CITY OF EAST CHICAGO
ECONOMIC BUSINESS DEVELOPMENT COMMISSION
July 28, 2026

BOARD MEMBERS:
Wanda Clark, President
Jesse Avitia, Vice-President
Sharma Frazier, Member

STAFF:
Tracy Ailes
Sandra Favela

Reported by: Peggy S. LaLonde
Fissinger & Associates

Call to Order: 4:30 p.m.

Pledge of Allegiance

Roll Call: Present: Wanda Clark, Jesse Avitia, Sharma Frazier

Staff Present: Tracy Ailes, Recording Secretary

MS. CLARK: I'd like to call to order the Economic Development Commission meeting of Monday, July 27, 2026.

I need a motion to approve the minutes of Friday, May 22nd, 2026 meeting as written.

MR. AVITIA: Motion to approve.

MS. FRAZIER: Second.

MS. CLARK: All in favor?

(All signify aye.)

MS. CLARK: Motion carries.

Looking at our agenda, there is no Old Business, we'll move on to New Business.

MS. AILES: The only business I have of record now is a change of ownership for Indiana Lounge at 4728 Indianapolis Boulevard. It's still C2 restaurant/tavern, hours of operation have changed. She'll update when she is going to start serving breakfast. She wants to go back to morning hours with breakfast service, lunch and dinner. Everybody is

familiar with it.

And that's the only New Business I have at this time.

MR. AVITIA: So the only difference is the restaurant/lounge now. It used to be a restaurant.

MS. AILES: It used to be a restaurant, then he closed it, and then he made it so that the tavern would serve food. This owner has asked to take it over and revert it back to the old way. So it's still the same. She will still serve alcohol, but she will start serving breakfast. So she is still going to use his liquor license.

MR. AVITIA: That makes a difference right there.

MS. AILES: I saw that he said that. I didn't see what the date was.

MR. AVITIA: I hope it's successful. There is no reason that it won't be successful.

MS. CLARK: I think one time it was getting more towards the lounge part.

MS. AILES: But the breakfast is popular. Any other questions or anything I can answer with regards to the Redevelopment Commission meeting minutes?

MR. AVITIA: As a result of the Commission minutes I have a couple comments.

I could see in those minutes the economic development. According to what I see here, they are going to build more townhouses and two single family homes. That seems to be pretty solid now or is it just at the beginning of the street?

MS. AILES: They have already started on Parrish, so construction for the two duplexes have already been done on Parrish Avenue.

MR. AVITIA: We are moving on that project, so it's solid and it's going to get done?

MS. AILES: Yes.

MR. AVITIA: And there were a couple

other comments in there about maybe getting some funding from some other projects the City has, like rehabbing structures or homes, funding that is available to the homeowners. I think my main interest is that something like this should be really directed to homeowners not renters.

The question I have for you, is this for homeowners only?

MS. AILES: That's right.

MR. AVITIA: This is not for renters then?

MS. AILES: It's for home ownership. Just like in Marktown, all of those were new family homes. Those are up for home ownership.

MR. AVITIA: I see that this is for the City and something very specific like homeowners, and to me that's a very positive attitude for the City. That funding is something that is very good for the City.

MS. AILES: Right. And then we have seen by our initiating the new home ownership that we had much more interest in some vacant lots. So we have a couple builders that purchased lots and other contractors that purchased lots in Prairie Crossing. Outside of the City constructing new homes, we'll have a couple other developers who will be starting in the very near future.

MR. AVITIA: I see a lot of future in the east side of Calumet. A lot of empty lots there that could actually be developed. It's a nice quiet neighborhood. It seems like it's waiting to be developed and grow into something that's pleasant to look like.

MS. AILES: That's what we are hoping for, that more and more developers will begin to come and take on some of these lots to reestablish the social climate.

MR. AVITIA: One last comment. The homes that we are building on Kennedy Avenue, the second set, has that been sold yet?

MS. AILES: The second set of townhomes

on the 150th side? Those should be going to the market any time now.

MR. AVITIA: Great. I see signs, but I am just curious. That tells me it's acceptable for East Chicago.

MS. AILES: So we found turnaround for the new homes has been quite fast. So we don't anticipate those being on the market long. The house and the two duplexes on Chicago Avenue, those went right away. Then the realtor said she has already had interest for Washington Square. They haven't even been constructed yet.

MS. CLARK: A lot of people want to stay in the City. I think they have stairs in their homes so they are looking for the single level, and so they are looking for that.

MS. AILES: The City is wanting to mix the housing to smaller starter homes, so the City understands that. But there needs to be a mix of the housing and Mayor is trying to spread out throughout the City so it's not just in the Calumet region, that's why he wanted Washington Square and Prairie Crossing, and he will choose another location to work on. He's spreading out the development throughout the City so hopefully one area won't feel neglected.

MR. AVITIA: That's all the comments I have. It's interesting to read the minutes because it gives an insight into what else is going on in the City besides in here.

MS. CLARK: Also I notice they are talking about purchasing more area in one of our parks, that's good because our kids really need more activity outside of school because Martin Luther King there will extend their staff. A lot of those give students activities to help with homework and other places to go.

MS. CLARK: Any other comments? (None)
Public Comments: None
Commissioner Comments: None
Our next meeting will be Monday, August 24, 2026, at 4:30 p.m.
Is there a motion for adjournment?

MR. AVITIA: I'll make a motion for adjournment.

MS. FRAZIER: Second.

MS. CLARK: All in favor?
(All signify aye.)
MS. CLARK: Motion carries.
Meeting adjourned.

* * * * Meeting Adjourned * * * *

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Approval of the Meeting Minutes of Monday July 27th, 2026

Approved and signed August 24, 2026

Wanda Clark

Wanda Clark, President

Jesse Avitia

Jesse Avitia, Vice-president

Sharma Frazier

Sharma Frazier

Tracy Ailes

Tracy Ailes, Secretary

C E R T I F I C A T E

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 29th of July, 2026.

Peggy S. LaLonde

