In The Matter Of:

CITY OF EAST CHICAGO

DEPARTMENT OF REDEVELOPMENT

MEETING HELD ON

April 7, 2026

REGION REPORTERS LLC

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STATE OF INDIANA)
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COUNTY OF LAKE)

BEFORE THE EAST CHICAGO
REDEVELOPMENT COMMISSION
EAST CHICAGO, INDIANA

REPORT OF PROCEEDINGS had at the meeting before the East Chicago Redevelopment Commission, reported by Kristen K. Stokes, CSR, Notary Public in and for the County of Porter, State of Indiana, taken via Zoom Video-Conferencing to be held at City Hall Council Chambers, 4525 Indianapolis Boulevard, East Chicago, Indiana 46312, on April 7, 2026, scheduled to begin at 5:00 p.m. in the evening.

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APPEARANCES (IN PERSON):

Anthony Serna, Board President
Christine Russell, Board Vice President
Judy Nava, Board Commissioner
Shelice Tolbert, Board Attorney
Frank Rivera, Executive Director
Thomas Mesich, Financial Advisor
Alysia Dunbar, Program Director
and
Members of the Public

APPEARANCES (VIA ZOOM):

Karl Cender, Cender Dalton Municipal Advisors
Gavin O'Connor, Urban Design Venture Group
Region Reporters

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PRESIDENT SERNA: I'd like to call to order today's regular meeting of the East Chicago Redevelopment Commission for April 7th, 2026. The time is now 5:00 p.m. If we could all please rise and renew our allegiance to the flag.

(PLEDGE OF ALLEGIANCE WAS RECITED.)

PRESIDENT SERNA: Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Judy Nava?

COMMISSIONER NAVA: Here.

SECRETARY PORTALATIN: Commissioner Randall Artis?

COMMISSIONER ARTIS: Here.

SECRETARY PORTALATIN: James Portalatin? Present.

Vice President Christine Russell?

VICE PRESIDENT RUSSELL: Here.

SECRETARY PORTALATIN: President Anthony Serna?

PRESIDENT SERNA: Present. We have all our Commissioners present. Counsel is here in the chamber with us. Our court reporter is there to record.

Next item on the agenda is a public hearing for the Substantial Amendment for the fiscal year 2019 to 2023 Consolidated Plan and fiscal year 2018, 2019, 2020, 2021, 2022, 2023 and 2024 Annual Action Plans.

Director Rivera.

DIRECTOR RIVERA: Yes. We have Mr. Gavin from Urban Design Venture, who is going to go through the entire process of the annual -- the hearing on the Substantial Amendment.

So Gavin, if you could take it away for us.

MR. O'CONNOR: Yes. So the Substantial Amendments provide a concise summary of the actions, activities and the specific federal and non-federal resources, which will be revised or modified in the approved Annual Action Plans.

A summary of the Substantial Amendments is as follows: The 2020 CDBG-CV funds. The Covid Food Relief Program. The City will delete the Covid Food Relief Program and reallocate $170,000 to a new project/activity entitled CV Dr. Martin Luther King Center Improvements.

The Business Resiliency Forgivable Loan Program. Delete this project/activity and reallocate $380,000 to a new project/activity entitled CV Dr. Martin Luther King Center and reallocate $340,456 to a new project/activity entitled CV Parks & Recreation Improvements.

The CV Dr. Martin Luther King Center Improvements. Create a new project/activity and reallocate $550,000 from the Covid Food Relief Program and Business Resiliency Forgivable Loan Program. This project/ activity will fund roof replacement, address water damage to ceilings and walls, install HEPA air filtration system, create a remote learning location and purchase computers, projectors, smart boards, wi-fi, etc., for learning activities, touchless improvements throughout the building, etc., to help reopen the center and prepare, prevent and respond to future pandemics.

The CV Parks & Recreation Improvements. Create a new project/activity and reallocate $340,456 from the Business Resiliency Forgivable Loan Program. This project/ activity will fund recreation improvements at

Marktown Community Park Guthrie Street Parklet, Sunnyside Park, Nunez Park, and other parks as identified. Recreational improvements will include re-surfacing basketball courts, installing new swings, play equipment and picnic tables, trash cans and pavilions. These improvements will help to prepare for, prevent and respond to future pandemics by creating socially-distanced outdoor recreation.

The FY 2018 HOME Funds. Housing Rehabilitation Programs. Reallocate $46,285 and close out this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehab and Resale.

Harborside Apartment Renovation Project. Reallocate $83,856.25 and close out this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehab and Resale.

Affordable Housing Program, CHDO. Reallocate $46,028.25 and delete this project/activity. The City will reallocate these funds to a new project/activity

entitled Acquisition Rehab and Resale.

Acquisition Rehab and Resale. Create a new project/activity and fund the project/activity in the amount of $176,169.50. The City will fund the purchase, rehabilitation and resale of a single-housing housing unit to a low and moderate income family.

FY 2019 HOME Funds. Multi-family Rehabilitation Program. Reallocate $187,244.85 and close out this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehab and Resale.

Affordable Housing Program. Reallocate $42,224.85 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehab and Resale.

CHDO Operations. Reallocate $4,483.31 and close out this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehab and Resale.

Acquisition Rehab and Resale. Create a

new project/activity and fund the project/activity in the amount of $233,953.01. The City will fund the purchase, rehabilitation and resale of a single-family housing unit for low and moderate income family.

FY 2020 HOME Funds. CHDO Affordable Housing Program. Reallocate $46,277.40 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Home Buyer Assistance Program.

Multi-Family Rehab Program. Reallocate $147,283.39 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Home Buyer Assistance Program.

Tenant-Based Rental Assistance Program. Reallocate $75,000 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Home Buyer Assistance Program.

Home Buyer Assistance Program. Create a new project/activity and fund the project/activity in the amount of

$268,560.79. The City will provide HOME Funds for down payment and closing cost assistance to eligible low and moderate income families in East Chicago.

FY 2021 HOME Funds. CHDO Affordable Housing Program. Reallocate $42,384.60 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehabilitation and Resale.

Multi-Family Rehab Program. Reallocate $128,614.06 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehabilitation and Resale.

Tenant-Based Rental Assistance Program. Reallocate $75,000 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Acquisition Rehabilitation and Resale.

Acquisition Rehabilitation and Resale. Create a new project/activity and fund the project/activity in the amount of $245,998.66. The City will fund the

purchase, rehabilitation and resale of a singe-family housing unit for low and moderate income families.

FY 2022 HOME Funds. Affordable Housing Program. Reallocate $46,860 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Development of Affordable Housing.

Multi-Family Rehab Program. Reallocate $240,117 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Development of Affordable Housing.

Construction of Single-Family Housing. Create a new project/activity and fund the project/activity in the amount of $286,977. The City will fund the construction of single-family houses throughout the City.

Acquisition Rehabilitation and Resale. Create a new project/activity and fund the project/activity in the amount of $309,149.62 in FY 2022 I.U. Funds.

FY 2023 HOME Funds. Community Housing Development Organization. Reallocate $44,910 and delete this project/activity. The City

will reallocate these funds to a new project/activity entitled Construction of Single-Family Homes.

Affordable Housing Program. Reallocate $229,540 and delete this project/activity. The City will reallocate these funds to a new project/activity entitled Construction of Single-Family Homes.

Construction of Single-Family Housing. Create a new project/activity and fund this project/activity in the amount of $274,450. The City will fund the construction of single-family homes throughout the City of East Chicago.

FY 2024 CDBG Funds. Catalpa Street Reconstruction. Reallocate $14,284.99 to a new project/activity entitled Dr. Martin Luther King Center Improvements.

Housing Rehabilitation Programs. Reallocate $50,715 to a new project/activity entitled Dr. Martin Luther King Center Improvements.

Dr. Martin Luther King Center Improvements. Create a new project/activity and reallocate $14,284.99 to this line-item

budget amount from Catalpa Street Reconstruction and $50,715 from Housing Rehabilitation Program for a total of $64,999.99 for the installation of a new boiler system.

DIRECTOR RIVERA: Does anybody have any questions they want to ask Gavin before we go to the next particular part he's also going to talk about, the Substantial Amendment?

All right. So if you can, move forward to the Annual Action Plan, Gavin.

MR. O'CONNOR: Yes. The Annual Action Plan --

DIRECTOR RIVERA: Hold on. We have to close the public session for this one because there's another public session.

PRESIDENT SERNA: All right. So that takes care of the public hearing for the Substantial Amendment for fiscal year 2019 to 2023 Consolidated Plan and fiscal year 2018, 2019, 2020, 2021, 2022, 2023 and 2024 Annual Action Plans. Can I have a motion to conclude -- is that proper, Counsel, a motion to conclude the public hearing?

ATTORNEY TOLBERT: Yes.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis. Second by Commissioner Nava.

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries. That concludes that public hearing.

Our next public hearing, Director Rivera.

DIRECTOR RIVERA: The fiscal year 2026 Annual Action Plan. Gavin is also going to present that as well.

Thank you, Gavin.

MR. O'CONNOR: The Annual Action Plan

will provide a concise summary of the actions, activities and the specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified by the F -- by the Five-Year Consolidated Plan.

Eligibility CDBG activities include the following: Acquisition of real property; relocation and demolition; rehabilitation of residential and non-residential structures; construction of public facilities and improvements, such as water and sewer facilities, streets, neighborhood centers, and the conversion of school buildings for eligible purposes.

Public services. Activities related to energy conservation and renewable resources and the provision of acts of assistance to profit-motivated businesses to carry out economic development and job creation or retention activities.

Ineligible CDBG activities. The following types of activities are generally ineligible: Acquisition, construction or reconstruction of buildings for the general

conduct of government, political activities, certain income payments and construction of new housing by units of general location -- general local governments.

Eligible HOME activities. HOME funds may be used for activities which include but are not limited to: New construction of affordable housing; rehabilitation of affordable housing; reconstruction of affordable housing and conversion to affordable housing; site improvements related to the development of affordable housing; refinancing of debt on a single-family owner-occupied housing; purchase of property by home buyers; soft costs such as architectural, engineering and related professional services; costs provided for information services such as affirmative marketing and fair housing information; CHDO costs such as costs of project specific technical assistance and site control loans; relocation costs for displaced households; and administrative and planning costs.

The FY '26 Allocations. The Department of Housing and Urban Development released the

annual allocations for grantees on April 3rd, 2026. The City of East Chicago received an allocation of CDBG funds in the amount of $1,223,642 and an allocation of HOME Funds in the approximate amount of $233,695.40.

Review of past performance. The FY '24 CAPER, which was the first CAPER of the FY 2024-2028 Five-Year Consolidated Plan, was submitted and approved by HUD. In the FY '24 CAPER the City of East Chicago expended a hundred percent of its CDBG funds to benefit low and moderate income persons. The City expended 6.88 percent of its funds on public services and activities. The City expended and obligated 8.06 of its funds during this CAPER period on planning and administration. The City of East Chicago was below the required 1.5 maximum draw-down ratio at a draw-down ratio of 1.3.

DIRECTOR RIVERA: If there's any questions, Mr. President and Commissioners? Then we can end this public hearing.

PRESIDENT SERNA: All right. I'll entertain a motion to end the public hearing.

VICE PRESIDENT RUSSELL: Christine

Russell, so moved.

COMMISSIONER ARTIS: Randy Artis, second.

DIRECTOR RIVERA: Motion made by Vice President Russell, second by Commissioner Artis.

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Mr. President, I'd like to thank Gavin and Urban Design Venture Group. They've done a terrific job in reallocating these funds. It's a process going to HUD and then go through the whole entire process, so now we're good to go.

Okay. Thank you, Gavin. Appreciate you.

MR. O'CONNOR: Thank you. Have a great

day.

DIRECTOR RIVERA: You too.

(EXIT MR. O'CONNOR FROM ZOOM.)

PRESIDENT SERNA: Our next item on the agenda is approval of the regular meeting minutes from March 17, 2026, and March 26, 2026. I'll entertain a motion to approve those minutes.

SECRETARY PORTALATIN: So moved.

COMMISSIONER ARTIS: Second, Randy Artis.

PRESIDENT SERNA: Motion by Secretary Portalatin, second by Commissioner Artis. Any questions on the motion?

Mr. Secretary, roll call.

VICE PRESIDENT RUSSELL: I have one.

PRESIDENT SERNA: Oh, yes, we have a question. Yes.

VICE PRESIDENT RUSSELL: Are those being voted on separately or together as one?

PRESIDENT SERNA: What do you recommend, Counsel?

ATTORNEY TOLBERT: Considering that the question comes up, I'm assuming, because some members were absent, so let's vote on them separate.

DIRECTOR RIVERA: All right. Then if you would, please, Commissioner -- Secretary Portalatin, on your motion to approve the minutes, would you please state the first March 17th. Do you have a motion for March 17, Secretary Portalatin?

SECRETARY PORTALATIN: Yes.

PRESIDENT SERNA: Okay. And that second was by --

COMMISSIONER ARTIS: Me.

PRESIDENT SERNA: Yes, by Commissioner Artis. So the motion on the floor is for approving the meeting minutes from March 17, 2026.

Secretary Portalatin, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Abstain.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

Now let's get a motion to approve the March 26, 2026 meeting minutes.

COMMISSIONER ARTIS: Randy Artis, so moved.

SECRETARY PORTALATIN: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Secretary Portalatin. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Abstain.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

Next item on the agenda is approval of the dockets. Director Rivera.

DIRECTOR RIVERA: Thank you, Mr. President.

Our next Accounts Payable Warrant Report for the City of East Chicago is dated 4/01/2026, Warrant Number 032426RD, in the amount of $35,000. If I could have a motion, please.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Vice President Russell, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Okay. We now turn our attention over to the resolutions, and that's

Resolution No. 2026-RED-1964, Resolution of the East Chicago Redevelopment Commission concerning the 2027 budget year, determination for tax increments for the East Chicago Redevelopment Commission allocation areas.

I do have Mr. Karl Cender here. I'm going to read the resolution, and if anyone has any questions, he's here to answer any questions.

(INTERRUPTION.)

DIRECTOR RIVERA: Okay. As I was saying, the resolution for this one is concerning the 2027 budget year determination for tax increment for the East Chicago Redevelopment Commission Allocation Areas.

Whereas, the East Chicago Redevelopment Commission has previously established the Northtown Village Townhome Allocation Areas, the U.S. Gypsum Allocation Area, the Lakefront Allocation Area No. 1, Lakefront Allocation Area No. 2, Lakefront Allocation Area No. 3 and Lakefront Allocation Area No. 4, the Riley Plaza Allocation Area, the Suppliers Business Park Allocation Area

No. 1, the Suppliers Business Park Allocation Area No. 2, the Lakeside Gardens Allocation Area, and the Annex Allocation Area for purposes of capturing tax increment pursuant to Indiana Code 36-7-14-39, as part of the tax increment.

And whereas, pursuant to Indiana Code 36-7-14-39 and 50 IAC 8-2-4, the Commission is required to make a determination on tax increments and notify overlapping taxing units as well as the Lake County Auditor and also the Common Council of East Chicago, Indiana, as the fiscal body of the City, which created the Commission.

Whereas, with respect to the Allocation Areas for budget year 2027, the Commission has determined the amount of the tax increment projected to be collected in 2027 as well as the amount of tax increment needed in 2027 to meet the Commission's outstanding debt service or lease payment obligations to pay for projects that are located in or directly serve or benefit the Allocation Areas and to meet other purposes permitted by Indiana Code 36-7-14-39(b)(3).

Now, therefore, be it resolved by the East Chicago Redevelopment Commission as follows:

Section 1. The Commission has determined that all potential captured assessments as defined in 50 IAC 8-1-16 with respect to the Allocation Areas for the January 1, 2026 assessment date for budget year 2027 shall be captured assessment as defined in 50 IAC 8-1-10 and overlapping tax units as well as the Lake County Auditor and the Common Council will be provided written notice of such determination pursuant to Indiana Code 36-7-14-39(b)(4)(B).

Section 2. The Commission will hereby invite representatives of all overlapping taxing units, as well as the Lake County Auditor and the East Chicago Common Council, to attend a Redevelopment Commission meeting and receive a presentation on the Commission's budgets, projects, tax impacts and long-term plans as required by I.C. 36-7-25-8.

Section 3. This resolution shall take effect and be in full force and effect from

and after its passage and approval by the Commission.

PRESIDENT SERNA: I'll entertain a motion to approve Resolution No. 2026-RED-1964.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you. We go on -- oh, do you have any questions for Mr. Cender?

(NO RESPONSE.)

DIRECTOR RIVERA: Okay, Karl, you're good to go.

MR. CENDER: Okay. All right. Have a good evening.

DIRECTOR RIVERA: You too. Thanks.

(EXIT MR. CENDER FROM ZOOM.)

DIRECTOR RIVERA: We turn our attention now to our action items. We have a number of them.

Okay. Our first action item is a motion to approve the federal HUD funds which excludes the homeowner's contribution of $150 for the Exterior Renovation & Lead Abatement project located at 4002 Butternut Street, East Chicago, Indiana 46312.

The Department of Redevelopment, on behalf of the City of East Chicago, receives and administers federal funds from the United States Department of Housing and Urban Development, known as HUD, under the National Affordable Housing Act of 1990. The federal Community Development Block Grants, known as CDBG, funds are used to finance various Residential Repair Programs known as Rehab, in which grants and loans are offered to

eligible owner-occupied homeowners for home repairs. Household income limits for these funding sources are prescribed yearly through HUD.

Also, concerns associated with lead-based paints must be addressed as applicable and in compliance with federal regulation 24 CFR Part 35. The Rehab Program's objective is to sustain suitable living environments for owner-occupied homeowners of the City of East Chicago.

For the owner-occupied Exterior Renovation & Lead Abatement project located at 4002 Butternut Street, East Chicago, Indiana 46312, which is within the Neighborhood Revitalization Strategy Area, known as NRSA, the owner's total project cost is $88,652.50, which will be allocated as follows: A $48,100 CDBG forgivable loan for exterior renovations, a $39,400 CDBG forgivable loan for lead-based paint abatement, a $1,002.50 CDBG forgivable loan for project delivery costs and the homeowner's contribution of $150.

Therefore, it is requested of the East

Chicago Redevelopment Commission to approve the funding and allocation for this owner-occupied exterior renovation project.

It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the federal HUD funds in the amount of $88,502.50, which excludes the homeowner's contribution of $150, for the Exterior Renovation & Lead Abatement project located at 4002 Butternut Street, East Chicago, Indiana, which is participating in the Exterior Renovation Program within the Neighborhood Revitalization Strategy Area (NRSA). The funds shall be allocated as follows: A $48,100 CDBG forgivable loan for exterior renovations, a $39,400 CDBG forgivable loan for lead-based paint abatement, and a $1,002.50 CDBG forgivable loan for project deliver costs and authorize the Executive Director to execute any related documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

We go on to the next action item. It's another one of these Department of Redevelopment's funding from federal funds from the United States Department of Housing with the National Affordable Housing Act of 1990. And the federal Community Development Block Grants are to be used to finance various Residential Repair Rehab Programs, in which these grants and loans are offered to

eligible owner-occupied homeowners for repairs. The household income limits for these funding sources are prescribed yearly by HUD. And these concerns associated with lead-based paints must be addressed as applicable and in compliance with federal regulation 24 CFR Part 35. The Rehab Program's objective is to sustain suitable living environments for owner-occupied homeowners of the City of East Chicago.

For the owner-occupied Exterior Renovation & Lead Abatement project located at 4004 Butternut Street, East Chicago, Indiana 46312, which is within the Neighborhood Revitalization Strategy Area, known at NRSA. The owner's total project cost is $38,452.50, which will be allocated as follows: A $33,500 CDBG forgivable loan for exterior renovations, a $3,800 CDBG forgivable loan for lead-based paint abatement, and a $1,002.50 CDBG forgivable loan for project delivery costs and the homeowner's contribution of $150.

Therefore, it is requested of the East Chicago Redevelopment Commission to approve

the funding and allocation for this owner-occupied exterior renovation project. It is recommended that the following motion be made verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the federal HUD funds in the amount of $38,302.50, which excludes the homeowner's contribution of $150, for the Exterior Renovation & Lead Abatement project located at 4004 Butternut Street, East Chicago, Indiana 46312, which is participating in the Exterior Renovation Program within the Neighborhood Revitalization Strategy Area (NRSA).

The funds shall be allocated as follows: A $33,500 CDBG forgivable loan for exterior renovations, a $3,800 CDBG forgivable loan for lead-based paint abatement, and a $1,002.50 CDBG forgivable loan for project delivery costs and authorize the Executive Director to execute any related documents.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

COMMISSIONER ARTIS: Randy Artis, second.

PRESIDENT SERNA: Motion made by Vice

President Russell, second by Commissioner Artis. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

The next action item is a motion to approve the federal CDBG HUD funds in the amount of $2,500 for Change Order No. 1 for the Emergency Rehab Project located at 4336 Parrish Avenue, East Chicago, Indiana.

For the previously approved owner-occupied Emergency Rehab Project located at 4336 Parrish Avenue, East Chicago, Indiana 46312, the owner's agreed total Change Order No. 1 cost is $2,500, which will

be additionally allocated to the homeowner's CDBG-financed loan to cover home repairs using federal CDBG HUD funds. This is considered acceptable for this project.

Therefore, it is requested of the East Chicago Redevelopment Commission to approve the funding and allocation of Change Order No. 1 for this owner-occupied rehab project. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the federal CDBG HUD funds in the amount of $2,500 for Change Order No. 1 for the Emergency Rehab Project located at 4336 Parrish Avenue, East Chicago, Indiana 46312, which is participating in the residential rehabilitation. The $2,500 shall be additionally allocated to the homeowner's CDBG-financed loan, and authorize the Executive Director to execute any related documents.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

SECRETARY PORTALATIN: Second.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Vice President Russell, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Our next action item is an action item for a motion to approve federal HUD funds for the Emergency Rehab Project located at 3622 Ivy Street in East Chicago, Indiana 46312.

This is another end piece on behalf of the City of East Chicago for federal HUD funds from the United States Department of Housing and Urban Development under the National Affordable Housing Act of 1990.

It's categorized as Community Development Block Grants, and each one is used to finance various Residential Repair Rehab Programs, which this grant, in particular, is a loan that's offered to eligible owner-occupied homeowners for home repairs, and this will be used with HUD funds.

So the owner of this occupied emergency rehab project is going to be located at 3622 Ivy Street, East Chicago, Indiana 46312, which is participating in the Residential Rehab Program within the Neighborhood Revitalization strategy Area, known as the NRSA.

The owner's total project cost is $12,455, which will be allocated as follows: A $5,000 CDBG grant for home repairs, a $3,200 CDBG-financed loan to cover the remaining home repairs, and a $4,255 CDBG grant for project delivery costs.

Therefore, it is requested of the East Chicago Redevelopment Commission to approve the funding for this owner-occupied rehab project. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve federal HUD funds in the amount of $12,455 for the Emergency Rehab Project located at 3622 Ivy Street, East Chicago, Indiana 46312, which is participating in the Residential Repair Program within the Neighborhood Revitalization Strategy Area (NRSA), of which the funds shall be allocated as follows: A $5,000 CDBG grant for home repairs, a $3,200 CDBG-financed loan to cover the remaining home repairs, and a $4,255 CDBG grant for project delivery costs, and authorize the Executive Director to executive any related documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

SECRETARY PORTALATIN: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Secretary Portalatin. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Our next action item is a motion to approve a request for a 2026 purchase order in the amount of $50,000 for NIPSCO to pay for the Harborside Apartments' NIPSCO bills.

The East Chicago Department of Redevelopment needs approval to create a request for purchase order for NIPSCO to pay for the Harborside Apartments' NIPSCO bills for the remainder of 2026. The total amount needed will be $50,000 using Redevelopment Gaming funding.

Action is recommended to approve the request for the 2026 purchase order in the amount of $50,000 for NIPSCO and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve a request for a 2026 purchase order in the amount of $50,000 for NIPSCO to pay for Harborside Apartments' NIPSCO bills and to authorize the Executive Director to sign the necessary documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Our next action item is a motion to approve a request for purchase order for Vale Appraisal Group in the amount of $10,000 for fiscal year ending December 31st, 2026.

The Redevelopment Department is requesting a new purchase order for Vale Appraisal Group in the amount of $10,000 for the additional appraisals for fiscal year ending December 31, 2026. The purchase order will be funded utilizing Redevelopment Gaming dollars for the appraisals.

Action is recommended to approve the purchase order for Vale Appraisal Group using Redevelopment Gaming contractual expense, and authorize the Executive Director to sign any necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve a request for purchase order for Vale Appraisal Group in the amount of $10,000 for fiscal year ending December 31, 2026, and to authorize the Executive Director to sign the necessary documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Our next action item is a motion to approve a request for purchase order for Valuation Services in the amount of $10,000 for the fiscal year ending December 31, 2026.

The Redevelopment Department is requesting a new purchase order for Valuation Services Appraisal Group in the amount of $10,000 for additional appraisals for the

fiscal year ending December 31, 2026. The purchase order will be funded utilizing Redevelopment Gaming dollars for the appraisals.

Action is recommended to approve the purchase order for Valuation Services using Redevelopment Gaming contractual expense and authorize the Executive Director to sign any necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve a request for purchase order for Valuation Services in the amount of $10,000 for the fiscal year ending December 31, 2026, and to authorize the Executive Director to sign the necessary documents.

COMMISSIONER ARTIS: Commissioner Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

The next action item for the night is a motion to approve the third annual renewal for Great Lakes Environmental Planning's contract for fiscal year 2026 to provide environmental consulting services to assist the City with compliance to the National Environmental Policy Act, known as NEPA, for an annual sum not to exceed $30,000, which will be financed with CDBG and HOME funds on an as-needed basis.

On February 7, 2023, the Redevelopment Board of Commissioners approved Great Lakes Environmental Planning to provide the environmental consulting services to assist the City with compliance to the National

Environment Policy Act, known as NEPA, for fiscal year 2023, with terms of annual renewals not to exceed three additional years through year 2026.

At this time a request is being made to renew the contract for the 2026 fiscal year based on the previous recommendation and approval at an annual amount not to exceed $30,000 utilizing CDBG and HOME funds on an as-needed basis.

Action is recommended to approve renewal of the contract for Great Lakes Environmental Planning, which is the third of three additional annual renewals and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the third annual renewal for Great Lakes Environmental Planning's contract for fiscal year 2026 to provide environmental consulting services to assist the City with compliance to the National Environment Policy Act (NEPA) for an annual sum not to exceed $30,000, which will be financed with CDBG and

HOME funds on an as-needed basis, and authorize the Executive Director to execute any related documents.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

COMMISSIONER NAVA: Judy Nava, second.

PRESIDENT SERNA: Motion made by Vice President Russell, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you, Commissioners.

We'll go on to our next action item, which is a motion to approve a request for

the 2026 purchase order in the amount of $19,135 for Urban Design Ventures, LLC, to pay for expenses for the CDBG program.

The East Chicago Department of Redevelopment needs approval to create a purchase order for Urban Design Ventures, LLC, to pay for technical services utilizing CDBG funding. The total amount needed to fund the purchase order is $19,135.

Action is recommended to approve the request for the 2026 purchase order in the amount of $19,135 for Urban Design Ventures, LLC, and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve a request for the 2026 purchase order in the amount of $19,135 for Urban Design Ventures, LLC, to pay for expenses for the CDBG program and to authorize the Executive Director to sign the necessary documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Our next action item is a motion to approve a proposal from Calumet City Plumbing and request for purchase order in the amount of $225,000, not to exceed $240,000.

The East Chicago Department of Redevelopment received a bid from Calumet City Plumbing for the Hydrant & Hydrant Valve Replacement No. 1 Project. The total amount

of the proposal is $225,000 and not to exceed $240,000. A request for a purchase order for Calumet City Plumbing is also needed to make a payment.

Action is recommended to approve the proposal from Calumet City Plumbing, Inc., and request a purchase order and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the proposal from Calumet City Plumbing and request for purchase order in the amount of $225,00, not to exceed $240,000, and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?
COMMISSIONER NAVA: Yes.
SECRETARY PORTALATIN: Commissioner Artis?
COMMISSIONER ARTIS: Yes.
SECRETARY PORTALATIN: Commissioner Portalatin? Yes.
Vice President Russell?
VICE PRESIDENT RUSSELL: Yes.
SECRETARY PORTALATIN: President Serna?
PRESIDENT SERNA: Yes. Motion carries.
DIRECTOR RIVERA: Before we move on, Mr. President, I want to make sure that everybody stays a little bit because there's a contract here that I just mentioned and it needs to be signed by the President and Secretary.
PRESIDENT SERNA: Not a problem.
DIRECTOR RIVERA: Okay. Thank you.
All right. The next action is a motion to approve the request for an hourly rate increase from $100 to $150 for Great Lakes Environmental Planning.
The City of East Chicago Department of Redevelopment received a request from Great

Lakes Environmental Planning, called GLEP, dated March 23, 2026, to increase the hourly rate of their current contract signed in January 2026. The request is to increase the hourly rate from $100 (their rate since 2013) to $150, to be competitive and comparable to the industry standard rates. GLEP does not have much work with the Redevelopment Department but has had a continued relationship for a significant number of years.

Action is recommended to approve the request for an increase of the hourly rate for Great Lakes Environmental Planning and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the request for the hourly rate increase from $100 to $150 for Great Lakes Environmental Planning and to authorize the Executive Director to sign the necessary documents.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

COMMISSIONER ARTIS: Randy Artis, second.

PRESIDENT SERNA: Motion made by Vice President Russell, second by Commissioner Artis. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you very much.

Now we go on to our next action item, which is a motion to approve the Second Amendment to the Conveyance Agreement and Memorandum of Agreement between East Chicago Redevelopment Commission, the East Chicago Housing Authority and East Chicago Urban Enterprise Association regarding the Washington Square construction of four

duplexes and two single-family homes in Prairie Crossing properties located within the City of East Chicago, Indiana, as detailed.

The East Chicago Redevelopment Department seeks approval of the second amendment to the Conveyance Agreement and Memorandum of Agreement, known as the MOA, between East Chicago Redevelopment Commission (ECRC), the East Chicago Housing Authority (ECHA), and the East Chicago Urban Enterprise Association, known as ECUEA.

The Second Amendment to the Conveyance Agreement and the MOA provides for the conveyance and development intended for the following parcels of property, all situated within the City of East Chicago, to be conveyed from ECRC to ECUEA via warranty or quitclaim deeds and reciprocal resolutions to be adopted by each agency so that development and construction activities may commence on each parcel subject to the same terms and conditions which were contained in the original MOA referenced herein:

Washington Square, construction of four

duplexes.

Lot 39. Our address is 4037 Parrish Avenue, Parcel No. 45-03-22-357-004.000-024.

Lot 40, known as 4033 Parrish Avenue. Lot No. 45 -- Parcel No. 45-03-22-357-003.000-024.

Lot 41. Address is 4029 Parrish Avenue. Parcel No. 45-03-22-357-002.0000-024.

Lot 50, known as 4030 Grand Boulevard, Parcel No. 45-03-22-357-013.000-024.

Lot 51. Address is 4034 Grand Boulevard, Parcel No. 45-03-22-357-014.000-024.

Lot 52. The address is 4038 Grand Boulevard, Parcel No. 45-03-22-357-015.000-024.

At Prairie Crossing, the construction of the two single-family homes, known as Lot 1, which the address is 4401 Elm Street. And that Parcel Number is 45-03-27-183-022.000-024.

And the last lot on Prairie Crossing is Lot No. 2 at 4405 Elm Street, Parcel No. 45-03-27-183-023.000-024.

Action is recommended to approve the MOA and authorize the Executive Director to sign

the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the Second Amendment to the Conveyance Agreement and Memorandum of Agreement between East Chicago Redevelopment Commission, the East Chicago Housing Authority and East Chicago Urban Enterprise Association regarding the Washington Square construction of four duplexes and two single-family homes in Prairie Crossing properties located within the City of East Chicago, Indiana, as detailed, and to authorize the Executive Director to execute any related documents.

VICE PRESIDENT RUSSELL: Christine Russell, so moved.

COMMISSIONER NAVA: Judy Nava, second.

PRESIDENT SERNA: Motion made by Vice President Russell, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

DIRECTOR RIVERA: Thank you.

Now we are on to our last action item?

MR. MESICH: Yeah.

DIRECTOR RIVERA: All right. Okay. This action item is a motion to approve the contract with Urban Design Ventures, LLC, to provide professional services related to NRSA plans and CDBG programs for the Calumet neighborhoods, not to exceed $37,500.

The City of East Chicago Department of Redevelopment desires to enter into a contract with Urban Design Ventures, LLC, to provide professional services in preparing Neighborhood Revitalization Strategy Area, known as NRSA, plans under the Community Development Block Grant, known as

CDBG, program as required by the U.S. Department of Housing and Urban Development, known as HUD, for the Calumet neighborhoods for fiscal year 2026 to 2030. The cost of the contract should not exceed $37,500.

Action is recommended to approve the contract with Urban Design Ventures, LLC, and to authorize the Executive Director to sign the necessary documents. It is recommended that the following motion be adopted verbatim.

PRESIDENT SERNA: I'll entertain a motion to approve the contract with Urban Design Ventures, LLC, to provide professional services related to NRSA plans and CDBG program for the Calumet neighborhoods, not to exceed $37,500, and to authorize the Executive Director to sign the necessary documents.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Judy Nava, second.

PRESIDENT SERNA: Motion by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries.

Next item on the agenda is public expression. Is there any public expression? Any public expression? Any public expression?

I'll entertain a motion to adjourn.

COMMISSIONER ARTIS: Randy Artis, so moved.

COMMISSIONER NAVA: Second.

PRESIDENT SERNA: Motion made by Commissioner Artis, second by Commissioner Nava. Any questions on the motion?

Mr. Secretary, roll call.

SECRETARY PORTALATIN: Commissioner Nava?

COMMISSIONER NAVA: Yes.

SECRETARY PORTALATIN: Commissioner Artis?

COMMISSIONER ARTIS: Yes.

SECRETARY PORTALATIN: Commissioner Portalatin? Yes.

Vice President Russell?

VICE PRESIDENT RUSSELL: Yes.

SECRETARY PORTALATIN: President Serna?

PRESIDENT SERNA: Yes. Motion carries. Meeting adjourned.

(PROCEEDINGS CONCLUDED AT 5:46 PM.)

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

BEFORE THE EAST CHICAGO
REDEVELOPMENT COMMISSION
EAST CHICAGO, INDIANA

REPORTER'S CERTIFICATE

I, KRISTEN K. STOKES, CSR, Notary Public in and for the County of Porter, State of Indiana, do hereby certify that I reported in machine shorthand the foregoing proceedings had in the above-entitled matter, at the time and place herein set forth; and I do further certify that the foregoing transcript, consisting of 60 (sixty) typewritten pages, is a true and correct transcript of my said stenographic notes.

Signed this 16th day of April, 2026.



/s/ Kristen K. Stokes
KRISTEN K. STOKES
CSR# 084-003723
My Commission Expires: 8/06/31
Notary Public: Porter County, Indiana

APPROVAL OF THE REGULAR MEETING MINUTES
OF TUESDAY, APRIL 7, 2026
APPROVED & SIGNED TUESDAY, APRIL 21, 2026

_____	_____
Anthony Serna	Christine Russell
President	Vice President
_____	_____
James Portalatin	Randall Artis
Secretary	Commissioner
_____	_____
Judy Nava	Frank Rivera
Commissioner	Executive Director

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APPROVAL OF THE REGULAR MEETING MINUTES
OF TUESDAY, APRIL 7, 2026
APPROVED & SIGNED TUESDAY, APRIL 21, 2026

Anthony Serna
President

Christine Russell
Vice President

James Portalatin
Secretary

Randall Artis
Commissioner

Judy Nava
Commissioner

Frank Rivera
Executive Director