

**MINUTES OF ANNUAL AND REGULAR MEETING  
GARY REDEVELOPMENT COMMISSION  
JANUARY 6, 2021**

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**BE IT REMEMBERED THAT** the Gary Redevelopment Commission met in an Annual and Regular virtual meeting in its offices at 504 Broadway, Suite 200, Gary, Indiana on Wednesday, January 6, 2021.

**PRESENT:**

**Eric E. Reaves, President  
Adam Hall, Vice-President  
George A. Rogge, Secretary  
Jeremiah King, Member  
Gwendolyn F. Sims, Member**

**ABSENT:**

**Glenn I. Johnson, Representative of School Corp.**

**ALSO PRESENT:**

**AJ Bytnar, Director  
Carrol Pirtle, Deputy Director  
Rodney Pol, Esq., Commission Attorney  
Jeraldine Williams, Staff  
Debera Backus, Staff  
Carole Carlson, Post-Tribune Newspaper**

**THE MEETING** was called to order by Commissioner Reaves 4:16 P. M.

**ROLL CALL:** Commissioner Reaves, Commissioner Hall, Commissioner Rogge, Commissioner King and Commissioner Sims were present. Mr. Johnson, Representative of School Corp. was absent.

**ELECTION of Commission Officers for the Year 2021 (President, Vice-President, and Secretary): VACATE POSITIONS of Commission Officers (President, Vice-President, and Secretary); and ELECT POSITIONS of Commission Officers for the Year 2021 (President, Vice-President, and Secretary):** By common consensus, the positions of Commission Officers for the year 2020 was vacated. Commissioner Reaves said he relinquished the meeting over to Atty. Rodney Pol as the administrator for the election of Commission Officers for the year 2021.

Atty. Pol said nominations were open for the year 2021. Atty. Pol asked for a motion for President. Commissioner Rogge moved to elect Commissioner Reaves as President. Commissioner King moved to elect Commissioner Hall as President. Atty. Pol asked for a motion to close the election of President and to vote on the nominations for President. Commissioner Sims moved to close the nomination for President and moved for approval to elect Commissioner Reaves as President. Commissioner Rogge seconded. The vote showed:

Ayes – Commissioner Sims  
Commissioner Rogge  
Commissioner Reaves

Nays – Commissioner King  
Commissioner Hall

The motion was carried to close the nomination and to elect Commissioner Reaves as President.

Atty. Pol said with the motion carried it would nullify the other nomination for President.

Atty. Pol asked for a motion for Vice-President. Commissioner Reaves moved to elect Commissioner Rogge as Vice-President. Commissioner Sims moved to elect Commissioner Hall as Vice-President. Atty. Pol asked for a motion to close the election of Vice-President and to vote on the nominations for Vice-President. Commissioner King moved to close the nomination for Vice-President and moved for approval to elect Commissioner Rogge as Vice-President. Commissioner Sims seconded. The vote showed:

Ayes – Commissioner Reaves  
Commissioner Rogge

Nays – Commissioner King  
Commissioner Sims  
Commissioner Hall

The motion failed to close the nomination for Vice-President and to elect Commissioner Rogge as Vice-President.

Commissioner King moved to close the nomination for Vice-President and moved for approval to elect Commissioner Hall as Vice-President. Commissioner Sims seconded.

The vote showed:

Ayes – Commissioner King  
Commissioner Sims  
Commissioner Hall

Nays – Commissioner Reaves  
Commissioner Rogge

The motion was carried to close the nomination and to elect Commissioner Hall as Vice-President.

Atty. Pol asked for a motion for Secretary. Commissioner Sims moved to elect Commissioner Rogge as Secretary. Commissioner Hall nominated Commissioner King as Secretary. Atty. Pol asked for a motion to close the election of Secretary and vote on the nominations for Secretary. Commissioner Reaves moved to closed the nomination for Secretary. Commissioner Sims seconded. The vote showed:

Ayes – All

Nays – None

The motion was carried to closed the nomination for Secretary.

Commissioner Sims moved to elect Commissioner Rogge as Secretary. Commissioner Reaves seconded. The vote showed:

Ayes – Commissioner Sims  
Commissioner Rogge  
Commissioner Reaves

Nays – Commissioner Hall

**Abstains – Commissioner King**

The motion was carried to elect Commissioner Rogge as Secretary.

Atty. Pol said with the motion carried it would nullify the other nomination for Secretary.

Atty. Pol said the Elected Officers for the 2021 are as follows: Eric E. Reaves as President, Adam Hall as Vice-President and George A. Rogge as Secretary. Atty. Pol said he relinquished his position as administrator and turned the meeting over to President, Commissioner Reaves. Commissioner Reaves thanked Atty. Pol for his role as administrator for the election of Commission Officers for the year 2021.

CERTIFICATION OF RECORD of Executive Session, held Wednesday, January 6, 2021: Commissioner Reaves read into the record, “Statement of Executive Session. I hereby certify that nothing has been discussed in the Executive Session held immediately before this open meeting except those items specified and listed in the Notice”. Commissioner Hall moved for approval of the Certificate of Record of the Executive Session. Commissioner Sims seconded. The vote showed:

Ayes – All

Nays – None

The motion was carried.

REQUEST for APPROVAL of RESOLUTION NO. 7114, a resolution authorizing the Fiscal Officer of the City of Gary to make payment from the Consolidated TIF Fund Account 823 to the Indiana Department of Transportation (INDOT) for its 20% match of the cost for the Gary Green Link Marquette Trail Project Phase 3: Mr. Bytnar gave an overview and said the 20% match is in the amount of \$257,650.14. Commissioner Hall moved for approval. Commissioner Sims seconded. The vote showed:

**Ayes – All**

**Nays – None**

**The motion was carried.**

**REQUEST for APPROVAL of RESOLUTION NO. 7116, a resolution authorizing the execution of a professional services contract with **Great Lakes LTD** for payment of past invoices for four lighting improvements and installation projects at the former Wirt High School: Commissioner Reaves gave an overview. The contract is in a not to exceed amount of \$35,127.71 and the contract expires on December 31, 2021. **Commissioner Rogge moved for approval. Commissioner Sims seconded. The vote showed:****

**Ayes – All**

**Nays – None**

**The motion was carried.**

**REQUEST for APPROVAL of RESOLUTION NO. 7117, a resolution authorizing the execution of a professional services contract with Brandy's Safe and Lock, Inc. for payment of an invoice for emergency services to open the electrical room at the former Wirt High School: Commissioner Reaves gave an overview. The contract is in a not to exceed amount of \$266.25 and the contract expires on December 31, 2021. **Commissioner Sims moved for approval. Commissioner Rogge seconded. The vote showed:****

**Ayes – All**

**Nays – None**

**The motion was carried**

**REQUEST for APPROVAL of RESOLUTION NO. 7118, a resolution authorizing the execution of a professional services contract with **Gatlin Plumbing & Heating, Inc.****

to winterize the Gary SouthShore RailCats Baseball Stadium: Commissioner Reaves gave an overview and said the winterization is done every year to keep the pipes/lines from freezing. Mr. Bytnar said three responses were received and Gatlin Plumbing & Heating, Inc. was the most responsive and responsible bidder. The contract amount to be paid is in the amount of \$8,500.00 and the contract expires on December 31, 2021.

**Commissioner Hall moved for approval. Commissioner Sims seconded. The vote showed:**

**Ayes – Commissioner Hall  
Commissioner Sims  
Commissioner Rogge  
Commissioner Reaves**

**Nays – Commissioner King**

**The motion was carried.**

**NEW BUSINESS - Discussion:** Executive Director's Report: Mr. Bytnar wished everyone a Happy New Year. Also, he gave an update on Re-Image Gary: Rehab One, Get Two Free – Aetna Pilot Program. Staff have reviewed about 30 of the applications and will contact the applicants to let them know the status of their applications and Staff will be working with them to get the necessary documentations to award the properties. The Pilot Program is still open and available to anyone that is interested. It is a first come, first served bases for applicants that have completed applications. Also, it is anticipated that we will have about 50 additional properties from Lake County for a pilot program.

**PUBLIC Comment(s)** on agenda items only: There was no public comment.

**COMMISSIONERS' Comments:** **All the Commissioners' wished everyone a Happy New Year and said they looked forward to working with everyone. Commissioner King said he voted no to the agenda item regarding the Gary RailCats Baseball Stadium, because he wanted to encourage the RailCats to be**

more active in our community, and more visible. Commissioner Reaves thanked the Gary Redevelopment Team, and he welcomed Rodney Pol, Esq., the City of Gary's Attorney, as the new attorney for the Commission. Atty. Pol thanked everybody and said he looked forward to working with everyone.

**SCHOOL BOARD REPRESENTATIVE'S** Comments: Mr. Johnson was absent.

**AGENDA** Item(s) for next Board Meeting: Mr. Bytnar said he had no item.

**ADJOURNMENT:** Commissioner Rogge moved to adjourn the meeting.

Commissioner Sims seconded. The vote showed:

Ayes – All

Nays – None

The motion was carried.

Commissioner Reaves adjourned the meeting at 4:28 P. M.

By: \_\_\_\_\_  
Eric E. Reaves, President

By: \_\_\_\_\_  
George Rogge, Secretary