

MINUTES OF THE LITTLE CALUMET RIVER BASIN DEVELOPMENT COMMISSION  
HELD AT 6:00 P.M. THURSDAY, MARCH 5, 1998  
AT THE COMMISSION OFFICE  
6100 SOUTHPORT ROAD  
HIGHLAND, INDIANA

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Chairman Bob Trelo called the meeting to order at 6:10 p.m. Eight (8) Commissioners were present. Pledge of Allegiance was recited. Quorum was declared and guests were recognized.

Development Commissioners:

Robert Huffman  
George Carlson  
Roger Chiabai  
Steve Davis  
Robert Trelo  
Charles Agnew  
Marion Williams  
Emerson Delaney

Visitors:

Jim Flora - RWarmstrong  
Bryon Robinson - Portage News  
Pete Zak - South Shore Marina  
Jomary Crary - IDNR

Staff:

Dan Gardner  
Lou Casale  
James Pokrajac  
Sandy Mordus  
Judy Vamos

The minutes of the February 5, 1998 meeting were approved with a correction being made to them. At the last meeting there was a motion to accept the committees as appointed, motion passed with 2 abstaining. The correction to that motion would be "Commissioner George Carlson made a motion to accept the committees as appointed; motion seconded by Roger Chiabai; motion passed with 2 Commissioners, Bob Huffman and Chuck Agnew, voting against the motion. Mr. Huffman also pointed out that there was a misspelled word on the 2nd page of the minutes - meting should read meeting. After some discussion, the minutes were approved by a motion from George Carlson; motion seconded by Roger Chiabai; motion passed unanimously.

Chairman's Report - Chairman Bob Trelo announced committee assignments for 1998 at the last meeting. Since Commissioner Marion Williams was absent at the last meeting, he informed him of the committees he was on.

Mr. Carlson inquired about the ad-hoc minority contracting committee. He questioned why it was ad-hoc and that if it is a standing committee like the other committees, it should not be ad-hoc. Mr. Williams questioned whether it was temporary or

permanent. If permanent, the ad-hoc should be dropped. Other board members agreed to drop the term 'ad-hoc'. Mr. Carlson made a motion to delete the 'ad-hoc' in front of minority contracting committee to give the committee the same status-quo as the other committees; motion seconded by Roger Chiabai; motion passed unanimously.

Executive Director's Report - Mr. Gardner reported on the Mayor's meeting on Feb. 24 that he attended along with Col. Gerber and other COE representatives in which the Mayor spoke on construction contracts anticipated for the City this year. There were about 100 people in attendance. The Colonel distributed some FACT sheets on the Little Calumet River Flood Control/Recreation project. They included (1) projected construction contracts, (2) on-going construction contracts and (3) A-E contract status. Mr. Gardner has a copy of all the city contracts that will be coming up if anyone is interested. Mr. Jeff Williams will help mainstream some of the minority contracting in his capacity as the new Gary Chamber of Commerce Director.

Mr. Gardner talked on his meeting with J. F. New & Associates on February 26th. We have retained them to provide wetland consultation. The COE mitigation plan is now in draft form but not in final form. It is our intent to make sure that (1) the lands provide as much multi-use as possible; (2) lands outside of levees allow for maximum development, and (3) make sure all decisions are in the best interest of obtaining permits.

Mr. Gardner also referred to the COE newsletter, Chicago Breeze, which all members have received. The Development Commission is featured in this month's issue.

Land Acquisition Committee - Committee Chairman Chuck Agnew made a motion to increase the offer on DC528 from \$935 to \$1,000 in order to avoid condemnation; motion seconded by George Carlson; motion passed unanimously.

Mr. Agnew stated that the minutes from the monthly Corps Real Estate meeting would be given to Board members each month.

It was discussed that the Gary Park Board has about \$160,000 worth of easements that we need for the project. We are trying to proceed by having Greg Martin and J F New prepare a plan to see if a driving range is viable for the Park Dept. to proceed with. The payment to Greg Martin (\$5,300) would be coming out of the value of the easements. The rationale behind the Commission paying for "in-

kind" services is that the money does not go to the city then, but will guarantee its being spent on park-related items/issues. Mr. Agnew made a motion to pay the \$5,300 to Greg Martin contingent upon Gary Park Board signing the needed easements; motion seconded by Emerson Delaney; motion passed unanimously.

Project Engineering Committee - Committee Chairman Bob Huffman reported that there were no engineering motions to be made this month. He referred to several thank you letters in the packet in which Jim Pokrajac showed some Japanese visitors from a consulting engineering firm our project area. Mr. Huffman also stated that the construction season is still halted but should be starting up soon. At the OxBow area, it is about 55% construction completed. The concern there is that the Hammond contractor wants to get in and do their portion of the work but they want the COE to be completed with their work first.

Mr. Huffman also reported that Environmental Inc. has completed the work at Jarvis Street garage. The greenhouse portion of work is not completed yet because of ground being so wet.

Mr. Huffman reported that an area of concern is the poor drainage in the Stage III (Chase to Grant) area. Field tiles were cut when the levee went in and since then, it appears the drainage problem has gotten worse. The COE is looking into the problem as well as Steve Truchan (engineering consultant for the Foodbank) who is reviewing pumping design outside of the levee. Our goal is to turn the property back to the original condition it was in before the tiles were cut.

Legislative Committee - Committee Chairman Roger Chiabai referred to the letter we wrote to Peggy Boehm, State Budget Director, asking to be put on agenda for approval of appropriated \$2 million from 1991 Build IN funds. He also informed the Board that a request for \$5.3 million of Federal dollars is in the Clinton budget.

Marina Committee - In Committee Chairman Bill Tanke's absence, Mr. Gardner gave a brief report and referred to the status update report from Abonmarche. Phase II marina construction is ahead of schedule. Docks are delivered and starting to be put in place. Once the weather breaks, the Commission will schedule a marina tour for the Board members.

Mr. Gardner referred to several letters from the LMMDC to the State Budget Director regarding the \$2 million appropriation that the

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LMMDC is trying to get approval for Portage. These monies are needed for payment to the contractors that are constructing Phase II. They are hoping to get the money released at this next budget meeting.

We have notified the city of Portage that the next marina bond payment is due April 1. They will approve giving us the money out of marina proceeds at their next Public Works board meeting. Mr. Agnew made a motion to approve payment, once it is received from the city, to NBD Bank for the April 1 due date of the next bond payment of \$28,643.84; motion seconded by Emerson Delaney; motion passed unanimously.

Finance/Policy Committee - Committee Chairman George Carlson gave the financial report. He went over the financial statement and budget report and proceeded to make a motion to approve the financial status statement for January and February and approve the claims for payment totaling \$53,347.87; motion seconded by Chuck Agnew; motion approved unanimously.

Mr. Carlson made a motion approving the COE letter requesting the withdrawal of \$100,000 from the escrow account; motion seconded by Bob Huffman; motion passed unanimously.

Other Business - Mr. Gardner stated that we will be adding the other 2 newly formed committees onto the agenda from now on. Chairman Bob Trelo thanked the Board members for a smoothly-run meeting. Commissioner Bob Huffman stated he was glad to hear that staff would be getting the internet and E-Mail capability in the office.

Statements from the floor - There were none.

There being no further business, the next regular Commission meeting was scheduled for 6:00 p.m. Wednesday, April 8, 1998.

/sjm