East Chicago Redevelopment Commission
Regular Meeting
City Hall Council Chambers
4525 Indianapolis Blvd-2nd floor
East Chicago, IN

January 20, 2026
5:00 P.M.

AGENDA

Call to Order
Pledge of allegiance
Roll Call:

Anthony Serna, Board President
Christine Russell, Board Vice President
James Portalatin, Secretary
Randall Artis, Board Commissioner
Judy Nava, Board Commissioner

Approval of Regular Meeting Minutes: January 6, 2026
Approval of the Dockets

ACTION ITEM:
Motion to approve a Request for Purchase Order in the amount of $25,000.00 for Braman Insurance to as payment of bond insurance for Redevelopment Board Members.

ACTION ITEM:
Motion to approve the Financial Consultant Annual Service Agreement for Cender Dalton for fiscal year 2026 to perform certain professional consulting services not to exceed $25,000.00, approve the Request for Purchase Order for Cender Dalton through December 31, 2026.

ACTION ITEM:
Motion to approve the Direct Voucher Refund totaling $10,000.00 for a Property Auction Deposit Refund for the current year, approve a Request for Purchase Order for the refund.

ACTION ITEM:
Motion to approve and sign the Proposal Letter regarding Harborside Apartments for Agresta, Storms & O'Leary, P.C. for fiscal year 2025 not to exceed $5,500.00, approve the Request for Purchase Order for Agresta, Storms & O'Leary, P.C. through December 31, 2026.

ACTION ITEM:
Motion to approve a Request for Purchase Order for Kusiak Construction in the amount of $5,000.00 to pay for reimbursement of services as part of the Roofing Program.

ACTION ITEM:
Motion to approve a Request for Purchase Order for US Inspection Group in the amount of $790.00 to pay for a required Training Class.

ACTION ITEM:
A Motion to approve Amereco, Incorporated, for "Phased Type - Environmental Site Assessment" services, such as Phase I, II, and Ill ESA's, etcetera, any of which that provides environmental due diligence of properties in accordance with applicable ASTM or other relevant Standards.
With services provided throughout fiscal year 2026, on an as-needed basis, for an amount not-to-exceed $24,950, which will be financed with federal and/or non-federal funds.

ACTION ITEM:
1st MOTION: A Motion to approve "Greentree Environmental Services, Incorporated," for "Testing, Inspection & Consulting" services related to any lead-based paint, asbestos, and/or air quality concerns — throughout fiscal year 2026, on an as-needed basis, for an amount not-to-exceed $24,950, financed with federal and/or non-federal funds.

2nd MOTION: A Motion to approve "Amereco, Incorporated," for "Testing, Inspection & Consulting" services related to any lead-based paint, asbestos, and/or air quality concerns — throughout fiscal year 2026, on an as-needed basis, for an amount not-to-exceed $24,950, financed with federal and/or non-federal funds.

ACTION ITEM:
Motion to approve the federal CDBG HUD funds in the amount of $3,500 for Change Order #1 for the "Emergency Rehab" project located at 4121 Carey Street, East Chicago, Indiana 46312, which is participating in the Residential Rehabilitation Program within the Neighborhood Revitalization Strategy Area (NRSA). The $3,500 shall be additionally allocated to the homeowner's CDBG financed loan.

INFORMATIONAL:
Down Payment Assistance Program Purchase Price Update Years: 2024 -2025

Public Expression
ADJOURN