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Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 08/19/2007 03:30 PM Pg: 1 of 3

IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS

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

Docket Number:
06BS08221A

Issuing City Department:
Buildings

Juan Antonia Del Real

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#: *17-32-226-031*

Owner Name: *Juan Antonia Del Real*

Address: *924 W 35th St*

City: *Chicago*

State: *IL*

Zip: *60609* Other:

Legal Description: **LOT: 92; BLOCK: 3; SUBDIVISION: BROWNS ADDITION TO CHICAGO**

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

UNOFFICIAL COPY



IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

CITY OF CHICAGO, a Municipal Corporation, Petitioner,)
 v.)
 Juan Antonio Del Real Ifl)
 4324 S CALIFORNIA AVE)
 CHGO, IL 60632)
 and)
 Juan Antonio Del Real Apt 1)
 924 W 35 TH)
 CHGO, IL 60609)
 , Respondents.)

Address of Violation:
 924 W 35th Street
 Docket #: 06BS08221A
 Issuing City
 Department: Buildings

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>
Default - Liable by prove-up	06CO85689	1	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.	\$500.00
		2	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	\$500.00

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. Moore 6/13/07
 Authorized clerk Date
 Above must bear an original signature to be accepted as a Certified Copy.

UNOFFICIAL COPY

**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>
Default - Liable by prove-up	06CO85689		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.	
		3	131026 Repair or replace defective screen. (13-196-560 B)	\$500.00
Not liable - City failed to establish prima facie case	06CO85689	4	190019 Arrange for inspection of premises. (13-12-100)	\$0.00
Previously liable - No subsequent compliance with building code	06CO85689	5	070014 Repair or replace defective or missing members of exterior stair system. (13-196-570)	\$500.00

Sanction(s):

Admin Costs: \$60.00

JUDGMENT TOTAL: \$2,060.00**Balance Due: \$2,060.00**

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

Respondent being found liable by default has 21 days from the above stamped mailing date to file a petition to vacate (void) this default for good cause, with the Department of Administrative Hearings.

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

ENTERED:

Administrative Law Officer

70

ALO#

Mar 12, 2007

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.