

# UNOFFICIAL COPY



Space reserved for Recorder's Office only

Doc#: 1002926206 Fee: \$44.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 01/29/2010 02:37 PM Pg: 1 of 5

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

**CITY OF CHICAGO**, a Municipal Corporation, )  
)  
Plaintiff, )  
)  
*Deena J Trammer* )  
)  
Defendants. )

Docket Number:  
**07BS08013A**

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#: 25-03-205-020

Name: *Deena J Trammer*

Address: 500 E 88<sup>th</sup> St

City: *Chicago*

State: *IL*

Zip: 60617

Legal Description: *SEC/TWN/RNG/MER: SEC 03 TWN 37N RNG 14E; MAP: 25-03-NE (A&B)*

**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. )  
 )  
**Deena J. Trammer** )  
**5005 190TH PL** )  
**COUNTRY CLUB HILLS, IL 60478** )  
 and )  
**Deena J. Trammer** )  
**500 E. 88TH ST.** )  
**CHICAGO, IL 60619** )  
 and )  
**Deena J. Trammer** )  
**9901 S. OGLESBY AVE.** )  
**CHICAGO, IL 60617** )  
 , Respondents. )

Address of Violation:  
 500 E 88th Street

Docket #: 07BS08013A

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>
City Non suit - Motion to set-aside default - Granted	07SO118083	6	136026 Exterminate insects and keep dwelling insect free. (13-196-630 C)	\$0.00
		10	104125 Provide dwelling unit window with device to fix window open from 4 to 6 inches. (13-164-050)	\$0.00
Not liable - Respondent came into compliance with building code prior to hearing	07SO118083	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)	\$0.00
		2	105055 Install in dwelling unit entrance door viewing device. (13-164-020 I, 13-164-030)	\$0.00
		3	104055 Retrim or reputty window panes. (13-196-550)	\$0.00
		5	138106 Remove and stop nuisance. (7-28-060)	\$0.00
		7	197019 Install and maintain approved smoke detectors. (13-196-100 thru 13-196-160) Install a smoke	\$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.

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>
Not liable - Respondent came into compliance with building code prior to hearing	07SO118083		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.	
		8	131016 Screen outer doors, windows, and other outer openings adequately from April 15th to Nov 15th. (13-196-560 B)	\$0.00
		9	104035 Repair or replace defective window frame. (13-196-550 B, F)	\$0.00
		11	062024 Repair and maintain parapet. (13-196-530)	\$0.00
		12	061014 Repair exterior wall. (13-196-010, 13-196-530 B)	\$0.00
		13	104025 Repair or replace defective window sash. (13-196-550 B)	\$0.00
		16	101015 Repair holes and large cracks in interior walls or ceilings. (13-196-540 C)	\$0.00
		17	063014 Repair or rebuild chimney. (13-196-530, 13-196-590)	\$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 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	\$0.00

**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>
Not liable - Respondent came into compliance with building code prior to hearing	07SO118083		guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	
		20	073044 Repair or replace defective or missing door hardware. (13-196-550)	\$0.00
Previously liable - No subsequent compliance with building code	07SO118083	4	079024 Repair garage or shed or wreck, clean, and level site. (13-96-380, 13-96-250)	\$200.00
		14	067014 Repair or replace defective roof. (13-196-530)	\$200.00
		15	101025 Replaster ceiling and sidewall where plaster is loose, broken, or has fallen off. (13-196-540 C, D)	\$200.00
		18	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$400.00
		21	074014 Repair or rebuild exterior service walks, passage and areas ways. (13-196-630, 7-28-060)	\$200.00
		22	070014 Repair or replace defective or missing members of exterior stair system. (13-196-570)	\$400.00

**Sanction(s):**

Admin Costs: \$100.00

**JUDGMENT TOTAL: \$1,700.00****Balance Due: \$1,700.00**

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

Prior default order(s) of Feb 29, 2008, is hereby vacated.

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

# UNOFFICIAL COPY

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



*Lennis M. Henry*

ENTERED:

Administrative Law Officer

31

ALO#

Apr 7, 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.

Property of Cook County Clerk's Office