



Doc#: 1023211113 Fee: \$42.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 08/20/2010 03:40 PM Pg: 1 of 4

C4- 81903

IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS

CITY OF CHICAGO, a Municipal Corporation,)
)
Plaintiff,)
Vs.)
)
CHIGAL 451 LLC c/o DAVID L GOLDSTEIN,)
CHIGAL UNION LP c/o DAVID L GOLDSTEIN,)
Defendant.)

Case/Docket Number:
10DS07890L

Issuing City Department:
STREETS & SANITATION

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 the special Assistant Corporation Counsel, Talan & Ktsanes, hereby files the attached and incorporated certified Findings, Decision and Order entered by an Administrative Law Officer pursuant to an administrative hearing in the above captioned matter. This Certified copy 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, property index number, property legal description and common address or other) is as follows:

PIN #: 17-09-106-004-0000, 17-09-106-005-0000, **OWNER NAME:** CHIGAL UNION LP
17-09-106-022-0000, 17-09-106-025-0000

ADR: 449-457 N UNION ST **CITY, STATE, ZIP:** CHICAGO, IL 60605

LEGAL DESCRIPTION: SEE ATTACHED LEGAL DESCRIPTION.

Law Office of Talan & Ktsanes
300 W. Adams St, Ste. 840
Chicago, IL 60606
Atty. No. 91821
312-629-7550 Ph.
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EXHIBIT "A"

PARCEL 1:

THE NORTH 1/2 OF LOT 14 IN BLOCK 71 IN RUSSELL, MATHER AND ROBERTS ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE SOUTH 1/2 OF LOT 14 IN BLOCK 71 IN RUSSELL, MATHER AND ROBERTS ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 3:

A PARCEL OF LAND BEING A PART OF LOTS 10, 11 AND 12 IN BLOCK 71 IN RUSSELL, MATHER AND ROBERT ADDITION TO CHICAGO, SAID ADDITION BEING IN THAT PART OF THE WEST HALF OF THE NORTH-WEST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST, OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF RIVER, SAID PARCEL OF LAND BEING BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT: BEGINNING AT A POINT IN THE EAST LINE OF NORTH UNION STREET, SAID POINT BEING NORTH-WESTERLY CORNER OF SAID LOT 10, THENCE SOUTH ALONG SAID EAST LINE OF NORTH-UNION STREET, 120.33 FEET TO THE SOUTH-WESTERLY CORNER OF SAID LOT 12; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 12, A DISTANCE OF 111.4 FEET TO A POINT DISTANT 3 FEET, MEASURED AT RIGHT ANGLES, FROM THE FACE OF SAID FIRST PARTY'S CONCRETE RETAINING WALL; THENCE NORTH-WESTERLY PARALLEL WITH FACE OF SAID RETAINING WALL; TO A POINT IN THE NORTH LINE OF THE AFORESAID LOT 10, DISTANT 4.2 FEET TO THE PLACE OF BEGINNING,

ALSO,

ALL OF LOT 13 IN BLOCK 71 IN RUSSELL, MATHER AND ROBERTS ADDITION TO CHICAGO, A SUBDIVISION OF THE WEST HALF OF THE NORTH-WEST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS.

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DOAH - Order

(1/00)

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

CITY OF CHICAGO , a Municipal Corporation, Petitioner,)	Address of Violation:
v.)	457 N Union Avenue
Chigal 451, Llc C/O David L. Goldstein)	Docket #: 10DS07890L
35 E WACKER DR)	Issuing City
CHICAGO, IL 60601)	Department: Streets and Sanitation
and)	
Chigal Union Lp C/O David L. Goldstein)	
35 E WACKER DR)	
CHICAGO, 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	7890L	1	7-28-120(a) Uncut weeds.	\$300.00
		2	7-28-720 Accumulation of materials or junk - potential rat harborage.	\$500.00
		3	10-6-180 Snow and ice removal.	\$50.00

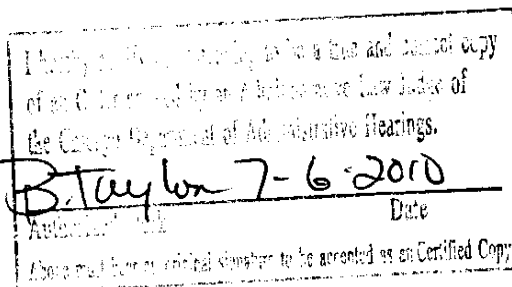
Sanction(s):

Admin Costs: \$40.00

JUDGMENT TOTAL: \$890.00**Balance Due: \$890.00**

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.



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DOAH - Order

(1/00)

IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS



ENTERED:	<i>A. Trindade</i>	69	Apr 19, 2010
	Administrative Law Judge	ALO#	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.

Pursuant to Municipal Code Chapter 1-19, the city's collection costs and attorney's fees shall be added to the balance due if the debt is not paid prior to being referred for collection.

Property of Cook County Clerk's Office