

MINUTES
BOARD OF PUBLIC WORKS AND SAFETY
NOVEMBER 21, 2013

The regularly scheduled meeting of the Board of Public Works & Safety convened at 9:00 a.m., in Council Chambers of Hammond City Hall. A roll call was taken: Mr. Lendi –present; Mr. Dostatni – present; Mr. Smith – present.

Motion by Mr. Dostatni to defer approval of the minutes of the meeting of October 24, 2013, October 31, 2013 and November 7, 2013; seconded by Mr. Smith. AYES ALL. Motion carried.

Mr. Lendi advised the property owner in letter “L” needs an interpreter and a City of Hammond Police Officer is here to translate for him. Mr. Lendi then requested this hearing take place.

Property owner, Mr. Adalberto Pandoro appeared. Officer S. Rodriguez appeared as an interpreter. Mr. Pandoro stated the property was not registered in 2013 as a family member lives there and pays no rent. Mr. Lendi advised that Mr. Pandoro will need to complete an affidavit stating that a family member lives at the property and pays no rent. Mr. Smith then advised if the property is rented again Mr. Pandoro will have to pay rental registration. Motion by Mr. Smith to have Mr. Pandoro complete an affidavit stating a family member who pays no rent lives at this property; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1129)

Change Order No. 1 received from Nies Engineering, Inc. for the 3rd District Street project – Willard Road. Mr. Dostatni advised this is an increase of \$20,728.95 necessary to line a 30 inch sewer. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1130)

Proposal for Professional Services – Phase II Environmental Site Assessment – 651 Conkey Street – with American Structurepoint, Inc. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1131)

Amendment No. 1 to Site Agreement with Nextel West Corp. for telecom antennas on the Hammond Police Department Tower. Corporation Counsel Kristina Kantar advised the FCC will have to be re-petitioned prior to signing the Amendment. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1132)

Bid opening – Demolition of 5502 Alice Avenue (house and garage), 935 Ames Street, 7247 Calumet Avenue, 5536 Claude Avenue, 5712 Erie Avenue, 5735 Erie Avenue, 4203 Johnson Avenue, 935 Michigan Street, 952 Reese Street, 5 Rimbach Street, 7243 State Line Avenue and 5554 Walter Avenue (house and garage). Bids received as follows:

Grimmer Construction Inc.	\$110,650
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RSR Demolition	\$107,460
Actin/TRI Contracting, LLC	\$113,670
Thornmeadow Excavation	\$ 62,791 for 5536 Calumet Avenue, 4203 Johnson Avenue , 5554 Walter Avenue, 5712 Erie Avenue and 935 Ames Street
JM Industrial Services, Inc.	\$ 73,450
Gary Material Supply	\$115,700
KLF Enterprises	\$178,500
Shear Force Excavating, Inc.	\$145,480

Motion by Mr. Dostatni to refer the bids to the Engineering Department for tabulation and recommendation; seconded by Mr. Smith. AYES ALL. Motion carried. (Res. No. 4000)

Hearing on property located at 4231 Wabash Avenue. Property owner appears with Attorney Robert Sorge. Mr. Matt Saliga, Inspector, Inspections Department, appears and requested the Board affirm the Findings and Order then dismiss this action as all rehabilitation has been completed. Motion by Mr. Smith to dismiss this action; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1133)

Hearing on property located at 2841 Cleveland Street. Property owner, Ms. Amanda Johnson Eby, appears. Ms. Gloria Mabry, Inspector, Inspections Department, appears. Ms. Mabry advised this is an illegal two (2) unit and there were no permits to convert. Mr. Kelly Kearney then said it is zoned as a single family home. Ms. Eby said that she has owned the property for approximately four (4) to five (5) years and that she bought it with the units already in existence. Ms. Eby's husband then requested additional time to determine what can be done to keep both units. Motion by Mr. Smith to continue this matter to December 19, 2013; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1134)

Hearing on property located at 38 Detroit Street. Property owner fails to appear. Mr. Nick Farrell, Inspector, Inspections Department, appears and requested this matter be dismissed as the work on the property is completed. Motion by Mr. Smith to dismiss this matter; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1135)

Hearing on property located at 39 – 41 Carroll Street. An attorney representing Wells Fargo Home Mortgage appears. Mr. Saliga appears and requested the Board affirm the Findings and Order requiring the removal of the illegal units. Motion by Mr. Smith to affirm the Findings and Order; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1136)

Notice of Violation hearing on property located at 235 – 37 Ogden Street. Property owner fails to appear. Mr. Farrell appears and requesting the Board affirm the Findings and Order requiring the removal of the illegal units. Motion by Mr. Smith to affirm the Findings and Order; seconded the Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1137)

Notice of Violation hearing on property located at 4826 Oak Avenue. Property owner fails to appear. Mr. Jesse Escamilla, Inspector, Inspections Department, requested the Board affirm the Findings and Order requiring the removal of the basement apartment and that the owner is complying. Motion by Mr. Smith to affirm the Findings and Order; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1138)

Notice of Violation hearing on property located at 4428 Henry Avenue. Property owner, Mr. Jose Padilla, appears with his daughter who translates for him. Mr. Escamilla requested the Board affirm the Findings and Order requiring the removal of the attic and basement apartment. Mr. Padilla stated he bought the property with these units in existence. Mr. Padilla then requested additional time to obtain an attorney. Motion by Mr. Smith to continue this matter to December 19, 2013; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1139)

Rental registration hearing on property located at 6622 – 6624 Grand Avenue. Attorney William J. O'Connor appears for the property owner. Mr. O'Connor stated that he submitted a proposal to the Board requesting the late fee be waived. Mr. O'Connor said that his client, Mr. Randy Clariton, lived in one of the units before moving to Dyer. Ms. Mabry then advised this property has never been registered. Mr. O'Connor then said sending information regarding rental registration with water bills is not an adequate way to notify the public. Motion by Mr. Smith to assess rental registration at \$80 per unit for 2012 and 2013 with one (1) \$500 late fee per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1140)

Rental registration hearing on property located at 1043 Morris Street. Property owner, Mr. Lawrence Leggin, appears. Mr. Leggin said he inherited this property from his mother and rented it in March of 2013. Mr. Leggin said he lives in Georgia and was unaware of the registration fee. Motion by Mr. Smith to waive the late fee and assess Mr. Leggin rental registration at \$80 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1141)

Rental registration hearing on property located at 7207 Kentucky Avenue. Property owner fails to appear. Motion by Mr. Smith to deny the appeal and assess rental registration at \$80 per unit with a late fee of \$500 per unit; seconded by Mr. Dostatni. AEYS ALL. Motion carried. (Ins. No. 13-1142)

Rental registration hearing on property located at 7148 Arkansas Avenue. Property owner, Ms. Perla Zavala, appears and stated that she had had two (2) of her children in and out of the hospital. Ms. Zavala then said that she moved out of the property in July 2013 and rented it in August of 2013. Motion by Mr. Smith to waive the late fee and assess rental registration at \$80 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1143)

Rental registration hearing on property located at 249 Carroll Street. Property owner fails to appear. Motion by Mr. Smith to deny the appeal and assess rental registration at \$80 per unit with a late fee of \$500 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1144)

Rental registration hearing on property located at 2542 Birch Avenue. Property owner, Mr. Greg Kaczmark, appears. Mr. Kaczmark said he bought this property in January of 2013, did not rent until September of 2013 and was unaware of the fee. Motion by Mr. Smith to waive the late fee and assess rental registration at \$80 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1145)

Rental registration hearing on property located at 837 Bauer Street. Property owner Ms. Janice Williams, appeared and stated this is not a rental property. Ms. Williams said her daughter and son in law stayed with her for approximately six (6) month and at that time her son in law put the water bill in his name in order to establish a mailing address. Ms. Williams then said she received a letter from Smith Sersic advising she was placed in collections for rental registration. Corporation Counsel Kristina Kantar said that Ms. Williams received the collection letter as the water bill was in a different name than hers. Motion by Mr. Smith to dismiss this action and advised Ms. Williams to have the water bill placed in her name; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1146)

Rental registration hearing on property located at 7901 Northcote Avenue. Property owner fails to appear. Motion by Mr. Smith to deny the appeal and assess rental registration at \$80 per unit with a \$500 per unit late fee; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1147)

Rental registration hearing on property located at 1013 River Drive. Property owner, Mr. Abel Torres, appeared and said that he has lived at this property since 2002 and rented it for the first time in October of 2013. Mr. Torres said he was unaware rental property had to be registered. Motion by Mr. Smith to waive the late fee and assess rental registration at \$80 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1148)

Rental registration hearing on property located at 6813 and 6815 Hohman Avenue. Property owner, Ms. Athina Xirogiannis, appeared and stated he husband lives in one (1) unit and the other is vacant. Ms. Xirogiannis then said she paid rental registration once as she thought that it was a one (1) time fee. Motion by Mr. Smith to assess rental registration at \$80 per unit with a \$500 late fee; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1149)

Rental registration hearing on property located at 1258 Sherman Street. Property owner's daughter appears and said her mother is ill which is why she is not at this hearing. The property owner's daughter then stated the water bill is in her name as she pays for water service to her mother's home and that her mother lives at this address with no other tenants. Motion by Mr. Smith to dismiss this action and have an affidavit completed by the daughter; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1150)

Correspondence received requesting rental registration hearings be set. Motion by Mr. Smith to set these matters for December 19, 2013; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1151)

Agreement to Rehabilitate Property Located at 23 – 25 Webb Street. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1152)

Correspondence received from Attorney Marco Molina requesting the performance bond for his client, Ms. Cecilia Gonzalez, for property located at 4203 Johnson Avenue, be waived. Ms. Kantar advised this is a new owner who wishes to rehabilitate the property and if she uses her funds to make all the repairs she would not be able to post the bond required by the Agreement. Ms. Kantar then said the Agreement has a start and end date and if the repairs are not made by that time, the building will be demolished. Motion by Mr. Smith to waive the performance bond; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 13-1153)

Correspondence received from Mr. Gary Gleason, Street Commissioner, requesting permission to have the even side of the alley on the 5200 block of Hohman Avenue be made one (1) way going south from Munich Court to Russell Street and permission to install “No Parking – Tow Away Zone” signage at 6036 Calumet Avenue which is City owned property. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1154)

License Agreements with ARCADIS, 7306 Calumet Avenue and ASARCO Multi State Environmental Custodial Trust, the 1200 and 1300 block of Lakeview Avenue, for environmental monitoring. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1155)

Correspondence received from Ms. Donna Muta, Superintendent, Hammond Parks and Recreation requesting permission to sell vehicles for scrap. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1156)

Correspondence received from the resident at 6409 Maryland Avenue requesting “Deaf Child on Block” signage be placed on both ends of the street for his hearing impaired daughter. Motion by Mr. Dostatni to refer this matter to the Street Department; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1157)

Correspondence received from Windward Entertainment requesting permission to film scenes for the movie Conspiracy on Jekyll Island in Hammond City Hall, Sunday, November 24, 2013. Ms. Kristi Gescheidler of Windward Entertainment appeared and said the filming would begin at 9:00 a.m. and her company will pay for security and maintenance staff to be present. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1158)

Correspondence received from Mr. Chris Campbell, IT Department, requesting permission to dispose a disconnected telephone system. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1159)

Under Matters from Other Board Members, Mr. Dostatni received a Specific Finding of Fact and Decision regarding property located at 7028 Osborn Avenue. Motion by Mr. Dostatni;

seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1160)

Mr. Dostatni received a Title Sheet for Kennedy Avenue from 169th Street to 175th Street. Motion by Mr. Dostatni to approve; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1161)

Correspondence received from ILLIANA Remedial Action, Inc. requesting permission to open cut across Huehn Street to tie in two (2) water lines and advised the road is already fenced and closed to traffic. Mr. Dostatni advised this work is being done at the Munster Steel site. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 13-1162)

Correspondence received from Mr. Matt Dudzik, Director of Intermurals at Purdue University Calumet, requesting a sign or land marker in the Roby section of Hammond paying tribute to the Roby Speedway or the overall history of Roby. Mr. Dostatni stated he will be in contact with Mr. Dudzik. Correspondence acknowledged. (Ins. No. 13-1163)

Mr. Dostatni then advised there will be no Board meeting on Thursday, November 28, 2013 due to the Thanksgiving holiday and also on Thursday, December 26, 2013 as there will be no quorum. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried.

Mr. Lendi thanked Councilwoman at Large Janet Venecz for attending the meeting.

Under Meeting Opened to the Public, Mr. Jim Thorn, owner of Thornmeadow Excavation, appeared and stated the Notice to Bidders for the demolitions opened today did not say all properties had to be bid. Mr. Thorn then said some of the houses are still occupied which is why they were not bid on. Mr. Lendi advised the City is aware some properties are still occupied as the order issued is to repair or demolish. Mr. Thorn then said he has never bid on all properties in a bulk project in fifteen (15) years.

There being no further business to come before the Board, motion by Mr. Dostatni to adjourn; seconded by Mr. Smith. The regularly scheduled meeting adjourned at 10:07 a.m.

APPROVED: December 5, 2013

By: _____
Robert Lendi, President

ATTEST:

Lynn Laviolette, Secretary