contract for the grant. Heather Martin stated she would send it to Connect. They would need to sign the contract and submit the notices before a Notice to Proceed can be completed.

### Land Bank Owned Property

- May St (2 parcels), Rose St, 41 Rose St, Magnetic Springs
  - Andrew Smarra stated that the Quit Claim Deed has been signed, and he will take it to the Recorder.
- 401 E 5<sup>th</sup> St/Former Swifty Gas Station/Brownfield Project
  - Andrew Smarra stated it's still being monitored. Heather Martin asked Andy to forward the reports after July for use in submitting the status report. She also advised that she has requested an extension from the State and will need to be notified when he receives the grant agreement.
- 21910 Raymond Rd, Raymond
  - Andrew Smarra reported there's no update.
- N Maple St, Marysville
  - Andrew Smarra stated he's called Tony Eufinger twice and has not had any response.
- Elk of the Wood Property
  - Andrew Smarra stated there's no update. He stated he could work with the adjacent neighbors because of the property's shape.

- 205 East Blagrove
  - Andrew Smarra stated there's no update.

## **Property Watch**

- Goodwill Building
  - Andrew Smarra stated there's no update until it's gone through the Sheriff's sale twice.
  - Tim Aslaner advised the City may buy it at the Sheriff's sale.
  - Discussion happened regarding the needs and taxes of this property.
  - Terry Emery stated they would look into all the options. They would appreciate assistance from the Land Bank for the demolition.
  - Tom McCarthy asked if the information on the building was disclosed to interested parties. He stated it's advisable to tell people, even if it's not required.
- 6<sup>th</sup> Street property – This item is tabled. Andrew Smarra stated he would have to do a 10-day notice. Once the Land Bank takes possession, it will have to take action. Andrew Smarra advised taking possession in the March/April timeframe.

## **Land Bank Owned Property**

- 301 North Main Street/Minute Lube
  - This item is tabled until Thayne Gray is in attendance. Tim Aslaner provided an overview. Tim has given a copy to Thayne and will discuss it with him. Tim will take it to the Board of Control for approval. Tom McCarthy asked what the City's plan is, and Terry stated it would be a parking lot. There may be other amenities at the parking lot. Brad Lutz advised that it's in the budget as a parking lot.
  - Tom McCarthy moved a motion to table this item until the next meeting, and David Lawrence seconded. All in favor.

## **New Business**

- Andrew Smarra shared that Terry Emery would be retiring. Terry Emery shared the process and said it would be consultant driven. He stated Tim Aslaner is his backup on the Board.

## **Land Bank Grant Program**

- No update provided.

## **Adjourn:**

A motion was made by Tom McCarthy and seconded by Terry Emery to adjourn the meeting. All in favor.