



## Malheur County Development Corporation

Monday, September 29, 2025

9:00 am (Mountain Time Zone)

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**Attendees:** Grant Kitamura, Board Chair; Kay Riley, Board Member; Mike Walker, Board Member; Corey Maag, Board Member; Ralph Poole, Board Member; Jason Pearson, Board Member; Shawna Peterson, Executive Director; Emily Conlon, S Peterson Law; Antonio Sunseri, Argus Observer; Ron Jacobs, Malheur County Commissioner

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### 1. Call meeting to order.

Chair Kitamura called the meeting to order at 9:07am.

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### 2. Review and acceptance of previous meeting minutes.

Board members reviewed meeting minutes from the last meeting. Kay Riley made a motion to approve the September 15, 2025, meeting minutes. Mike Walker seconded the motion and all present board members voted in favor.

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### 3. Reports:

**Update from Executive Director: Shawna Peterson.** Executive Director Peterson provided an update on activity since the last board meeting. She continues to have productive calls regarding the various environmental reporting requirements and permitting. Peterson also noted that Union Pacific now has everything needed to consider an exception on small number of compaction tests from years prior that are lacking information or were under the UPRR specifications. It is expected that this will be approved and the Industry Track Agreement can then be closed as complete.

Jaguar continues to work with Union Pacific on their interchange agreement, which Peterson noted is a contingency of the sale. It is also expected that this will be approved and Jaguar is awaiting the written agreement from UPRR to move this forward.

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### 4. Executive Session.

The board entered into Executive Session under ORS 192.660(2)(e) to Conduct Deliberations with Designee on Real Property Transaction Negotiations. Representatives of the news media were allowed

Unanticipated agenda items may or may not be included.

The meeting is accessible to persons with disabilities. For any special accommodations, please email [malheurcountydevelopmentcorp@gmail.com](mailto:malheurcountydevelopmentcorp@gmail.com) at least 48 hours prior to the meeting.

to attend the executive session but directed not to report on any of the deliberations during executive session except to state the general subject of the session as announced.

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**5. Discussion and Action Items.**

Following executive session, board member Kay Riley made a motion to approve Executive Director Peterson's continued work on the currently pending sale of the MCDC property to Jaguar and to directed Peterson to prepare a project update for public release. Jason Pearson seconded the motion and all present board members voted in favor.

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**6. Next Meeting Agenda Build.** The proposed date for the next board meeting is October 14<sup>th</sup>.

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**7. Adjournment.** The meeting ended at 10:17am.