

CITY OF EAST CHICAGO
BOARD OF PUBLIC WORKS

BOARD MEMBERS

Val Gomez, President
William Allen, Vice President
Winna Guzman, Member

Meeting Minutes
Wednesday, February 10, 2021 @ 4:30 p.m.

Reported for Fissinger & Associates
By: Lisa Pena

CALL TO ORDER: 4:30 p.m.

ROLL CALL: Present: Val Gomez, Winna Guzman.

MR. GOMEZ: We do have a quorum.

STAFF PRESENT: Carla Morgan, Richard Morrisroe, Olga Cosme.

MINUTES: None.

CORRESPONDENCE: None.

NEW BUSINESS:

MR. GOMEZ: First item on our agenda under New Business is Resolution 2021-63.

Resolution of the East Chicago Board of Public Works establishing the terms and conditions for the transfer of certain properties owned by the City of East Chicago to the Department of Redevelopment which properties are commonly known as 1801-1803 Broadway, Parcel Number 45-03-22-303-001.000-024; 1805 Broadway, Parcel Number 45-03-22-303-002.000-024; 1811 Broadway, Parcel Number 45-03-22-303-003.000-024; 1815 Broadway, Parcel Number 45-03-22-303-005.000-024; 1817 through 1819 Broadway, Parcel Number 45-03-22-303-006.000-024.

Whereas prescribed in the manner and conveyance of real property by political subdivisions including municipal departments and whereas such entities may transfer same property on terms and conditions and for 0 consideration and now therefore be resolved by the Board of Public Works of East Chicago that the City of East Chicago shall convey and

1 transfer for 0 dollar consideration the above described real
2 estate as particularly described on the attached quitclaim
deed to the Department of Redevelopment.

3 Be it further resolved that the Board President be
4 and is hereby authorized to execute substantially conforming
5 to the documents attached conveying such property to the
6 Department of Redevelopment along with the appropriate sales
7 disclosure form.

8 Are there any questions or comments on Resolution
9 2021-63 and the accompanying attached quitclaim deeds and
10 sale disclosure forms?

11 Questions/Comments: None.

12 Motion to approve Resolution 2021-63 and Accompanying
13 Quitclaim Deeds and Sales Disclosure Forms made by Val Gomez.
14 Second by Winna Guzman.

15 Roll Call: "All in Favor": All Abstain: None.
16 Opposed: None Motion Carries.

17 MR. GOMEZ: We'll move on to Outstanding Invoices.
18 First one we have is from Cintas. This is from the Police
19 Department. We have Invoice 4065291844. This is dated
20 10/23/20 in the amount of \$446.23.

21 Explanation from the Police Department please
22 excuse this late invoice. The invoice was not submitted to
23 Service Division by custodial staff.

24 Any questions or comments on this late invoice from
25 Cintas?

Questions/Comments: None.

Motion to approve Cintas Past Due Invoice made by Val Gomez.
Second by Winna Guzman.

Roll Call: "All in Favor": All Abstain: None.
Opposed: None Motion Carries.

MR. GOMEZ: Next we have also from the Police Department
Northwest Indiana Law Enforcement Academy. This is Invoice
Number 1206 dated 12/1/2020. Invoice amount is for \$8,700.

Please excuse this attached late invoice. The
amount due was for 2021 dues. There were not funds to pay

1 this invoice at the time. We needed to wait for the new
2 fiscal year to pay this invoice.

3 That's the explanation from the Police Department.
4 Any questions or comments?

5 Questions/Comments: None.

6 Motion to approve Northwest Indiana Law Enforcement Academy
7 Past Due Invoice made by Val Gomez. Second by Winna Guzman.

8 Roll Call: "All in Favor": All Abstain: None.
9 Opposed: None Motion Carries.

10 MR. GOMEZ: Next we have Northwestern Indiana Regional
11 Planning Commission from Bus Transit. We have late Invoice
12 Number 741 dated 11/2/2020 in the amount of \$18.

13 Invoice was in an e-mail dated November 2020 and
14 was overlooked.

15 Any questions or comments on this \$18 invoice?

16 Questions/Comments: None.

17 Motion to approve Northwestern Indiana Regional Planning
18 Commission Past Due Invoice made by Val Gomez. Second by
19 Winna Guzman.

20 Roll Call: "All in Favor": All Abstain: None.
21 Opposed: None Motion Carries.

22 MR. GOMEZ: Next we have a late invoice from Fissinger &
23 Associates from Engineering. We have late Invoice Number
24 21471 dated 12/1/20 in the amount of \$280.80.

25 Explanation Engineering Department just received
the invoice on 2/8/21. However services have been rendered
and the invoice should proceed.

Any questions or comments on this late invoice?

Questions/Comments: None.

Motion to approve Fissinger & Associates Past Due Invoice
made by Val Gomez. Second by Winna Guzman.

Roll Call: "All in Favor": All Abstain: None.
Opposed: None Motion Carries.

1 MR. GOMEZ: Next we have a Quitclaim Deed for purchase
of IHB Properties.

2
3 Indiana Harbor Belt Railroad Company a/k/a Indiana
4 Harbor Belt Railroad Company, an Indiana Corporation, Indiana
5 Chicago Belt Railroad Company of Lake County, State of
6 Indiana convey and warrants to the City of East Chicago,
7 Indiana the guarantee for in consideration of the sum of
8 \$131,000 represents the land improvements acquired.

9 And the property is Property Number
10 45-03-32-504-001.000-024 which is south of 1117-1419
11 Kosciusko in East Chicago, Indiana and additional Parcel
12 45-03-32-504-002.000-024 which is south of 802-1110 West
13 151st Street in East Chicago, Indiana.

14 MS. MORGAN: Mr. Gomez?

15 MR. GOMEZ: Yes.

16 MS. MORGAN: I can shed a little light on that. That's
17 adjacent to Kosciusko Park. It's land of railroad
18 right-of-way. It's just south of the park.

19 So now we can either incorporate it into the park
20 or add parking for people to use the park or a trail or
21 something like that back there.

22 MR. GOMEZ: I think they were discussing a trail and
23 parking.

24 MR. MORRISROE: If I may, it is at least tentative part
25 of this trail, the trail going through Chicago to Michigan
City, they want it to go over the river close to White Oak.
But there's so many petroleum lines and other things there
that they decided to do it like at a right angle rather than
the hypotenuse.

MR. GOMEZ: Any questions or comments on this quitclaim
deed and the accompanying sales disclosure form?

Questions/Comments: None.

Motion to approve IHB Properties Quitclaim Deed and
Accompanying Sales disclosure Form made by Val Gomez. Second
by Winna Guzman.

Roll Call: "All in Favor": All Abstain: None.

Opposed: None Motion Carries.

1 MR. GOMEZ: Next we have from Gariup a Request for
Appeal. We have an e-mail Scott Hubbard from Gariup.

2
3 Gariup Corporation is in receipt of Final
Compliance Report Damages for EC Block Locker Room Project.
4 We maintain the position based on our 1/13/21 formal response
and hereby request a prompt Board of Works Appeal Meeting.
5 Please provide the next available date, time and any
specifics required for presentation at the meeting.

6 So I think, Miss Morgan, we're going to have to set
up a date for this.

7
8 MS. MORGAN: My recommendation to the Board is that the
Board appoint a Hearing Officer and then decide if the
9 Hearing Officer will hear the case or if the Hearing Officer
and the Board will hear the case.

10 Like the Hearing Officer at the last appeal we had
11 heard the case and made the recommendation to the Board of
Works.

12 So a few decisions have to be made and then a date
13 selected.

14 I also suggest in addition to making a decision
about the Hearing Officer that the Board also propose a few
15 dates. And then between the parties one favorable date could
be picked.

16 MR. GOMEZ: Should we defer this to the next meeting so
17 we have time to discuss who is going to be the Hearing
Officer and what the procedures are going to be?

18 MS. MORGAN: Right. I think that is a good idea. We
19 just got this e-mail earlier today. So there really hasn't
been time to hash any of this out yet.

20 MR. GOMEZ: Why don't we put this on our agenda for next
21 meeting. And in the meantime, Miss Morgan, see if you can
get us some information on the Hearing Officer, who we're
22 going to get and dates so we can make a more valid decision
next meeting.

23 MS. MORGAN: Okay.

24 MR. GOMEZ: Next we come to Right-of-Way Applications.
25 We have Board of Public Works Permit Applications 21-03746
through 21-0350.

1 Any questions or comments on these Permit
Applications?

2 Questions/Comments: None.

3 Motion to approve Permit Applications 21-03746 through
4 21-0350 made by Val Gomez. Second by Winna Guzman.

5 Roll Call: "All in Favor": All Abstain: None.
6 Opposed: None Motion Carries.

7 MS. GUZMAN: Val, we have another item, JM Industrial.

8 MR. GOMEZ: That's the one I forgot. Thank you.

9 I did overlook this late invoice from JM Industrial
10 Services. This is from the Building Department. Invoice
Number 3215. Invoice date 10/22/2020 in the amount of
\$44,000.

11 Explanation upon speaking with contractor it was
12 determined that the below invoice was not paid. Work was
completed and invoice should be paid.

13 Any questions or comments on this invoice?

14 Questions/Comments: None.

15 Motion to approve JM Industrial Services Past Due Invoice
16 made by Val Gomez. Second by Winna Guzman.

17 Roll Call: "All in Favor": All Abstain: None.
18 Opposed: None Motion Carries.

19 OTHER BUSINESS: None.

20 * Next Regular Meeting Date: Wednesday, February
21 24, 2021 @ 4:30 p.m.

22 Motion to adjourn made by Val Gomez. Second by Winna Guzman.

23 Roll Call: "All in Favor": All Abstain: None.
24 Opposed: None Motion Carries.

25 * Meeting ended at 4:46 p.m.

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Approval of the Meeting Minutes of
Wednesday, February 10, 2021

Approved and Signed _____

Val Gomez, President

William Allen, Vice President

Winna Guzman, Member

Olga Cosme, Board Secretary

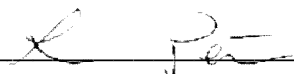
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C E R T I F I C A T E

I, Lisa Pena, a competent and duly qualified court reporter, do hereby certify that I did report in machine shorthand the foregoing proceedings and that my shorthand notes so taken at said time and place were thereafter reduced to typewriting under my personal direction.

I further certify that the foregoing typewritten transcript constitutes minutes of said proceedings taken at said time and place, so ordered to be transcribed.

Dated at Portage, Indiana, this 16th day of February, 2021.



Lisa Pena
Notary Public Porter County
Certified Shorthand Reporter
License Number 084-003483

