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Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 05/06/2009 10:54 AM Pg: 1 of 3

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

CITY OF CHICAGO, a Municipal Corporation,)

Plaintiff,)

vs.)

SWEET PEA INVESTMENT LLC)

Defendants.)

Docket Number:

09M1655220

Issuing City Department

DEPT. OF LAW

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 **Wexler & Wexler**, 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.

2. Additional identification information (i.e. social security number, tax identification number, property index number, property legal description and common address or other) is as follows:

PIN#: 20-28-100-001-0000 Owner Name: SWEET PEA INVESTMENT LLC,

Address: 7101-7103 S HALSTED ST City: CHICAGO State: IL Zip: 60621

Other: LOT NUMBER: 2, 1; SUBDIVISION: PARMLYS NORMAL PARK ADD IN NW NW SEC; BLOCK: 3; DISTRICT: 72; CITY/MUNI/TWNSP: LAKE; SEC/TWN/RNG/MER: SEC 28 TWN 38N RNG 14E; MAP: 20-28-NW (C&D)

Wexler & Wexler
Attorney for Plaintiff
500 W Madison St., Suite 2910
Chicago, IL 60661
(312) 474-1000
Attorney No. 91761
71799.9005
Form A

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IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

CITY OF CHICAGO, a Municipal Corporation, Petitioner,)
 v.)
 Sweet Pea Investments Llc) Address of Violation:
 57 WINDING CREEK RD) 761 W 71st Street;7101-7103 S Halsted Street
 YHORKWILLE, IL 60560) Docket #: 08BS09691A
 and) Issuing City
 Sweet Pea Investments Llc C/O Mark J Helfand) Department: Buildings
 180 N LASALLE ST #1916)
 CHGO, IL 60601)
 , Respondents.)

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	08S0181324	1	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)	\$500.00
		2	169017 Remove sewage and stagnant water from basement and correct cause. (13-196-580 A, 7-28-060)	\$500.00
		3	069014 Repair or rebuild defective foundation. (13-196-530)	\$500.00
		4	074024 Provide guard rail at least 3 ft high. (13-124-330)	\$500.00
		5	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$500.00
		6	061014 Repair exterior wall. (13-196-010, 13-196-530 B)	\$500.00
		7	140016 Keep premises clean, sanitary, and safe. (13-196-620 A, 13-196-630)	\$500.00
		8	076044 Repair or replace downspout. (13-168-600)	\$500.00
		9	015062 Remove obstruction from exit way that hampers travel and	\$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.
[Signature] 2/18/09
 Authorized Clerk Date
 Above must bear an original signature to be accepted as a Certified Copy.

9005.

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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>
Default - Liable by prove-up	08S0181324		evacuation. (13-160-070, 13-196-080)	
		10	135016 Exterminate rodents in building and seal openings through which they gain access. (13-196-530 D, 13-196-630 C, 7-28-660)	\$500.00
		11	136016 Exterminate roaches and keep dwelling insect-free. (13-196-630 C)	\$500.00
		13	198019 File building registration statement with Building Dept. (13-10-030, 13-10-040)	\$500.00
Not liable - City failed to establish prima facie case	08S0181324	12	190019 Arrange for inspection of premises. (13-12-100)	\$0.00

Sanction(s):

Respondent failed to appear

Admin Costs: \$40.00

JUDGMENT TOTAL: \$6,040.00**Balance Due: \$6,040.00**

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.

Gameela Harris

ENTERED:

Administrative Law Officer

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ALO#

Dec 8, 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.