

CITY OF EAST CHICAGO BOARD OF PUBLIC SAFETY  
BOARD OF DIRECTORS

BOARD MEMBERS

Milton Reed, President  
Richard Trembczynski, Vice-President  
Thomas Davis, Member

Regular Meeting Minutes  
Tuesday, April 22, 2020, at 5:30 p.m.

Call to Order: 5:30 p.m.

Pledge of Allegiance

Roll Call: Present: Milton Reed  
Zoom: Richard Trembczynski  
Thomas Davis

MR. REED: We have two of our Board members appearing via Zoom per the Executive Order and being in compliance with social distancing.

First item is a motion to approve the regular meeting minutes of March 11, 2020.

Motion to approve meeting minutes of March 11, 2020, as written, made by Richard Trembczynski. Second by Thomas Davis.

Questions/Comments: None

MR. REED: All in favor signify aye.  
(All signify aye.)

MR. REED: Motion carries.

As far as our correspondence, we have the results from the Police Merit Commission that was held on Thursday, March 12th, and we can -- Olga -- would you read those into the report?

MS. COSME: Sure. Richard Peterson received 12 votes and Rudolpho Sanchez received 34 votes.

MR. REED: So we do not need to take action on that, that was more or less just information, FYI. Thank you for that.

The Fire Department Absentee Report for March 2020, Fire Department Equipment Report for

1 March 2020; and Fire Prevention Bureau Report for March  
2 2020 are included in your packet. Motion to approve  
3 Fire Department reports as submitted, for March 2020.

4 Motion to approve Fire Department reports made by  
5 Richard Trembczynski. Second by Thomas Davis.

6 Questions/Comments: None

7 MR. REED: All in favor signify aye.  
8 (All signify aye.)

9 MR. REED: Motion carries.

10 MR. REED: Moved and properly second.

11 We now have Resolution 2020-04, 4224  
12 Wegg and Release of Lien. Do we have a motion to  
13 approve the Release of Lien for 4224 Wegg, with  
14 Resolution 2020-04?

15 Motion to approve Resolution 2020-04, Release of Lien,  
16 made by Richard Trembczynski. Second by Thomas Davis.

17 Questions/Comments: None

18 MR. REED: All in favor signify aye.  
19 (All signify aye.)

20 MR. REED: Motion carries.

21 Now we can this turn over to the  
22 Building Department for status on several properties.  
23 We would like to hear them all and consider your  
24 recommendation all at once. Are you or Kevin going --  
25 Kevin Smith is also participating via Zoom, the attorney  
for Public Safety.

MR. SMITH: Good evening. Is Mr.  
Portalatin there?

MR. PORTALATIN: Yes, I'm present.

MR. SMITH: You have the list of the  
properties that begin with 3912 Alder and end with 4750  
Melville.

MR. REED: Yes, with the addition of 3926  
Alexander Avenue.

MR. SMITH: Mr. Portalatin, do you want  
to proceed or did you want me to go through the summary?

MR. PORTALATIN: If you want to do it,

1 I'm fine with that.

2 MR. SMITH: Why don't we start with 3926  
3 Alexander. I can go ahead with the list beginning with  
4 Alder.

5 MR. PORTALATIN: 3926 Alexander, the  
6 addition, no work has been done. I would request that  
7 we enter the demolition order.

8 MR. REED: Okay. Let's go down the full  
9 list. Kevin, go ahead.

10 MR. SMITH: 3912 Alder Street, in the  
11 front. This is owned by Northwest Acquisition and Mr.  
12 Garcia is tax sale purchaser. Work is in progress. The  
13 tear off and reroof was completed. We would request  
14 this matter be continued until August 26th. The current  
15 owner was notified and reported that he would not be in  
16 attendance. Continue to August 26th for status.

17 4715 Alexander Avenue, in front.  
18 There's been no work done. This is owned by a gentleman  
19 out of Danville, California. No work has been completed  
20 on this property. We would now request a demolition  
21 order be entered. We do have good service. I would  
22 note for the record that it is a brick structure, with  
23 stone porch. Front windows are boarded up and staircase  
24 is deteriorating. Side doors are also boarded up.  
25 There are no gutters. The roof is damaged and the back  
porch is falling apart. You may recall the Hurde family  
came in from Texas and was looking to get someone to  
demolish this. However, because no work has been done,  
we are requesting a demolition order be entered.

Next is 4846 Alexander Avenue, front  
and garage. Mr. Robert Davis is the owner. The rehab  
inspection has been conducted and we would request that  
matter be continued till August so that we can enter  
into that Rehab Agreement with Mr. Davis. He was  
contacted and he informed Mr. Portalatin he would not be  
in attendance today.

4854 Alexander Avenue, the owner is  
listed as the Brooks Family. I'm not sure if Mr. Brooks  
is on line. He indicated he may attend via Zoom.

MR. REED: He is not.

MR. SMITH: All right. This is owned by  
the Brooks Family. The rehab inspection was conducted,  
and I believe Mr. Portalatin is okay with this to be

1 continued to August so we can enter into the Rehab  
2 Agreement.

3 MR. PORTALATIN: That is correct.

4 MR. SMITH: All right. That would be  
5 request to move for status on 4854 Alexander Avenue,  
6 front and garage, move to August 26th.

7 Next matter is 4858 Alexander  
8 Avenue, front and rear. The owner would like to enter  
9 into a Rehab Agreement. The owner does have an attorney  
10 that was contacted and message was left regarding  
11 today's meeting. This would also be moved to August  
12 26th to allow for Rehab Agreement.

13 MR. REED: Kevin, let me interrupt.  
14 Jumping back to August, that seems like a little bit  
15 longer than normal. Shouldn't these get 60 days, and we  
16 go to June or even July. How did we jump from April to  
17 August? Is it because of Corona or what is going on?

18 MR. PORTALATIN: I think one of the  
19 reasons -- for me -- is because we have new properties  
20 that are going to be coming in for the June and July  
21 meeting, that we are getting title searches on. Am I  
22 correct on that, Kevin?

23 MR. SMITH: That's correct. Madelyn --  
24 who is not on camera -- she's indicated that's correct.

25 MR. PORTALATIN: So it would be a longer  
meeting, but we could move them.

MR. REED: I don't mind the long meeting.  
I don't think -- to give everybody four months when we,  
as a standard, give most people two months; I think we  
need to keep it consistent. If there is a long meeting,  
we can handle that.

MR. PORTALATIN: Also part of the problem  
is with the Coronavirus, it's hard to have people coming  
in with Zoom. If you want to move these to July or  
June, we can do so.

MR. REED: I mean typically we do 60  
days, right?

MR. SMITH: That's correct.

1 MR. REED: I would like to do that.  
2 Unless there's a hardship on the department for some  
3 reason, I'd like to keep that the same.

4 MR. SMITH: June meeting would be the  
5 24th and July meeting would be the 22nd.

6 MR. REED: Well, like we went from  
7 February to April, now that was two months. Let's go to  
8 June.

9 MR. SMITH: Okay. So every request then,  
10 Mr. President, that I made for August, which would be  
11 3926 Alexander, 3912 Alder, 4846 Alexander, 4854  
12 Alexander and 4858 Alexander; we request the matters be  
13 continued to June 24th, instead of August 26th.

14 MR. REED: Right. And I will further  
15 say, if we discover something in the interim because of  
16 undo financial hardship or something like that, we can  
17 still consider that at the time what to do. Let's not  
18 jump all the way to August right now. Okay. Just  
19 include that in your summary recommendation so we'll  
20 know it's June for all.

21 MR. SMITH: All right. If it's okay, Mr.  
22 President, I'll proceed with 3806 Catalpa.

23 MR. REED: You comfortable with that,  
24 James?

25 MR. PORTALATIN: Yes.

MR. SMITH: 3806 Catalpa, owned by Mr.  
Morris, Mr. Vernon Morris. Mr. Morris was contacted  
and he indicated he would not be in attendance. Rehab  
inspection was conducted. Request that June 24th date  
for status on this property.

Next 3808 Catalpa, Mr. Morris owns  
that also. Rehab inspection has been conducted and we  
anticipate a Rehab Agreement before the Board of Works.  
This would also be continued until June 24th for status.

516 to 19 East Columbus Drive,  
Vidimus is the owner. Mr. Steve Maisch is the attorney  
for this property. He wrote me a letter and I contacted  
him this morning. The Rehab Agreement was -- I'm sorry  
-- rehab inspection was conducted and we anticipate a  
Rehab Agreement being signed in the near future.

Mr. Portalatin, did you agree to

1 that June date with Mr. Vidimus or was that a later date  
2 because of the matters that had to be conducted there?

3 MR. PORTALATIN: I had advised him about  
4 the August date. Nothing is set in stone, if you want  
5 to leave it at the June date. I think he already has  
6 contractors in line to start doing the work, so we  
7 should at least see some work being done and we can  
8 continue it after the June date.

9 MR. SMITH: All right. So our request,  
10 Mr. President, would be the June 24th date on that as  
11 well.

12 3927 Deodar Street, in the front.  
13 The work is in progress on this property. Permits  
14 issued for the roof. Request the June 24th date to  
15 continue to monitor this property and we are pleased --I  
16 guess -- so far with the progress. I don't know if that  
17 owner is on the Zoom call or not.

18 MR. REED: There are no other  
19 participants on line. One just hung up. Maybe by the  
20 number we can figure it out. So we have no public on  
21 Zoom, Kevin, just for the record, that is participating  
22 via Zoom technology.

23 MR. SMITH: Thank you. So regarding that  
24 property then, 3957 Deodar, work is in progress and the  
25 Building Department is pleased with the work to-date.  
We're okay with that June 24th date for continued  
status.

4907 Drummond Street, work is in  
progress. The property tuckpointed, the windows and  
roof. And the work was actually completed, which is  
great news for this property. Building Department  
requesting this matter be removed from the demolition  
list and will be preparing an order to rescind the  
order.

MR. REED: Good.

MR. SMITH: 3618 Hemlock Street, in the  
rear. This is a property that's owned by East Chicago  
Land Development LLC. Work is in progress and at this  
point we request the Building Department to continue to  
monitor work and we would request the June 24th date.

3809 Ivy Street, front and garage.  
The owner is listed as Beltron. Rehab inspection has  
been conducted and we anticipate Rehab Agreement will be

1 entered into for this property, and we request June 24th  
2 date for status.

3 And final, 4750 Melville Avenue, in  
4 the front. The owners are the Bell Family, Stanley and  
5 Avis. Work in progress. Several windows replaced and  
6 the repairs to the porch and the fence have also  
7 occurred. We would request the 6/24 date for that. Mr.  
8 Bell was contacted and indicated that he would not be in  
9 attendance.

10 Mr. President, those are the matters  
11 from the Building Commissioner for the demolition  
12 properties and we would request the Board take action as  
13 requested.

14 MR. REED: Thank you, Kevin. Is there a  
15 motion to accept the recommendations by the Building  
16 Department for the status updates?

17 Motion to accept the recommendations by Attorney Smith,  
18 for the Building Department, made by Thomas Davis.  
19 Second by Richard Trembczynski.

20 Questions/Comments: None

21 MR. REED: All in favor signify aye.  
22 (All signify aye.)

23 MR. REED: Motion carries.

24 Kevin, the only thing I would point  
25 out, please make sure you reach out to Attorney Maisch  
and the Vidimus property for the change in date from  
your discussion earlier.

MR. SMITH: I'll send him an e-mail this  
evening.

MR. REED: Thank you for that. There is  
no audience here for participation. Our next regular  
meeting is scheduled for May 13, 2020, at 5:30 p.m..

Since there is no other business  
before us -- Mr. Morrisroe, anything further?

MR. MORRISROE: No.

MR. REED: We want to thank everybody for  
coming. Do I have a motion to adjourn? Definitely stay  
safe as best you can. Well wishes to you and your  
families in this time period. I'll take a motion to  
adjourn.

1 Motion to adjourn meeting made by Thomas Davis. Second  
2 by Richard Trembczynski.

3 MR. REED: All in favor signify aye.  
4 (All signify aye.)

5 MR. REED: Motion carries.

6 \*\*\* Meeting Adjourned at 5:55 p.m.\*\*\*

7 Approval of the Regular Meeting Minutes  
8 Approved and Signed, Wednesday, April 22, 2020.

9 \_\_\_\_\_  
10 Milton Reed, President

11 \_\_\_\_\_  
12 Richard Trembczynski, Vice President

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14 Thomas Davis, Member

15 \_\_\_\_\_  
16 Olga Cosme, Secretary

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## C E R T I F I C A T E

I, Peggy S. LaLonde, a competent and duly qualified court reporter, do hereby certify that I did report in machine shorthand the foregoing proceedings and that my shorthand notes so taken at said time and place were thereafter reduced to typewriting under my personal direction.

I further certify that the foregoing typewritten transcript constitutes minutes of the said proceedings taken at said time and place, so ordered to be transcribed.

Dated at Munster, Indiana, this 24th day of April, 2020.

*Peggy S. LaLonde*



Peggy S. LaLonde, CSR, RPR