



12 South Center Street
Bensenville, IL 60106

Office: 630.350.3404
Fax: 630.350.3438
www.bensenville.il.us

VILLAGE BOARD

President

Frank DeSimone

Board of Trustees

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Village Manager

Evan K. Summers

February 8, 2018

Mr. Dustin Lawrence

1201 Pacific Avenue, Suite 600

Tacoma, Washington 98402

Re: February 8, 2018 FOIA Request

Dear Mr. Lawrence:

I am pleased to help you with your February 8, 2018 Freedom of Information Act ("FOIA"). Your request was received by the Village of Bensenville on February 8, 2018. You requested copies of the items indicated below:

"I am seeking records for the following property: 100-300 Devon Ave. 1. All certificates of occupancy. 2. Copies of any open building, fire or zoning code violations. 3. Copies of any planning/zoning approvals."

After a search of Village files, the following information was found responsive to your request:

- 1) Village of Bensenville List Current Business Licenses Issued at 100-300 Devon Avenue, (1 pg.)
- 2) Village of Bensenville Inspection No. 56015. (2 pgs.)
- 3) Village of Bensenville Inspection No. 48387. (1 pg.)
- 4) Village of Bensenville Inspection No. 44348. (2 pgs.)
- 5) Village of Bensenville Inspection No. 44322. (1 pg.)
- 6) Village of Bensenville Inspection No. 44323. (1 pg.)
- 7) Village of Bensenville Inspection No. 44324. (1 pg.)
- 8) Village of Bensenville Inspection No. 44326. (2 pgs.)
- 9) Village of Bensenville Inspection No. 44341. (1 pg.)
- 10) Village of Bensenville Inspection No. 57224. (1 pg.)
- 11) Village of Bensenville Inspection No. 44333. (1 pg.)
- 12) Village of Bensenville Inspection No. 44334. (1 pg.)
- 13) Village of Bensenville Inspection No. 48387. (1 pg.)
- 14) Village of Bensenville Ordinance No. 81-2008. (3 pgs.)
- 15) Village of Bensenville Ordinance No. 53-2009. (3 pgs.)

These are all the records found responsive to your request.

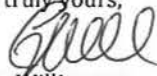
Please be aware that on February 25, 2014 the Village Board adopted Ordinance No. 16-2014 that requires a Real Estate Transfer Inspection (RETI) be conducted prior to most property sales within Bensenville. For additional information regarding the RETI inspection, please contact the Community & Economic Development Department at 630-766-8200.

Home addresses, home telephone numbers, etc. are "private information" under Section 2(c-5) of the FOIA, 5 ILCS 140/2(c-5), and therefore exempt from disclosure under Section 7(1)(b) of the FOIA, 5 ILCS 140/7(1)(b). Accordingly, they have been redacted from the information provided.

Pursuant to Section 9 of the FOIA, 5 ILCS 140/9, I am required to advise you that I, the undersigned Freedom of Information Officer, reviewed and made the foregoing determination to deny a portion of your FOIA Request as indicated. Should you believe that this Response constitutes an improper denial of your request, you may appeal such by filing a request for review within sixty (60) days of the date of this letter with the Public Access Counselor of the Illinois Attorney General's Office, Public Access Bureau, 500 South Second Street, Springfield, Illinois 62706; telephone 1-887-299-FOIA; e-mail: publicaccess@atg.state.il.us. You may also have a right of judicial review of the denial under Section 11 of the FOIA, 5 ILCS 140/11.

Do not hesitate to contact me if you have any questions or concerns in connection with this response.

Very truly yours,

A handwritten signature in black ink, appearing to read "Corey Williamsen", written over the printed name.

Corey Williamsen
Freedom of Information Officer
Village of Bensenville

DBA	LOC NO	LOC PRE DIR	LOC STREET	LOC STREET TYPE	LOC APT	LOC CITY	LOC STATE	LOC ZIP
A. & A. EQUIPMENT & SUPPLY COMPANY	196	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
COGS ENTERPRISES, INC.	132	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
DATA - TEC SYSTEMS, INC.	100	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
DRIVE TRAIN SERVICE & COMPONENTS, INC.	292	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
EVER CONCORD LOGISTICS	200	WEST	DEVON	AVENUE	7	BENSENVILLE	IL	60106
K&H TOOL CO, INC.	156	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
KANETEC U. S. A. CORPORATION	140	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
ANDREW VOGT	148	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
BLUE AURA POOL & SPA, INC.	124	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106
BOYELON AIR & OCEAN USA, INC	200		DEVON			BENSENVILLE	IL	60106
SPRINTX, INC.	200	WEST	DEVON	AVENUE	12-13	BENSENVILLE	IL	60106
SMART LOGISTICS USA, INC.	200	WEST	DEVON	AVENUE	12-13	BENSENVILLE	IL	60106
BAYLINK GLOBAL LOGISTICS, INC	200	WEST	DEVON	AVENUE	12-13	BENSENVILLE	IL	60106
COLUMBIA (DAO HENG) LOGISTIC, INC.	200	WEST	DEVON	AVENUE	5	BENSENVILLE	IL	60106
DUNNET BAY CONSTRUCTION	180	WEST	DEVON	AVENUE		BENSENVILLE	IL	60106



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 100 DEVON

Unit:

Business name:: Lee & Associates asset mgt.

Phone: [REDACTED]

Business Owner: Peter Yau

Address: [REDACTED]

Inspection Date: 12/12/2017 12:00:00AM

Inspector: LOUIS CZERWIN

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
030C	REPAIR OR REPLACE SIDEWALK	Service walks into some businesses are uneven and are a tripping hazard. They need to be replaced. Unit 100 and unit around the corner to the south.
040E	DETERIORATION OF MATERIALS	Many brick areas around the 100 building need repair, bricks are buckling at the front side (west). Lintels above doors and windows are failing and need to be replaced or repaired. Permit required.
050	EXTERIOR STRUCTURE	Caulking around windows has failed and is hanging by some of the windows. Repair or replace.
190Z	OTHER	Bollards needed around all gas meters to protect from damage.

Additional Remarks/Comments:

A structural Engineer report shall be submitted with the permit application to make brick repairs. It must include there inspection findings and how it shall be fixed. Must be signed and stamped from an engineer in IL.

Created from inspection 56015 on
11/13/2017 by 6523lcze

Reinspection 56474 created on 12/12/2017
by 6523lcze

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 14 days.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3448.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
12 South Center
Bensenville, IL 60106
630-350-3413 fax:630-350-3449

Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 100 DEVON

Unit:

Business name:: Lee & Associates asset mgt.

Phone: [REDACTED]

Business Owner: Peter Yau

Address: [REDACTED]

Inspection Date: 12/12/2017 12:00:00AM

Inspector: LOUIS CZERWIN

Copy of this report received by/mailed to: _____

Inspector: _____ Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 108 DEVON

Unit:

Business name::

Phone:

Business Owner:

Address:

Inspection Date: 1/4/2017

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>
005A	ALLOWABLE USE
180J	BUSINESS LICENSE - ANNUALLY

<u>Violation comment</u>
Spray painting is not permitted. Discontinue spraying immediately.
A business license is required. Apply for a business license at Village Hall.

Additional Remarks/Comments:

Reinspection 48389 created on 01/04/2017
 by 65231kni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 7 days from the date of this order. Appeal from this order may be made within 20 days from the above date of service. Direct such appeal for a hearing before the Bensenville Board of Appeals in writing through the Director of Inspectional Services, 12 South Center.

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Inspector: _____ Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 116 DEVON

Unit:

Business name::

Phone:

Business Owner:

Address:

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
005	VILLAGE REGULATIONS	A Business License is required. Apply for Business License at Village Hall.
060C	MEANS OF EGRESS BLOCKED	Remove storage/debris from EXIT access (rear). Maintain clearance at all times.
120G	ACCESS TO ELECTRIC PANEL	Remove storage/debris from around electrical panel. Maintain 36" clearance at all times.
120N	BREAKER LOCKS	Provide breaker locks to the circuits that serve the EXIT lights and emergency lights.
160C	EXIT LIGHTING	Repair/replace EXIT lights (front, office, shop). 90- minute battery back-up required.
160E	EMERGENCY LIGHTING	Repair/replace emergency lights (front, office, shop). 90-minute battery back-up required.
160T	PROPERLY SECURE COMPRESSED GAS	All unused LP gas cylinders must be stored in a cage outside the building.
180B	EXTINGUISHERS - ANNUALLY	Fire extinguishers require annual testing/inspection. Provide current inspection tags.

Additional Remarks/Comments:

Reinspection 44349 created on 06/23/2016
 by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 30 days from the date of this order. Appeal from this order may be made within 20 days from the above date of service. Direct such appeal for a hearing before the Bensenville Board of Appeals in writing through the Director of Inspectional Services, 12 South Center.

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VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
12 South Center
Bensenville, IL 60106
630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 116 DEVON

Unit:

Business name::

Phone:

Business Owner:

Address:

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

Copy of this report received by/mailed to: _____

Inspector: _____ Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
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 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 124 DEVON

Unit:

Business name:: BLUE AURA POOL & SPA, INC.

Phone: 630.350.2500

Business Owner: BLUE AURA POOL & SPA, INC.

Address: 124 W DEVON AVE BENSENVILLE, IL

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

Checklist #

Violation

Violation comment

005D

INSPECTION DATE

Unable to gain access. Please call to schedule an inspection.

Additional Remarks/Comments:

Reinspection 44347 created on 06/23/2016
 by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

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Inspector: _____ Date: _____



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INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 132 DEVON

Unit:

Business name:: COGS ENTERPRISES, INC.

Phone: [REDACTED]

Business Owner: WILLIAM A. COGLIANESE

Address: [REDACTED]

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
060C	MEANS OF EGRESS BLOCKED	Remove storage/debris from EXIT access (rear). Maintain clearance at all times.
100B	MEANS OF EGRESS BLOCKED	Establish and maintain aisles clearance in the warehouse. Maintain 48" clearance at all times.
120G	ACCESS ELECTRICAL PANEL	Remove storage/debris from around electrical panel. Maintain 36" clearance at all times.
120N	BREAKER LOCKS	Provide breaker locks to the circuits that serve the EXIT lights and emergency lights.

Additional Remarks/Comments:

Reinspection 44346 created on 06/23/2016
 by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

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Inspector: _____

Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 140 DEVON

Unit:

Business name:: KANETEC U. S. A. CORPORATION

Phone:

Business Owner: STEVEN T. ARIMA

Address:

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
020E	REMOVE ALL RUBBISH OR GARBAGE	Remove all rubbish/trash from alley.
120	INTERIOR ELECTRIC	Secure the power strip (kitchenette).
120D	CHARGING STATION	Remove storage/debris from around lift truck charging station.
		Maintain clearance at all times.
120N	BREAKER LOCKS	Provide breaker locks to the circuits that serve the EXIT lights and emergency lights.
120R	WATER HEATER	Replace overflow pipe. Replace cover at pilot/burner.
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace emergency lights (office). 90-minute battery back-up required.

Additional Remarks/Comments:

Reinspection 44345 created on 06/23/2016
 by 6523tkni

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Inspector: _____

Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 164 DEVON

Unit:

Business name:: K & H TOOL COMPANY

Phone:

Business Owner: K & H TOOL COMPANY

Address: 164 DEVON BENSENVILLE, IL

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
060C	MEANS OF EGRESS BLOCKED	Remove storage/debris from EXIT access (Unit 164). Maintain clear EXIT access at all times.
120G	ACCESS TO ELECTRIC PANEL	Remove storage/debris from around electrical panel (Unit 156). Maintain 36" clearance at all times.
120N	BREAKER BLANKS	Provide breaker blanks to all open circuits in electrical panel (Unit 156).
120R	BREAKER LOCKS	Provid ebreaker locks to circuits that serve the EXIT lights and emergency lights (Units 156, 164).
120Z	ELECTRICAL PANEL	Repair/replace door on electrical panel. Panel door must close securely (Unit 156).
130	INTERIOR PLUMBING	Repair/replace loose toilets (Units 156, 164).
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace emergency lights (Unit 156 office). 90-minute battery back-up required.
160K	EXTINGUISHERS MOUNTED WRONG	Fire extinguishers must be mounted to the wall no higher than 44" off the finished floor (Unit 164).
180B	EXTINGUISHERS - ANNUALLY	Fire extinguishers require annual testing/inspection. Provide current inspection tags.

Additional Remarks/Comments:

Reinspection 44344 created on 06/23/2016
 by 6523tkni

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630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 164 DEVON

Unit:

Business name:: K & H TOOL COMPANY

Phone:

Business Owner: K & H TOOL COMPANY

Address: 164 DEVON BENSENVILLE, IL

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

Copy of this report received by/mailed to: _____

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Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 172 DEVON

Unit:

Business name::

Phone:

Business Owner:

Address:

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

Checklist #
005

Violation
VILLAGE REGULATIONS

Violation comment
A Business License is required. Apply for Business License at Village Hall.

Additional Remarks/Comments:

Reinspection 44342 created on 06/23/2016
by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

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 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 180 DEVON

Unit:

Business name:: DUNNET BAY CONSTRUCTION

Phone: [REDACTED]

Business Owner: DUNNET BAY CONSTRUCTION

Address: [REDACTED]

Inspection Date: 02/05/2018

Inspector: DON TESSLER

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
120N	NEED BLANKS IN PANEL	Need blanks for open circuits in electrical panel.
160D	NEED EMERGENCY LIGHT REPAIR	Repair/replace broken emergency light unit in warehouse.
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace all non-working emergency light units
160G	EM/EXIT LIGHT BURNED OUT	Repair/replace all burned out Exit signs.

Additional Remarks/Comments:

Re-inspection 3-5-2018

Reinspection 57225 created on 02/05/2018
 by 6523dtes

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

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Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 196 DEVON

Unit:

Business name:: A. & A. EQUIPMENT & SUPPLY COMPAN Phone: [REDACTED]

Business Owner: DAVID J. GROSSO

Address: [REDACTED]

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
010	IMPROPER DISPLAY OF ADDRESS	Provide address numbers to all rear doors.
120F	GFCI REQUIRED	Provide a GFCI receptacle over the countertop (showroom).
160C	EXIT LIGHTING	Repair/replace EXIT light (front door). 90-minute battery back-up required.
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace emergency light (office). 90-minute battery back-up required.
170G	MISSING ESCUTCHEON RINGS	Provide trim rings to sprinkler heads (throughout).

Additional Remarks/Comments:

Reinspection 44337 created on 06/23/2016
 by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 30 days from the date of this order. Appeal from this order may be made within 20 days from the above date of service. Direct such appeal for a hearing before the Bensenville Board of Appeals in writing through the Director of Inspectional Services, 12 South Center.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3448.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Copy of this report received by/mailed to: _____

Inspector: _____

Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 292 DEVON

Unit:

Business name:: DRIVE TRAIN SERVICE & COMPONENT Phone: [REDACTED]

Business Owner: PARESH PATEL

Address: [REDACTED]

Inspection Date: 6/14/2016

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
010C	ADDRESS ON BUILDING IN ALLEY	Provide address numbers to all rear doors of each individual space.
120F	INSTALL GFCI	Provide a GFCI receptacle above the countertop (office).
120G	ACCESS TO ELECTRICAL PANEL	Remove storage/debris from around electrical panels. Maintain 36" clearance at all times.
120N	BREAKER BLANKS	Provide breaker blanks to open circuits in all electrical panels.
120R	BRAEKER LOCKS	Provide breaker locks to each circuit that controls the Fire Alarm Control Panel, EXIT lights and emergency lights.

Additional Remarks/Comments:

Reinspection 44335 created on 06/23/2016
 by 6523tkni

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

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Copy of this report received by/mailed to: _____

Inspector: _____ Date: _____

ORDINANCE NO. 0-81-2008

AUTHORIZING MASTER SIGN PLAN
100-300 DEVON AVENUE, BENSENVILLE, IL 60106
(CDC CASE NO. 081108-4)

WHEREAS the Subject Property as hereinafter defined is located at 100-300 Devon Avenue, Bensenville, DuPage County, Illinois, and is a 4.5 acre industrial property. The site is located in the I-2, Light Industrial zoning district; and

WHEREAS the proposed master sign plan creates signage uniformity by setting standards for sign type, letter type, colors, and location while at the same time recognizing merchant needs for the optimum exposure to prospective clients; and

WHEREAS the master sign plan approved herein shall apply to all tenant's signs on the Subject Property.

NOW THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Bensenville, Counties of DuPage and Cook, Illinois, as follows:

SECTION ONE: That the foregoing recitals are hereby incorporated into this ordinance as substantive provisions thereof as though they were fully recited and set forth herein.

SECTION TWO: That the subject property (hereinafter referred to as the "Subject Property") is legally described as follows:

See Legal Description attached hereto as Exhibit A and made a part hereof.

P.I.N.: 03-02-200-030

Common Address: 100-300 Devon Avenue, Bensenville, Illinois 60106

SECTION THREE: That the Master Sign Plan Criteria attached hereto as Exhibit A and made a part hereof for the Subject Property is hereby approved and shall govern all new signage to be installed on the Subject Property, subject to the following conditions, which conditions shall be binding upon the Petitioner, its successors and assigns, and shall run with the land:

1. No sign permit shall be issued for the Subject Property unless (a) the application therefor conforms to the Master Sign Plan approved herein; or (b) an amendment to the Master Sign Plan approved herein conforming to the application is approved pursuant to applicable provisions of the Village of Bensenville Sign Ordinance.

2. All new signage on the Subject Property shall be designed, installed and maintained in compliance with the Master Sign Plan approved herein and any other applicable sign codes and ordinances.

3. There shall be no additions, subtractions, deviations, amendments, substitutions or any other change to the Master Sign Plan, or any part thereof, without the prior written consent/approval of the Village corporate authorities.

4. For any new sign proposed to be installed on the Subject Property, a sign permit application shall first be submitted for review by the Community Development Department of the Village of Bensenville prior to the issuance of any sign permits authorizing such sign installation, which sign permit application shall comply with the provisions of the Master Sign Plan approved herein.

5. The existing directory sign located on the Subject Property shall be removed immediately.

6. The single-faced, 19 square foot, 4 foot high monument sign and more particularly described and depicted in the master Sign Plan is hereby approved for the Subject Property, subject to all applicable requirements of the Bensenville Sign Ordinance. Only the name and address of ownership shall be permitted on the monument sign; no other tenants shall be identified thereon.

SECTION FOUR: All ordinances in conflict herewith are repealed to the extent of said conflict.

This Ordinance is in full force and effect from and after passage and publication according to law.

PASSED AND APPROVED by the President and Board of Trustees of the Village of Bensenville, this 15th day of September, 2008.



John C. Geils, Village President

ATTEST:



Acting Deputy Village Clerk

AYES: ADAMOWSKI, JOHNSON, MANDZIARA, WILLIAMS

NAYS: NONE

ABSTAIN:

ABSENT: TRALEWSKI

Published in Pamphlet Form

ORDINANCE NO. 53-2009

**AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT
FOR OUTDOOR STORAGE FOR PROPERTY
LOCATED AT 100-300 DEVON, BENSENVILLE, ILLINOIS**

WHEREAS, on or about April 21, 2009, Devon SRG, LLC (the "Applicant") filed an application seeking a conditional use permit to allow for outdoor storage pursuant to the *Village of Bensenville Zoning Ordinance* ("Zoning Ordinance") at property commonly known as 100-300 Devon, and legally described in Exhibit "A," attached hereto and incorporated herein by reference (the "Subject Property"), a copy of said application being attached hereto as Exhibit "B" and incorporated herein by reference; and

WHEREAS, Notice of Public Hearing with respect to the conditional use sought by Applicant was published on or about July 25, 2009, in the *Daily Herald*, being a newspaper having general circulation within the Village of Bensenville (the "Village"), all as required by the statutes of the State of Illinois and the ordinances of the Village; and

WHEREAS, pursuant to said Notice, the Community Development Commission of the Village of Bensenville conducted a Public Hearing on August 10, 2009, all as required by the statutes of the State of Illinois and the ordinances of the Village; and,

WHEREAS, the Community Development Commission forwarded its recommendations, including its findings of fact, to the Village Board's Economic & Community Development Committee on August 18, 2009, which concurred in the recommendations made therein as are attached hereto as Exhibit "C" and incorporated herein by reference; and

WHEREAS, the Community & Economic Development Commission then forwarded its recommendation, along with that of the Community Development Commission to the President and Board of Trustees on or about August 25, 2009; and

WHEREAS, the President and Board of Village Trustees have reviewed the matter herein and have determined that the granting of certain of the relief requested is consistent with the Zoning Ordinance and the orderly and harmonious development of the Village, and concerning in the denial of one requested variance.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Bensenville, Counties of DuPage and Cook, Illinois, duly assembled at a regular meeting, as follows:

SECTION ONE: That the forgoing recitals are hereby incorporated by reference as if fully set forth herein.

SECTION TWO: That the Subject Property is currently zoned under the Zoning Ordinance as I-2 Light Industrial District, which zoning classification shall remain in effect subject to the conditional use permit granted herein.

SECTION THREE: That the Approval Criteria for a Conditional Use in the Staff Report, attached to the recommendations of the Community Development Commission in Exhibit "C" and adopted by the Community Development Commission as its finding of facts as to the Conditional Use permit herein, are hereby adopted by the President and Board of Trustees as and for their findings of fact.

SECTION FOUR: That, pursuant to Section 10-9B-3 of the Zoning Ordinance, a conditional use permit is granted to allow for outdoor storage at the property located at 100-300 Devon, on the condition and requirement that the Applicant provide a fence with appropriate screening, and to adhere to the Site Plan submitted with the application and reviewed and approved by the Community Development Commission, for this purpose.

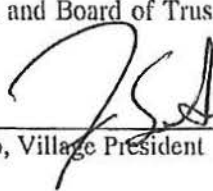
SECTION FIVE: That all requirements of the Zoning Ordinance shall be applicable except as allowed by the conditional use permit granted under this Ordinance.

SECTION SIX: The terms and conditions set forth herein are deemed to be a fundamental element of the relief granted under this ordinance, and are intended by the Village and the Applicant to run with the Subject Property and be binding upon any and all successors in interest to the Applicant.

SECTION SEVEN: That all other ordinances and resolutions, or parts thereof, in conflict with the provisions of this Ordinance, are, to the extent of such conflict, expressly repealed.

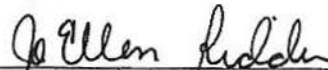
SECTION EIGHT: This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form as provided by law.

PASSED AND APPROVED by the President and Board of Trustees of the Village of Bensenville, this 25th day of August 2009.



Frank Soto, Village President

ATTEST:



Jo Ellen Ridder, Village Clerk

AYES: Adamowski, Johnson, O'Connell, Peconio, Wesseler

NAYES: _____ None _____

ABSENT: _____ Bartlett _____