

MINUTES OF THE LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION  
HELD AT 8:30 A.M. SATURDAY, OCTOBER 15, 2005  
AT THE HAMMOND SANITARY DISTRICT  
5100 COLUMBIA AVENUE  
HAMMOND, INDIANA

Chairman William Biller called the meeting to order at 8:30 a.m. Seven (7) Commissioners were present. Pledge of Allegiance was recited.

Development Commissioners:

William Biller  
Robert Huffman  
Arlene Colvin  
Mark Reshkin  
George Carlson  
Steve Davis  
Charlie Ray

Staff:

Dan Gardner  
Jim Pokrajac  
Judy Vamos  
Lou Casale  
Sandy Mordus

Chairman Biller thanked the Commissioners for attending this meeting on a Saturday, especially since we did not have a quorum at the regularly scheduled meeting on October 5.

A motion to approve the September 7, 2005 minutes was made by Bob Huffman; motion was seconded by George Carlson; motion passed unanimously.

A motion to approve the September financial status report and the claim sheet for a total of \$104,727.60 was made by Steve Davis; motion seconded by Charlie Ray; motion passed unanimously.

A motion to approve the O&M claim sheet for a total amount of \$7,339.78 was made by Charlie Ray; motion seconded by Steve Davis; motion passed unanimously.

Discussion was held on the proposal presented by Lawson-Fisher Associates, Inc. As it stands, FEMA will not certify that portion of the Griffith levee that was built by the town because it did not certify certain Federal standards. Lawson-Fisher was the firm that originally engineered the levee and was consultant to the town of Griffith and, therefore, the logical firm to do a scope of work for certification. The levee was approved by IDNR but FEMA says it will not certify the levee and declare the area out of the floodplain until it is brought up to Federal standards. Discussion was held on whether another firm's hourly rate would be more reasonable. Several Commissioners thought Lawson-Fisher hourly rates were high. They had originally given us a proposal as a lump sum and staff requested them to submit the proposal again with an hourly. The modified proposal indicated a cost "not to exceed" \$9,700, rather than the original proposal submitted as a "lump sum" of \$9,700. Staff was directed to get an exact work scope and check with other engineering firms to compare hourly rates. Mr. Gardner referred to a letter we received from the Corps in which FEMA spells out what is

needed to be able to come out of the floodplain. We will share that letter with Commissioners. At this point in time, the request was tabled until additional information was made available.

Discussion was held on the conditions that are listed in the IDNR permit. Commissioner Steve Davis and Jomary Crary, from IDNR, are checking out each condition and will get us a summary of what exactly has to be done before the remaining west reach permit is approved for construction.

A request letter was received from VIEW OUTDOOR asking for an extension of time until the end of the year to do sign construction on the property we will be leasing to them. They have received State and local permits and will pursue the construction of the signs but need to extend the agreement. A motion was made by Arlene Colvin to approve the extension of time through the end of the year; motion seconded by Bob Huffman; motion passed unanimously.

For information only, the Commissioners received a copy of the letter from the State increasing the Indiana state mileage reimbursement rate from 34 cents to 40 cents effective October 1, 2005.

Chairman Bill Biller and Dan Gardner talked about the meeting held on October 14, 2005 with the Hammond Economic Development and Planning Departments, the city engineer, the Congressman's office, American Consulting, and the Commission. He stated that it was a positive meeting. With Cabela buying the Woodmar Country Club, we are working with the city to determine the best way of proceeding ahead of schedule to address the floodplain designation. Cabela's goal is to be opened by early 2007. They want to come out of the floodplain and our project does impact them. The city has two development districts they are creating. One is an economic development plan and other is a re-development plan. Cabela's have retained American Consulting, Inc. as their consultant. They are doing some of the site work and will work with us. Mr. Gardner talked extensively on the prospects of their removal from the flood plain. He stated there were three options: (1) build up a pad and compensate for storage somewhere else; (2) build levees on three sides to remove the site; however, the Army Corps modeling would be a problem, plus they would need an IDNR permit, and there are downstream impacts so this is not a good solution; and (3) look at the total line of protection and do the levee and the back along Northcote as a single element so you can bring the entire area of Cline to Northcote out of the flood plain. This would not only bring Cabela's out of the floodplain but some residents as well. We have appraisals completed in that section and they are currently being reviewed. To complete all of Stage V-2 (which includes about 43 property owners and a massive utility corridor) and excluding Cabela's, the estimated cost is about \$3.7 million. Even obtaining most of the easements as donation, it is still a large sum of money that we do not have. We will be approaching the North Township Board members for the donation of their easements that we need on North Township property. The Army

Corps also has some re-engineering to do; originally it was engineered as a golf course and with it no longer being a golf course, they do expect design changes. The original engineering of V-2 was done about eight years ago; the Corps estimates it will need about 6-8 months to re-design the area. It was stressed by the Commission that our goal is to work with the city administration to provide flood protection and promote economic development at the earliest date which would benefit the greatest number of residents. City Council President Dan Repay understood the situation and committed to helping us in any way that he could. He asked the Commission for a dollar amount that he can take to his fellow councilmen and discuss how to be able to help finance this project. His comments were very positive and the Commissioners appreciated his commitment to helping us out. Discussion was also held on how to approach the legislators to engage their continued support for obtaining necessary funding, and to approach private developers and municipalities for property donations which would expedite in the completion of flood protection which would permit city and town infrastructure development.

Chairman Biller stated that he felt that meeting in the west reach area of the project was a positive thing and suggested that we would schedule a meeting again in either Hammond or Highland after the first of the year.

The meeting portion was adjourned and a van tour of the west reach area followed. Areas visited were the Griffith levee area; the ongoing construction in Stages VI-2 (Liable to Cline) and VI-1South (Kennedy to Liable, south of the river); viewed were sheet piling using the form liners; pump stations; Kennedy Industrial Park area; pipeline corridor in V-2; Wicker Park/Woodmar area; Hawthorne Drive levee stakeout area; areas of future construction in Stage VII and VIII in Munster and Hammond; and the Cabela's tie-back area east of Northcote. The tour was very informative by showing the members the actual areas for the upcoming acquisition and construction segments.

The next scheduled Board meeting will be November 9, 2005. Please note that this date is the second Wednesday of the month (normally we meet the first Wednesday of the month).

/sjm