



Doc# 2223747028 Fee \$88.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/25/2022 10:36 AM PG: 1 OF 5

C4- 163511

IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS

CITY OF CHICAGO, a municipal corporation,

Plaintiff,

vs.

WAHID INVESTMENTS LLC

c/o: MOHAMED SIKAL,

Defendant.

Case/Docket Number:

19BT04665A

Issuing City Department: Finance

RECORDING OF FINDINGS, DECISIONS & ORDER

1. The plaintiff, THE CITY OF CHICAGO, a municipal corporation, by and through its attorney the special Assistant Corporation Counsel, Talan & Ktsanes, hereby files the attached and incorporated certified Findings, Decisions and Order entered by 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 #:	16-04-404-031-0000	Owner Name:	WAHID INVESTMENTS LLC
	16-04-224-032-0000		
	16-04-224-033-0000		
	16-04-224-034-0000		
	16-04-224-035-0000		
	16-04-224-036-0000		

ADR:	4909 W DIVISION	City, State, Zip:	CHICAGO, IL 60651
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Legal Description: SEE ATTACHED

Law Office of Talan & Ktsanes
 223 W. Jackson Blvd., Suite 512
 Chicago, IL 60606
 Attorney for Plaintiff
 Atty. #91821
 (312) 629-7550 Ph.
 (312) 629-3603 Fx.

S ✓
 P 5
 S ✓
 SC ✓
 INT JP

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Legal Description:

PARCEL 1:

THAT PART OF THE NORTHWEST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF A LINE DRAWN 33 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE AFORESAID SOUTHEAST $\frac{1}{4}$ OF SECTION 4, WITH A LINE DRAWN 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE AFORESAID NORTHWEST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 4; THENCE SOUTH 0 DEGREES 7 MINUTES 16 SECONDS EAST ALONG SAID PARALLEL LINE DRAWN 33 FEET WEST OF THE EAST LINE OF THE NORTHWEST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 4, A DISTANCE OF 154.03 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 30 SECONDS WEST 120.22 FEET TO A POINT ON A CIRCLE CONVEX NORTHWEST AND HAVING A RADIUS OF 9.43 FEET; THENCE SOUTHWESTERLY ALONG SAID CIRCLE 14.89 FEET THE CHORD OF WHICH BEARS SOUTH 45 DEGREES 3 MINUTES 25 SECONDS WEST FOR 13.38 FEET; THENCE SOUTH 0 DEGREES 9 MINUTES 39 SECONDS EAST ALONG A LINE TANGENT TO SAID CIRCLE 13.30 FEET; THENCE SOUTH 89 DEGREES 45 MINUTES 24 SECONDS WEST 126.49 FEET; THENCE NORTH 0 DEGREES 43 MINUTES 9 SECONDS WEST 16.03 FEET TO A POINT ON A CIRCLE CONVEX NORTHEASTERLY AND HAVING A RADIUS OF 4.49 FEET; THENCE NORTHWESTERLY ALONG SAID CIRCLE 7.07 FEET THE CHORD OF WHICH BEARS NORTH 45 DEGREES 45 MINUTES 20 SECONDS WEST FOR 6.36 FEET; THENCE SOUTH 89 DEGREES 12 MINUTES 30 SECONDS WEST 7.34 FEET TO A POINT ON A CIRCLE CONVEX NORTHWESTERLY AND HAVING A RADIUS OF 6.09 FEET; THENCE SOUTHWESTERLY ALONG SAID CIRCLE 9.48 FEET THE CHORD OF WHICH BEARS SOUTH 44 DEGREES 37 MINUTES 56 SECONDS WEST FOR 8.55 FEET; THENCE SOUTH 0 DEGREES 3 MINUTES 21 SECONDS WEST ALONG A LINE TANGENT TO SAID CIRCLE 14.08 FEET; THENCE SOUTH 89 DEGREES 55 MINUTES 54 SECONDS WEST 41.98 FEET; THENCE NORTH 0 DEGREES 9 MINUTES 57 SECONDS WEST 65.30 FEET; THENCE SOUTH 89 DEGREES 1 MINUTES 51 SECONDS WEST 51.49 FEET; THENCE NORTH 0 DEGREES 0 MINUTES 54 SECONDS WEST 110.17 FEET TO THE AFORESAID LINE DRAWN 33 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 4; THENCE NORTH 90 DEGREES 0 MINUTES 0 SECONDS EAST ALONG SAID PARALLEL LINE 367.58 FEET TO THE HERE INABOVE DESIGNATED POINT OF BEGINNING IN COOK COUNTY, ILLINOIS

PARCEL 2:

LOTS 40, 41, 42, AND 43, 44 AND THE WEST $\frac{1}{2}$ OF LOT 45 IN BLOCK 2 IN MARTHE'S SUBDIVISION OF THE SOUTH $\frac{1}{2}$ OF THE SOUTH $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ EXCEPT THE NORTH 33 FEET THEREOF DEDICATED FOR STREET) OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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

<p>CITY OF CHICAGO, a Municipal Corporation, Petitioner,) v.) Wahid Investments Llc C/O Mohamed Siraj) 1420 RENAISSANCE DR, STE 209) CHGO, IL 60659) , Respondent.)</p>	<p>Address of Violation: 4901-4925 W Division Street Docket #: 19BT04665A Issuing City Department: Buildings</p>
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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:

<u>Finding</u>	<u>NO#</u>	<u>Count(s)</u>	<u>Municipal Code Violated</u>	<u>Penalties</u>
Default - Liable by prove-up	19E0595165	1	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		2	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		3	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		4	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		5	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		6	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		7	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00

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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	19EO595165	8	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		9	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		10	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		11	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		12	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		13	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		14	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		15	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		16	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		17	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00

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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	19EO595165	18	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		19	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00
		20	241110 - Failed to maintain electric elevator equipment provided at premises in safe and sound working condition. (13-196-590, 13-196-630(b), 18-30-001).	\$1,000.00

Sanction(s):

Admin Costs: \$40.00

JUDGMENT TOTAL: \$20,040.00**Balance Due: \$20,040.00**

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:

Administrative Law Judge

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Aug 9, 2019

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.