



Doc#: 0821901065 Fee: \$42.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 08/06/2008 11:50 AM Pg: 1 of 4

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

CITY OF CHICAGO, a Municipal Corporation,)
)
Plaintiff,)
)
Eva Mae Sykes)
)
Defendants.)

Docket Number:
07BT01728A

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#: **20-20-315-021**

Owner Name: *Eva Mae Sykes*

Address: **6802 S Racine**

City: **Chicago**

State: **IL**

Zip: **60636**

Legal Description: **LOT NUMBER: 185&186; SUBDIVISION: WEDDELL & COX ADDITION TO ENGLEWOOD; SEC/TWN/RNG/MER: E2SW4 S20T38NR14E 3P**

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,)	Address of Violation:
v.)	6802 S Racine Avenue
)	
Eva Mae Sykes)	Docket #: 07BT01728A
6802 S. RACINE AVE)	
CHICAGO, IL 60639)	Issuing City
, Respondent.)	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>
City non-suit	07SO105164	13	190019 Arrange for inspection of premises. (13-12-100)	\$0.00
		14	103015 Repair or rebuild defective floor. (13-196-540 A, B)	\$0.00
		15	101015 Repair holes and large cracks in interior walls or ceilings. (13-196-540 C)	\$0.00
		16	157047 Stop leaking water. (13-168-120, 13-168-1480)	\$0.00
		17	159017 Repair or replace broken or defective plumbing fixture. (13-168-120)	\$0.00
		18	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
		19	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	\$0.00

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.

[Signature] 7/9/08
 Authorized clerk Date

Above must bear an original signature to be accepted as a Certified Copy.

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(1/00)

**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>
City non-suit	07SO105164		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.	
		20	134016 Rid premises of rodents and seal rodent holes. (13-196-530 D, 13-196-540 A, 13-196-630 C)	\$0.00
		21	140016 Keep premises clean, sanitary, and safe. (13-196-620 A, 13-196-630)	\$0.00
		22	165017 Replace defective bathroom floor with non-absorbent, water impervious, and easily cleanable material. (13-196-540 F)	\$0.00
		23	220020 Support loose light fixture. (18-27-410.15)	\$0.00
		24	105015 Repair or replace defective door. (13-196-550)	\$0.00
		25	135016 Exterminate rodents in building and seal openings through which they gain access. (13-196-530 D, 13-196-630 C, 7-28-660)	\$0.00
		26	015062 Remove obstruction from exit way that hampers travel and evacuation. (13-160-070, 13-196-080)	\$0.00
		27	074014 Repair or rebuild exterior service walks, passage and areaways. (13-196-630, 7-28-060)	\$0.00
Previously liable - No subsequent compliance with building code	07SO105164	1	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$250.00
		2	104035 Repair or replace defective window frame. (13-196-550 B, F)	\$250.00

07BT01728A

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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>
Previously liable - No subsequent compliance with building code	07SO105164	3	104025 Repair or replace defective window sash. (13-196-550 B)	\$250.00
		4	070014 Repair or replace defective or missing members of exterior stair system. (13-196-570)	\$250.00
		5	138056 Remove accumulation of refuse and debris and keep premises clean. (13-196-580, 13-196-630)	\$250.00
		6	067024 Repair or replace defective eaves. (13-196-530)	\$250.00
		7	061034 Remove loose, peeling, or flaking paint. (13-196-540 D)	\$250.00
		8	194019 Repair or replace	\$250.00
		9	073014 Repair or replace defective door. (13-196-550 D, E)	\$250.00
		10	061014 Repair exterior wall. (13-196-010, 13-196-530 B)	\$250.00
		11	104015 Replace broken, missing or defective window panes. (13-196-550 A)	\$250.00
		12	079024 Repair garage or shed or wreck, clean, and level site. (13-96-580, 13-96-250)	\$250.00

Sanction(s):

Admin Costs: \$75.00

JUDGMENT TOTAL: \$3,075.00

Balance Due: \$3,075.00

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).

ENTERED: _____

Administrative Law Officer

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ALO#

May 13, 2008

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.