



# Lake County Illinois

## Legislation Text

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File #: 22-0504, Version: 1

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Joint resolution authorizing on a certain named property, 27709 N. Oak Street, Wauconda, Illinois, Parcel Identification Number (PIN) #09-28-103-117, the demolition of a dangerous and unsafe residential structure and related accessory buildings deemed to be an immediate and continuing hazard to the community.

- Pursuant to state law, the County Board has authority to expedite the demolition of any open and vacant buildings within unincorporated portions of Lake County that constitute an immediate and continuing hazard to the community per 55 ILCS 5/5-1121.
- Planning, Building and Development (PBD) has identified a residential structure and related accessory buildings (all together referred to as the “buildings”) within unincorporated Lake County that constitute an immediate and continuing hazard to the community in which the buildings are located.
- Upon County Board approval, the State’s Attorney will notify the property owners and lienholders of record of the pending action pursuant to statute.
- Upon expiration of the 30-day notice period, if the property owners and lienholders of record have not caused the buildings to be demolished, repaired, or otherwise restored to a safe condition, or have not filed an appeal of the action in the Circuit Court Clerk’s Office, PBD will initiate the demolition of the buildings and removal debris, or other hazardous, noxious, or unhealthy substances or materials.

### RESOLUTION

**WHEREAS**, pursuant to 55 ILCS 5/5-1121, the County Board was given and has the authority to expedite the removal of a building, as defined by Lake County 2012 International Residential Building Code and Building Ordinance, that is determined to be open and vacant and an immediate and continuing hazard to the community in which the building is located, per statute; the County Board was given and has the power to demolish, repair, or enclose such buildings and to remove any garbage, debris, or other hazardous, noxious, or unhealthy substances or materials.

**NOW, THEREFORE, BE IT RESOLVED**, by this County Board of Lake County, Illinois, that the buildings on the following described premise are open and vacant and an immediate and continuing hazard to the community in which they are located:

Case # AA-007973-2020  
Property location: 27709 N, Oak Street Wauconda, Illinois  
Pin #09-28-103-117

Current owner on record: Michael F. Kennedy

Single family dwelling and related accessory buildings that are in disrepair and open to intrusion.

That the above described premise is situated within Lake County, Illinois, and is not within the corporate limits of any city, village or incorporated area. The County Board hereby authorizes demolition of the open and vacant buildings including a residential structure and related accessory structures presenting an immediate and continuing hazard to the community in which they are located following appropriate notification pursuant to 55 ILCS 5/5-1121.

The County Board hereby authorizes and requests the State's Attorney to proceed with issuing notice to all parties necessary, said notice and said parties as are prescribed by 55 ILCS 5/5-1121, to continue with commencing proceedings to put the buildings on the above described premises in a safe condition or to demolish the same.

**BE IT FURTHER RESOLVED** that this resolution become effective from the date of passage.

**DATED** at WAUKEGAN, LAKE COUNTY, ILLINOIS, April 12, 2022.