

# UNOFFICIAL COPY

Prepared by and  
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Markoff Law LLC  
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312-698-7300



\*2201333005\*

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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/13/2022 09:14 AM PG: 1 OF 9

## JUDGMENT

BOX 95

CERTIFIED COPY

DAH CASE #: 15D523814L, 15DS24017L, 19BT01590A, 19BT06090A,  
20DS70497L

PLAINTIFF: CITY OF CHICAGO

DEFENDANT: OSVALDO GUTIERREZ

LAST KNOWN ADDRESS: OSVALDO GUTIERREZ  
9216 S KARLOV AVE  
OAK LAWN, IL 60453

AMOUNT: \$10,700.00

EXECUTION DATE: AUGUST 31, 2015

MULTIPLE PROPERTIES

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**PIN #:**  
24-03-405-030-0000

**PROPERTY:**  
9216 S KARLOV, OAK LAWN, IL 60453

**LEGAL DESCRIPTION:**

LOT 79 IN WIEGEL AND KILGALLEN'S CRAWFORD GARDENS UNIT NO. 2, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PIN #:**  
16-15-120-052-0000

**PROPERTY:**  
4457 W JACKSON, CHICAGO, IL 60624

**LEGAL DESCRIPTION:**

LOT 31 IN THE EAST 8 INCHES OF LOT 30 IN BLOCK 1 IN COUNSELMAN'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PIN #:**  
25-16-212-015-0000

**PROPERTY:**  
319 W 106TH ST, CHICAGO, IL 60628

**LEGAL DESCRIPTION:**

LOT 70, IN JOHNSON'S SUBDIVISION OF BLOCK 26 (EXCEPT THE WEST 33 FEET) IN SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PIN #:**  
16-29-402-034-0000

**PROPERTY:**  
2646 S 58TH CT, CICERO, IL 60804

**LEGAL DESCRIPTION:**

THE SOUTH 1/2 OF LOT 12 IN BLOCK 2 IN CLYDE FIRST DIVISION, A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF SAID WEST 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 29), IN COOK COUNTY, ILLINOIS.





# UNOFFICIAL COPY

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

CITY OF CHICAGO, a Municipal Corporation, Petitioner, )  
v. )

Gutierrez, Osvaldo )  
9216 S KARLOV AVE )  
OAK LAWN, IL 60453 )  
, Respondent. )

Address of Violation:  
4457 W Jackson Boulevard  
  
Docket #: 15DS23814L  
  
Issuing City  
Department: Streets and Sanitation

### 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	122814L	1	7-28-720 Accumulation of materials or junk - potential rat harborage.	\$600.00

**Sanction(s):**

Admin Costs: \$40.00

JUDGMENT TOTAL: \$640.00

Balance Due: \$640.00

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

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days, if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

*Yolaine Dauphin*

ENTERED: \_\_\_\_\_ 36 \_\_\_\_\_ Aug 31, 2015  
Administrative Law Judge ALO# Date

This Order may be appealed 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.

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

*Garlick* 9.30.21  
\_\_\_\_\_  
Authorized Clerk Date

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

15DS23814L  
Page 1 of 1



# UNOFFICIAL COPY

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

CITY OF CHICAGO, a Municipal Corporation, Petitioner, )  
 v. )  
 )  
 Gutierrez, Osvaldo ) Docket #: 15DS24017L  
 9216 S.KARLOV AVE )  
 OAK LAWN, IL 60453 )  
 , Respondent. ) Issuing City  
 Department: Streets and Sanitation

Address of Violation:  
4457 W Jackson Boulevard

### 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	124017L	1	7-28-720 Accumulation of materials or junk - potential rat harborage.	\$600.00
		2	7-28-220 Duty to provide refuse containers and service.	\$500.00
		3	7-28-710 Dumping or accumulation of garbage or trash - potential rat harborage.	\$600.00

Sanction(s):

Admin Costs: \$40.00

JUDGMENT TOTAL: \$1,740.00

Balance Due: \$1,740.00

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

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

ENTERED:

Administrative Law Judge

69

ALO#

Sep 3, 2015

Date

This Order may be appealed 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.

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

*Jacelyn* 9.30.21  
Authorized Clerk Date

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15DS24017L  
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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.	)	319 W 106th Street
Gutierrez, Osvaldo	)	Docket #: 19BT01590A
319 W 106 ST	)	Issuing City
CHICAGO, IL 60628	)	Department: Buildings
and	)	
Gutierrez, Osvaldo	)	
5938 S. PULASKI RD	)	
CHICAGO, IL 60629	)	
and	)	
Gutierrez, Osvaldo	)	
9216 S. KARLOV	)	
OAK LAWN, IL 60453	)	
, 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>
City non-suit	19SO581955	4	157047 Stop leaking water. (13-160-120, 13-168-1480)	\$0.00
Default - Liable by prove-up	19SO581955	1	131066 Install rat proof material at base of exterior door. (13-196-530 D, 7-28-(60, 7-28-700)	\$1,000.00
		2	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$1,000.00
		3	138106 Remove and stop nuisance. (7-28-060)	\$1,000.00
		5	197049 Install additional approved smoke detectors. (13-196-110)	\$1,000.00
		6	101015 Repair holes and large cracks in interior walls or ceilings. (13-196-540 C)	\$1,000.00
		7	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	\$1,000.00

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

*[Signature]* 9.30.21  
 Authorized Clerk Date  
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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	19SO581955	8	wall, 4 to 12 inches from the ceiling, and not above door or window. 105015 Repair or replace defective door. (13-196-550)	\$1,000.00

**Sanction(s):**

COUNT 4 COMPLIED BY 3-26-19 REINSPECTION IN EVIDENCE

Admin Costs: \$40.00

JUDGMENT TOTAL: \$7,040.00

Balance Due: \$7,040.00

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

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

ENTERED:	31	Apr 1, 2019
Administrative Law Judge	ALO#	Date

This Order may be appealed 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.

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(1/00)

DOSH - Order



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

CITY OF CHICAGO, a Municipal Corporation, Petitioner, ) v. ) ) Gutierrez, Osvaldo ) 319 W 106TH ST ) CHICAGO, IL 60628 ) and ) Gutierrez, Osvaldo ) 5938 S PULASKI ) CHICAGO, IL 60629 ) and ) Gutierrez, Osvaldo ) 9216 S KARLOV AVE ) OAK LAWN, IL 60453 ) ) , Respondents. )	Address of Violation: 5938 S Pulaski Road ) ) Docket #: 19BT06090A ) ) Issuing City Department: Buildings
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### 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:

Finding	NOV#	Count(s) Municipal Code Violated	Penalties
Default - Liable by prove-up	19LO602535	1 221804 Owned, maintained, erected, installed, altered, repaired, enlarged, or rehung any sign, sign board, structure or attachment without a valid permit in violation of section 13-20-520 & 13-20-550, or commenced or caused such work to occur.	\$1,000.00

**Sanction(s):**

Admin Costs: \$40.00

**JUDGMENT TOTAL: \$1,040.00**

**Balance Due: \$1,040.00**

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

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

9.30.21  
 \_\_\_\_\_  
 Authorized Clerk Date

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Date Printed: Sep 28, 2021 1:33 pm


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19BT06090A  
Page 1 of 2

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

ENTERED:  46 Mar 5, 2020  
 Administrative Law Judge ALO# Date

This Order may be appealed 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





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(1/00)

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

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

*Jachin* 9.30.21  
 Authorized Clerk Date

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

CITY OF CHICAGO, a Municipal Corporation, Petitioner, )  
 v. )  
 )  
 Gutierrez, Osvaldo )  
 9216 S KARLOV AVE )  
 OAK LAWN, IL 60453 )  
 and )  
 Gutierrez, Osvaldo )  
 4457 W JACKSON BLVD )  
 CHICAGO, IL 60624 )  
 and )  
 Gutierrez, Osvaldo )  
 319 W 106TH ST )  
 CHICAGO, IL 60628 )  
 , Respondents. )

Address of Violation: 4457 W Jackson Boulevard  
 Docket #: 20DS76497L  
 Issuing City  
 Department: Streets and Sanitation

### 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's motion to amend the charge(s) - Granted	276497L	1	7-28-710 Dumping or accumulation of garbage or trash - potential rat harborage.	\$0.00
Liable - By plea	276497L	2	7-28-710 Uncovered refuse containers	\$200.00

**Sanction(s):**

Admin Costs: \$40.00

JUDGMENT TOTAL: \$240.00

Balance Due: \$240.00

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

ENTERED: \_\_\_\_\_ 24 Mar 9, 2020  
 Administrative Law Judge ALO# Date

This Order may be appealed 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.

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