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# City Of East Chicago Building Department

Division of Inspections & Permits/Code Enforcement  
4444 Railroad Avenue, East Chicago, IN 46312  
(219) 391-8294/Fax: 391-7013

2015 021852

January 7, 2015

*Via Certified Mail*  
Return Receipt Requested

Miguel & Jaime Ramirez  
3220 W. 65<sup>th</sup> St.  
Chicago, IL 60629

RE: 5032 Railroad Avenue, East Chicago, IN 46312 (**Garage Structure**)

Legal Description: HEROD'S SUBDIV. W.100FT. L.40 and HEROD'S SUBDIV. W.100FT. L.41  
Key No.: 45-03-32-206-021.000-024 and 45-03-32-206-022.000-024

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2015 APR 15 AM 10:53  
MICHAEL BROWN  
RECORDER

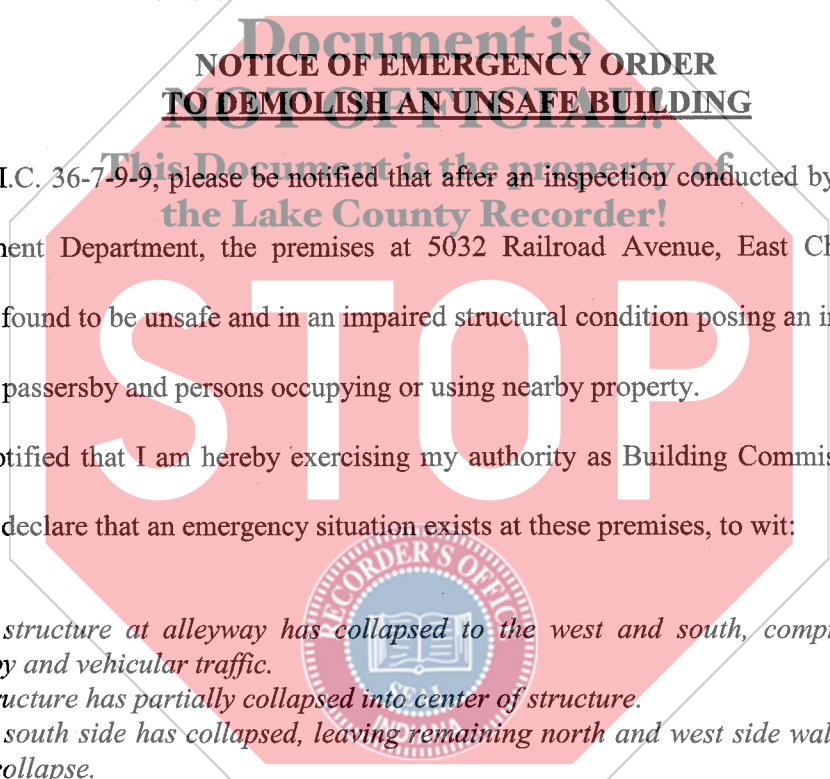
## **NOTICE OF EMERGENCY ORDER TO DEMOLISH AN UNSAFE BUILDING**

Pursuant to I.C. 36-7-9-9, please be notified that after an inspection conducted by inspectors of the Building and Code Enforcement Department, the premises at 5032 Railroad Avenue, East Chicago, Indiana - (*Garage Structure*), has been found to be unsafe and in an impaired structural condition posing an immediate danger to the life, health, and safety of passersby and persons occupying or using nearby property.

Please be notified that I am hereby exercising my authority as Building Commissioner for the City of East Chicago, Indiana, to declare that an emergency situation exists at these premises, to wit:

### Garage

1. *Garage structure at alleyway has collapsed to the west and south, compromising the public safety, passersby and vehicular traffic.*
2. *Roof structure has partially collapsed into center of structure.*
3. *Wall at south side has collapsed, leaving remaining north and west side walls unstable and on verge of further collapse.*
4. *Remaining roof system has separated from structure as a result of collapse.*
5. *Visible openings throughout walls.*
6. *Visible collapsed debris hanging and on verge of collapse at south and west sides.*
7. *Structure is in violation of I.C. 36-7-9-4, under the Unsafe Building Law:*
  - a) *is in an impaired structural condition that makes it unsafe to a person or property;*
  - b) *a hazard to the public health;*
  - c) *a public nuisance;*



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d) *dangerous to a person or property because of a violation of a statute or ordinance concerning building condition or maintenance; and not maintained in a manner that would allow human habitation, occupancy, or use and considered an unsafe building.*

Therefore, pursuant to Indiana Code 36-7-9-9(a), please be advised that I have issued an order to an independent contractor to remove the imminent danger at said premises immediately, to wit: *demolish and remove the entire unsafe garage structure.* In the event that there is any personal property in these unsafe premises when the demolition to remove the imminent danger begins and should the unremoved personal property also be demolished, the City of East Chicago will not be responsible or liable for the demolished personal property in the unsafe premises.

Indiana Code 36-7-9-9(a) reads in relevant part as follows:

“If the enforcement authority finds it necessary to take emergency action concerning an unsafe premises in order to protect life, safety, or property, it may take that action without issuing an order or giving notice...”

Also, pursuant to I.C. 36-7-9-12, the East Chicago Building Department may recover any costs incurred by the enforcement of this emergency 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 and hazardous premises at the time the enforcement authority found it necessary to take emergency action. This department is not liable for the cost of this civil action.

DATED: January 8, 2015



Winna G. Guzman, Building Commissioner  
East Chicago Building Department  
4444 Railroad Avenue, East Chicago, IN 46312  
(219) 391-8294

Cc: Kevin Smith, Attorney at Law  
East Chicago Board of Public Safety  
East Chicago Fire Department  
East Chicago Police Department  
East Chicago Health Department  
East Chicago Law Department

