

CITY OF EAST CHICAGO BOARD OF PUBLIC WORKS  
BOARD OF DIRECTORS

BOARD MEMBERS

Val Gomez, President  
Winna Guzman, Vice-President  
Douglas Powers, Member

Regular Meeting Minutes  
Monday, October 11, 2021, at 4:30 p.m.

Reporter by Fissinger & Associates, Ltd.  
By: Peggy S. LaLonde

Staff Present: Richard Morrisroe  
Carla Morgan  
James Portalatin  
William Allen  
Olga Cosme

Call to Order: 4:30 p.m.

Roll Call: Present: Val Gomez, Winna Guzman and  
Douglas Powers

MR. GOMEZ: Good afternoon everyone. I'd like to call to order the regular meeting of the Board of Public Works for October 11, 2021.

First item, we have the minutes of the regular meeting of September 27, 2021. Entertain a motion to approve as written.

MR. POWERS: So move.

MS. GUZMAN: Second.

Roll Call: "All in Favor": All Abstain: None  
Opposed: None

MR. GOMEZ: Motion carries.

There is no correspondence, so we'll move on to New Business. First item on the agenda today is the bid opening for Indianapolis Boulevard Sewer Investigation, from Engineering.

MR. ALLEN: William Allen, Engineering Department. The first bid is National Power Rodding, located at 2500 West Arkansas Street, Chicago. The base bid is \$279,560.00. There are two items that are as

1 needed items. They are unit prices. One is for heavy  
2 cleaning and the other one for excavation of submerged  
sewers. Item A, heavy cleaning, \$550.00, and Item B,  
excavation submerged sewer, \$10,000.

3 Next we have R & R Visual Inc.,  
4 located at 1828 West Olson Road, Rochester, Indiana.  
Base bid is \$239,225.00. As needed items, Item A  
\$295.00 is the unit price, and Item B, unit price is  
5 \$1,095.00.

6 MR. GOMEZ: Just the two bids?

7 MR. ALLEN: There is only two, so we'll  
8 take these and review them, and have a recommendation by  
the next regular Board of Works meeting.

9 MR. GOMEZ: Okay, thank you.

10 Move on to JM Industrial Services,  
this is from Building Department. First we have Notice  
11 to Proceed at 606 150th for demolition. Contract is  
dated October 28, 2020. Any questions or comments on  
the Notice to Proceed? (None) Entertain a motion to  
12 approve.

13 MR. POWERS: So moved.

14 MS. GUZMAN: Second.

15 MR. GOMEZ: Roll call.

16 Roll Call: "All in Favor": All Abstain: None  
17 Opposed: None

18 MR. GOMEZ: Motion carries.

19 Next we have, also with JM  
Industrial Services, proposal for change order at 505  
143rd Street, East Chicago, this is for garage demo.  
20 Scope of work is removal of driveway and apron, and haul  
away. The amount of \$3800.00. The Building Department  
agrees with the change order?

21 MR. PORTALATIN: Yes. They were awarded  
22 the demolition of the garage. At the time they were not  
awarded the removal of the existing driveway, so they  
23 will remove the driveway and apron, and they will put  
top soil in to get it prepared to get sodded.

24 MR. GOMEZ: Any other questions or  
25 comments? (None) Entertain a motion for Change Order.

1 MR. POWERS: Is there going to be any  
2 more work required after this or should this be it?

3 MR. PORTALATIN: That will be the end for  
4 JM Industrial. We have our sod services done through  
5 Calumet Waste & Recycling. They are the ones that would  
6 install the sod.

7 MR. GOMEZ: Any other comments? (None)  
8 No further comments, entertain a motion to approve JM  
9 Industrial Services proposal for change order.

10 MR. POWERS: So moved.

11 MS. GUZMAN: Second.

12 MR. GOMEZ: Roll call.

13 Roll Call: "All in Favor": All Abstain: None  
14 Opposed: None

15 MR. GOMEZ: Motion carries.

16 Next we have also JM Industrial  
17 Services, proposal for 1911 Broadway, East Chicago,  
18 Indiana. Scope of work is remove and haul away the  
19 front cinderblock fence, metal fence poles, and concrete  
20 debris. The amount is \$2200.00.

21 MR. PORTALATIN: JM Industrial has the  
22 demolition contract for 1907 Broadway and 1909 Broadway,  
23 but we noticed that 1911, which is also a parcel that we  
24 own, there's an old existing fence, block fence, older  
25 metal posts, and we just want to clear up the whole  
area. So I agree with this.

MR. GOMEZ: Any other questions or  
comments on the proposal? (None) Entertain a motion to  
approve.

MR. POWERS: So moved.

MS. GUZMAN: Second.

MR. GOMEZ: Roll call.

Roll Call: "All in Favor": All Abstain: None  
Opposed: None

MR. GOMEZ: Motion carries.

1                   Next we have, also with Building,  
2 Amereco, New Construction design rate for house. This  
3 is the rate for three homes, line 1 is \$4194.00 per  
4 home, three homes would be \$12,582.00. Line 2, 2265  
5 rate per home, three homes, that would be \$6,795.00.  
6 Line 3, geo technical engineer rate per home \$3,780.00,  
7 the three homes, would be \$11,340.00. The construction  
8 management and contract administration rate for homes,  
9 that would be \$22,640.00 for three homes, total for  
10 homes is \$67,920,00 for all three homes. Proposal to be  
11 ratified October 19th at the Board of Redevelopment. So  
12 is this a housing project?

13                   MR. PORTALATIN: Yes, for West Calumet  
14 Housing project, for three homes, ranch style.

15                   MR. GOMEZ: This is for preliminary work,  
16 right?

17                   MR. PORTALATIN: So Amereco will be  
18 supplying the new construction design. So they will be  
19 giving us the design. We will receive the designs and  
20 they will be prepared by an Indiana professional  
21 licensed architect. They also will request the bid  
22 procurement process, go through the publication and so  
23 forth, and they will be there as well managing the  
24 sites.

25                   MR. GOMEZ: Any questions on this  
proposal for these three homes?

                  MR. POWERS: I'm just nervous about --  
you know, you mentioned about preparing the design  
drawing. Is this something that doesn't need to be bid  
out, because this isn't providing services sounds like.

                  MR. PORTALATIN: They are providing a  
professional service for us and they will be submitting  
those drawings. They will be bidding out to contractors  
to bid out for the actual work.

                  MR. POWERS: They are doing the drawings,  
that doesn't need to be bid out?

                  MS. MORGAN: No, that's the exact kind of  
professional services that both Building and Engineering  
have the right, under State law, they can pick qualified  
contractors and firms to do that work.

1 MR. GOMEZ: Any other questions?

2 MS. GUZMAN: So they will be acting as  
3 the general contractor?

4 MR. PORTALATIN: No, they won't be. They  
5 will be project manager, overseeing everything. But  
6 they will bid this out for a general to be awarded the  
7 project.

8 MR. GOMEZ: There being no further  
9 questions or comments, entertain a motion to approve  
10 Amereco's proposal for new construction design of three  
11 homes for the aforementioned items, total of \$67,920.00.

12 MS. GUZMAN: So moved.

13 MR. POWERS: I still don't understand why  
14 we are hiring an environmental cleaning firm as the  
15 architect. This is kind of confusing to be honest with  
16 you.

17 MR. PORTALATIN: They have helped us with  
18 environmental before. They have done a lot of work, as  
19 well as including some development in Hammond.

20 MR. POWERS: Have we seen any  
21 architectural work? Have we seen any project  
22 management? The scope of work or the references that  
23 were provided related to these properties didn't state  
24 what they did, if they did architectural renderings or  
25 if they did the project management. It states who they  
worked with and what was achieved.

MR. PORTALATIN: They have submitted some  
drawings to us for some homes that they built where they  
were the project manager for in Hammond, and that was  
sent to us as well, and they have shown us some  
pictures. Plus we have been able to see what they have  
done with that as well.

MR. POWERS: You said they do have a  
licensed architect?

MR. PORTALATIN: Yes, they do.

MR. POWERS: In Indiana?

MR. PORTALATIN: Yes,

1 MR. POWERS: I'll second.

2 MR. GOMEZ: You need that provided for  
3 the record?

4 MR. POWERS: Well, they have the name on  
5 here. The person that was listed on here, I didn't find  
6 any reference of them being a licensed architect, the  
7 person they said they had; that was my concern. I found  
8 where they worked, that was a design company that did  
9 not prepare architectural drawings, so that's where my  
10 concern was, but we have that information in front of  
11 us.

12 MR. PORTALATIN: Sure. And I'd be more  
13 than willing to request the resume so you can get that  
14 information.

15 MR. POWERS: Thank you.

16 MR. GOMEZ: So the motion was made and  
17 second; roll call.

18 Roll Call: "All in Favor": All Abstain: None  
19 Opposed: None

20 MR. GOMEZ: Motion carries.

21 Next item we have also Amereco  
22 Environmental Professional Services. This is for the  
23 same project I imagine.

24 MR. PORTALATIN: Correct. However, this  
25 is a different proposal. This is for the environmental  
26 professional services. Total for the three properties  
27 will be \$19,644.00. The total amount that is requested  
28 today before you will be \$26,494.00 and will also be  
29 ratified at the October 19th Redevelopment meeting.

30 MR. GOMEZ: I'm curious, the EPA cleared  
31 those properties, we still need an additional  
32 environmental report if we are going to build homes?

33 MR. PORTALATIN: The EPA did remediation.  
34 They tested up to 30 inches and remediation up to  
35 24 inches. So what Amereco is doing is conducting soil  
36 borings. Our foundations are going to be around 48  
37 inches. They have to be able to do soil borings to see  
38 if indeed everything is, you know, clear, or if we need  
39 to do anything else. Amereco will do their testing, and

1 the final product will be a site that is clean.

2 MR. GOMEZ: Any other comments or  
3 questions? (None) Entertain a motion to approve Amereco  
4 Environmental Professional Services for this project, in  
5 the amount of \$26,494.00.

6 MR. POWERS: So moved.

7 MS. GUZMAN: Second.

8 MR. GOMEZ: Roll call.

9 Roll Call: "All in Favor": All Abstain: None  
10 Opposed: None

11 MR. GOMEZ: Motion carries.

12 Next we have the Interlocal  
13 Agreement between the Board of Works and City of East  
14 Chicago, Indiana and East Chicago Redevelopment  
15 Commission regarding the redevelopment of new housing in  
16 the West Calumet neighborhood. This Interlocal  
17 Agreement is mutual agreed terms, common understanding  
18 and cooperation between the parties that relate to  
19 management and contractor funds to develop housing in  
20 West Calumet neighborhood and details are here in the  
21 packet. Anything you want to add?

22 MR. PORTALATIN: My colleagues, Mr.  
23 Morrisroe and Frank Rivera, have been very instrumental  
24 in helping us build this.

25 MR. GOMEZ: Redevelopment already passed  
their part of it?

MR. PORTALATIN: Correct.

MR. GOMEZ: That was October 5th, 2021,  
and the funding appropriated by Council -- right -- as I  
understand it.

MR. PORTALATIN: Yes.

MR. GOMEZ: The conditional amount is how  
much?

MR. PORTALATIN: \$500,000.00.

MR. GOMEZ: We don't have to go in all

1 that detail. My understanding we have to get another  
2 partner involved in this too, or no.

3 MR. PORTALATIN: No.

4 MR. GOMEZ: We are going to do this  
5 without anybody else?

6 MR. PORTALATIN: Yes.

7 MR. GOMEZ: Okay. I believe the original  
8 agreement had somebody else involved, right?

9 MR. PORTALATIN: Yes. We were still  
10 pursuing that, but unfortunately this did not -- that's  
11 something that we are not going to be able to continue  
12 at this moment, but we are working fortunately with the  
13 contractor. Our developer that was tied to that program  
14 is not going to be able to continue on with that, so we  
15 had to cut ties.

16 MR. GOMEZ: (Interlocal Agreement read  
17 for record.) Are there any questions or comments on  
18 the Agreement? (None) Entertain a motion to approve  
19 Interlocal Agreement regarding the development of new  
20 housing in West Calumet neighborhood.

21 MR. POWERS: So moved.

22 MS. GUZMAN: Second.

23 MR. GOMEZ: Roll call.

24 Roll Call: "All in Favor": All Abstain: None  
25 Opposed: None

MR. GOMEZ: Motion carries.

Next we have Certification of  
Substantial Completion for Block Stadium, Phase 5. We  
do have a letter from Keith Selvie, Project Director,  
City of East Chicago, asking us to approve these. The  
first one is a Certificate of Substantial Completion  
Block Stadium, Phase 5, Gariup Construction. They have  
approved it, and the date of the substantial completion  
is actually August 18, 2021. Any comments on the first  
one for Gariup Construction? (None)

Next we have Certificate of  
Substantial Completion for the contractor, Mechanical  
Concepts, also for Block Stadium, Phase 5. Date of



1 completion is also August 18, 2021. Any questions on  
this Certificate of Completion? (None)

2 Next contractor is Midwestern  
3 Electric, also Block Stadium, Phase 5, submitted by --  
also dated August 18, 2021. Any questions or comments  
on this Certificate of Completion? (None)

4 I will entertain a motion to approve  
5 Certificates of Substantial Completion for Block  
Stadium, Phase 5, to the aforementioned contractors.

6 MR. POWERS: So moved.

7 MS. GUZMAN: Second.

8 MR. GOMEZ: Roll call.

9 Roll Call: "All in Favor": All Abstain: None  
Opposed: None

10 MR. GOMEZ: Motion carries.

11 Next we have proposal from  
12 Midwestern Electric for Columbus Drive requesting quote  
for relocation of pedestrian signals and button on the  
13 northwest corner of the intersection of Columbus Drive  
and Euclid, in compliance with ADA requirements. Total  
14 amount of project is \$7412.00. Any questions or  
comments on this proposal? (None) Entertain motion to  
15 approve Midwestern Electric proposal for Columbus Drive  
and Euclid.

16 MR. POWERS: So moved.

17 MS. GUZMAN: Second.

18 MR. GOMEZ: Roll call.

19 Roll Call: "All in Favor": All Abstain: None  
Opposed: None

20 MR. GOMEZ: Motion carries.

21 Next we have Towing Services for the  
22 police department. We have a letter from Sergeant Parks  
saying they were personally responsible for processing  
23 documents. Tow companies rendered the services during  
the time Public Works cleaned streets, vehicles were  
24 removed and necessary to complete this job. Vehicle  
owners were not charged and the amount is \$20,880.00.  
And this was over four vendors; Caruthers, Air-1 Service  
25 Center, Torino Truck & Trailer Service, and S & S Sales.

1 Sergeant Parks has requested that total invoice needs to  
2 be processed for payment. The services were rendered  
3 during the time Public Works was cleaning the streets.  
4 Are there any questions or comments on this proposal?  
(None) Entertain a motion to approve the police  
department request for the towing services, which were  
rendered.

5 MR. POWERS: So moved.

6 MS. GUZMAN: Second.

7 MR. GOMEZ: Roll call.

8 Roll Call: "All in Favor": All Abstain: None  
9 Opposed: None

10 MR. GOMEZ: Motion carries.

11 Next we have surplus request from  
12 IT. I did speak with our IT Director, Kevin Klocek. He  
13 was unable to attend the meeting, but he did add  
14 paperwork for each item. Are there any questions or  
15 comments on the surplus request from IT? (None)  
16 Entertain a motion to approve IT request.

17 MR. POWERS: So moved.

18 MS. GUZMAN: Second.

19 MR. GOMEZ: Roll call.

20 Roll Call: "All in Favor": All Abstain: None  
21 Opposed: None

22 MR. GOMEZ: Motion carries.

23 Next we come to outstanding  
24 invoices. First one is from Nitco. This is from our IT  
25 Department. Invoice date was 3/12/2020, amount \$119.00.  
Explanation, December 29th invoice surcharge was  
assessed that we disputed and it was not paid. In  
February 2020 a late charge was assessed that we  
disputed and did not pay. March 2020, we had an  
adjustment, however they applied it to the current  
charges rather than the previous balance to negate the  
disputed charges. So in March 2020, we paid the charges  
instead of the full amount, and the previous balance  
still existed. This payment will be the difference of  
the March 2020 payment which should never have been  
reduced. Adjustment was misapplied and should have

1 reduced the previous balance.

2 Apparently there was a dispute with  
3 surcharge and late payment, which were resolved  
4 according to Kevin. He thought it was resolved, then it  
5 came up again. After many phone calls with them,  
6 everything was adjusted. Any questions or comments on  
7 this one? (None) Entertain a motion to approve Nitco  
8 late invoice with IT.

9 MR. POWERS: So moved.

10 MS. GUZMAN: Second.

11 MR. GOMEZ: Roll call.

12 Roll Call: "All in Favor": All Abstain: None  
13 Opposed: None

14 MR. GOMEZ: Motion carries.

15 Next late invoice from Cintas,  
16 Public Works, dated 7/2/2021, amount \$3,393.81.  
17 Explanation was the invoice was partially paid. Due to  
18 the print of the original invoice, invoice was short  
19 paid \$200.00. Any questions or comments on this one?

20 MS. GUZMAN: The reasoning is a little  
21 unclear. I'm not sure exactly what occurred. They did  
22 not have enough funds? I'm not sure.

23 MR. POWERS: Looks like the 193 --  
24 invoice at the top, on the back of the second page.

25 MR. GOMEZ: They weren't able to read the  
original print on the invoice. They paid what they  
thought was the proper payment, I think, if you look at  
those.

MR. POWERS: It would have been nice if  
they penciled and circled it.

MR. GOMEZ: Any other comments? (None)  
Entertain a motion to approve the past due invoice from  
Cintas from Public Works.

MR. POWERS: So moved.

MS. GUZMAN: Second.

MR. GOMEZ: Roll call.

1 Roll Call: "All in Favor": All Abstain: None  
Opposed: None

2 MR. GOMEZ: Motion carries.

3 Next we have outstanding invoice  
4 from Torrenge Surveying, late invoice dated 4/15/2021,  
amount of \$15,858. Planning Department received the  
5 invoice late, on 10/1/21, however services have been  
rendered and the invoice should be processed.

6 MR. POWERS: They were only able to  
7 complete about 90 percent of the work until the end of  
September. Instead of submitting a partial pay request,  
8 they kept the same invoice. So services were rendered  
just two weeks ago.

9 MR. GOMEZ: Any other questions or  
10 comments? (None) Entertain a motion to approve late  
invoice from Torrenge Surveying.

11 MR. POWERS: So moved.

12 MS. GUZMAN: Second.

13 MR. GOMEZ: Roll call.

14 Roll Call: "All in Favor": All Abstain: None  
Opposed: None

15 MR. GOMEZ: Motion carries.

16 Next we have from Robinson  
17 Engineering, late invoice dated 7/23/2021, amount of  
\$29,500.00. Engineering Department received invoice  
18 late, on 10/11/21. Services have been rendered and  
invoice should be processed. Similar to the previous  
19 one.

20 MR. POWERS: Seems to be a trend with  
Robinson with late invoices. Is there any way to  
21 resolve this?

22 MR. ALLEN: We can send them a friendly  
reminder.

23 MR. GOMEZ: We can send them an  
unfriendly reminder too. Any other questions or  
24 comments? (None)

25 MS. GUZMAN: Maybe send them the

1 resolution that references sending the invoices, remind  
2 them of that.

3 MR. GOMEZ: There being no further  
4 questions or comments, entertain a motion to approve the  
5 late invoice to Robinson Engineering, in the amount of  
6 \$29,500.00.

7 MR. POWERS: So moved.

8 MS. GUZMAN: Second.

9 MR. GOMEZ: Roll call.

10 Roll Call: "All in Favor": All Abstain: None  
11 Opposed: None

12 MR. GOMEZ: Motion carries.

13 Next we have proposal for change  
14 order from First Group Indiana Harbor Belt Trail, change  
15 order number 1, Engineering. This change order is to  
16 use recycle aggregate in lieu of limestone. It's a cost  
17 saving of \$19,925.20 reduction.

18 MR. ALLEN: This is a reduction.  
19 Basically switched out the limestone for recycled  
20 aggregate. Usually we put in limestone in the past, but  
21 we have discovered that there is not really that much  
22 difference between the recycled aggregate versus the  
23 limestone.

24 MR. POWERS: Just the amount of depth?

25 MR. ALLEN: No. At one point we felt  
that it would compact better, but again that's really  
not that much of a difference.

MR. GOMEZ: Any questions or comments?  
(None) Entertain a motion to approve First Group  
Indiana Harbor Belt Trail, change order number 1, for  
reduction of \$19,925.20.

MR. POWERS: So moved.

MS. GUZMAN: Second.

MR. GOMEZ: Roll call.

Roll Call: "All in Favor": All Abstain: None

1 Opposed: None

2 MR. GOMEZ: Motion carries.

3 Next we come to right-of-way  
4 applications. We have right-of-way applications  
5 21-04011 to 21-04019. Any questions or comments on  
6 these right-of-way applications? (None) Motion to  
7 approve the permit applications.

8 MR. POWERS: So moved.

9 MS. GUZMAN: Second.

10 MR. GOMEZ: Roll call.

11 Roll Call: "All in Favor": All Abstain: None  
12 Opposed: None

13 MR. GOMEZ: Motion carries.

14 We have no other business. Our next  
15 regular meeting will be Monday, October 25, 2021, at  
16 4:30 p.m. That concludes our business for tonight.  
17 Entertain a motion for adjournment.

18 MR. POWERS: So moved.

19 MS. GUZMAN: Second.

20 MR. GOMEZ: Roll call.

21 Roll Call: "All in Favor": All Abstain: None  
22 Opposed: None

23 MR. GOMEZ: Motion carries.

24 \*\*\*\*\* Meeting Adjourned \*\*\*\*\*  
25

1                   Approval of the Regular Meeting Minutes of  
2                                   October 11, 2021

3                   Approved and Signed October 11, 2021.

4                   \_\_\_\_\_  
5                   Val Gomez, President

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7                   \_\_\_\_\_  
8                   Winna Guzman, Vice President

9                   \_\_\_\_\_  
10                  Douglas Powers

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12                  \_\_\_\_\_  
13                  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 13th day of October, 2021.

*Peggy S. LaLonde*

Peggy S. LaLonde, CSR, RPR



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