



REGULAR MEETING  
August 25, 2022

**PLEDGE OF ALLEGIANCE:** Led by Commissioner Ekdahl

**Commissioners Present:** Lach, Mundt, Ekdahl, Dr. Finley

**Commissioners Absent:** Czilli, Mayor Lynch

**APPROVAL OF MINUTES:**

Commissioner Ekdahl made a motion to approve the minutes from the regular meeting of July 28, 2022. Commissioner Mundt seconded the motion.  
3 yes 0 nays

Commission Attorney Whitten presented an amendment to the March 24, 2022 Regular Meeting. Attorney Whitten explained that the proposed language is offered to reflect the advertised public hearing and note that no one spoke in favor or against the resolution.

Commissioner Ekdahl made a motion to approve the amendment to the March 24, 2022 regular meeting minutes. Commissioner Mundt seconded the motion.  
3 yes 0 nays

**APPROVAL OF CLAIMS:**

Director Monroe presented the Redevelopment Commissions (RDC), General Register, NIRPC Register and the Allocation Area register to the Commission. He recommended approval contingent upon APV # 56630 being removed from the RDC – General Register and added to the RDC – NIRPC Register, APV # 56636 and APV # 56637 being removed from the RDC – Allocation Area Register and added to the RDC – General Register, and review of Commission Attorney Whitten and Clerk-Treasurer Rivas.

Commission Ekdahl made a motion to approve the claims contingent upon - APV # 56630 being removed from the RDC – General Register and added to the RDC – NIRPC Register, APV # 56636 and APV # 56637 being removed from the RDC – Allocation Area Register and added to the RDC – General Register, and review of Commission Attorney Whitten and Clerk-Treasurer Rivas. Commissioner Mundt seconded the motion.  
3 yes 0 nays

**STAFF REPORTS:**

Bill Rathjen presented his real estate report. Mr. Rathjen recommended moving forward with two appraisals (by Valuation Services \$600 and Vale Appraisal Group \$1,200) for 2508 Hamstrom Road.

**President**

Sue Lynch  
*Mayor*

**Vice President**

Collin Czilli  
*Councilperson*

**Secretary**

Greg Lach

**Members**

Allen Ekdahl

Ralph Mundt

**School Board Liaison**

Dr. Shauna Finley

**Director**

A.J. Monroe

**Legal**

Dan Whitten

**Recording Secretary**

Sonya Lindgren

City Hall  
6070 Central Avenue  
Portage, IN 46368

219-762-5746

Commissioner Lach entertained a motion to approve the quotes from Valuation Services (\$600) and Vale Appraisal Group (\$1,200) for 2508 Hamstrom Road. Motion by Commissioner Mundt (Commissioner Ekdahl 2nd).

3 yes 0 nays

Director A.J. Monroe:

- Marquette Greenway Trail (NPS Segment – Salt Creek). Work continues. The Contractor (Gariup) has excavated approximately 900 LF of trail and has begun to place stone on the east side of Salt Creek. Excavation work west of Salt Creek is scheduled to begin next week. The substantial completion date November 5th.
- Willowcreek Road/Crisman Road Bypass Project. Paving and Concrete work is complete. Final walk-thru is scheduled for Thursday, September 1st.
- 5439 Central Avenue (former Gilbert Service Station). Work is complete. Amereco continues to work on closing documents.
- Central Avenue West. Phase One – A design work is complete. Bid Letting is expected Fall 2022. Phase One – B design work is ongoing. Bid Letting for Phase One – B is expected FY 2024.
- 2022 Paving Program (CCMG). Rieth-Riley has been awarded the project. Work has recently been completed in the Arvilla Acres Subdivision (off Swanson Road) and Dune Trail Hallow Subdivision (off Samuelson Road). Work is to start on Airport Road in mid-September.
- City Hall Remodel. The contractor continues to work on Punch List Items.
- Founders Square / Plaza. The contractor continues to work on Punch List Items.
- Hannah’s Hope Playground Resurface. The contractor has been notified of award. The Department has asked the contractor to provide a project schedule. The contractor is working to secure state and local licensing.
- Downtown Master Plan. The planning charrette scheduled for earlier this month was postponed. The Department is currently working with the consultant team and steering committee to identify new dates.
- Transit Development District (TDD) Boundary. The second public hearing was held on Thursday, August 11th at the offices of the RDA. The Portage / Ogden Dunes TDD Boundary was approved.

**OLD BUSINESS:**

None

**NEW BUSINESS:**

**Change Order #1 for 5439 Central Avenue (former Gilbert Service Station) Demolition (Amereco)**

Director Monroe introduced John Blosky, Amereco. Mr. Blosky presented Change Order #1 (#GE-01) to the Commission and recommended approval.

Commissioner Lach entertained a motion to approve the change order to GE Marshall’s Contract in the total amount of \$1,837.00. Motion by Commissioner Ekdahl. (Commissioner Mundt 2nd).

3 yes 0 nays

**Permission to install Fiber Cables (Frontier) – Portage Lakefront – South Properties**

Director Monroe presented the request of Jeff Schoenle (Troyer Group) to install fiber cables along roadways within Portage Lakefront – South Properties.

Commissioner Lach entertained a motion to approve the request. Motion by Commissioner Mundt (Commissioner Ekdahl 2nd).

3 yes 0 nays

**OTHER BUSINESS:**

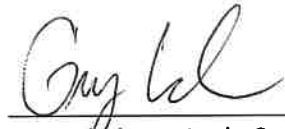
Director Monroe presented a NIPSCO request for Right of Entry for RDC-owned property (Tax ID Number :64-03-31-151-001.000-016). Mr. Monroe stated that he had, with Attorney Whitten’s approval, signed the request previously because the request was time sensitive and that this action was to endorse / acknowledge the approval. The Commission members indicated they understood why the action was taken.

Commissioner Lach entertained a motion to approve NIPSCO’s Request for Entry. Motion by Commissioner Ekdahl (Commissioner Mundt 2nd).

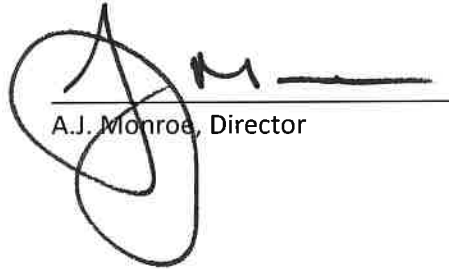
3 yes 0 nays

There being no further business to come before the Commission, Commissioner Mundt made a motion to adjourn. Commissioner Ekdahl seconded the motion.

3 yes 0 nays



Commissioner Lach, Secretary



A.J. Monroe, Director