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# City of East Chicago Building Department

Division of Inspections and Permits/Code Enforcement  
4444 Railroad Avenue, East Chicago, IN 46312  
219.391.294 ~ 219.391.7013

October 2, 2009

Via Hand-Delivery &  
Certified Mail, Return Receipt Requested

TO: JUANNA MARTINEZ AND CLAUDIO MARTINEZ  
3734 DEODAR STREET  
EAST CHICAGO, IN 46312

RE: 3734 Deodar Street, East Chicago, Indiana – 4 Apartments

Legal Description: 1<sup>st</sup> Add. Indiana Harbor, All L.24 & 25, Bl.4  
Key No.: 24-30-0323-0022

2009 080322  
2009 DEC -3 AM 11:46  
MICHAEL A. BROWN  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

Document is  
NOTICE OF  
ORDER TO VACATE AN UNSAFE PREMISE  
NOT OFFICIAL!

Please be notified that after inspections conducted by inspectors from the City of East Chicago Building Department, the premises at 3734 Deodar Street, East Chicago, Indiana, has been found to be unfit for human habitation and is dangerous to the health or safety of occupants of said premises.

Please be notified that I am hereby exercising my authority as Building Commissioner for the City of East Chicago, Indiana, to declare pursuant to East Chicago Municipal Code, Chapter 15.12, Section 15.12.110, these dwellings condemned as unfit for human habitation and order these occupied dwelling units vacated due to the unsafe situation that exists, to wit:

*Basement*

1. Debris dumped all over, i.e. stoves, refrigerator units, various items – cluttered and danger exists and foul odor being omitted.

*Second floor*

2. Junk and debris scattered all over - east and west apartments.

*Apartment 2F*

3. Vacant due to occupant being detained by authorities.

16  
AD  
ECBD

*First floor apartment*

4. Bathroom floor - wood rotted and deteriorated
5. West apartment – junk and debris throughout apartment.
6. Lumber stacked in kitchen.
7. Bathroom blocked by junk.
8. No water for apartment.
9. Windows broken south side.
10. Ceiling collapsed.

*First floor apartment – East*

11. Occupied by owner.
12. Strong odor urine from animals.
13. Junk and debris all over.

*Northwest side*

14. Brick wall collapsing and bowed – danger exists serious public safety issue.

*Front east side*

15. Brick separated leaning – opening.
16. Eaves rotted and opening seen.

*South side*

17. Second floor wall bowed.
18. Center of wall bowed and collapsing into inside due to water damage.
19. Windows forced into inside due to collapsing wall.
20. Foundation wall separation and loose brick seen.
21. Roof leaking south side causing further damage to roof structure.

I am therefore designating said premises as unfit for human habitation pursuant to East Chicago

Municipal Code, Chapter 15.12, Section 15.12.110(A)(1), which reads in relevant part as follows:

“A. Any dwelling or dwelling unit which shall be found to have any of the following defects shall be condemned as unfit for human habitation and shall be so designated and placarded by the building commissioner.

1. One which is so damaged, decayed, dilapidated, insanitary, unsafe or vermin-infested that it creates a serious hazard to the health or safety of the occupants or of the public...”

I am therefore issuing this order for you to vacate and seal these premises within twenty-four (24) hours from receipt of this order and contact the East Chicago Building Department as to your intentions to bring the dwelling units into compliance before they can be occupied. Should you fail to comply with this order, the East Chicago Building Department may cause the action required by this order under Sections 15.12.160 of this Chapter to be performed.

Also, be advised that the East Chicago Building Department may recover any costs incurred by the enforcement of this action by filing a civil action in the Circuit or Superior Court of Lake County, Indiana, against the persons who held a fee interest, life estate interest, or equitable interest of a contract purchaser in the unsafe premises at the time the enforcement authority found it necessary to take this action. This department is not liable for the cost of this civil action.

If you wish to appeal this action you may within ten (10) days after service of this notice request and shall be granted by the Building Commissioner, a hearing on this matter before the East Chicago Board of Public Works & Safety. The request for a hearing must be a written petition requesting such hearing and setting forth a brief statement of the grounds therefore.

  
Ernest Hagler, Building Commissioner

cc: East Chicago Health Department  
East Chicago Law Department  
East Chicago Police Department  
East Chicago Fire Department  
Board of Public Works & Safety  
Code Enforcement Department  
All Tenants (via hand-delivery)  
Midland Mortgage Co., P.O. Box 26648, Oklahoma City, OK 73126-0648 (via first class mail and facsimile transmission)

