

UNOFFICIAL COPY

CERTIFICATE OF COMPLIANCE

Pursuant to Section 3.8 of that certain "Redevelopment Agreement: New Homes for Chicago Program, West Side Affordable Housing Limited Partnership, dated as of January 21, 1997, by and between the City of Chicago, an Illinois municipal Corporation, having its principal office at 121 North LaSalle Street, Chicago, Illinois 60602 ("City"), and West Side Affordable Housing Limited Partnership, an Illinois joint venture, having its principal office at Sears Tower, Suite 325, Chicago, Illinois 60606

("Developer"), the Department of Housing, on behalf of the City, hereby certifies that Developer has substantially performed its obligation with regard to the completion of the single family home improving the real property described below ("Property"), in accordance with the terms and provisions contained in the Redevelopment Agreement and the objectives of the New Homes for Chicago Program of the City of Chicago. This Certificate is based in reliance on that certain conditional certificate issued by Lender's Architectural, Ltd. dated as of Oct. 26, 1998 certifying that the single family home is substantially completed in accordance with the Working Drawings and Specifications (as such terms are defined in the Redevelopment Agreement), subject to the completion of exterior work and punchlist items.

LEGAL DESCRIPTION:

LOT 20 IN HOMAN SQUARE PHASE THREE, BEING A RESUBDIVISION OF LOTS 1 THROUGH 48, INCLUSIVE, AND THE VACATED 16 FOOT EAST/WEST ALLEY IN BLOCK 9 IN E.A. CUMMINGS AND CO'S CENTRAL PARK AVENUE ADDTION, A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 12, 1996 AS DOCUMENT NUMBER 96534799, IN COOK COUNTY, ILLINOIS

PARCEL 2:


PERPETUAL NON-EXCLUSIVE EASEMENT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS IN, OVER AND ACROSS LOT 57 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDED JULY 12, 1996 AS DOCUMENT NUMBER 96534799, AND THE DECLARATION OF CIVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HOMAN SQUARE HOMEOWNERS' ASSOCIATION RECORDED JUNE 27, 1994 AS DOCUMENT NUMBER 94551398 AND AS AMENDED AS DOCUMENT NUMBER 94930840, 95190932, 95552590, 96476893, 96605103, AND 96971447.

ADDRESS: 815 South Central Park - Unit F - Lot #20
PIN #:16-14-412-022-0000

This Certificate of Compliance shall not constitute evidence that Developer has complied with any applicable provisions of federal, state and local laws, ordinances and regulations with regard to the completion of the single family home, and additionally, that such Certificate shall not serve as any "guaranty" as to the quality of the construction of said structure.

IN WITNESS WHEREOF, the Department of Housing of the City of Chicago has caused this Certificate of Compliance to be duly executed in its behalf this 29th day of October, 1998.

CITY OF CHICAGO,
an Illinois municipal corporation



Julia Stasch
Commissioner, Department of Housing

98984643

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1998-11-02 13:55:26
Cook County Recorder 29 50



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near south 19102007 \$962

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ADDRESS: 815 South Central Park - Unit F - Lot #20
PIN #:16-14-412-022-0000

STATE OF ILLINOIS)

COUNTY OF COOK)

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I, *Olah M Smith*, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Karl Bradley, personally known to me to be the Deputy Commissioner of the Department of Housing of the City of Chicago, and personally known to be to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and being first duly sworn to me acknowledged that as Deputy Commissioner, he signed on behalf of Julia Stasch, Commissioner of the Department of Housing, and delivered the said instrument pursuant to authority given by the City of Chicago, as his free and voluntary act, and as the free and voluntary act of said municipal corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 29 day of October, 1998.

OFFICIAL SEAL
OLAH M SMITH
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. DEC. 29, 2001

SEAL)

Olah M Smith
Notary Public

My commission expires

Dec. 29, 2001

This Document prepared by:

Larry Haynes
Department of Housing
318 South Michigan - 4th Floor
Chicago, Illinois 60604

After recording, please return to:

Julie Bengston, Corp. Council
City of Chicago
30 North LaSalle, Room 1610
Chicago, Illinois 60602



Disbursement of the City Subsidy (as such term is defined in the redevelopment agreement) through

Escrow # C96000124A in the amount of \$ 20,000.00 Corporate is hereby authorized.

Funds are to be transfer from escrow account # C9600124A-CD

Near North National Tile Corp.

Review By Agent / City of Chicago

M. Heidecker

OCT 29 1998

Date

Approved By Agent / City of Chicago

Dancy Anne Pomes

10-29-98

Date



**CITY OF CHICAGO
DEPARTMENT OF HOUSING
318 South Michigan, Chicago, Illinois 60604
OFFICIAL PUNCH LIST
October 29, 1998**

City of Chicago
Richard M. Daley, Mayor

Department of Housing

Julia Stasch
Commissioner

318 South Michigan Avenue
Chicago, Illinois 60604
(312) 747-9000
(312) 747-1670 (FAX)
(312) 744-1691 (TTY)
<http://www.ci.chi.il.us>

PROJECT ADDRESS:	<u>815 South Central Park. Lot 20</u>
GENERAL CONTRACTOR:	<u>W. B. OLSON Contractor</u>
ORIGINAL CONTRACT AMOUNT:	<u>\$90,050.00</u> OPTIONS <u>\$369.00</u>
PERCENTAGE OF PAYMENT TO-DATE:	<u>82%</u>

This project has reached the level of "SUBSTANTIAL COMPLETION". The following list of items require correction or completion to satisfy the contract. Department of Housing inspector and the contractor agree that completion of the listed work will constitute completion of the project. Subsequent breakage or deficiencies shall be addressed under the contractor's guarantee.

ITEMS:

EXTERIOR:

1. Complete final grading, installation of top soil, & landscaping in Front and rear of unit.
2. Clean up bricks and other construction debris at the site.
3. Complete all exterior caulking.
4. Install permanent fencing and access walks.
5. Paint still lintel over garage door and basement windows.
6. Complete exterior lighting, mail box, Address
7. Concrete Piers under front porch posts.

1st FLOOR, 2nd FLOOR and BASEMENT:

8. Provide enamel (waterproof) painted surface at ledge in Den area.

CONTRACTOR: OLSON CONSTRUCTION

DEPARTMENT OF HOUSING: Larry Haynes DATE: Inspected October 27, 1998





City of Chicago
Richard M. Daley Mayor

Department of Housing

Edna Stasch
Commissioner

318 South Michigan Avenue
Chicago, Illinois 60604
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CITY OF CHICAGO
DEPARTMENT OF HOUSING
318 South Michigan, Chicago, Illinois 60604
OFFICIAL PUNCH LIST
October 29, 1998

PROJECT ADDRESS.	<u>815 South Central Park Lot 20</u>
GENERAL CONTRACTOR	<u>W. B. OLSON Contractor</u>
ORIGINAL CONTRACT AMOUNT.	<u>\$90,050.00</u> OPTIONS <u>\$369.00</u>
PERCENTAGE OF PAYMENT TO-DATE.	<u>82%</u>

This project has NOT reached the level of "SUBSTANTIAL COMPLETION". The following list of items require correction or completion to satisfy the contract. Department of Housing inspector and the contractor agree that completion of the listed work will constitute completion of the project. Subsequent breakage or deficiencies shall be addressed under the contractor's guarantee **BEFORE ANY RELEASE OF OUR CERTIFICATE OF COMPLIANCE WE MUST RECEIVE A COPY OF PUNCH LIST ITEMS SIGNED BY CONTRACTOR/DEVELOPER**

ITEMS:

EXTERIOR:

1. Complete final grading, installation of top soil, & landscaping in Front and rear of unit.
2. Clean up bricks and other construction debris at the site.
3. Complete all exterior caulking.
4. Install permanent fencing and access walk.
5. Paint still lintel over garage door and basement windows.
6. Complete exterior lighting, mail box, Address
7. Test the central air-conditioning unit
8. PRIME /PAINT FRONT PORCH/Wood over windows
9. Install all windows screens.
10. Concrete Piers under front porch posts.

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1st FLOOR, 2nd FLOOR and BASEMENT:

11. Condition for closing COMPLETE THE INSTALLATION OF ELECTRICAL FIXTURES
12. Condition for closing COMPLETE THE INSTALLATION OF CARPET
13. Condition for closing RE-INSTALL ALL 1 closet DOORS
14. Condition for closing COMPLETE THE INSTALLATION OF DOOR HARDWARE
15. CORRECTION OF THE CARPET TO TILE TRANSITIONS (UPDATE ON MEMO FROM W.B. OLSON TO SUPPLIER)
16. Install missing hand rails to ALL floor
17. Provide enamel (waterproof) painted surface at ledge in Den area.

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THROUGHOUT THE BUILDING:

18. Touch up paint and complete final clean-up throughout the building.
19. Caulking needed throughout building.

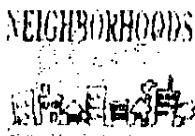
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CONTRACTOR: OLSON CONSTRUCTION

DEPARTMENT OF HOUSING: Larry Haynes DATE: Inspected October 27 1998

COMPLETION _____ DATE: _____
W. B. Olson Const. Contractor

10/29/98 [Signature]



UNOFFICIAL COPY

Attention: Larry Haynes

Date: 10/29/98

Company: Chicago Dept. of Housing

Number of Pages: 1

Fax Number: 13127472751

Voice Number:

From: Chris Ziemba

Company: W.B. OLSON, INC

Fax Number: 773 826 4564

Voice Number:

Subject: punch list for Lot 20

Comments:

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