



# Building Permit & Inspection Records

## Building Permit and Inspection Records

### Disclaimer

The information presented on this website is informational only and does not necessarily reflect the current condition of the building or property. The fact that a permit was issued does not confirm that work was performed, or that work was performed in accordance with that permit and the requirements of the Municipal Code.

Information on inspections and alleged violations reflect conditions found by the inspector at the time of the inspection and not necessarily the current status of those alleged violations or the current condition of the property. The absence of alleged violations on this website does not mean a building or property is in compliance with the requirements of the Municipal Code.

The Department of Buildings may refer certain alleged violations to the City's Department of Law for enforcement proceedings in the Department of Administrative Hearings or the Circuit Court of Cook County. Please contact the [Department of Administrative Hearings](#) or the [Clerk of the Circuit Court](#), respectively to obtain records of these proceedings.

### INPUT ADDRESS

813 W WAVELAND AVE

### RANGE ADDRESS

813-831 W WAVELAND AVE CHICAGO IL 60613

### BUILDING PERMITS

PERMIT #	DATE ISSUED	DESCRIPTION OF WORK
100436680	04/19/2012	WORK TO APT 2S & 3S: REPLACE CABINETS, PLUMBING FIXTURES & DOORS. REPAIR DAMAGED DRYWALL (200 SF).- ALL WORK SAME AS EXISTING- ELECTRICAL ON SEPERATE PERMIT
100436691	04/19/2012	REPLACE EXISTING RECEPTACLES AND SWITCHES.
100384386	03/09/2011	REINSTATEMENT OF PERMIT #100294906 AT 25% OF THE ORIGINAL COST. ALL CONTRACTORS TO REMAIN THE SAME.
100294906	07/01/2009	REPAIR (9) OPEN WOOD PORCHES, SAME SIZE AND LOCATION PER PLAN
100278165	02/23/2009	INSTALLATION OF LOW VOLTAGE SECURITY ALARM SYSTEM JOB # 326-44366 JUAN BUENO / ADT SALES REP K.HALEY
100063014	08/15/2005	relocate 1000 amp service plan#20193
100016625	11/15/2004	FOR REPLACE 15AMP FURNACE CIRCUITS SF PERMIT#100016369 ONLY.....

PERMIT #	DATE ISSUED	DESCRIPTION OF WORK
100016369	11/12/2004	replace 1 furnace in apt 3 south
223879	08/06/2004	INSTALL 1000A SERVICE.AND EM.SYSTEM 3 .31 UNITS PLAN# 18309
220339	07/20/2004	provide dedicated circuits for 20 baseboard heaters inside the building units
B20318906	07/31/2003	REVISION TO PERMIT #2003-1014299 JOB COST IS \$83,000 NOT \$8,300
B20318008	07/24/2003	REPAIR AND REPLACE NINE (9) REAR OPEN WOOD PORCHES - SAME AS EXISTING - NO ELECTRICAL - NO PLUMBING
EL6536678	10/23/1984	INST 122 OUTLETS ON EXIST CIRCUITS
EL5765280	05/25/1982	40A EMERGENCY SERVICE
EL5765297	05/25/1982	40A EMERGENCY SERVICE

#### BUILDING CODE ENFORCEMENT CASE ACTIVITY

CASE NUMBER	CASE TYPE
814N0405558	CIRCUIT COURT
14LO397961	ADMINISTRATIVE HEARING
13NO371015	ADMINISTRATIVE HEARING
11PO293069	ADMINISTRATIVE HEARING
11PO286482	ADMINISTRATIVE HEARING
10LO244558	ADMINISTRATIVE HEARING
08M1403645	CIRCUIT COURT

#### DEPARTMENT OF BUILDINGS INSPECTIONS

INSP #	INSPECTION DATE	STATUS	TYPE DESCRIPTION
<a href="#">12949928</a>	06/05/2019	FAILED	CONSERVATION COMPLAINT INSPECT
<a href="#">11246230</a>	04/03/2017	FAILED	CONSERVATION ANNUAL
<a href="#">10969121</a>	04/17/2014	FAILED	CONSERVATION ANNUAL
<a href="#">11208492</a>	03/05/2014	FAILED	CONSERVATION COMPLAINT INSPECT
<a href="#">11148866</a>	10/01/2013	CLOSED	ELECTRIC COMPLAINT INSPECTION

INSP #	INSPECTION DATE	STATUS	TYPE DESCRIPTION
<a href="#">10641829</a>	06/07/2013	FAILED	CONSERVATION ANNUAL
<a href="#">10906952</a>	02/19/2013	FAILED	CONSERVATION COMPLAINT INSPECT
<a href="#">2351058</a>	05/15/2012	FAILED	CONSERVATION ANNUAL
<a href="#">10262970</a>	04/14/2011	FAILED	PLUMBING COMPLAINT INSPECTION
<a href="#">10223876</a>	02/09/2011	FAILED	PLUMBING COMPLAINT INSPECTION
<a href="#">9828263</a>	01/12/2010	FAILED	ELECTRIC COMPLAINT INSPECTION
<a href="#">2802112</a>	09/21/2009	FAILED	PLUMBING COMPLAINT INSPECTION
<a href="#">817315</a>	07/27/2009	CLOSED	VENT/HEAT PERMIT INSPECTION
<a href="#">1128364</a>	07/27/2009	CLOSED	ELECTRICAL PERMIT INSPECTION
<a href="#">790312</a>	07/27/2009	CLOSED	ELECTRICAL PERMIT INSPECTION
<a href="#">785875</a>	07/27/2009	CLOSED	ELECTRICAL PERMIT INSPECTION
<a href="#">1999452</a>	08/06/2008	FAILED	CONSERVATION ANNUAL
<a href="#">1824953</a>	09/28/2007	FAILED	CONSERVATION ANNUAL
<a href="#">1630480</a>	08/16/2007	PASSED	BOILER ANNUAL INSPECTION
<a href="#">1769813</a>	01/09/2007	FAILED	CONSERVATION ANNUAL
<a href="#">1219968</a>	08/04/2006	PASSED	BOILER ANNUAL INSPECTION
<a href="#">590908</a>	06/09/2004	PASSED	BOILER ANNUAL INSPECTION
<a href="#">450723</a>	04/10/2003	PASSED	BOILER ANNUAL INSPECTION
<a href="#">174301</a>	04/15/2002	PASSED	BOILER ANNUAL INSPECTION

#### ALLEGED CODE VIOLATIONS

VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
	CONSERVATION ANNUAL # 11246230 INSPECTION DATE: 04/03/2017	Number of Violations: 3
CN104015	Replace broken, missing or defective window panes. (13-196-550 A)	North/2nd floor - Window - Broken pane

CN190029	pending notice reinspection	Interior of building - no response. Unable to inspect interior, stairwells, apartments, basement, rear premises, rear porches, and specifically Unit 817-2N for complaint of rats. Unverified detectors and conditions.
CN198019	File building registration statement with Building Dept. (13-10-030, 13-10-040)	Not registered 2017
	<b>CONSERVATION ANNUAL # 10969121 INSPECTION DATE: 04/17/2014</b>	<b>Number of Violations: 33</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN010022	Failed to separate furnace or heating plant from dwelling unit by partitions with at least one hour fire resistance. (13-196-690)	West basement interior boiler room - ceilings missing plaster - exposed wood lath , sheathing , and floor joists. East basement laundry room with gas fired furnace - ceiling and walls - openings - exposed wood lath , sheathing , and wood framing sections.
CN012022	Failed to construct floor over basement with materials of at least one hour fire resistance, other than in single family and two family dwellings. (13-60-200)	West basement storage area - ceilings open holes - missing drywall.
CN015062	Failed to remove obstruction from exitway that hampers travel and evacuation. (13-160-070, 13-196-080)	All porches throughout - furniture , personal items , flower pots , junk and debris - hampering egress.
CN040053	Failed to obtain frontage consent from adjoining property owner within 150 square feet of lot line for installation of tank for storage of flammable liquids. (13-44-080)	West basement boiler room - storing gasoline - DANGEROUS AND HAZARDOUS. East basement laundry room - storing lighter fluid by gas furnace - DANGEROUS AND HAZARDOUS.
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	East , west , and south elevations - walls - washed out mortar with spalling and eroded bricks.
CN062034	Failed to maintain roof coping in good repair and free from cracks defects. (13-196-530, 13-196-530(c) and 13-196-641)	Southwest coping tiles - broken and missing sections.
CN063014	Failed to maintain chimney in safe and sound working condition. (13-196-590, 13-196-530(b) and (c), 13-196-641)	West chimney - washed out mortar / chimney cap washed out mortar. East chimney - shifting bricks with chimney cap missing sections.
CN065034	Failed to maintain window sill in good repair and free from cracks and defects. (13-196-530(e), 13-196-550, 13-196-641)	Northeast at 1st - stone window sill - loose , fractured , and broken stone sections.

CN068014	Failed to maintain roof structure in sound condition and good repair and free from defects which may admit rain. (13-196-530, 13-196-530(e), 13-196-641)	All elevations - porch roofs - rotted , broken , missing , sagging , and loose sheathing with rafters sagging and broken . Most porch roof sections - peeling paint.
CN069034	Failed to maintain areaway walls in sound condition and good repair. (13-196-530, 13-196-530(b), 13-196-641)	South basement retaining wall - shifting , broken , and fractured concrete sections.
CN070014	Failed to maintain exterior stairways in safe condition and in sound repair. (13-196-570, 13-196-641)	North courtyard basement stairway - grade to basement - handrail and stair rail - missing. East and southeast basement stairways - grade to basement - handrails missing and some concrete steps , floor sections - broken and missing concrete. West and south basement stairways - grade to basement - handrails - missing.
CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	South 3story open wood porch at 1st - hole burned in decking - trip hazzard. South porch - beam to column connections - only nailed.
CN073014	Failed to maintain exterior door in sound condition and repair. (13-196-550(d) and (e), 13-196-641)	West basement exterior doors - broken with missing frame sections and peeling veneer.
CN073014	Failed to maintain exterior door in sound condition and repair. (13-196-550(d) and (e), 13-196-641)	Northwest porch at 2nd - screen door - broken with missing sections. Door bottom bent.
CN073024	Failed to maintain exterior door frames to exclude rain and wind from entering building and otherwise in sound condition and repair. (13-196-550, 13-196-550(f), 13-196-641)	All elevations - entry and exit doors / frames - rotted with peeling paint.
CN073024	Failed to maintain exterior door frames to exclude rain and wind from entering building and otherwise in sound condition and repair. (13-196-550, 13-196-550(f), 13-196-641)	East basement entry door frames - holes at bottom allowing rats into building.
CN074024	Failed to provide porch which is more than two risers high with rails not less than three and one-half feet above the floor of the porch. (13-196-570(b), 13-196-641)	All elevations - basement stairways - grade to basement - guardrails - missing or "ladder" type with 8" to 18" between ties. Many basement guardrails - missing pickets.
CN102015	Failed to maintain interior walls, ceilings and woodwork free from flaking, peeling, chipped or loose paint. (13-196-540(d))	829 W. front interior stairway top at 3rd - wall - peeling paint with bubbled and cracked plaster.
CN103015	Failed to maintain floor free from holes and wide cracks and free from loose, warped, protruding or rotting floor boards. (13-196-540(a) and (b))	All west basement floor areas - buckled , broken concrete with missing sections.
CN104015	Replace broken, missing or defective window panes. (13-196-550 A)	Southwest at 1st - window - broken pane.

CN104035	Failed to maintain windows in sound condition and good repair. (13-196-550(b) and (f))	West at basement window - boarded over with broken hole in plywood.
CN134016	Rid premises of rodents and seal rodent holes. (13-196-530 D, 13-196-540 A, 13-196-630 C)	West basement areas - rat and rat harborage.
CN138026	Deposit refuse in sanitary refuse containers. (7-28-260, 13-196-620 D)	Northwest garbage area with garbage overflowing containers and accumulating on the ground.
CN138056	Remove accumulation of refuse and debris and keep premises clean. (13-196-580, 13-196-630)	Northwest basement area - stairway and surrounding area - accumulation of garbage , personal items , junk and debris.
CN138106	Remove and stop nuisance. (7-28-060)	Basement boiler room - storing wood trim , junk and debris. West under middle porch south of west chimney - ground collapsing.
CN190019	Arrange for inspection of premises. (13-12-100)	Building interior - no response - unverified detectors and conditions. Unable to inspect interior stairways or verify complaints of unsanitary conditions and crumbling ceilings.
CN190020	Arrange for entry to inspect construction work authorized by recently issued building permit. (13-12-100)	Porch permit # 100294906 , ISD 07 / 01 / 2009 - not finalized.
CN197019	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 wall, 4 to 12 inches from the ceiling, and not above door or window.	West basement storage areas with gas fired furnaces - smoke detectors - missing.
CN197087	Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise, each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	West basement storage areas with gas fired furnaces - carbon monoxide detectors - missing.
EL0036	Install cover on outlet or junction box. (18-27-370.25)	Basement boiler room , storage rooms , and laundry room - walls and ceilings - open electrical junction boxes.

EL0036	Install cover on outlet or junction box. (18-27-370.25)	Several porch areas and at basement areas - open electrical junction boxes with exposed wiring.
NC2011	Performed or allowed work to be performed without submitting plans prepared, signed and sealed by a licensed architect or registered structural engineer for approval and without obtaining a permit to perform the work. (13-32-010, 13-32-040, 13-40-020, 13-12-050)	Basement areas throughout - new plumbing and new electrical installed - no plans submitted and no permit obtained.
PL170017	Provide floor drain with metallic strainer. (18-29-402.5)	West basement floor areas - floor drain strainer covers - missing.
	<b>CONSERVATION ANNUAL # 10641829 INSPECTION DATE: 06/07/2013</b>	<b>Number of Violations: 17</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN015062	Failed to remove obstruction from exitway that hampers travel and evacuation. (13-160-070, 13-196-080)	All porches throughout - furniture , personal items , flower pots , junk and debris - hampering egress.
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	East , west , and south elevations - walls - washed out mortar with spalling and eroded bricks.
CN062034	Failed to maintain roof coping in good repair and free from cracks defects. (13-196-530, 13-196-530(c) and 13-196-641)	Southwest coping tiles - broken and missing sections.
CN063014	Failed to maintain chimney in safe and sound working condition. (13-196-590, 13-196-530(b) and (c), 13-196-641)	West chimney - washed out mortar / chimney cap washed out mortar. East chimney - shifting bricks with chimney cap missing sections.
CN068014	Failed to maintain roof structure in sound condition and good repair and free from defects which may admit rain. (13-196-530, 13-196-530(e), 13-196-641)	All elevations - porch roofs - rotted , broken , missing , sagging , and loose sheathing with rafters sagging and broken . Most porch roof sections - peeling paint.
CN069034	Failed to maintain areaway walls in sound condition and good repair. (13-196-530, 13-196-530(b), 13-196-641)	South basement retaining wall - shifting , broken , and fractured concrete sections.
CN070014	Failed to maintain exterior stairways in safe condition and in sound repair. (13-196-570, 13-196-641)	North courtyard basement stairway - grade to basement - handrail and stair rail - missing. East and southeast basement stairways - grade to basement - handrails missing and some concrete steps , floor sections - broken and missing concrete. West and south basement stairways - grade to basement - handrails - missing.

CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	South 3story open wood porch at 1st - hole burned in decking - trip hazzard. South porch - beam to column connections - only nailed.
CN073014	Failed to maintain exterior door in sound condition and repair. (13-196-550(d) and (e), 13-196-641)	Northwest porch at 2nd - screen door - broken with missing sections. Door bottom bent.
CN073024	Failed to maintain exterior door frames to exclude rain and wind from entering building and otherwise in sound condition and repair. (13-196-550, 13-196-550(f), 13-196-641)	All elevations - entry and exit doors / frames - rotted with peeling paint.
CN074024	Failed to provide porch which is more than two risers high with rails not less than three and one-half feet above the floor of the porch. (13-196-570(b), 13-196-641)	All elevations - basement stairways - grade to basement - guardrails - missing or "ladder" type with 8" to 18" between ties. Many basement guardrails - missing pickets.
CN103015	Failed to maintain floor free from holes and wide cracks and free from loose, warped, protruding or rotting floor boards. (13-196-540(a) and (b))	South exterior basement floor - holes at basement entry door.
CN104015	Replace broken, missing or defective window panes. (13-196-550 A)	Southwest at 1st - window - broken pane.
CN190019	Arrange for inspection of premises. (13-12-100)	Building interior - no response - unverified detectors and conditions. Unable to inspect interior stairways or verify complaints of unsanitary conditions and crumbling ceilings.
CN190020	Arrange for entry to inspect construction work authorized by recently issued building permit. (13-12-100)	Porch permit # 100294906 , ISD 07 / 01 / 2009 - not finalized.
EL0036	Install cover on outlet or junction box. (18-27-370.25)	Several porch areas and at basement areas - open electrical junction boxes with exposed wiring.
PL170017	Provide floor drain with metallic strainer. (18-29-402.5)	South exterior basement floor drain strainer cover - missing.
	<b>CONSERVATION ANNUAL # 2351058 INSPECTION DATE: 05/15/2012</b>	<b>Number of Violations: 9</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	EAST, SOUTH AND WEST ELEVATIONS/EXTERIOR WALLS-FRACTURED MASONRY, SPALLING BRICKS AND WASHED OUT MORTAR
CN063014	Failed to maintain chimney in safe and sound working condition. (13-196-590, 13-196-530(b) and (c), 13-196-641)	WEST ELEVATION/CHIMNEY CAP-WASHED OUT MORTAR



CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	REAR EXTERIOR PORCHES/ROOF UNDER SIDES- UNDER SIZES 2X6 RAFTERS SPAN 9 FEET ROTTING, SCABBED AND SAGGING. SHEETING ROTTING-WITH PEELING PAINT, RAILING SECTIONS-LOOSE, PULLING AND TOE NAILED ONLY WITH SOME PICKETS, BROKEN OR MISSING. BEAMS-SOME ARE SAGGING, TREADS-SOME ARE SPITTING. SOME LANDINGS FROM 2ND TO 3RD FLOOR ARE UNSTABLE AND PULLING. PLANS AND PERMIT REQUIRED FOR REPAIRS TO ALL EXTERIOR REAR PORCHES
CN073024	Failed to maintain exterior door frames to exclude rain and wind from entering building and otherwise in sound condition and repair. (13-196-550, 13-196-550(f), 13-196-641)	ALL ELEVATIONS/ENTRY AND EXIT DOORS-FRAMES: ROTTING-WITH PEELING VENEER AND PEELING PAINT
CN074024	Failed to provide porch which is more than two risers high with rails not less than three and one-half feet above the floor of the porch. (13-196-570(b), 13-196-641)	ALL ELEVATIONS/BASEMENT STAIRWELLS/GUARD MISSING
CN076024	Failed to maintain roof gutters and downspouts in good repair and working condition. (13-196-590, 13-196-630(b), 13-196-641, 18-29-1101, 18-29-1105, 18-29-1106)	ALL ELEVATIONS/GUTTERS AND DOWN SPOUTS RUSTING-WITH PEELING PAINT. EAST ELEVATION DOWN SPOUT/GRADE TO 5 FEET-SECTION MISSING
CN102015	Failed to maintain interior walls, ceilings and woodwork free from flaking, peeling, chipped or loose paint. (13-196-540(d))	829 W. front interior stairway top at 3rd - wall - peeling paint with bubbled and cracked plaster.
CN190019	Arrange for inspection of premises. (13-12-100)	Building interior - apartments and common areas - no response - unverified detectors and conditions. Unable to inspect most interior stairways or verify compliance of previous violations written on 08 / 06 /2008 , inspection #2351058.
CN198019	File building registration statement with Building Dept. (13-10-030, 13-10-040)	Building not registered for 2012.
	<b>CONSERVATION ANNUAL # 1999452 INSPECTION DATE: 08/06/2008</b>	<b>Number of Violations: 19</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	EAST, SOUTH AND WEST ELEVATIONS/EXTERIOR WALLS-FRACTURED MASONRY, SPALLING BRICKS AND WASHED OUT MORTAR
CN062024	Failed to maintain parapet wall in good repair and free from cracks and defects. (13-196-530 and 13-196-641)	EAST, SOUTH AND WEST ELEVATIONS/PARAPET WALLS-PROTECTED MASONRY SPALLING BRICKS AND WASHED OUT MORTAR

CN063014	Failed to maintain chimney in safe and sound working condition. (13-196-590, 13-196-530(b) and (c), 13-196-641)	WEST ELEVATION/CHIMNEY CAP-WASHED OUT MORTAR
CN070014	Failed to maintain exterior stairways in safe condition and in sound repair. (13-196-570, 13-196-641)	ALL ELEVATIONS/BASEMENT STAIRWELLS/TREADS-BROKEN AND SPALLING CONCRETE. RAILING SECTIONS-MISSING
CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	REAR EXTERIOR PORCHES/ROOF UNDER SIDES-UNDER SIZES 2X6 RAFTERS SPAN 9 FEET ROTTING, SCABBED AND SAGGING. SHEETING ROTTING-WITH PEELING PAINT, RAILING SECTIONS-LOOSE, PULLING AND TOE NAILED ONLY WITH SOME PICKETS, BROKEN OR MISSING. BEAMS-SOME ARE SAGGING, TREADS-SOME ARE SPITTING. SOME LANDINGS FROM 2ND TO 3RD FLOOR ARE UNSTABLE AND PULLING. PLANS AND PERMIT REQUIRED FOR REPAIRS TO ALL EXTERIOR REAR PORCHES
CN073014	Failed to maintain exterior door in sound condition and repair. (13-196-550(d) and (e), 13-196-641)	ALL ELEVATIONS/ENTRY AND EXIT DOORS-PEELING VENEER, ROTTING WITH PEELING PAINT
CN073024	Failed to maintain exterior door frames to exclude rain and wind from entering building and otherwise in sound condition and repair. (13-196-550, 13-196-550(f), 13-196-641)	ALL ELEVATIONS/ENTRY AND EXIT DOORS-FRAMES: ROTTING-WITH PEELING VENEER AND PEELING PAINT
CN074024	Failed to provide porch which is more than two risers high with rails not less than three and one-half feet above the floor of the porch. (13-196-570(b), 13-196-641)	ALL ELEVATIONS/BASEMENT STAIRWELLS/GUARD MISSING
CN076024	Failed to maintain roof gutters and downspouts in good repair and working condition. (13-196-590, 13-196-630(b), 13-196-641, 18-29-1101, 18-29-1105, 18-29-1106)	ALL ELEVATIONS/GUTTERS AND DOWN SPOUTS RUSTING-WITH PEELING PAINT. EAST ELEVATION DOWN SPOUT/GRADE TO 5 FEET-SECTION MISSING
CN101025	Failed to maintain interior ceilings and walls reasonably smooth, clean and tight and free from chipped or loose plaster or structural material. (13-196-540(d) and (e))	BASEMENT LAUNDRY ROOM CEILING-SECTIONS OF PLASTER MISSING
CN104025	Failed to maintain window sash in good condition and so it fits reasonably tight within its frame. (13-196-550(b))	EAST, SOUTH AND WEST ELEVATIONS/BASEMENT WINDOWS/PLYWOOD COVERING ROTTING WITH PEELING PAINT
CN131026	Repair or replace defective screen. (13-196-560 B)	WEST ELEVATION/1ST FLOOR WINDOW-TORN SCREENS, REAR EXTERIOR PORCHES/TRANSOM WINDOWS-TORN SCREENS
CN190019	Arrange for inspection of premises. (13-12-100)	MOST APARTMENTS-NO RESPONSE, UNVERIFIED DETECTORS AND CONDITIONS, UNABLE TO INSPECT MOST INTERIOR STAIRWAY

CN196029	Post name, address, and telephone of owner, owner's agent for managing, controlling or collecting rents, and any other person managing or controlling building conspicuously where accessible or visible to public way. (13-12-030)	(SR#801399283) BUILDING/MANAGEMENT'S ID SIGN/INCOMPLETE INFORMATION POSTED-NO MAILING ADDRESS
CN197019	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 wall, 4 to 12 inches from the ceiling, and not above door or window.	BASEMENT LAUNDRY ROOM/SMOKE DETECTOR-MISSING
CN197087	Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise, each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	829 W/APARTMENT 3 WEST/CARBON MONOXIDE DETECTOR-MISSING
EL0020	Support loose light fixture. (18-27-410.15, 18-27-415.16)	WEST ELEVATION/ABOVE BASEMENT DOOR/LIGHT FIXTURE-HANGING WITH EXPOSED WIRES
EL0023	Install cover on outlet or junction box. (18-27-370.25)	BASEMENT LAUNDRY ROOM/JUNCTION BOXES/COVERS-MISSING
PL159057	Repair defective plumbing and sewage system and stop odors. (18-29-102.3)	829 W/APARTMENT 3 WEST/ODOR OR SEWER GAS PRESENT IN KITCHEN
	<b>CONSERVATION ANNUAL # 1824953 INSPECTION DATE: 09/28/2007</b>	<b>Number of Violations: 9</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	washed out mortar throughout west elevation
CN070014	Failed to maintain exterior stairways in safe condition and in sound repair. (13-196-570, 13-196-641)	sr07-01856615) basement stairs at northeast corner of court yard no handrail also 2 at east elevation.

CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	no bolts in any stair stringers to support member (column) at 813-15, 17, 19, 21, 23, 25, 29 and 31 minimums bolts at beam to column connection no strapping column to lookouts obtain permits for repair no plans
CN073034	Failed to maintain exterior door sill in sound condition and repair. (13-196-550, 13-196-641)	831 entry door-still with excessive wear-large gap at bottom of door.
CN134016	Rid premises of rodents and seal rodent holes. (13-196-530 D, 13-196-540 A, 13-196-630 C)	evidence of rodent infestation in 813 w waveland garden apartment
CN136016	Exterminate roaches and keep dwelling insect-free. (13-196-630 C)	evidence of roach infestation in 813 w waveland garden apartment
CN190019	Arrange for inspection of premises. (13-12-100)	interior of building-no response, unverified detectors, unable to lapsed interior stairways
CN190019	Arrange for inspection of premises. (13-12-100)	no entry 54 apartments
CN197087	Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise, each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	no carbon monoxide detector in 813 w waveland garden apartment
	<b>CONSERVATION ANNUAL # 1769813 INSPECTION DATE: 01/09/2007</b>	<b>Number of Violations: 7</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	washed out mortar throughout west elevation
CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	no bolts in any stair stringers to support member (column) at 813-15, 17, 19, 21, 23, 25, 29 and 31 minimums bolts at beam to column connection no strapping column to lookouts obtain permits for repair no plans

CN104015	Replace broken, missing or defective window panes. (13-196-550 A)	2 broken glass window west elevation 831 waveland
CN134016	Rid premises of rodents and seal rodent holes. (13-196-530 D, 13-196-540 A, 13-196-630 C)	evidence of rodent infestation in 813 w waveland garden apartment
CN136016	Exterminate roaches and keep dwelling insect-free. (13-196-630 C)	evidence of roach infestation in 813 w waveland garden apartment
CN190019	Arrange for inspection of premises. (13-12-100)	no entry 54 apartments
CN197087	Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise, each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	no carbon monoxide detector in 813 w waveland garden apartment
	<b>CONSERVATION COMPLAINT INSPECT # 12949928 INSPECTION DATE: 06/05/2019</b>	<b>Number of Violations: 1</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN190019	Arrange for inspection of premises. (13-12-100)	Interior of building no response.unverified complaint of roof leak in unit 327 3n.Unverified detectors.
	<b>CONSERVATION COMPLAINT INSPECT # 11208492 INSPECTION DATE: 03/05/2014</b>	<b>Number of Violations: 3</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN132016	Heat dwelling unit adequately from September 15th to June 1st. (13-196-410)	819 W garden apartment - room temperature only 58F - no heat provided - electric base board heaters - broken and out of service.
CN132046	Provide and maintain every facility, piece of equipment, or utility in safe and sound working condition. (13-196-400, 13-196-440)	819 W garden apartment - electric base board heaters - out of service - not working. Electrician working on heaters at time of inspection.

CN197087	Install carbon monoxide detector within 40 feet of every sleeping room in residential structure. (13-64-190, 13-64-210) A carbon monoxide detector is needed whenever there is a heating appliance on the premises that burns fossil fuel such as gas, oil, or coal, or air that is circulated through a heat exchanger. Install according to manufacturer instructions. A hard wired model requires an electrical wiring permit. In a single family residence, be sure the detector is on or below the lowest floor with a place to sleep. In a multiple dwelling residence heated by a boiler, install a detector in the same room as the boiler. Otherwise, each apartment follows single family guidelines. The owner is responsible for installation and written instructions, the tenant for testing, maintenance, and batteries.	819 W Garden apartment - carbon monoxide detector - missing.
	<b>ELECTRIC COMPLAINT INSPECTION # 11148866</b> <b>INSPECTION DATE: 10/01/2013</b>	<b>Number of Violations: 4</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
EL0018	Replace broken, inoperable, or painted over receptacle or switch. (18-27-200.1, 18-27-200.10(b))	GARDEN UNIT ALL ROOMS, ALL SWITCHES
EL0020	Support loose light fixture. (18-27-410.15, 18-27-415.16)	MASTER BEDROOM CLOSET GARDEN UNIT
EL0025	Install system III emergency lighting. (18-27-700.6, 18-27-700.22)	SYSTEM III EMERGENCY BACK UP ELECTRICAL PERMIT REQUIRED FOR ALL WORK
EL0084		GROUND FAULT CIRCUIT PROTECTION KITCHEN AND BATH GARDEN UNIT 18-27-210.8
	<b>CONSERVATION COMPLAINT INSPECT # 10906952</b> <b>INSPECTION DATE: 02/19/2013</b>	<b>Number of Violations: 1</b>
<b>VIOLATIONS</b>	<b>BUILDING CODE CITATION</b>	<b>VIOLATION DETAILS</b>
CN197019	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 wall, 4 to 12 inches from the ceiling, and not above door or window.	2nd floor south apartment - smoke detector - missing [ per tenant ] .