

UNOFFICIAL COPY

Doc#: 0909340132 Fee: \$42.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 04/03/2009 02:56 PM Pg: 1 of 4

Space reserved for Recorder's
Office only

IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

CITY OF CHICAGO, a Municipal Corporation,)	
)	
Plaintiff,)	Docket Number:
)	08BS09298A
)	
<i>Pamela Higgins</i>)	Issuing City Department:
)	Buildings
)	
Defendants.)	

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#: **28-01-323-027** Owner Name: **Pamela Higgins**

Address: **2812 141st St** City: **Blue Island**

State: **IL** Zip: **60406**

Legal Description: **LOT NUMBER: 27; BLOCK: 9; DISTRICT: 13;
CITY/MUNI/TWNSP: BREMEN; SEC/TWN/RNG/MER: SEC 01 TWN 36N RNG
13E; MAP: 28-01-SW (E&F); TRACT: 824300**

**Goldman and Grant #36689205 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.)
 Darnell Higgins)
 2812 141ST ST)
 BLUE ISLAND, IL 60406)
 and)
 Darnell Higgins)
 6520 S WOLCOTT AVE)
 CHGO, IL 60636)
 and)
 Pamela Higgins)
 2812 141ST ST)
 BLUE ISLAND, IL 60406)
 and)
 Pamela Higgins)
 6520 S WOLCOTT AVE)
 CHGO, IL 60636)
 and)
 Pamela Higgins)
 8100 S SANGAMON ST)
 CHGO, IL 60620)
 and)
 Parnell Higgins)
 8100 S SANGAMON ST)
 CHGO, IL)
 , Respondents.)

Address of Violation:
 6520 S Wolcott Avenue
 Docket #: 08BS09298A
 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	08S0180328	1	067014 Repair or replace defective roof. (13-196-530)	\$500.00
		2	140016 Keep premises clean, sanitary, and safe. (13-196-620 A, 13-196-630)	\$500.00
		3	101015 Repair holes and large cracks in interior walls or ceilings. (13-196-540 C)	\$500.00
		4	102015 Place wall and ceiling surfaces in clean, smooth and tight condition. (13-196-540 D, E)	\$500.00
		5	197019 Install and maintain	\$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.

 Authorized clerk _____ Date _____
 Above must bear an original signature to be accepted as a Certified Copy.

UNOFFICIAL COPY

(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>
Default - Liable by prove-up	08S0180328		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.	
		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.	\$500.00
		7	010012 Enclose heating plant room by partitions, floor, and ceiling with at least 1 hour fire resistance. (15-8-220)	\$500.00
		8	131016 Screen outer doors, windows, and other outer openings adequately from April 15th to Nov 15th. (13-196-560 B)	\$500.00
		9	131036 Provide self-closing device for screen door. (13-196-560 B)	\$500.00
		10	076054 Connect downspout to	\$500.00

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	08S0180328		sewer. (13-168-600)	
		11	076014 Install and connect roof gutter and downspout to sanitary sewer. (13-168-600)	\$500.00
		12	004012 Enclose interior stairwell in building under 4 stories by partitions with at least 1 hour fire resistance. (15-8-140)	\$500.00
		13	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$500.00

Sanction(s):

Admin Costs: \$40.00

JUDGMENT TOTAL: \$6,540.00

Balance Due: \$6,540.00

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.

ENTERED:

Administrative Law Officer

69

ALO#

Dec 11, 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.