

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  
Wednesday, July 28, 2019, at 5:30 p.m.

Call to Order: 5:30 p.m.

Pledge of Allegiance

Roll Call: Present: Richard Trembczynski and Thomas  
Davis

(Meeting chaired by Mr. Trembczynski)

MR. TREMBCZYNSKI: Need a motion to  
approve regular meeting minutes of July 14, 2021, as  
presented.

MR. DAVIS: So moved.

MR. TREMBCZYNSKI: Second

MR. TREMBCZYNSKI: Moved and second. Any  
questions? (None) We'll vote. All in favor?  
(All signify aye.)  
Motion carries.

MR. TREMBCZYNSKI: We have no  
correspondence. New Business: Building Department,  
Notice of Emergency Order to Vacate, 3916 Evergreen  
Street.

MR. PORTALATIN: This emergency order to  
vacate the property at 3916 Evergreen. They were  
staying there with no power, no water. So we had to do  
a vacate order on that property.

Next we have new demolitions. The  
first one we have is on 4426 Olcott, garage only, owned  
by Jesus Jose Flores. We have photos that show a brick  
two-car garage deteriorating with brick loose and  
cracked, missing windows. We have a Rehab Agreement, so

1 request setting this for status on 9/22.

2 4428 Olcott, garage only, Jesus Ortiz  
3 owner. There is work in progress. They have done a  
4 substantial amount of work and we'd request to set for  
5 status September 22, 2021. The owner is present here,  
6 so if you would like to --

7 MR. ORTIZ: Jesus Louis Ortiz. As I  
8 stated in the last court meeting on May 15th, the work  
9 would be completed at the end of the month, which it has  
10 been done. I give an open invitation to come out to the  
11 Building Department, but I haven't heard anything until  
12 I got this letter for today. So the only -- that's my  
13 situation. The work is complete and I'd like to get  
14 this out of the way. We got a court date coming up the  
15 13th. Personally I don't think it is wise to wait till  
16 September and then have to come back to court, but  
17 that's the way he wants to do it, that's fine with me.

18 MR. PORTALATIN: I can answer that for  
19 Mr. Ortiz. We can set up for final inspection. If  
20 everything has been completed as you state, you won't  
21 have to be present here September. We'll just notify  
22 the Board that it is indeed finished.

23 MR. ORTIZ: If you set it up, I will be  
24 here. Let's not get into it, our communication has not  
25 been really great.

MR. PORTALATIN: All right. Thank you,  
sir.

507 Grove, owned by John Farris.  
Photo shows two-story home with cracked stucco and  
boarded up windows, paint chipping. Request to set for  
bid and enter order.

418 Spring, owned by Javier shows a  
two-story home with broken gutters and disrepair,  
cracked stucco, boarded up doors and windows. Request  
to set for bid and enter order.

421 Spring, owned by Jose Alvarez.  
This property will be removed from the list. The  
property does not warrant order. Request that it be  
removed.

522 West 151st, garage only, owned  
by Marcus Ramirez. Photos show garage with

1 deteriorating roof material, eaves disrepair, bricks  
2 with mortar joints cracking. We request this property  
3 be set for bid and enter order.

4 4333 Baring, garage only, owned by  
5 Carmen Flores, photos show garage door collapsed,  
6 soffits have holes. The garage door was repaired. I  
7 would just request this be set for status for 9/22.

8 3911 McCook, I also would request  
9 that we enter the order on a stay and set for status for  
10 August 25, 2021.

11 4501 Tod, owned by Divaris Real  
12 Estate Investment LLC. The photos show roof in  
13 disrepair. The owner was able to get a new roof on this  
14 property, so that has been fixed. The chimney still  
15 needs work. Eaves in disrepair. So I would just  
16 request that this property be set for status for  
17 9/22/2021. Still need to do some work on the siding and  
18 he's getting quotes for that. He's also present here.

19 MR. JONES: Good evening, Board. Jeff  
20 Jones, representing 4501 Tod. As Mr. Portalatin stated  
21 the roof was done. We spent a lot of money on the roof,  
22 much more than I anticipated. I had allocated money for  
23 siding. As soon as we get siding estimates, the  
24 material went up. So I don't want to come before the  
25 Board promising that will be done. Nobody wants the  
house looking nice more than me. I respect what the  
Board is doing. I respect what East Chicago is doing  
with the Blight Program and I want to do my part in it.  
I definitely I can't promise 100 percent by September  
that I could have the siding done. Based on these  
estimates, everything has changed. Financially  
everything has changed with material, so the estimates  
are really outrageous a little bit now.

So, what I can do, is like the  
bottom brick of the house, I am going to paint that.  
The doors, I'm going to paint and then possibly replace,  
but they are functioning. And the chimney, I will have  
that done. That's not a big thing. The chimney will be  
capped and the mortar joints done. But the foundation,  
the former foundation in that house is solid. The house  
is -- believe it or not -- is one of the nicer houses on  
that block -- on the inside. My outside needs siding  
and the windows. I'm going to do the windows and  
attempt to do them myself. I can do them myself.  
That's what I have before the Board.

1                   Now I would love to have this order  
2 rescinded. I mean I could come in September, but I  
3 cannot promise this Board that I will have the siding  
4 done. If I can get the right price -- I get the right  
5 price -- it will get done. The windows, get the siding  
6 and windows done I'll save on heat and -- you know -- I  
7 mean I want it done. Nobody wants it done more than me.

8                   MR. DAVIS: Let me ask one question for  
9 clarification. Are you clear on the status?

10                   MR. PORTALATIN: The status will be -- it  
11 will still be presented on September 22nd. We want to  
12 see where we are at on that date. And then I want to  
13 finalize it on September 22nd, and so does the owner.  
14 We do want him to continue to do the repairs and  
15 whatever happens around that time, I'll bring that forth  
16 here as well.

17                   MR. DAVIS: Sounds good.

18                   MR. JONES: Thank you.

19                   MR. PORTALATIN: That is the properties  
20 that I have with respect to today, so I have nothing  
21 else. Thank you, Board.

22                   MR. ORTIZ: Can I ask a question related  
23 to my property? I was told by a gentleman that I could  
24 not build a fringe on the front portion of my building,  
25 the sidewalk portion. Yet my neighbor one door away  
just built a brand new one. I'd just like to understand  
why, and I haven't been able to get an answer to that  
and why I can't do it myself. Now if you like you can  
research and maybe you can answer that question on the  
22nd.

                  MR. PORTALATIN: We'll take a look at  
that for Mr. Ortiz.

                  MR. ORTIZ: Thank you.

                  MR. PORTALATIN: That is everything I  
have tonight.

                  MR. DAVIS: I make a motion that we  
approve the recommendations of Mr. Portalatin for the  
Emergency Order to Vacate at 3916 Evergreen Street and  
approve the new demolition and status for the

1   aforementioned properties.

2                   MR. TREMBCZYNSKI:  Second.  All in favor?  
3                                    (All signify aye.)

4                                    Motion carries.

5                                    Our next meeting will be August 11,  
6   2021, at 5:30 p.m., unless it gets changed.

7                   MR. TREMBCZYNSKI:  Second.  All in favor?  
8                                    (All signify aye.)

9                                    Motion carries.  Meeting adjourned.

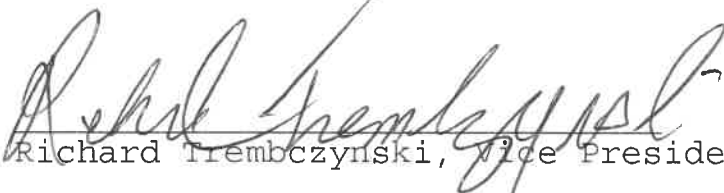
10                                   \*\*\* Meeting adjourned at 5:45 p.m. \*\*\*

11                                   Approval of the Regular Meeting Minutes  
12   of July 28, 2021

13                                   Approved and Signed, Wednesday, July 28, 2021

14                                   

15                                   Milton Reed, President

16                                   

17                                   Richard Trembczynski, Vice President

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19                                   Thomas Davis, Member

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21                                   Ateria Allen, 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 2nd day of August, 2021.

*Peggy S. LaLonde*



Peggy S. LaLonde, CSR, RPR