

MINUTES
BOARD OF PUBLIC WORKS AND SAFETY
SEPTEMBER 10, 2015

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. Krusa - present; Mr. Dostatni –present; Mr. Smith – present.

Motion by Mr. Dostatni to defer approval of the minutes of the meeting of September 3; seconded by Mr. Smith. AYES ALL. Motion carried.

Request for Temporary Use of City of Hammond Owned Property submitted by Terra Contracting Services, LLC. Mr. Dostatni advised this is for the cleanup of the Grand Calumet River. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-862)

Rescission of bid award to TBG Unlimited, Inc. d/b/a Bancroft Electric. Corporation Counsel Kristina Kantar, advised the award to TGB Unlimited, Inc. should be rescinded and awarded to the next low bidder Midwest Electric. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-863)

Change Order No. 6 received from First Group Engineering, Inc. for the Wolf Lake and Forsythe Trail project. Mr. Dostatni said there is no cost in this change order as it is a request for a time extension. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 145-864)

Recommendation of Acceptance received from First Group Engineering, Inc. for the Wolf Lake and Forsythe Trail project. Mr. Dostatni said this form, an IC639, is required to be completed at the end of a federal project. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-865)

Correspondence received from BP Pipelines requesting permission to repair test stations and vent pipes throughout the City. Mr. Dostatni said the majority of the work will be done in south Hammond. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-866)

Corporation Counsel, Ms. Kristina Kantar, appears for the City of Hammond and advised all parties have been properly notified.

Demolition hearing on property located at 3103 165th Street. Property owner fails to appear. Mr. Smith said the property is owned by United Neighborhoods, Inc. and has been notified to begin making repairs. Mr. Smith requested this matter be continued to November 12, 2015 for status. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 3306 165th Street. Property owner's brother, Mr. Irfan Cumur, appears and said the owner is currently in Turkey. Ms. Kantar said an Agreement to Rehabilitate has expired on August 20, 2015 and said the foundation of the property needs to be repaired. Mr. Cumur said that has not yet been done. Ms. Kantar requested the Order to Demolish be entered. Motion by Mr. Smith to affirm the Order to Demolish; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 241 173rd Street. Attorney Kacmarik appears for the property owner, Mr. M. Gonzalez, and Attorney Williams appears for the lender who is going to charge off the loan. Ms. Kantar said the property owner has paid for a demolition inspection and there is progress on the property. Ms. Kantar requested this matter be set for status on November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 1510 173rd Street. Ms. Kantar advised there is a stop work order on the property currently but bond has been posted and a Rehabilitation Agreement signed. Ms. Kantar then requested this matter be set for status. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 2408 Birch. Property owner appears by Attorney Mike Kvachkoff. Ms. Kantar said this is set as a final continuance as there was an Order to Demolish entered on October 17, 2013 which will expire this fall. The attorney said there is water service now which will allow for the plumbing to be done and windows have been ordered. Ms. Kantar requested this matter be sent for a last continuance on October 8, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 5714 Calumet Avenue. Property owner fails to appear. Ms. Kantar said an Agreement to Rehabilitate has been sent to the owner but not yet returned. Ms. Kantar said it will be resent to the property owner. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 5814 – 24 Calumet Avenue. Property owners, Mr. & Mrs. Gazca appear and are in the process of converting the building to a restaurant. Ms. Kantar requested this matter be removed from the demolition list and the file closed. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 531 Cherry Street. Property owner, Ms. Wendy Weng, fails to appear. Ms. Kantar said there was to be a new buyer but nothing in the file shows a sale took place and there has already been an Order to Demolish on the property, so once bid the property may be demolished. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 620 Cherry Street. Attorney Black appears at the hearing for the lender. Mr. Black said he will advise Ms. Kantar which repairs have been

made. Ms. Kantar requested the Board remove from the demolition list by request of the Building Department. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 1909 Clay Street. Property owner fails to appear. Ms. Kantar said the property owner was told to get a final inspection prior to today's hearing by letter to his attorney, Mr. Driscoll. Ms. Kantar said repairs have been made and requested this property be taken off of the demolition list. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 503 Conkey Street. Building Department has reported there is slow progress on repairs. Ms. Kantar requested this matter be continued. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 211 Hanover Street. Ms. Kantar advised progress is being made and requested this matter be continued to November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6132 Harrison Avenue. Attorney David Novak appears for the owner. Mr. Novak said the exterior is done but the interior has not yet been finished. Ms. Kantar advised rough inspections have been passed, progress is being made and requested this matter be continued to November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6320 Harrison Avenue. Property owner, Ms. Alison Kuo, appears. Ms. Kantar requested this matter be continued to October 8, 2015 to allow work to finish. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 430 Highland Street. Ms. Kantar said a rehabilitation agreement was signed, however, a stop work order was issued by the Building Department due to work being done without permits. Ms. Kantar then requested this matter be set for status on November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 1130 Highland Street. Ms. Kantar said a rehabilitation agreement has expired and the owner has been told to have an inspection done prior to today's hearing. Ms. Kantar then said progress is slow and requested this matter be continued to November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 4504 – 10 Hohman Avenue. Attorney Michael Muenich represents the property owner. Ms. Kantar advised the railroad may "take" the property and his client is awaiting an offer. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6850 Indianapolis Boulevard. Ms. Kantar said the owner has demolished and requested this matter be closed. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6537 Madison Avenue. Attorney David Novak for the property owner. Mr. Novak said the exterior is done but not the interior. Ms. Kantar requested this matter be continued to November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 7204 Madison Avenue (garage only). Attorney Jeff Williams appears for the lender, says the property was sold. Mr. Dan Robinson from Crosstown Realtors appears and is shown the condition of the garage. Ms. Kantar requested based upon the condition of the garage that the Board affirm the Order to Demolish on the garage only. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6239 Monroe Avenue. Property owner, Mr. Ruben Hernandez, appears. Ms. Kantar said the rehabilitation agreement has not yet expired and progress is being made. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6317 Monroe Avenue. Property owner, Ms. Alison Kuo, appears. Ms. Kantar said repairs are 90% complete and after final inspection the Order to Demolish can be rescinded. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 827 Morris Street. Ms. Kantar advised progress is being made although the rehabilitation agreement has expired. Ms. Kantar then requested this matter be continued to November 12, 2015. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6419 Nebraska Avenue. Ms. Kantar said the rehabilitation agreement expired but slow progress is being made. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6333 New Jersey Avenue. Ms. Kantar advised she received correspondence from the property owner's attorney, Mr. David Mears. Mr. Mears said there is was an inspection scheduled for August 27, 2015. Ms. Kantar requested this matter be continued to September 17, 2015 for status of the inspection. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 1133 River Drive (garage only). Attorney Tim McKay appears for the property. Ms. Kantar said the bank has just entered into an Agreement to Rehabilitate and requested this property be removed from the demolition list. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 5658 Walter Avenue. Property owner fails to appear. Ms. Kantar said there has been no progress on repairs and requested the Board affirm the Order to Demolish. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 5554 Walter Avenue. Property owner appears. Ms. Kantar said the rehabilitation agreement has expired, the Order to Demolish expires on October of 2015 but the Building Department reports slow progress. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 938 Wilcox Street. Property owner appears and said progress is being made. Ms. Kantar told the property owner to call for a final inspection prior to the next hearing date. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 1125 Wilcox Street. Attorney Tim McKay appears and said the bank will self-demolish the garage and an inspection was scheduled to occur yesterday for the house. Ms. Kantar requested this matter be continued for status. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearing on property located at 6813 Woodmar Avenue. Attorney Giorgi appears for the property owner and advised progress is being made. Ms. Kantar requested this matter be continued for status. Motion by Mr. Smith to continue this matter to November 12, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried.

Demolition hearings at (Ins. No. 15-867)

Rental registration hearing on property located at 7828 Chestnut Avenue. Property owner appear and said he was unaware of the, as he is a new landlord, until he was told six (6) days after the cutoff for payment. Motion by Mr. Smith to dismiss this action; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 15-868)

Rental registration hearing on property located at 3942 Towle Avenue. Property owner fails to appear. Motion by Mr. Smith to deny the appeal and assess the late fee of \$500 and rental registration of \$5 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 15-869)

Rental registration hearing on property located at 6530 Parrish Avenue. Property owner appears and said that he moved to Griffith in March of 2015 and the property was rented after that time. Motion by Mr. Smith to grant the appeal and assess rental registration at \$5 per unit; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 15-870)

Correspondence received requesting rental registration hearings. Motion by Mr. Smith to

set these matters for October 15, 2015; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 15-871)

Application of Music Event for a Business Grand Opening at Destiny's Hair Salon, 5610 Calumet Avenue, submitted for approval. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-872)

Correspondence received from the Downtown Hammond Council requesting street closure for the Bizarre Bazaar, Saturday, September 19, 2015. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-873)

Correspondence received from Ms. Nicole Zabala requesting permission to place a sign on Sheffield Avenue in memory of her sister. Mr. Dostatni advised only regulatory signs can be placed on the public right of way and suggested Ms. Zabala be contacted to determine if she would want to place a sign there. Motion by Mr. Dostatni to deny the request; seconded by Mr. Smith. AYES ALL. Motion carried. (Ins. No. 15-874)

Garage Sale Permits submitted for approval. Motion by Mr. Smith; seconded by Mr. Dostatni. AYES ALL. Motion carried. (Ins. No. 15-875)

Under Old Business, status of property located at 430 Highland Street.

Under Matters from Board Members, Mr. Dostatni received a phone call from the Hammond Water Department requesting Sheffield Avenue from Huehn Street to Gostlin Street be closed for repair of a water leak. Mr. Dostatni said this will be a one (1) day closure to allow the Water Department and plumber to repair. Motion by Mr. Dostatni; seconded by Mr. Smith. AYES ALL. Motion carried.

There being no further business to come before the Board, motion by Mr. Smith to adjourn; seconded by Mr. Dostatni. The regularly scheduled meeting adjourned at 9:41 a.m.

APPROVED:

By: _____
Stanley Dostatni, Vice President

ATTEST:

Lynn Laviolette, Secretary