



Little Calumet River Basin Development Commission

6100 Southport Road

Portage, Indiana 46368

(219)763-0696

Fax (219)762-1653

WILLIAM TANKE, Chairman
Porter County's Commissioners'
Appointment

ROBERT HUFFMAN, Vice Chairman
Governor's Appointment

GEORGE CARLSON, Treasurer
Mayor of Hammond's
Appointment

ROBERT TRELO, Secretary
Governor's Appointment

CHARLES AGNEW
Governor's Appointment

ARLENE COLVIN
Mayor of Gary's
Appointment

WILLIAM CRITSER
Governor's Appointment

STEVE DAVIS
Dept. of Natural Resources'
Appointment

EMERSON DELANEY
Governor's Appointment

JOHN DEMEO
Governor's Appointment

NATHANIEL LEONARD
Lake County Commissioners'
Appointment

DAN GARDNER
Executive Director

LOUIS CASALE
Attorney

MEETING NOTICE

THERE WILL BE A MEETING OF THE LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION

AT 6:30 P.M. TUESDAY, JULY 2, 1996
AT THE COMMISSION OFFICE
6100 SOUTHPORT ROAD
PORTAGE, IN

A G E N D A

1. Call to Order by Chairman William Tanke
2. Pledge of Allegiance
3. Recognition of Visitors, Guests
4. Approval of minutes of June 6, 1996
5. Chairman's Report
 - Notice of COE Change-of-Command Ceremony July 22
6. Executive Director's Report
 - Notice of Biennial State Budget request 1997/99
 - O&M Manual review update

2:00 / July 16
Tues.

fax to city of
Hammond the
plaque layout

Duneland Trail info
100 to Huffman

Business cards
for Tanke

Envi. ltr. from Rep/
KWA
get KWA
ltr. re: Mike Under 10
to COE

NIRPC
travel
policy to
Tanke

7. Reports of Standing Committees

A. Land Acquisition/Management Committee - Chuck Agnew, Chairman

- Appraisals, offers, acquisitions, recommended actions
- Corps Real Estate meeting held June 26, 1996
- Action needed on filing of condemnations
- COE letter regarding mitigation lands
- Other issues

6-7

B. Project Engineering/Construction Committee - Robert Huffman, Chairman

- Project engineering meetings held this month:
 - 6/12 attended Gary Board of Public Works meeting regarding review and approval of street vacates
 - Had meetings with Stanley Consultants from 6/18 to 6/27 to review utility corridor in V-2
 - 6/20 meeting with Jeff Miller, Lake County Emergency Response, to review the present operation of the monitoring equipment for the river
 - 6/20 meeting with Greg Cvitkovich to review Wicker Park golf course on flood protection
 - 6/25 meeting with Berkheimer to review their request for purchase of property
- Upcoming meeting on July 3 with Woodmar Country Club
- Other issues

8

C. Marina Development Committee - Bill Tanke, Chairman

- Report on Portage Public Marina construction status
- Launch fees - Memo of Understanding
- Public Marina Dedication Ceremony - 2:00 July 16th
- Approval of pending marina claims
- Other issues

9-11

D. Finance/Policy Committee - George Carlson, Treasurer

- Financial status report
- Approval of claims for June 1996
- Other issues

12
13-14

8. Other Business

9. Statements to the Board from the floor

10. Set date for next meeting; adjournment

MINUTES OF THE LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION
HELD AT 6:30 P.M. THURSDAY, JUNE 6, 1996
AT THE COMMISSION OFFICE
6100 SOUTHPORT ROAD
PORTAGE, INDIANA

Chairman William Tanke called the meeting to order at 6:40 p.m.
Eight (8) Commissioners were present. Pledge of Allegiance was
recited. Quorum was declared and guests were recognized.

Development Commissioners:

Robert Huffman
William Tanke
Robert Trelo
Steve Davis
Arlene Colvin
Emerson Delaney
George Carlson
Chuck Agnew

Visitors:

Jim Flora - RWarmstrong
Denis Buksa - Munster
G.W. Hodges - Portage Port
Authority
Jamie Frum - Lefty's Coho
Mike VanderHeyden - Dyer
Construction
Bob Brosey - Dyer Const.
Mara Candelaria - Congressman
Visclosky's Office

Staff:

Dan Gardner
Lou Casale
Melissa Stefanovich
James Pokrajac
Judy Vamos
Sandy Mordus

The minutes of the May 2, 1996 meeting were approved by a motion
from Chuck Agnew; motion seconded by Arlene Colvin; motion passed
unanimously.

Chairman's Report - Chairman William Tanke informed the Board that
he and Dan Gardner would be meeting with the incoming Chicago
District Commander Col. Gerber in Chicago with the outgoing Col.
Slockbower.

Executive Director's Report - Mr. Gardner referred to a Corps
letter addressing the issue of safety at the Deep River borrow
site. An issue of safety was raised by the Lake County Parks Dept.
and after investigation by the Corps, they did recommend that a
temporary project fence be provided during construction activities.

Mr. Gardner referred to the COE public notice reconnaissance report completing the feasibility of flood damage reduction measures for Cady Marsh Ditch in Griffith. The study concluded that it does not yield positive benefits and it is concluded that the study be terminated and that no further Federal action be taken at this time.

Discussion ensued on all the rainfall the area has been receiving. Although the rain has been constant, there has been no reports of commercial or major residential flooding. Indianapolis Blvd. in Highland was closed for a short time one day anticipating the river may go over the road; however, it did not and the road was reopened. We have been receiving monitoring flood level reports from the COE office. Jeff Miller from Lake County Emergency Management will be sending us some printouts of the registered rain activity they received.

Land Acquisition Committee - Committee Chairman Chuck Agnew made a motion to extend the Chase St. Produce contract to Mike Bush for an additional 8 months, with terms and conditions that have been put into effect for the past 4 months, due to his delinquency of payments; motion seconded by George Carlson; motion passed unanimously.

Project Engineering Committee - Committee Chairman Bob Huffman gave the engineering report. He reported that several meetings have taken place this month. On May 2 a meeting was held with 6594 Foundation for review of the east reach remediation area. There is no definite plan for development at this time and a plan would have to be in place before any permits are issued. On May 10th a meeting was held with I.U.N. and Mayor King to review the sign request at I80/94. On 5/14 staff met with INDOT to discuss the Grant Street interchange project, including egress and ingress to Gas City. On 5/16 staff met with Gary Parks Dept. to discuss Gleason Park layout. The Corps has modified the plans to accommodate their requests. The City of Gary is having an architect develop plans for the new greenhouse. As part of our agreement with Gary, we are paying for this. The attorney has forwarded an agreement to the architect. Mr. Huffman made a motion to enter into an agreement with Greg Jenkins upon final review of the attorney and Chairman for a cost of \$125,000; motion seconded by Arlene Colvin; motion passed unanimously. On 5/21 a meeting was held with Griffith town officials regarding levee alignment, pump station access and the Cady Marsh project. Another meeting was held on 5/31 with N.W. Engineering to coordinate final design review of the Burr St. pump station.

Mr. Huffman referred to a letter from the town of Highland regarding a proposed staging area. It has not been definitely established where that staging area will be.

Jim Pokrajac added that the landscaping contract for the Wicker Park Manor area has been delayed because of all the rain. There has also been a several week delay at Lake Etta, and all ongoing construction projects.

Marina/Breakwater Committee - Committee Chairman Bill Tanke gave the Marina report. He reported that the marina is open for business. The marina committee members met earlier today on the marina site. At this time, it is reported that all but one slip is filled. Mr. Gardner stated he had talked to Rich Carlson from the COE and asked for a written letter stating when the Development Commission's marina obligation would be met. Staff will follow through.

Mr. Tanke referred to a letter in the packet from Mayor Maletta confirming that the City will establish and maintain the accounts required by the terms of the Loan Agreement between this Commission and NBD Bank. In addition, all grant funds received by the City will be deposited into the marina revenue fund. Now that the marina is opened, we must meet our obligation in paying back the bond in semi-annual payments.

Mr. Tanke stated that we have granted an easement to NIPSCO to bring electricity to the site. There have been some minor problems but they are all being worked out. Landscaping is ongoing. He gave credit to this Commission and to the City.

Mr. Agnew made a motion to approve one marina claim as submitted to the City of Portage for \$78,198.02. This is a third payment to Ellas Construction Contract #6 for the floating dockage - total bid was for \$658,721 (only 10% retainage left); motion seconded by George Carlson; motion passed unanimously.

Mr. Tanke announced that Mike Doyne, who was a former member of this Commission, has been retained by the City to operate the marina.

Finance/Policy Committee - Treasurer George Carlson gave the financial report. Mr. Carlson made a motion to approve the financial status statement for April and approve the claims for payment totaling \$93,976.19; motion seconded by Arlene Colvin: motion passed unanimously. Mr. Carlson referred to a letter from the COE requesting \$139,200 be placed into the design escrow account and then referred to a letter withdrawing \$60,000 from the design escrow account.

Other Business - Bob Huffman asked about the K&S Testing bill that was identified on the claim sheet. Mr. Pokrajac replied that we had received some stone from the IN National Lakeshore and had it analyzed for its suitability to use on the trails. We are not satisfied with the choice of stone the COE is using. The tests concluded that the stone was satisfactory for our needs, and the COE has stated they will use this type from now on. It is more suitable for walking or riding bikes.

Statements from the floor - Contractor Mike Vander Heyden from Dyer Construction informed the Commission that he has given the COE a value engineering item for the job at Burr Street that he felt would save nearly \$600,000. The COE has turned it down. He is questioning why it was turned down. Staff Jim Pokrajac and project engineer Jim Flora will look into the matter closer to see if it indeed would be a beneficial cost savings. It was pointed out that although there is sometimes an immediate cost savings because of a value engineering item, it does not save money in the long run when other adjustments/modifications need to be done. Staff will talk again with Tom Deja and Mike. Mr. Gardner pointed out to Mike that he needs to keep in mind that the contract is with the COE and not with this Commission.

Mara Candelaria from the Congressman's Office informed the Commission that they have received a letter from the city of Gary committing the city to fund their portion of the Grant St. reconstruction.

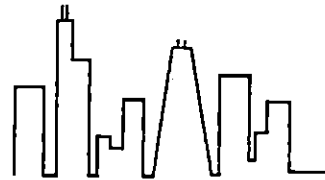
Denis Buksa, homeowner along the river in Munster, inquired about how we worked with Illinois in regard to westward flow of water into IL and water in IN being affected by the O'Brien locks in IL. Mr. Gardner replied that in the past the COE has been asked this question and their response has been that the O'Brien locks do not affect directly the water levels in the IN portion of the Little Calumet River. The COE's research does indicate that the locks, when closed, do prohibit exchange of water from the river and Lake Michigan.

Mr. Gardner also stated that any project designed and constructed in IN or in IL must be designed so as to not send flood waters into the adjoining state. He concluded that he would check to see if the COE has more recent information on these questions.

There being no further business, the next regular Commission meeting was scheduled for Tuesday, July 2, 1996 - NOT THURSDAY - in Portage.



**US Army Corps
of Engineers**
Chicago District



The Chicago District

*North Central Division, U.S. Army Corps of Engineers requests
the pleasure of your company at a Change of Command Ceremony*

Monday, July 22, 1996 at 1:30 p.m.

Chicago Cultural Center, Grand Army of the Republic Hall

78 East Washington, Chicago, Illinois

*The ceremony will honor the departure of
Lieutenant Colonel Robert E. Slockbower*

and the arrival of

Lieutenant Colonel Roger A. Gerber



DEPARTMENT OF THE ARMY

CHICAGO DISTRICT, CORPS OF ENGINEERS

111 NORTH CANAL STREET

CHICAGO, ILLINOIS, 60606-7206

04 JUN 1996

REPLY TO
ATTENTION OF

Real Estate Division

Subject: Mitigation Lands

Mr. Dan Gardner
Little Calumet River Basin
Development Commission
6100 Southport Road
Portage, IN 46368

Dear Mr. Gardner:

We need to resolve quickly the current shortage of approximately 300 acres for Mitigation lands. As you know, we must have a complete mitigation plan in order to obtain further permits for continuation of the Little Calumet River Basin project. For this reason, we must have at least 200 acres identified by 15 Jul 96.

Our original plan was to mitigate by acquiring the majority of the lands South of Marshalltown (also known as East Reach Remediation) in Fee. We "backed off" from this plan when we were advised of interest by the 6594 Foundation in developing a theme park in this location and the city of Gary's request that this project take only a flowage easement instead of fee.

A meeting was held at Gary City Hall on 1 Mar 96 with the Mayor, his staff, and several council members. Mr. Ken Smith of IDNR briefed that habitable structures could not be erected in a flood plain; i.e., motels, residential areas, etc. Other construction would be evaluated on an individual basis with the understanding that increased inundation would require compensation in the form of increased water storage areas at alternate locations. He further stated that the Corps has the only computer model that can calculate the impact of development in this area and that a set of development plans would be needed to do this evaluation. We suspect that neither Gary or the Foundation would be in a position to submit a formal plan in a timely manner for the Corps to calculate the feasibility of building a project in the East Reach Remediation area.

Our alternative site for mitigation involved the 179 acre tract East of I-65 currently owned by the Commission along with some adjacent and contiguous tracts. Upon pursuing this avenue, we were told that Gary and/or the 6594 Foundation was also looking at this tract for development of a theme park. The key question that needs to be answered regarding this tract is

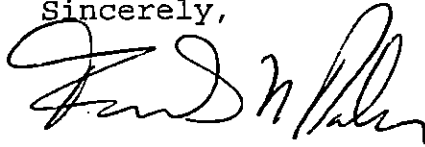
whether or not the Governor is willing to transfer this tract to the city of Gary. Perhaps other compensation would be a better alternative.

We request your assistance in determining Gary's and/or the 6594 Foundation's plans for these areas and whether these sites are competing for the same development. It would be a shame to pass up the possibility of acquiring one of these areas for mitigation if, in fact, Gary or the Foundation no longer has plans for one of these areas.

Once again, I would like to emphasize the urgency of this matter. The required Mitigation lands must be identified not later than 15 Jul 96 as the Mitigation plan must be submitted to IDNR by 30 Sep 96. Please advise if you know of any alternative sites to include costs, location, etc. It is preferable to have the Mitigation lands adjacent to the project but the lands can be outside the project if somewhere near.

Please contact Emmett Clancy, (312) 353-6400, X-5005, if you have further questions.

Sincerely,

A handwritten signature in dark ink, appearing to read "Frank N. Palmer", written in a cursive style.

FRANK N PALMER
Acting Chief, Real Estate Division
Chicago District

CF:
PD-S (BARBARA WILLIAMS)
PP-PM (IMAD SAMARA)

CITY OF GARY

PLANNING & ECONOMIC DEVELOPMENT

401 BROADWAY, ROOM B-5
GARY, INDIANA 46402

(219) 881-1332


SCOTT L. KING, MAYOR

JAMES D. CRAIG

Zoning Administrator

June 12, 1996

M E M O R A N D U M

TO: Gary Board of Public Works
FROM: James D. Craig, Zoning Administrator JDC 
SUBJ: Street Agreements for Little Calumet Basin Commission

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Please be informed that this office has met with the Basin Commission and has reviewed the next phase of their Flood Control Project.

We do not object to their request to have use of our undeveloped streets within the Levy Area. However, we recommend all street vacation request commence as soon as possible to avoid delays.

MEMORANDUM OF UNDERSTANDING
FOR
PORTAGE MARINA BOAT RAMP FEE CHARGE

Between:

Indiana Department of Natural Resources
and
Portage Park and Recreation Board
and
Little Calumet River Basin Development Commission

The Department of Natural Resources (IDNR) and the U.S. Fish and Wildlife Service having invested in the Portage Marina, in particular the Boat Ramp facility, via the Sport Fish Restoration Program through the Indiana Waters grant program feel that the original amount discussed of \$3.00 for a launch fee is fair and reasonable. No fee increase will be allowed for at least 5 years and then only after a review and approval by the IDNR.

State Of Indiana
Department of Natural Resources, Director

Patrick R. Ralston

Date _____

Portage Park Superintendent

Carl J. Fisher

Date _____

Little Calumet River Basin Development
Commission, Chairman

Dan Gardner

Date _____

Portage Park Board President

Albert W. Yovanovich

Date _____



CITY OF PORTAGE ENGINEERING DEPARTMENT

December 1, 1992

TO: Ms. Keely Phelps
Division of Outdoor Recreation
Indiana Department of Natural Resources

FROM: John T. Hannon, P.E.
City of Portage

Re: Application for Indiana Waters Grant
for Portage Public Marina

Following are clarifications and modifications to our Grant Application. These are submitted in response to your comments and suggestions which were presented to our consultant Jodi Dickey.

1. Fees For Boat Launches

The proposed new boat launch facilities will be available to the general public. Fees for use of the boat launch facilities will be charged to cover the cost of one full-time staff member who will be on the site from dawn to dusk during the summer season (Memorial Day to Labor Day).

The anticipated cost for staffing during these hours is \$120/day (\$10/hour x 12 hours/day). This cost will be borne by the users. It is assumed that an average of forty boats will be launched daily. Therefore, the launch fee for the facility will be \$3 per launch. It is anticipated that a seasonal pass will also be made available for a reasonable fee.

This launch fee is deemed necessary for two reasons; 1) it helps defray the cost of manpower provided to assist those using the launch ramps and 2) it doesn't undercut the existing private launch ramps on the waterway.

We believe the proposed fee structure is in keeping with the "Guidelines for Indiana Waters: A Fishing and Boating Access Program, June, 1992".

2. Fisherman vs. Pleasure Boaters

The launch facilities will be used virtually one hundred percent by fishermen, many of whom are also pleasure boaters. We know of very few circumstances where boaters are not fishermen at some point during the year.

MEMORANDUM OF UNDERSTANDING
FOR
PORTAGE MARINA BOAT RAMP FEE CHARGE

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State Of Indiana
Department of Natural Resources, Director

Patrick R. Ralston

Date _____

Portage Park Superintendent

Carl J. Fisher

Date _____

Little Calumet River Basin Development
Commission, Chairman

Dan Gardner

Date _____

Portage Park Board President

Albert W. Yovanovich

Date _____

LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION
FINANCIAL STATEMENT
JANUARY 1, 1996 - MAY 31, 1996

CASH POSITION - JANUARY 1, 1996

CHECKING ACCOUNT		
LAND ACQUISITION	334,183.80	
GENERAL FUND	91,970.77	
TAX FUND	(5,694.26)	
INVESTMENTS	1,016,000.00	
ESCROW ACCOUNT INTEREST	83,708.85	
		1,525,863.42

RECEIPTS - JANUARY 1, 1996 - MAY 31, 1996

LEASE RENTS	43,532.33	
INTEREST INCOME	16,292.55	
ESCROW ACCOUNT INTEREST	2,579.31	
KRBC REIMBURSEMENT RE: TELEPHONE CHARGE	522.87	
TOTAL RECEIPTS		62,927.06

DISBURSEMENTS - JANUARY 1, 1996 - MAY 31, 1996

ADMINISTRATIVE		
1995 EXPENSES PAID IN 1996	45,365.15	
PER DIEM	4,300.00	
LEGAL SERVICES	1,818.65	
NIRPC	46,521.13	
TRAVEL & MILEAGE	1,225.70	
PRINTING & ADVERTISING	706.30	
BONDS & INSURANCE	6,106.21	
TELEPHONE EXPENSE	4,038.10	
MEETING EXPENSE	794.49	
LAND ACQUISITION		
LEGAL SERVICES	53,737.16	
APPRAISAL SERVICES	7,175.00	
ENGINEERING SERVICES	89,249.40	
LAND PURCHASE CONTRACTUAL	20,564.15	
LAND MANAGEMENT SERVICES	400,047.18	
OPERATIONAL SERVICES	1,139.73	
SURVEYING SERVICES	7,400.75	
PROPERTY & STRUCTURE COSTS	75,248.00	
REAL ESTATE TAXES	3,641.06	
PROPERTY & STRUCTURES INSURANCE	19,151.12	
UTILITY RELOCATION SERVICES	4,942.60	
LAND CAPITAL IMPROVEMENT	58,747.00	
TOTAL DISBURSEMENTS:		806,553.73

CASH POSITION - MAY 31, 1996

	706.30	
CHECKING ACCOUNT		
LAND ACQUISITION	178,700.86	
GENERAL FUND	96,651.26	
TAX FUND	87.86	
INVESTMENTS	1,016,000.00	
ESCROW ACCOUNT INTEREST	86,288.16	
		1,377,728.14

CLAIMS PAYABLE FOR JULY 1996

ACCT	VENDOR NAME	AMOUNT	EXPLANATION OF CLAIM
5811	LOUIS CASALE	283.33	LEGAL SERVICES FOR JUNE 1996
5812	NIRPC	9,291.09	SERVICES RENDERED FOR MAY 1996
5822	STAR REGISTER PUBLICATIONS	55.05	PUBLICATION OF NOTICE & SUMMONS FOR DC-230
5822	STAR REGISTER PUBLICATIONS	114.10	PUBLICATION OF NOTICE & SUMMONS FOR DC-304A & DC-570
5824	GTE NORTH	58.33	MODEM TELEPHONE SERVICE FOR JUNE 1996
5824	MCI	377.49	TELEPHONE SERVICE 5/15/96-6/14/96 (KRBC PORTION 53.31)
5838	JAMES M. SPIVAK	1,086.00	LAND ACQUISITION LEGAL SERVICES FOR 5/28/96-6/24/96
5838	LOUIS M. CASALE	6,925.48	LAND ACQUISITION LEGAL SERVICES FOR 5/29/96-6/24/96
5843	CHICAGO TITLE INSURANCE COMPANY	75.00	TITLE WORK PERFORMED ON DC-455
5843	CHICAGO TITLE INSURANCE COMPANY	75.00	TITLE WORK PERFORMED ON DC-357,DC-121
5843	CHICAGO TITLE INSURANCE COMPANY	75.00	TITLE WORK PERFORMED ON DC-304
5843	CHICAGO TITLE INSURANCE COMPANY	130.00	TITLE WORK PERFORMED ON DC-234
5843	LAWYERS TITLE INSURANCE COMPANY	340.00	TITLE WORK PERFORMED ON DC-719
5843	LAWYERS TITLE INSURANCE COMPANY	340.00	TITLE WORK PERFORMED ON DC-707
5843	LAWYERS TITLE INSURANCE COMPANY	340.00	TITLE WORK PERFORMED ON DC-715
5843	TICOR TITLE INSURANCE COMPANY	270.00	TITLE WORK PERFORMED ON DC-741
5843	TICOR TITLE INSURANCE COMPANY	270.00	TITLE WORK PERFORMED ON DC-740
5843	TICOR TITLE INSURANCE COMPANY	270.00	TITLE WORK PERFORMED ON DC-742
5843	TICOR TITLE INSURANCE COMPANY	270.00	TITLE WORK PERFORMED ON DC-743
5843	TICOR TITLE INSURANCE COMPANY	150.00	TITLE WORK PERFORMED ON DC-428
5844	JUDITH VAMOS	1,466.25	LAND ACQUISITION/MANAGEMENT SERVICES FOR 5/16/96-5/31/96
5844	JUDITH VAMOS	33.75	MAY MILEAGE
5844	JUDITH VAMOS	1,405.87	LAND ACQUISITION/MANAGEMENT SERVICES FOR 6/3/96-6/14/96
5844	JAMES E. POKRAJAC	2,127.60	LAND ACQUISITION/MANAGEMENT SERVICES FOR 5/16/96-5/31/96
5844	JAMES E. POKRAJAC	73.00	MAY MILEAGE
5844	JAMES E. POKRAJAC	2,482.20	LAND ACQUISITION/MANAGEMENT SERVICES FOR 6/3/96-6/14/96
5844	SMITH REAL ESTATE CORP	2,000.00	LEASE AGREEMENT FOR CLAY STORAGE FOR LEVEE MATERIAL
5846	NIPSCO	804.75	UTILITY SERVICE ON COMMISSION PROPERTY 5/15/96-6/13/96
5847	COLE ASSOCIATES	450.00	SURVEYING SERVICES ON CHASE ST FILL IVORY ENCROACHMENT
5847	COLE ASSOCIATES	562.50	SURVEYING SERVICES ON GLEASON PARK EASEMENTS
5847	COLE ASSOCIATES	1,020.00	SURVEYING SERVICES ON LAKE ETTA PROPERTY
5861	LAKE COUNTY CLERK	100.00	FILING FEE FOR CONDEMNATION OF DC-587
5861	LAKE COUNTY CLERK	100.00	FILING FEE FOR CONDEMNATION OF DC-566
5861	LAKE COUNTY CLERK	100.00	FILING FEE FOR CONDEMNATION OF DC-378
5861	SYLVESTER E. JOHNSON	1,350.00	PURCHASE PRICE OF DC-322
5861	JOSEPHINE SANKEY	375.00	PURCHASE PRICE OF DC-571
5861	SUSIE BISHOP	1,000.00	PURCHASE PRICE OF DC-382
5883	SIGN WRITE SIGNS	2,130.00	CONSTRUCTION OF SIGN FOR MARINA SITE
5884	MADLINE MODGLIN	284.10	WALLPAPER & PAINT FOR COMMISSION OWNED PROPERTY

\$38,640.89



**NORTHWESTERN INDIANA
REGIONAL PLANNING COMMISSION**

6100 Southport Road • Portage, Indiana 46368

Phone: 219/763-6060

Fax: 219/762-1653

To: Little Calumet River Basin
Development Commission

Contract Code: P-LCRBDC

For: Services Performed May 1996

Internal Code: P216

Date: June 13, 1996

Invoice No: 5/5

I N V O I C E

Salaries and Fringe benefits: Dan Gardner & Sandy Mordus	6,240.00
Room Rental for Additional LCRBDC Staff	520.00
Accounting Services	450.00
Facsimile Machine @ \$5.00/Mo. Plus Attachments	17.41
Postage: May, 1996	209.02
Copying Charges @ \$5.00/Mo. Plus \$.06/copy (2,661)	164.66
Graphics/Printing & Clerical Time @ \$20/Hr (Attachments) (43 hrs)	860.00
Terri Hoeckelberg (41.5 hrs)	830.00
Staff Mileage/Expenses:	0.00
Other Charges (Attachments) Long Distance (-0-) & Petty Cash (-0-)	0.00
TOTAL: MAY 1996	9,291.09
OUTSTANDING PAYMENT DUE:	0.00
TOTAL DUE:	\$ 9,291.09

LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION
MONTHLY BUDGET REPORT, JUNE 1996

		1996						6 MONTH	UNALLOCATED
		BUDGET	JANUARY	FEBRUARY	MARCH	APRIL	MAY	ALLOCATED	BUDGETED
								TOTAL	BALANCE
5801	PER DIEM EXPENSES	16,000.00	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
5811	LEGAL EXPENSES	7,500.00	283.33	637.33	331.33	283.33	397.33	2,215.98	5,284.02
5812	NIRPC SERVICES	125,000.00	8,497.40	16,290.33	14,051.93	7,671.47	7,714.20	9,291.09	61,483.58
5821	TRAVEL/MILEAGE	10,000.00	93.00	35.00	10.00	47.25	47.25	0.00	9,767.50
5822	PRINTING/ADVERTISING	2,000.00	662.55	135.53	0.00	194.37	325.98	169.15	512.42
5823	BONDS/INSURANCE	7,500.00	0.00	276.00	5,565.63	59.68	204.90	0.00	1,393.79
5824	TELEPHONE EXPENSES	6,000.00	606.04	936.50	708.98	701.94	688.80	435.82	1,921.92
5825	MEETING EXPENSES	7,500.00	946.26	285.77	179.45	87.60	21.95	1,521.03	5,978.97
5838	LEGAL SERVICES	125,000.00	8,848.96	12,134.02	11,416.98	11,354.47	7,643.44	8,011.48	65,590.65
5840	PROFESSIONAL SERVICES	350,000.00	26,485.93	31,122.66	54,856.44	31,050.51	57,937.34	15,030.92	133,516.20
5860	PROJECT LAND PURCHASE EXP.	4,213,763.00	6,819.97	11,693.23	8,431.86	2,000.00	5,405.00	3,025.00	4,176,387.94
5881	PROPERTY/STRUCTURE INS.	25,000.00	518.00	518.00	0.00	18,494.00	0.00	0.00	5,470.00
5882	UTILITY RELOCATION EXP.	1,000,000.00	1,112.10	2,871.70	1,278.80	787.50	13,590.00	0.00	980,359.90
5883	PROJECT LAND CAP. IMPROV.	150,000.00	9,859.50	19,142.50	26,775.00	0.00	0.00	2,130.00	92,093.00
5884	STRUCTURES CAP. IMPROV.	40,000.00	0.00	0.00	0.00	0.00	0.00	264.10	39,735.90
5891	DNR/Shoreline Sand Fund	1,053.00	0.00	0.00	0.00	0.00	0.00	0.00	1,053.00
5892	ESCROW ACCOUNT	712,937.00	0.00	0.00	0.00	0.00	0.00	0.00	712,937.00
		6,799,253.00	64,733.04	96,078.57	123,606.40	72,732.12	93,976.19	38,640.89	\$6,309,485.79

		1996							12 MONTH	UNALLOCATED
		BUDGET	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	ALLOCATED	BUDGETED
									TOTAL	BALANCE
5801	PER DIEM EXPENSES	16,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
5811	LEGAL EXPENSES	7,500.00	0.00	0.00	0.00	0.00	0.00	0.00	2,215.98	5,284.02
5812	NIRPC SERVICES	125,000.00	0.00	0.00	0.00	0.00	0.00	0.00	63,516.42	61,483.58
5821	TRAVEL/MILEAGE	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00	232.50	9,767.50
5822	PRINTING/ADVERTISING	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	1,487.58	512.42
5823	BONDS/INSURANCE	7,500.00	0.00	0.00	0.00	0.00	0.00	0.00	6,106.21	1,393.79
5824	TELEPHONE EXPENSES	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	4,078.08	1,921.92
5825	MEETING EXPENSES	7,500.00	0.00	0.00	0.00	0.00	0.00	0.00	1,521.03	5,978.97
5838	LEGAL SERVICES	125,000.00	0.00	0.00	0.00	0.00	0.00	0.00	59,409.35	65,590.65
5840	PROFESSIONAL SERVICES	350,000.00	0.00	0.00	0.00	0.00	0.00	0.00	216,483.80	133,516.20
5860	PROJECT LAND PURCHASE EXP.	4,213,763.00	0.00	0.00	0.00	0.00	0.00	0.00	37,375.06	4,176,387.94
5881	PROPERTY/STRUCTURE INS.	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	19,530.00	5,470.00
5882	UTILITY RELOCATION EXP.	1,000,000.00	0.00	0.00	0.00	0.00	0.00	0.00	19,640.10	980,359.90
5883	PROJECT LAND CAP. IMPROV.	150,000.00	0.00	0.00	0.00	0.00	0.00	0.00	57,907.00	92,093.00
5884	STRUCTURES CAP. IMPROV.	40,000.00	0.00	0.00	0.00	0.00	0.00	0.00	264.10	39,735.90
5891	DNR/Shoreline Sand Fund	1,053.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,053.00
5892	ESCROW ACCOUNT	712,937.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	712,937.00
		6,799,253.00	0.00	0.00	0.00	0.00	0.00	0.00	\$489,767.21	\$6,309,485.79



June 6, 1996

"ITEMS OF DISCUSSION"

Motions:

Land Acquisition & Project Engineering motions:

1. **Motion to condemn properties as listed at meeting**
2. **Motion to increase real estate offers to avoid condemnation as listed at meeting**
3. **Review any other motions.**

Items of Discussion:

1. **Borrow Sites:** (Need to get final revised borrow site schedule from COE for volumes, location, start hauling, and excavation completed)

- A. Kennedy Borrow - Wrote letter to COE on 12/27/95 regarding decision on test results from K&S Testing on 11/20/95. We need meeting with Lake County Drainage Board to determine costs involved. (Received letter from Lake County on 3/13/96 stating quantities & costs to get clay from this site.)

- B. Deep River Borrow:

- **Had coordination meeting on 6/10 with Lake County Parks.**
- **COE needs to provide design modification on small pond to accommodate needs of Lake County Parks.**
- **COE to provide legal descriptions of acreages to complete appraisal process**

- C. Merrillville Crossing - 105,000 cu.yds. currently on Hugh Smith property. (Pond 40) Graduation is being held on June 7th.

- **Pond 40 at Merrillville Crossing -- has -- 75,000 cu.yds. scheduled for Stage II-3C to be hauled in the fall of 1996; and 30,000 cu.yds. to be hauled for Stage IV-1 after land is available, and engineering completed.**
- **In our agreement with Hugh Smith (Pond 40) we extend the right to store at \$2000/yr. until May, 1997, then next 6 months @ \$175/month. After November 1997, we will pay \$50/day in damages to store (We must remove 105,000 yds. no later than November, 1997)**

D. Potential Chase Street Borrow -

- K&S Testing is scheduled to complete soil borings by 5/31 and submit to COE for review and comments. (We had numerous delays due to wet weather).
- Upon receipt of test results, COE will analyze for quality, calculate volume of clay available, then coordinate with us for a schedule of removal.

2. Utility coordination (see attached "Hot Items" list for ongoing utility concerns for II-3C, II-3B, II-4 and IV-2.) Only minor changes have occurred since last month. (**Refer to last month's Hot Items List**).

3. Betterment Levee: Received revised alignment drawings from COE on 2/22 (This shows levee construction directly north of NIPSCO R/W from west side of Arbogast to Burr, across RR, then north of RR R/W eastward 1/2 to Clark, thence south.

A. Need to provide protection south of the river (Cline to Burr) prior to completing Stage IV-1.

B. Had discussion with town of Griffith on May 21 to familiarize them with COE plans. We had follow-up meeting with them and the COE on 5/30.

- Griffith has been out of the loop & needs to be brought up to what is currently proposed. They questioned flood protection from Cline to Arbogast.

C. Received request from COE at Real Estate meeting on 4/24 to do base line survey and tie into known rights-of-way. We will submit to them prior to them proceeding with real estate requests for ROE. (**Anticipated completion June 28 due to getting necessary R/W info from NIPSCO and the N&S R.R.**)

4. O/M Manual: Received O/M Manual on 3/1/96. Will review with Commission.

A. A "Memo of Understanding" will be issued by the Commission regarding emergency response after receiving all of the necessary information from each community. The COE has installed radio equipment (on a test basis) in Hammond, and with the Lake County Emergency Management Agency (Jeff Miller)

- The memo of understanding for emergency response will coincide with the O/M Manual for who pays for what, how much will be appropriated, and who will be responsible for maintenance, training, etc.

B. We need to get response and feedback from the DNR and R.W.Armstrong, as well as the Commissioners to modify the due date of June 28.

C. At our Real Estate meeting, Major Chapman verbally stated that O&M costs annually could be \$182,000 based upon October 1995 figures. We are awaiting a letter for our review.

D. East Reach Pump Stations:

- We have new pump station installations and must determine who will own. If city of Gary, they will pay NIPSCO installation and all following utility bills.
- These stations must meet COE standards for maintenance, inspections, and necessary paper work & coordination (it must be decided who will bear these costs).
- We will write a letter to the Gary Sanitary District requesting their participation to this project in return for the flood protection for their community.

5. OxBow (Recreation Phase 1)

- A. Preliminary survey completed on 4/10/96, which included field stakeout of land proposed to be taken in fee, along with drawings and legal descriptions. (This was reviewed & accepted by the City of Hammond)
- B. Revised survey & legals completed on 4/24; Hammond accepted legals as surveyed for alignment of trails & boardwalk.
- C. COE coordinating cost participation with Kevin McCrory (Hammond Design Consultant) COE to provide this information for review & approval. **This is holding up the agreement with the city of Hammond.**
- D. Money may not be available this fiscal year to do this work. (We anticipate finding out by end of July).

Lake Etta (Recreation Phase 1)

- A. Lake Co. Parks submitted review & comments to COE. **The COE also needs to provide cost participation information in order to analyze agreement with Lake County Parks.**
- B. Legal descriptions have been completed and attorney will have to coordinate agreement to exclude these lands for recreation use only.

Gary - Gleason Park (Recreation Phase 1)

- A. Had coordination meeting with Gary Parks & Rec on May 16th.
- B. The COE agreed to omit the proposed north access road and use the existing roadway. Currently deciding on re-surfacing and extending limits to Broadway. **(Waiting for modified COE real estate drawings).**
- C. **The driving range will be located north of the river. (This will eliminate the problem with I.U. parking)**

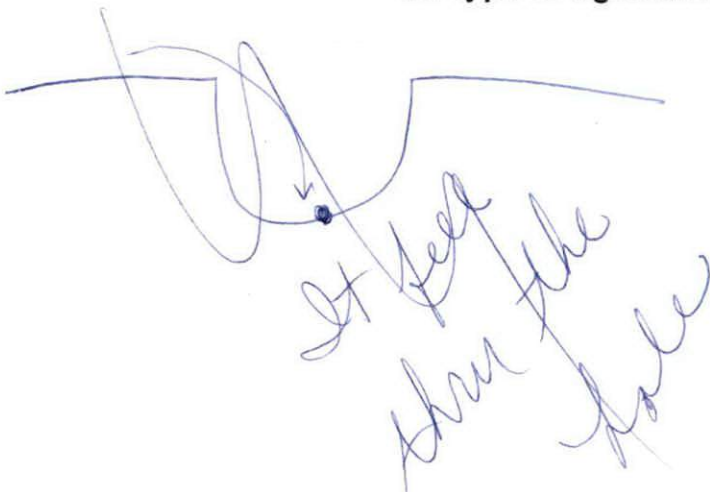
Jim Floc is
younger than I am.

6. East Reach Remediation Area

- A. A meeting was held on 5/2 with the 6594 Foundation (Enyi) and the DNR to review their request for development
- It was again discussed that a design must be presented, then modelled, and then be approved by the DNR.
 - A prospectus of the "Jackson Theme Park" was presented, and the Foundation is currently soliciting investors.
- B. As per real estate meeting with the COE on 3/19/96, we agreed to pursue acquisition even though the PAC has not been completed.
- All title work has been ordered.
 - Appraisers currently being contracted out.

7. Meetings held this month:

- A. Had meeting on June 12 with Gary board of Public Works to review our request for street vacates
- Received written recommendation to use the vacant, undeveloped streets within the levee areas, and it was approved provided we begin vacate procedure asap.
- B. Had utility coordination meeting with Stanley Consultants re: the pipeline corridor on the NIPSCO R/W east of Conrail on June 18-27.
- Currently gathering design and cost information from all pipelines in order to complete final design by July 19, 1996.
- C. Had meeting on June 20 with Lake Co. Emergency Management to have technical review of system, and demonstration by the USGS.
- D. Had meeting on June 20 with the North Township Trustee to review flood control design for Wicker Park Golf Course
- COE modified original design to minimize impact to golf course and allow pumping of water at N.E. corner of their property.
- E. Had meeting on June 25 with Berkheimer (35th Street, east of Chase St.) to review their request to purchase adjacent lands.
- We reviewed problems with us selling land as a state agency, and we are awaiting their design for expansion to get into detail for type of agreement.



LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION ATTENDANCE ROSTER

NAME OF MEETING: LCRDC

DATE: JULY 2, 1996

LOCATION: Portage

CHAIRMAN: BILL TANKE

PLEASE SIGN IN

	NAME (PLEASE PRINT)	ORGANIZATION AND/OR ADDRESS
1	DENIS J. BUKSA	15 RIVER DR MUNSTER, IN
2	KEH SMITH	ASST. DIRECTOR Div. of WATER 10NR
3	JIM FLORA	R.W. ARMSTRONG
4	BOB BROZAY	Dyer Constr
5	MIKE VANDER HAYEN	Dyer Constr.
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