

CITY OF EAST CHICAGO
PLAN COMMISSION MEETING
Monday, February 1, 2021

BOARD MEMBERS:

Valeriano Gomez, President
Anthony Serna, Vice-President
Lilia Ramos, Secretary
Joanne Moricz, Commissioner
Douglas Sloss, Commissioner
William Allen, Commissioner
Lydia Lopez, Commissioner
Stacy Winfield, Commissioner
Chanthini Fowler, Commissioner

STAFF:

Richard Morrisroe
Douglas Powers
Esperanza Ceja-Ramirez

Reported for Fissinger & Associates, Ltd.

By: Peggy S. LaLonde, CSR RPR

Call to Order: 4:30 p.m.

Pledge of Allegiance:

Roll Call: Present: Valeriano Gomez, Anthony Serna,
William Allen, Chanthini Fowler

Present through Zoom: Lilia Ramos, Joanne
Moricz, Douglas Sloss, Lydia Lopez,
Stacy Winfield

MR. GOMEZ: Meeting is called to order.
We have a quorum. I would introduce our new member,
Chanthini Fowler. She has been appointed to serve in
the unfulfilled four-year term of January 1, 2020 to
December 31, 2023. Welcome to the Plan Commission.

First order of business is approval
of minutes. I would entertain a motion to approve
meeting minutes of January 20, 2021, as written.

CHIEF SERNA: So moved.

MS. FOWLER: Second.

MR. GOMEZ: Roll call.

"All in Favor": All Abstain: William Allen
Opposed: None

MR. GOMEZ: Motion carries.

Move on to New Business. We have
the City Planner's report. We have two items. We have

1 the formalization of the election results and we have
2 Indiana Citizen Planner's Guide, Chapter 7.

3 The first item is the Certificate of
4 the Secretary of the East Chicago Plan Commission,
5 affirming and certifying the duly appointed officers of
6 the Commission as follows: President, Valeriano Gomez;
7 Vice-President, Anthony Serna and Secretary, Lilia
8 Ramos.

9 We'll move on to the next item. Mr.
10 Powers, you have the floor.

11 MR. POWERS: So, today we will be
12 discussing Chapter 7, which is the Comprehensive Plans.
13 So, initially it starts off talking about why
14 communities plan. I believe that you will have a fairly
15 good understanding of that, so obviously some of the
16 things that are taken into consideration is how this
17 guides investments, protect property values, and makes
18 communities healthier.

19 So, what we really need to think
20 about is what is in the Comprehensive Plan. In Indiana,
21 the comprehensive planning is permitted by the 500
22 series of Title 36.74 of the Indiana Code. This law
23 empowers cities, towns, and counties to adopt plans.
24 Any plan adopted in Indiana must contain at least the
25 following three elements. One, a statement of objective
for the future development of the jurisdiction. Two, a
statement of policy for the land use development of
jurisdiction. And three, statement of policy for the
development of public ways, public places, public lands,
public structures, and public utilities.

So, when you are thinking with the
plan elements, they are obviously multiple layers or
levels that can be used. One of the things that
generally we see are the maps. So this goes beyond the
zoning that we use, but it also shows where certain
types of developments may be promoted or encouraged.
Like what we notice in our Comprehensive Plan is that
our neighbor will have different purposes or perspective
as to what we see or what they feel they will be doing
throughout the upcoming years. And that's where, when
you are looking into the Comprehensive Plan, it's really
imperative -- because the Comprehensive Plan goes along
with the zoning ordinances -- as to why recommendations
are made for certain projects or against them.

So, this isn't just a short-term
thing. This has long term range. Generally, you know,
20 years. While short-range strategic plans are useful
for specific objectives, the Comprehensive Plan should

1 be long range. Plans are implemented over relatively
2 long term time periods. The plan should be long range
3 in shaping the community, for 15 to 20 years. The range
will vary depending on the rate of road investment and
other factors.

4 Some states mandate an update every
5 five years. However, Indiana doesn't have requirement
6 for updates. Generally the good indicator, you are
7 suppose to revisit your Comprehensive Plan at least
8 every ten years, should review every five. It's not
saying that changes are necessarily required every five
years. But it's highly unlikely that you go ten years
and that everything is still on target as to what you
want. So those are some of the things that we really
need to take into consideration.

9 So beyond that -- another thing that
10 I would like to mention is about the effective planning
11 principles. Plans usually -- but not always -- consist
12 of a combination of text, maps and graphics. Some plans
13 are heavily oriented toward policy and these usually
14 consist primarily of text. Some are oriented toward
15 community design and the desired physical form of the
16 community, and these may consist of numerous maps,
17 sketches, images and drawings. It's important that the
18 format of the plan be suited to the community, its
19 goals, and ability to administer it.

20 In order to make the plan
21 understandable and meaningful to the public, it's a good
22 idea to have a balance of primarily verbal -- I'm sorry
23 -- primarily text and graphics, to quickly grasp ideas
24 visually. Others are primarily verbal. They are more
25 likely to observe concepts and express through words.
Most of us learn with balance, a combination of. Ours
is somewhat that way. You look at our Comprehensive
Plan, it's a little over 14 years. It's a combination
of text, as well as images. Probably a little more text
base than some of the more updated ones.

Other than that, the only other real
highlights -- I'm not really going to get into these
today -- but you are looking at your book, on page 111,
112, that talks about the actual adoption process at the
time there is a proposed change or a new comprehensive
plan in the works or being considered. I think this
will be a good guide for everyone to familiarize
yourself with, so that way you can understand how the
process works. But currently there isn't anything like
that being discussed. If you have any questions for me
on this topic or anything else?

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1 MR. GOMEZ: Any questions or comments?
(None) Okay. Thank you, Mr. Palmer.

2 We'll move on to Old Business. Any
3 Old Business? (None) Any comments from Commissioners
on any subject? (None) Any public comments? (None)

4 Our next meeting will be Monday,
February 15th, at 4:30 p.m. This concludes all our
5 items on the agenda. Entertain a motion for
adjournment.

6 CHIEF SERNA: So moved.

7 MR. ALLEN: Second.

8 MR. GOMEZ: Roll call.

9 "All in Favor": All Abstain: None Opposed: None

10 MR. GOMEZ: Motion carries.
11 Thank you everyone. Meeting adjourned.

12 **** Meeting adjourned at 4:40 p.m.****

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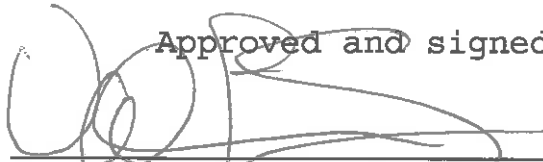
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Approval of the Meeting Minutes of Monday
February 1, 2021

Approved and signed Monday, February 15, 2021



Valeriano Gomez, President



Anthony Serna, Vice-President



Lilia Ramos, Secretary



Joanne Moricz




Douglas Sloss



William Allen



Lydia Lopez



Stacy Winfield



Chanthini Fowler



Esperanza Ceja-Ramirez

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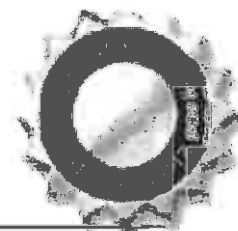
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I, Peggy S. LaLonde, a competent and duly qualified court reporter, do hereby certify that I did report in machine shorthand the foregoing proceedings and that my shorthand notes so taken at said time and place were thereafter reduced to typewriting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

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

Dated at Munster, Indiana, this 3rd day of February, 2021.

Peggy S. LaLonde



Peggy S. LaLonde, CSR, RPR