



Doc#: 0704611074 Fee: \$32.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 02/15/2007 10:19 AM Pg: 1 of 5

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**IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS**

CITY OF CHICAGO, a Municipal Corporation,)
)
Plaintiff,)
)
)
Eliazer Nunez)
)
Defendants.)

Docket Number:
06BS07027A

Issuing City Department:
Buildings

RECORDING OF FINDINGS, DECISION AND ORDER

1. The petitioner, **THE CITY OF CHICAGO**, a municipal corporation, by and through its attorney the Corporation Counsel, by and through Special Assistant Corporation Counsel, **Goldman and Grant**, hereby files the attached and incorporated certified Findings, Decisions and Order entered by an Administrative Law Officer pursuant to an administrative hearing in the above captioned matter. This Certified copy is being recorded with the Cook County Recorder of Deeds as provided for by law.

PIN#: **16-30-208-012**

Owner Name: ***Eliazer Nunez***

Address: **2321 Oak Park Ave**

City: **Berwyn**

State: **IL**

Zip: **60402** Other:

Legal Description: LOT: 38; BLOCK: 25; DISTRICT: 11; CITY: BERWYN;
SUBDIVISION: S E GROSS OAK PARK SUB OF BLKS 7 10-;
SEC/TWN/RNG/MERIDIAN: SEC 19 TWN 39N RNG 13E; ASSESSOR'S MAP
REFERENCE: 16-19-NE (A&B); CENSUS TRACT: 8147.00

**Goldman and Grant #36689
205 W. Randolph, STE 1100
Chicago, IL. 60606
(312) 781-8700**

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IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS



CITY OF CHICAGO, a Municipal Corporation, Petitioner,)
 v.)
 Eliazer Nunez)
 2017 HEATHERSTONE CT)
 PLAINFIELD, IL 60586)
 and)
 Eliazer Nunez)
 2309 S HOMAN)
 CHGO, IL 60623)
 and)
 Eliazer Nunez)
 2321 OAK PARK AVE)
 BERWYN, IL 60402)
 and)
 Eliazer Nunez)
 2510 EUCLID AVE)
 BERWYN, IL 60402)
 and)
 Eliazer Nunez)
 4229 W 24TH PL)
 CHGO, IL 60623)
 and)
 Eliazer Nunez)
 5127 W OGDEN AVE)
 CICERO, IL 60804)
 , Respondents.)

Address of Violation:
 2309 S Homan Avenue
 Docket #: 06BS07027A
 Issuing City
 Department: Buildings

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Officer of Chicago Department of Administrative Hearings.
M. A. Phere 2/07/07
 Authorized clerk Date
 Above must bear an original signature to be accepted as a Certified Copy.

FINDINGS, DECISIONS & ORDER

This matter coming for Hearing, notice given and the Administrative Body advised in the premises, having considered the motions, evidence and arguments presented, IT IS ORDERED: As to the count(s), this tribunal finds by a preponderance of the evidence and rules as follows:

| <u>Finding</u> | <u>NOV#</u> | <u>Count(s)</u> | <u>Municipal Code Violated</u> | <u>Penalties</u> |
|-----------------|-------------|-----------------|--|------------------|
| City non-suit | 06W076504 | 1 | 194039 Remove | \$0.00 |
| | | 7 | 131026 Repair or replace defective screen. (13-196-560 B) | \$0.00 |
| | | 8 | 073014 Repair or replace defective door. (13-196-550 D, E) | \$0.00 |
| | | 11 | 073024 Repair or replace defective door frame. (13-196-550) | \$0.00 |
| | | 19 | 138106 Remove and stop nuisance. (7-28-060) | \$0.00 |
| Liabe - By plea | 06W076504 | 9 | 079014 Repair or rebuild defective members of garage or shed. (13-96-380, 13-96-250) | \$200.00 |

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IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS



| <u>Finding</u> | <u>NOV#</u> | <u>Count(s)</u> | <u>Municipal Code Violated</u> | <u>Penalties</u> |
|--|-------------|-----------------|---|------------------|
| Not liable - Respondent came into compliance with building code prior to hearing | 06W076504 | 4 | 197019 Install and maintain approved smoke detectors. (13-196-100 thru 13-196-160) Install a smoke detector in every dwelling unit. Install one on any living level with a habitable room or unenclosed heating plant, on the uppermost ceiling of enclosed porch stairwell, and within 15 feet of every sleeping room. Be sure the detector is at least 4 inches from the wall, 4 to 12 inches from the ceiling, and not above door or window. | \$0.00 |
| | | 5 | 138056 Remove accumulation of refuse and debris and keep premises clean. (13-196-580, 13-196-630) | \$0.00 |
| | | 6 | 197087 Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries. | \$0.00 |
| | | 12 | 015062 Remove obstruction from exit way that hampers travel and evacuation. (13-160-070, 13-196-080) | \$0.00 |
| Previously liable - No subsequent compliance with building code | 06W076504 | 2 | 074014 Repair or rebuild exterior service walks, passage and areaways. (13-196-630, 7-28-060) | \$200.00 |
| | | 3 | 194019 Repair or replace | \$200.00 |

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DEPARTMENT OF ADMINISTRATIVE HEARINGS**

| <u>Finding</u> | <u>NOV#</u> | <u>Count(s)</u> | <u>Municipal Code Violated</u> | <u>Penalties</u> |
|---|-------------|-----------------|--|------------------|
| Previously liable - No subsequent compliance with building code | 06W076504 | 10 | 106015 Repair or replace defective or missing members of interior stair system. (13-196-570) | \$200.00 |
| | | 13 | 070014 Repair or replace defective or missing members of exterior stair system. (13-196-570) | \$200.00 |
| | | 14 | 079014 Repair or rebuild defective members of garage or shed. (13-96-380, 13-96-250) | \$200.00 |
| | | 15 | 070024 Repair or replace defective or missing members of porch system. (13-196-570) | \$500.00 |
| | | 16 | 105055 Install in dwelling unit entrance door viewing device. (13-164-020 I, 13-164-030) | \$200.00 |
| | | 17 | 005042 Provide shaft or stairwell door with self-closing device. (15-8-180) | \$200.00 |
| | | 18 | 196029 Post name, address, and telephone of owner, owner's agent for managing, controlling or collecting rents, and any other person managing or controlling building conspicuously where accessible or visible to public way. (13-12-030) | \$200.00 |

Sanction(s):

Per agreed order

Admin Costs: \$50.00

JUDGMENT TOTAL: \$2,350.00**Balance Due: \$2,350.00**

Respondent is ordered to come into immediate compliance with any/all outstanding Code violations.

Petitioner is granted leave to re-inspect the premises or business as it relates to the above found violation(s).

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IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS



Robert Gault

ENTERED:

Administrative Law Officer

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ALO#

Nov 13, 2006

Date

You may appeal this Order to the Circuit Court of Cook Co. (Daley Center 6th FL) within 35 days by filing a civil law suit and by paying the appropriate State mandated filing fees.

Property of Cook County Clerk's Office