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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/24/2023 12:23 PM PG: 1 OF 4

JUDGMENT

BOX 95

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DAH CASE #: 19BT01969A

PLAINTIFF: CITY OF CHICAGO

DEFENDANT: SSTWO LLC

LAST KNOWN ADDRESS: SSTWO LLC
C/O ANIMESH K RAVANI, ESQ
1016 WEST JACKSON BOULEVARD
CHICAGO, IL 60607

AMOUNT: \$5,575.00

EXECUTION DATE: APRIL 7, 2022

PIN #: 21-30-326-016-0000

PROPERTY: 7830 S ESSEX AVE, CHICAGO, IL 60642

LEGAL DESCRIPTION:

LOTS 9 AND 10 IN BLOCK 14, IN SOUTH SHORE PARK, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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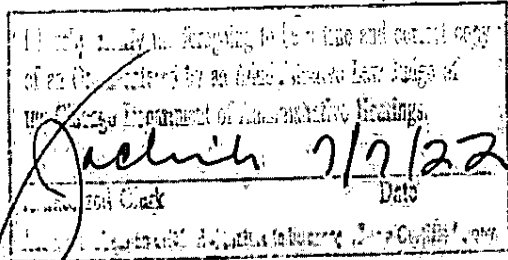
**IN THE CITY OF CHICAGO, ILLINOIS
DEPARTMENT OF ADMINISTRATIVE HEARINGS**

CITY OF CHICAGO , a Municipal Corporation, Petitioner,)	Address of Violation:
)	2548-2550 E 78th Street; 7754-7756 S Colfax Avenue
)	
Sstwo Llc C/O Animesh K Ravani, Esq)	Docket #: 19BT01969A
1016 W JACKSON BLVD, STE 50G)	
CHICAGO, IL 60607)	Issuing City
Respondent.)	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	19SO583636	1	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$0.00
		3	070024 Repair or replace defective or missing members of porch system. (13-196-570)	\$0.00
		5	104035 Repair or replace defective window frame. (13-196-550 B, F)	\$0.00
		6	061014 Repair exterior wall. (13-196-010, 13-196-530 B)	\$0.00
		7	131016 Screen outer doors, windows, and other outer openings adequately from April 15th to Nov 15th. (13-196-560 B)	\$0.00
		9	197079 Repair or replace defective or out of service smoke detectors and operate continuously. (13-196-130, 13-196-140)	\$0.00
		17	190019 Arrange for inspection of premises. (13-12-100)	\$0.00
		2	073024 Repair or replace defective door frame. (13-196-550)	\$500.00
		4	074014 Repair or rebuild exterior service walks, passage and areaways. (13-196-630, 7-28-060)	\$500.00
		8	015062 Remove obstruction from exit way that hampers travel and evacuation. (13-160-070, 13-196-080)	\$500.00
		10	133016 Repair or replace defective and dangerous carpeting. (13-196-630, 13-196-540)	\$500.00
		11	101015 Repair holes and large cracks in interior walls or ceilings. (13-196-540 C)	\$500.00



Previously liable - No subsequent compliance with building code 19SO583636

19BT01969A

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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>
Previously liable - No subsequent compliance with building code	19SO583636	12	162017 Keep plumbing clean and sanitary. (13-196-620 B, 13-196-630 B)	\$500.00
		13	105025 Repair or replace door frame (13-196-550)	\$500.00
		14	159027 Reset loose plumbing fixture. (13-168-120)	\$500.00
		15	165017 Replace defective bathroom floor with non-absorbent, water impervious, and easily cleanable material. (13-196-540 F)	\$500.00
		16	103015 Repair or rebuild defective floor. (13-196-540 A, B)	\$500.00
		18	002010 Submit drawings or plans for approval before constructing, altering, or repairing property in manner requiring permit. (13-12-050, 13-32-040, 13-40-010, 13-40-020)	\$500.00

Sanction(s):

Storage Fee

Tow Fee

ASSISTANT CORPORATION COUNSEL MILLIE HUMPHREY FOR THE CITY, AND RESPONDENT'S COUNSEL ZACHARY LIMBAUGH APPEARED. RESPONDENT'S MOTION TO SET ASIDE DEFAULT JUDGMENT IS DENIED. THERE IS NO CURRENT DEFAULT JUDGMENT TO VACATE. THE CITY'S MOTION TO DENY THE DEFAULT JUDGMENT IS GRANTED. THE ORDER AND PENALTIES, IN THE AMOUNT OF \$5,500.00 PLUS \$75.00 IN ADMINISTRATIVE COSTS, ENTERED ON FEBRUARY 3, 2022 STAND.

Admin Costs: \$75.00

JUDGMENT TOTAL: \$5,575.00

Balance Due: \$5,575.00

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

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

19BT01969A

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IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

ENTERED: Harriet Parker 58: Apr 7, 2022
 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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