

In The Matter Of:
EAST CHICAGO REDEVELOPMENT COMMISSION
EAST CHICAGO, INDIANA

ORIGINAL

REGULAR MEETING
January 2, 2020

BOSS REPORTERS
*Gary * Merrillville * Valparaiso, Indiana*
3893 East Lincoln Highway (Rt. 30)
Merrillville, Indiana 46410
(219) 769-9090

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1 STATE OF INDIANA)
2) SS:
3 COUNTY OF LAKE)
4

5 BEFORE THE EAST CHICAGO
6 REDEVELOPMENT COMMISSION
7 EAST CHICAGO, INDIANA

8 REPORT OF PROCEEDINGS had at the meeting
9 before the East Chicago Redevelopment Commission,
10 reported by Beth A. Barnette, CSR and Notary Public,
11 Illinois License No. 084-004727, at 4525
12 Indianapolis Boulevard, East Chicago, Indiana,
13 Conference Room, Second Floor, on the 2nd day of
14 January, 2020, at 5:00 o'clock in the evening.

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GARY * MERRILLVILLE * VALPARAISO, INDIANA
(219) 769-9090

APPEARANCES:

Christine Russell, Commission President

Loretta Mosley, Commission Secretary

Rodger Gates, Commissioner Vice-President

Frank Rivera, Executive Director

Candice Williams, Commission Attorney

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1 SECRETARY RUSSELL: I'd like to go
2 ahead and call today's meeting to order for
3 the East Chicago Redevelopment Commission
4 Regular Meeting, 4525 Indianapolis Boulevard,
5 East Chicago, Indiana, City of East Chicago
6 Department of Redevelopment, Conference Room,
7 Second Floor, January 2, 2020, 5:00 p.m.

8 Please stand for the Pledge of
9 Allegiance.

10 (Pledge of Allegiance recited.)

11 SECRETARY RUSSELL: Roll call.

12 ATTORNEY WILLIAMS: Christine
13 Russell?

14 SECRETARY RUSSELL: Here.

15 ATTORNEY WILLIAMS: Loretta
16 Mosley?

17 MS. MOSLEY: Here.

18 ATTORNEY WILLIAMS: Rodger Gates?

19 MR. GATES: Here.

20 EXEC. DIRECTOR RIVERA: I hope
21 everybody had a nice Christmas, New Year's.
22 Thank you for coming today.

23 We're going to start off on the
24 first part of the agenda with Nominations and
25 Elections of Officers.

1 SECRETARY RUSSELL: I have a
2 question before we begin, if that's okay. How
3 long do you have to be a board member to be
4 able to be an officer? Is there a limitation?

5 EXEC. DIRECTOR RIVERA: No,
6 there's no limitation.

7 SECRETARY RUSSELL: Okay. Just
8 making sure.

9 EXEC. DIRECTOR RIVERA: There's no
10 limitations from what I read in the bylaws.

11 SECRETARY RUSSELL: Okay. Just
12 asking.

13 EXEC. DIRECTOR RIVERA: So you
14 just need to make some nominations here.

15 MS. MOSLEY: I nominate Christine
16 Russell for president.

17 MR. GATES: I second.

18 EXEC. DIRECTOR RIVERA: Let me
19 write that down.

20 SECRETARY RUSSELL: There's been a
21 nomination for Christine Russell for
22 president. It's been motioned by Commissioner
23 Mosley, second by Mr. Gates. Are there any
24 other nominations from the table? Are there
25 any other nominations from the table? Are

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there any other nominations from the table?

(No immediate response.)

SECRETARY RUSSELL: Roll call.

EXEC. DIRECTOR RIVERA: For the
presidency?

SECRETARY RUSSELL: For the
presidency.

EXEC. DIRECTOR RIVERA: There is
none.

SECRETARY RUSSELL: Well, you have
to do it three times, Robert's Rules of Order.

EXEC. DIRECTOR RIVERA: Okay.

SECRETARY RUSSELL: Roll call,
please.

ATTORNEY WILLIAMS: Christine
Russell?

SECRETARY RUSSELL: Yes.

ATTORNEY WILLIAMS: Loretta
Mosley?

MS. MOSLEY: Yes.

ATTORNEY WILLIAMS: Rodger Gates?

MR. GATES: Yes.

SECRETARY RUSSELL: Motion
carried.

EXEC. DIRECTOR RIVERA: All right.

1 Now we need nominations for vice-president.

2 MS. MOSLEY: I nominate Mr. Gates
3 for vice-president.

4 SECRETARY RUSSELL: I second it.
5 Are there any other nominations from the table
6 for vice-presidency. Any other nominations
7 for vice-president? Any other nominations for
8 vice-president?

9 (No immediate response.)

10 SECRETARY RUSSELL: Commissioner
11 Mosley nominated Mr. Gates for vice-president.
12 Commissioner Russell seconded it. Roll call,
13 please.

14 ATTORNEY WILLIAMS: Christine
15 Russell?

16 SECRETARY RUSSELL: Yes.

17 ATTORNEY WILLIAMS: Loretta
18 Mosley?

19 MS. MOSLEY: Yes.

20 ATTORNEY WILLIAMS: Rodger Gates?

21 MR. GATES: Yes.

22 SECRETARY RUSSELL: We'll now take
23 nominations from the table for secretary. I
24 nominate Loretta Mosley.

25 MR. GATES: I second.

1 SECRETARY RUSSELL: Are there any
2 other nominations from the table? Any other
3 nominations from the table? Any other
4 nominations from the table?

5 (No immediate response.)

6 SECRETARY RUSSELL: It's been
7 motioned by Christine Russell for Loretta
8 Mosley for secretary. Second by Commissioner
9 Gates. Roll call, please.

10 ATTORNEY WILLIAMS: Christine
11 Russell?

12 SECRETARY RUSSELL: Yes.

13 ATTORNEY WILLIAMS: Loretta
14 Mosley?

15 MS. MOSLEY: Yes.

16 ATTORNEY WILLIAMS: Rodger Gates?

17 MR. GATES: Yes.

18 SECRETARY RUSSELL: Motion
19 carried. Congratulations, everyone.

20 (Congratulations in unison.)

21 EXEC. DIRECTOR RIVERA: Thank you
22 so much. We go to the next part of our
23 agenda, which is going to be Approval of the
24 Public Hearing Minutes for December 17th.

25 VICE-PRESIDENT GATES: I motion

1 that we approve.

2 SECRETARY MOSLEY: Second.

3 PRESIDENT RUSSELL: Motion by
4 Commissioner Gates, second by Commissioner
5 Mosley. Any questions? I have one
6 correction. On page 1 in the opening it
7 states, on Line 14, that the meeting started
8 at 6:13 o'clock, and then on page 5 on Line
9 6 -- it just might have been my saying it, it
10 stated 5:00 p.m. that the meeting started and
11 it should read 6:13.

12 EXEC. DIRECTOR RIVERA: Thank you
13 for that observation.

14 PRESIDENT RUSSELL: Do we have a
15 motion to accept it?

16 SECRETARY MOSLEY: Motion to
17 accept.

18 PRESIDENT RUSSELL: Second?

19 VICE-PRESIDENT GATES: Yes, I
20 second.

21 PRESIDENT RUSSELL: Motion by
22 Commissioner Mosley, second by Commissioner
23 Gates. Any questions?

24 (No immediate response.)

25 PRESIDENT RUSSELL: Roll call.

1 ATTORNEY WILLIAMS: Christine
2 Russell?

3 PRESIDENT RUSSELL: Yes.

4 ATTORNEY WILLIAMS: Loretta
5 Mosley?

6 SECRETARY MOSLEY: Yes.

7 ATTORNEY WILLIAMS: Rodger Gates?

8 VICE-PRESIDENT GATES: Yes.

9 PRESIDENT RUSSELL: Motion
10 carried.

11 EXEC. DIRECTOR RIVERA: Okay. The
12 next item on the agenda, we need a motion for
13 the Approval of the Dockets. The first docket
14 that we do have is City of East Chicago
15 Accounts Payable Warrant Report, dated
16 12-30-2019, Warrant No. 122919RD, in the
17 amount of \$48,946.44.

18 SECRETARY MOSLEY: So moved.

19 VICE-PRESIDENT GATES: Second.

20 PRESIDENT RUSSELL: Motion by
21 Commissioner Mosley, second by Commissioner
22 Gates. Any questions?

23 SECRETARY MOSLEY: The warrant
24 number, did you say 2-2 -- you didn't say 6.
25 You said 9.

1 EXEC. DIRECTOR RIVERA: Yes, it
2 should be Warrant No. 122619RD.

3 SECRETARY MOSLEY: Okay.

4 PRESIDENT RUSSELL: Roll call,
5 please.

6 ATTORNEY WILLIAMS: Christine
7 Russell?

8 PRESIDENT RUSSELL: Yes.

9 ATTORNEY WILLIAMS: Loretta
10 Mosley?

11 SECRETARY MOSLEY: Yes.

12 ATTORNEY WILLIAMS: Rodger Gates?

13 VICE-PRESIDENT GATES: Yes.

14 PRESIDENT RUSSELL: Motion
15 carried.

16 EXEC. DIRECTOR RIVERA: Okay. We
17 go on now to the RMC/Harborside Aging
18 Report/Payroll. There is a Harborside
19 Apartments Vendor Aging Report. It's based on
20 the billing date of 12-30-2019, for a total of
21 \$4,671.17. That's \$4,671.17, if I can have a
22 motion, please.

23 VICE-PRESIDENT GATES: That's
24 54,000.

25 PRESIDENT RUSSELL: 54,000.

1 EXEC. DIRECTOR RIVERA: Is it 54?
2 Where did I get that at? I'm sorry, my fault.
3 I thought it was a dollar sign. So that's
4 \$54,671.17. Thank you, Mr. Gates, for
5 pointing that out.

6 VICE-PRESIDENT GATES: So moved.

7 SECRETARY MOSLEY: Second.

8 PRESIDENT RUSSELL: Motion by
9 Commissioner Gates, second by Commissioner
10 Mosley. Any other questions?

11 (No immediate response.)

12 PRESIDENT RUSSELL: Roll call,
13 please.

14 ATTORNEY WILLIAMS: Christine
15 Russell?

16 PRESIDENT RUSSELL: Yes.

17 ATTORNEY WILLIAMS: Loretta
18 Mosley?

19 SECRETARY MOSLEY: Yes.

20 ATTORNEY WILLIAMS: Rodger Gates?

21 VICE-PRESIDENT GATES: Yes.

22 PRESIDENT RUSSELL: Motion
23 carried.

24 EXEC. DIRECTOR RIVERA: Okay. The
25 next item on the agenda is an Action Item for

1 a motion to approve the East Chicago
2 Redevelopment Commission 2020 Meeting Dates.
3 I just want to point out that our next meeting
4 is January 21st. It will not be on the 7th.

5 PRESIDENT RUSSELL: I have a
6 question. Why is there a three-week delay
7 from this meeting to the next meeting?

8 EXEC. DIRECTOR RIVERA: The reason
9 for that is because -- do you remember all
10 those PO's that all of you approved? Well,
11 the staff has to create all of those PO's, put
12 those in place, and plus we still have our HUD
13 response to be done with. We've got the last
14 person that we needed to sign it.

15 PRESIDENT RUSSELL: Okay. I just
16 wanted to make sure that it wasn't an
17 oversight that an extra week was put in there
18 and then it threw everything off.

19 EXEC. DIRECTOR RIVERA: No. And
20 I'm going to avoid doing any type of special
21 meeting unless the mayor asks for it. I don't
22 want any special meetings. Okay?

23 VICE-PRESIDENT GATES: Okay.

24 EXEC. DIRECTOR RIVERA: So we're
25 good then?

1 PRESIDENT RUSSELL: Yes.

2 EXEC. DIRECTOR RIVERA: Thank you.

3 PRESIDENT RUSSELL: Can we have a
4 motion to accept the year calendar?

5 VICE-PRESIDENT GATES: Motion to
6 accept.

7 SECRETARY MOSLEY: Second.

8 PRESIDENT RUSSELL: Motion by
9 Commissioner Gates, second by Commissioner
10 Mosley. Any other questions?

11 (No immediate response.)

12 PRESIDENT RUSSELL: Roll call,
13 please.

14 ATTORNEY WILLIAMS: Christine
15 Russell?

16 PRESIDENT RUSSELL: Yes.

17 ATTORNEY WILLIAMS: Loretta
18 Mosley?

19 SECRETARY MOSLEY: Yes.

20 ATTORNEY WILLIAMS: Rodger Gates?

21 VICE-PRESIDENT GATES: Yes.

22 PRESIDENT RUSSELL: Motion
23 carried.

24 EXEC. DIRECTOR RIVERA: Thank you.

25 Our next and last item, I believe, is an

1 Action Items motion to Retroactively Accept
2 the Terms and Conditions for Renewal of Legal
3 Services of Tolbert & Tolbert, LLC through
4 December 31, 2020.

5 On December 24, 2019, Tolbert &
6 Tolbert, LLC, submitted an Engagement Letter
7 setting forth the terms and conditions for
8 legal services related to their continued
9 representation of the Redevelopment Department
10 Commission through December 31, 2020. The
11 hourly rate for attorneys is \$170 and \$100 for
12 paralegals.

13 Action is recommended to approve
14 the renewal of legal services of Tolbert &
15 Tolbert, LLC, and to authorize the Executive
16 Director to sign any necessary documents. It
17 is recommended that the following motion be
18 adopted verbatim.

19 PRESIDENT RUSSELL: Motion to
20 retroactively accept the terms and conditions
21 for renewal of legal services of Tolbert &
22 Tolbert, LLC, through December 31, 2020, and
23 to authorize the Executive Director to execute
24 the Engagement Letter.

25 SECRETARY MOSLEY: So moved.

1 VICE-PRESIDENT GATES: Second.

2 PRESIDENT RUSSELL: Motion by
3 Commissioner Mosley, second by Commissioner
4 Gates. Any questions?

5 (No immediate response.)

6 PRESIDENT RUSSELL: Roll call,
7 please.

8 ATTORNEY WILLIAMS: Christine
9 Russell?

10 PRESIDENT RUSSELL: Yes.

11 ATTORNEY WILLIAMS: Loretta
12 Mosley?

13 SECRETARY MOSLEY: Yes.

14 ATTORNEY WILLIAMS: Rodger Gates?

15 VICE-PRESIDENT GATES: Yes.

16 PRESIDENT RUSSELL: Motion
17 carried.

18 EXEC. DIRECTOR RIVERA: Thank you.

19 PRESIDENT RUSSELL: Public
20 Expression?

21 VICE-PRESIDENT GATES: None.

22 PRESIDENT RUSSELL: Motion to
23 adjourn?

24 VICE-PRESIDENT GATES: Moved.

25 SECRETARY MOSLEY: Second.

1 PRESIDENT RUSSELL: Motion by
2 Commissioner Gates, second by Commissioner
3 Mosley. Roll call, please.

4 ATTORNEY WILLIAMS: Christine
5 Russell?

6 PRESIDENT RUSSELL: Yes.

7 ATTORNEY WILLIAMS: Loretta
8 Mosley?

9 SECRETARY MOSLEY: Yes.

10 ATTORNEY WILLIAMS: Rodger Gates?

11 VICE-PRESIDENT GATES: Yes.

12 PRESIDENT RUSSELL: Motion
13 carried.

14 EXEC. DIRECTOR RIVERA: Thank you.

15 (Proceedings adjourned at

16 5:13 p.m.)

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1 STATE OF INDIANA)
2) SS:
3 COUNTY OF LAKE)

4 BEFORE THE EAST CHICAGO
5 REDEVELOPMENT COMMISSION
6 EAST CHICAGO, INDIANA

7 REPORTER'S CERTIFICATE

8 I, Beth A. Barnette, CSR and Notary
9 Public, do hereby certify that I reported in machine
10 shorthand the foregoing proceedings had in the
11 above-entitled matter, at the time and place herein
12 before set forth; and I do further certify that the
13 foregoing transcript, consisting of seventeen (17)
14 typewritten pages, is a true and correct
15 transcript of my said stenographic notes, to the
16 best of my ability.

17 Signed this 6th day of January,
18 2020.

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23 *Beth Barnette*

24 _____
25 BETH A. BARNETTE, CSR
Notary Public
My Commission Expires: 6/13/22

1 APPROVAL OF THE REGULAR MEETING MINUTES
2 THURSDAY, JANUARY 2ND, 2020
3 APPROVED & SIGNED TUESDAY, JANUARY 21ST, 2020

4 Christine Russell
Christine Russell

Christopher French
Christopher French

5 Loretta Mosley
6 Loretta Mosley

Rodger Gates
Rodger Gates

7 Frank Rivera
8 Frank Rivera
9 Executive Director
10 Department of Redevelopment

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