

**MINUTES**  
**BOARD OF PUBLIC WORKS AND SAFETY**  
**JULY 13, 2017**

The regularly scheduled meeting of the Board of Public Works and Safety convened at 9:04 a.m. on Thursday, July 13, 2017, in the Council Chambers of Hammond City Hall. A roll call was taken: Mr. Dostatni – present; Ms. Garay – present; Mr. Margraf – present.

Motion by Mr. Margraf to approve the minutes of the meeting of May 25, 2017; seconded by Ms. Garay. AYES ALL. Motion carried.

Request for advertising dates of July 20, 2017 and July 27, 2017 with a bid opening date of August 10, 2017 for Birch Place/Birch Avenue/172nd Place Lighting. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Res. No. 4053)

Agreement with First Group Engineering, Inc. for engineering services in the 165th Street – Summer Street to Kennedy Avenue project at a cost of \$74,830.54. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-605)

Correspondence received from 2nd District Councilman Pete Torres requesting \$1,430 of gaming funds be allocated for construction material testing at the Community Crossing Project on Hohman Avenue. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-606)

Correspondence received from Mayor McDermott advising \$44,736.82 of 2017 Mayor's Gaming Funds be allocated to Gatlin Plumbing & Heating, Inc. for the surface overlay of Myrtle Street – 115th Street to 117th Street. Ms. Garay advised the funds will be allocated to the Sanitary District. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-607)

Correspondence received from 5th District Councilman Dave Woerpel requesting \$25,000 of gaming funds be allocated to the Park Department for park activities and improvements. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-608)

Agreement with NCIC Inmate Communications, Inc. for Inmate Telephone Service. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-609)

Approvals for street closures for First Baptist Church and St. John the Baptist received from the Hammond Police Department. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-610)

Attorney Kevin Smith appears for the City in the following demolition hearings. Mr. Smith advised all parties have been notified.

Demolition hearing on property located at 6116 Alexander Avenue. Property owner fails to appear. Mr. Smith said the single family home had been involved in a fire, partially boarded up and the water has been off since January 2015. Mr. Smith requested the board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 1016 Ames Street. Property owner, Ms. Cathy Hall, appeared and said she has hired D&R to demolish. Mr. Smith said the property is overgrown, has a failed roof, broken and open windows and the rear porch has collapsed. Mr. Smith requested the Board enter the Order to Demolish but stay to allow self-demolition. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 31 – 33 Carroll Street. Property owner fails to appear. Mr. Smith said the property has rotting doors, an unsafe porch, roof is bad and is filled with debris. Mr. Smith requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 245 Conkey Street. Attorney Chris Fox appears for the bank, said he was able to reach heirs of the owner who cannot make repairs due to there being no funds in the estate. Mr. Smith said there is a blue tarp over the rook, missing and broken windows and there water is off. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 936 Conkey Street. Property owner fails to appear. Mr. Smith said there are two (2) parcels to this property, one (1) parcel for the house and one (1) parcel for the garage. Attorney Marco Molina appears for the owner of the garage parcel and said the owner wants to sell the parcel to a neighbor. Mr. George Howard appears and said he is a tax sale certificate holder of the house but cannot get a deed until December of 2017. Mr. Smith said the single family home has a dead ash tree in the overgrown yard, windows are boarded up and the roof is failing with gutters hanging down. Mr. Smith then requested the Board enter the Order to Demolish but stay until December 28, 2017. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 474 Fayette Street. Attorney Bonk appears representing the estate of the owner and advised the estate has no objection to demolition. Mr. Benedict Czaswicz appeared and said he is the holder of a recorded land contract but has no deed to the property. Mr. Smith said the property is a vacant commercial body shop with junk cards in the overgrown fenced yard, brick work is failing and the inside is full of debris. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 3006 Kenwood Street. Property owner, Mr. Kestner, appears and acknowledged the condition of the property. Mr. Smith said the two (2) story frame house has an overgrown yard, debris in yard, tree growing into the garage and water has been off since 2007. Mr. Kestner said he would make repairs. Mr. Smith requested the Board enter the Order to Demolish but stay to allow inspection and a rehabilitation agreement entered. Motion by

Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 829 – 31 May Street. Property owner fails to appear. Mr. Smith said tax sale purchaser, Ms. Johnson, has been in contact but is not sure what she wants to do. Mr. Smith said the property is boarded up, full of gang graffiti, failing roof and a dead tree in the back yard. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 813 Logan Street. Property owner's daughter, Ms. Brenda Cozad, appeared for her deceased parents and acknowledged the condition of the property. Mr. Smith said the two (2) story frame house with the roof in the rear collapsed, water and electricity off since 2014, windows boarded up, siding missing, yard full of debris and the rear door is open. Mr. Smith requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 7520 Monroe Avenue (garage only). Property owner, Mr. William Wright, telephoned and was told to have an inspection done and enter a rehabilitation agreement. Mr. Smith said the garage has a failing roof, holes in the walls, filled with garbage and infested with cats. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 219 Russell Street. Property owner, PIMA, by Attorney Decker, sent a letter requesting additional time. Mr. Smith said this is a six (6) story office structure with an overgrown lot, broken glass, brick work failing, boarded up doors and debris on the ground. Mr. Smith requested this matter be continued to August 10, 2017. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 2064 – 2102 Sherman Street. Property owner, Mr. Trinks, appears, said he has no objection to demolition but wants to keep the land to live on. Mr. Smith said the property is boarded up and has been declared unsafe by Lake County for chemical contamination. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 1140 Wilcox Street. Property owner, Mr. Lark, appears who has not redeemed taxes on the property yet which must be paid by September. Mr. Smith said the two (2) story frame house has debris in the yard, the tarp that was covering the roof has blown off, windows broken or boarded up and the shed in the rear yard is open to the elements. Mr. Smith requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

Demolition hearing on property located at 624 Willow Court. Property owner fails to appear. Mr. Smith said water and NIPSCO are off, debris in the yard, roof failing and the doors are rotting. Mr. Smith then requested the Board enter the Order to Demolish. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried.

All demolition hearings at (Ins. No. 17-611)

Notice of Violation hearing on property located at 1822 Davis Avenue. Property owner fails to appear. Mr. Nick Farrell, Inspector, Inspections Department, said there is an illegal basement apartment which is not being used but owner is cooperating with removal and requested the Board affirm the Findings. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-612)

Notice of Violation hearing on property located at 1204 Lakeview Avenue. Attorney Gary Matthews appears for the property owner and requested an additional thirty (30) days. Motion by Ms. Garay to continue this matter to August 10, 2017; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-613)

Bid recommendation for bid opening of April 27, 2017 received from Mr. Kelly Kearney, Chief of Inspections. Bids awarded as follows:

JM Industrial Services, Inc. – 1021 169<sup>th</sup> Street (rear only), 1236 175<sup>th</sup> Street, 7622 Catalpa Avenue (garage/shed only), 4137 Dearborn Avenue, 4415 Henry Avenue, 4409 Johnson Avenue, 2824 New York Avenue, 7149 Ontario Avenue, 1527 River Drive, 7015 – 17 Van Buren Avenue, 636 Willow Court and 704 Willow Court.

Actin Contracting, LLC – 7909 Belmont Avenue

RSR Demolition, LLC – 7222 Jackson Avenue, 7449 Parrish Avenue

Mr. Kearney advised that two (2) bidders, IESCO Construction, Inc. and D&R Site Services, are found to be non-responsible bidders due to allegations brought by State and Federal agencies. Motion by Ms. Garay to approve the bid recommendation; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-614)

Agreement to Rehabilitate Property Located at 7222 Jackson Avenue. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-615)

Correspondence received from Attorney Robert Sorge requesting the rental registration hearing on property located at 2313 and 2315 169<sup>th</sup> Street be continued. Property owner was in the audience and said the reason he did not pay rental registration on time was that he thought it was due on April 30<sup>th</sup>. Ms. Garay said that this matter would be continued as the property owner's attorney requested this matter be continued. Motion by Ms. Garay to continue this matter to July 27, 2017; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-616)

Status of repair on property located at 4401 -03 Sheffield Avenue, 4407 Sheffield Avenue and 4409 – 11 Sheffield Avenue. Ms. Garay said Mr. Sorge also represents the owner of this property. Motion by Ms. Garay to continue this matter to July 27, 2017; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-617)

Order to Rescind Order to Demolish property located at 6518 Alexander Avenue. Corporation Counsel, Ms. Kristina Kantar, said the demolition lien has been paid. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-618)

Correspondence received requesting rental registration hearings. Motion by Ms. Garay to set these matters for hearing on August 3, 2017; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-619)

Amusement Devices for the week of July 10, 2017. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-620)

Correspondence received from Hammond Crime Watch requesting approval to place banners on the fences at Irving Park, Columbia Park, Splash Pad, Hessville Pool, MLK Pool and Pulaski Park for National Night Out, Tuesday, August 1, 2017. Motion by Ms. Garay to refer this request to the Park Department and Marina; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-621)

Correspondence received from the Downtown Hammond Council requesting street and alley closures, no street parking and use of the outdoor land at the Dan Rabin Plaza and the land that formerly housed JC Penney for the 3rd Annual Arts on the Ave, Saturday, August 26, 2017. Motion by Ms. Garay to refer the request for use of the land that formerly house JC Penney to Redevelopment and to approve street and alley closures, no parking and use of the land at the Dan Rabin Plaza; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-622)

Correspondence received from Ms. Deanna Molina requesting the alley at the corner of 174th Street and Jackson Avenue be blocked on Saturday, July 15, 2017 from 2:00 p.m. to 8:00 p.m. for a children's birthday party. Motion by Ms. Garay to approve subject to review by the Hammond Police Department; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-623)

Garage Sale Permits submitted for approval. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-624)

Under Matters from Other Board Members, Ms. Garay advised that due to lack of quorum, the meeting of July 20, 2017 has been canceled.

Under Old Business, correspondence received from the Apostolic House of Prayer requesting street closure Saturday, July 15, 2017 from 8:00 a.m. to 2:00 p.m. for a car wash. Motion by Ms. Garay; seconded by Mr. Margraf. AYES ALL. Motion carried. (Ins. No. 17-625)

There being no further business to come before the Board, motion by Ms. Garay to adjourn; seconded by Mr. Margraf. The regularly scheduled meeting adjourned at 11:00 a.m.

APPROVED:

BY: \_\_\_\_\_  
Heather Garay; Vice President

ATTEST:

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Lynn Laviolette, Secretary