



12 South Center Street
Bensenville, IL 60106

Office: 630.350.3404
Fax: 630.353.2458
www.bensenville.il.us

VILLAGE BOARD

President

David Williams

Board of Trustees

David Williams

Jeffrey

Blaine

Michael

Michael

Michael

Village Clerk

David Williams

Village Manager

David Williams

July 10, 2023

Ms. Taniesa A. Garza-Akers
Schoenberg Finkel Beederman Bell Glazer, LLC
300 South Wacker Drive, Suite 1500
Chicago, Illinois 60606

Re: July 7, 2023 FOIA Request

Dear Ms. Garza-Akers:

I am pleased to help you with your July 7, 2023 Freedom of Information Act ("FOIA"). The Village of Bensenville received your request on July 7, 2023. You requested copies of the items indicated below:

"All inspection reports and alleged code violations and complaints made against the building and the exterior located at 700 Larsen Lane, Bensenville, IL 60106 from 1/1/2021 through present."


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

- 1) Village of Bensenville Correction Notice for Inspection No. 99981. (2 pgs.)
- 2) Village of Bensenville Correction Notice for Inspection No. 99982. (3 pgs.)
- 3) Village of Bensenville Ticket No. 1920. (2 pgs.)

These are all the records found responsive to your request.

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

Very truly yours,


Cory Williamsen
Freedom of Information Officer
Village of Bensenville



VILLAGE OF BENSENVILLE FREEDOM OF INFORMATION ACT REQUEST FORM

TO: COREY WILLIAMSEN

Freedom of Information Officer
Village of Bensenville
12 S. Center Street
Bensenville, IL 60106

FROM:

Name Taniesa A. Garza-Akers

Address Schoenberg Finkel Beederman Bell Glazer, LLC

300 S. Wacker Dr., Ste. 1500, Chicago, IL 60606

Phone (312) 648-2300

E-Mail taniesa.garza-akers@sfbbg.com

13753

TITLES OR DESCRIPTION OF RECORDS REQUESTED (Please Include Date of Birth and Case Number for Police Records):

All inspection reports and alleged code violations and complaints made against the building and the exterior located at 700 Larsen Lane, Bensenville, IL 60106 from 1/1/2021 through present.

☐ THIS REQUEST IS FOR A COMMERCIAL PURPOSE (You must state whether your request is for a commercial purpose. A request is for a "commercial purpose" if all or any part of the information will be used in any form for sale, resale, or solicitation or advertisement for sales or services. Failure to disclose whether a request is for a commercial purpose is a prosecutable violation of FOIA.)

Would like your request delivered via: ☒ E-Mail ☐ U.S. Mail ☐ Pick-Up*

*Pick-Up is available by appointment at Village Hall Monday thru Friday; between 8:00 a.m. – 5:00 p.m.

I understand that any payment need be received before any documents are copied and/or mailed.

July 7, 2023

Date

Taniesa A. Garza-Akers
Signature

All FOIA responses are posted on the Village's website. Name and address of the requestor will be made public.

The first fifty (50) pages of the request are free. The fee charge is fifteen (15) cents after the first fifty (50) pages.

Unless otherwise notified, your request for public records will be compiled within five (5) working days.

Unless otherwise notified, any request for commercial purposes will be compiled within twenty-one (21) days working days.

COREY WILLIAMSEN, FREEDOM OF INFORMATION OFFICER

Telephone: (630) 350-3404 Facsimile: (630) 350-3438

E-mail Address: FOIArequest@bensenville.il.us

For Freedom of Information Officer Use Only

7/7/23

Date Request
Received

7/14/23

Date Response
Due

7/21/23

Date Extended
Response Due

\$0 -

Total Charges

7/10/23

Date Documents
Copied or Inspected

Received by Employee: _____



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: 700 LARSEN

Unit:

Business name:: GGF INC

Phone: 312-721-0207

Business Owner: GGF INC

Address: 1850 ARTHUR CT ELK GROVE VLG, IL

Inspection Date: 2/28/2023

Inspector: DON TESSLER

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
005A	TRIPLE CATCH BASIN	Need to install a drain and triple catch basin in truck work bays. Per CED report
030D	REPAIR OR REPLACE PARKLING LOT	Repair/replace parking area and driveways
030F	PARKING LOT NEEDS STRIPING	Parking need to be strip for truck and trailer parking per CED report.
060	EXTERIOR DOOR	All exterior doors need to be kept in good working condition.
060C	MEANS OF EGRESS BLOCKED	Keep all Exit doors and means of egress clear of storage. Maintain min. 4' exit aisles though out the building.
090D	REPAIR HOLES IN WALL/CEILING	replace all missing ceiling tiles
120R	WATER HEATER NEED TO BE BONDED	Water heater need to be bonded, a jumper wire from hot to cold water pipe.
140D	NEED TO INSTAL DRIP LEG	All gas supply line to furances and heater need a drip leg in the gas supply line.
160D	NEED EMERGENCY LIGHT W/ 2HR BU	Need to install emergency light units in warehouse area to light the Exit paths to Exterior exit doors.
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace all non-working emergency light units
160G	EM/EXIT LIGHT BURNED OUT	Repair/replace all burnt out exit lights
160N	FLAMMABLES SHOULD BE REMOVED	Remove all plastic gas cans from building, only metal safety cans are allowed inside a building.
160P	FLAMMABLES IMPROPERLY STORED	Propane tanks need to be chain to the wall or stored inside a cage.
160T	PROPERLY SECURE COMPRESSED GAS	properly secure all compress gas tanks with chain.
170F	NEED WRENCH W/ SPRINKLER HEADS	Need spare sprinkler heads and wrench in the cabinet in sprinkler room. Need min. two sprinkler heads of each type of heads in this building.
175J	IMPROPER OR UNSAFE RACK SHELVING	properly secure all metal shelve racks to the floor with the proper MFG recommended anchors
180B	EXTINGUISHERS - ANNUALLY	Fire extinguishers need a current annual inspection, test, and tagged.
180D	FIRE ALARM SYSTEM - ANNUALLY	need a current annual fire alarm system inspection, test, and cert. report.
180F	SPRINKLER SYSTEM - ANNUALLY	Need a current anual fire sprinkler system inspection, test, and cert. report.
180J	BUSINESS LICENSE - ANNUALLY	Need a current 2023 Village of Bensenville business license. MUST COMPLY WITHIN 7 DAYS of this notice.

Additional Remarks/Comments:

Re-inspection 03/29/2023

Reinspection 99982 created on 02/28/2023 by 6523dtes



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
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CORRECTION NOTICE

Address: 700 LARSEN

Unit:

Business name:: GGF INC

Phone: 312-721-0207

Business Owner: GGF INC

Address: 1850 ARTHUR CT ELK GROVE VLG, IL

Inspection Date: 2/28/2023

Inspector: DON TESSLER

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.

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 630-350-3413.

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.

E-mailed 02/28/2023 to tetiana.transport@gmail.com

Copy of this report received by/mailed to:

Inspector: *Donald Tessler*

Date: 02/28/2023



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: 700 LARSEN

Unit:

Business name:: GGF INC

Phone: 312-721-0207

Business Owner: GGF INC

Address: 1850 ARTHUR CT ELK GROVE VLG, IL

Inspection Date: 7/3/2023 1

Inspector: RON HERFF/DON TESSLER

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
0014	COVER ALL OPEN JUNCTION BOXES	Multiple open electrical junction boxes though-out this building. All must be properly covered.
0029	BACKFLOW DEVICE-ANNUAL CERTIFICATION	Back-flow/RPZ annual test required.
005A	ALLOWABLE USE	BUILDING WAS POSTED 07-03-2023 NO OCCUPANCY.
005A	TRIPLE CATCH BASIN	Need to install a drain and triple catch basin in truck work bays. Per CED report. ALL AREAS WHERE VEHICLE REPAIR IS OCCURRING, SHALL HAVE DRAINS WITH TRIPLE CATCH BASIN.
020G	PERCENTAGE OF OUTDOOR STORAGE ALLC	May exceed the amount of allowable outside vehicle storage.
020O	LOCATION OF VEHICLE UNAPPROVED	Need a parking plan for all trucks and trailers, MUST MAINTAIN a min. 20' wide unobstructed fire apparatus access lane around the building at all times.
030D	REPAIR OR REPLACE PARKLING LOT	Repair/replace parking area and driveways
030F	PARKING LOT NEEDS STRIPING	Parking need to be striped for truck and trailer parking per CED report. Must submit a plan for approval.
050L	REPAIR CRACKS IN WALLS	Repair all cracks in masonry walls though-out this building.
050N	SPRINKLER CONNECTION BLOCKED	The FIRE DEPT. CONNECTION to sprinkler system blocked by a truck. Must keep 7' clear space around FDC. and access to it.
060	EXTERIOR OVERHEAD DOOR BROKEN	All exterior doors shall be in good working condition. Broken overhead door center of East elevation.
060	EXTERIOR DOOR	All exterior doors need to be kept in good working condition. And function as design.
060C	MEANS OF EGRESS BLOCKED	Keep all Exit doors and means of egress clear of storage. Maintain min. 4' exit aisles though out the building.
090D	REPAIR HOLES IN WALL/CEILING	replace all missing ceiling tiles in office area.
120M	REMOVE EXTENSION CORDS	Remove all extension cords from building and discontinue use.
120R	WATER HEATER NEED TO BE BONDED	Water heater need to be bonded, a jumper wire from hot to cold water pipe.



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

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Inspection Date: 7/3/2023 1

Inspector: RON HERFF/DON TESSLER

140D	NEED TO INSTAL DRIP LEG	All gas supply line to furances and heater need a drip leg in the gas supply line.
160D	NEED EMERGENCY LIGHT W/ 2HR BU	Need to install emergency light units in warehouse area to light the Exit paths to Exterior exit doors.
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace all non-working emergency light units
160G	EM/EXIT LIGHT BURNED OUT	Repair/replace all burnt out exit lights
160N	FLAMMABLES SHOULD BE REMOVED	Remove all plastic gas cans from building, only metal safety cans are allowed inside a building.
160P	FLAMMABLES IMPROPERLY STORED	Propane tanks need to be chain to the wall or stored inside a cage.
160T	PROPERLY SECURE COMPRESSED GAS	Properly secure all compress gas tanks with chain to the wall or in approved cage.
170F	NEED WRENCH W/ SPRINKLER HEADS	Need spare sprinkler heads and wrench in the cabinet in sprinkler room. Need min. two sprinkler heads of each type of heads in this building.
175J	IMPROPER OR UNSAFE RACK SHELVING	properly secure all metal shelve racks to the floor with the proper MFG recommended anchors
180B	EXTINGUISHERS - ANNUALLY	Fire extinguishers need a current annual inspection, test, and tagged. And properly mounted on the wall.
180D	FIRE ALARM SYSTEM - ANNUALLY	need a current annual fire alarm system inspection, test, and cert. report.
180F	SPRINKLER SYSTEM - ANNUALLY	Need a current anual fire sprinkler system inspection, test, and cert. report.
180J	BUSINESS LICENSE - ANNUALLY	Need a current 2023 Village of Bensenville business license. MUST COMPLY WITHIN 7 DAYS of this notice.

Additional Remarks/Comments:

Created from inspection 99981 on 02/28/2023 by 6523dtes

Reinspection 103604 created on 07/03/2023 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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INSPECTIONAL SERVICES
12 South Center
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Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 700 LARSEN

Unit:

Business name:: GGF INC

Phone: 312-721-0207

Business Owner: GGF INC

Address: 1850 ARTHUR CT ELK GROVE VLG, IL

Inspection Date: 7/3/2023 1

Inspector: RON HERFF/DON TESSLER

You are hereby notified to remedy the conditions as stated above with 30 dayXXXXXXX

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 630-350-3413.

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: E-mailed 07/03/2023 to tetiana.transport@gmail.com

Inspector: *Donald Tessler/Ron Herff* Date: 07/03/2023

**VILLAGE OF BENSENVILLE
NON-TRAFFIC COMPLAINT
AND NOTICE TO APPEAR**

CASE NO. VC-001,920.00 TICKET # 1920
STATE OF ILLINOIS COUNTY OF: COOK / DUPAGE
VILLAGE OF: BENSENVILLE

IN THE ADMINISTRATIVE ADJUDICATION COURT OF THE
VILLAGE OF BENSENVILLE
DUPAGE COUNTY, ILLINOIS - 60106

A MUNICIPALITY PLAINTIFF VS.

D E F E N D A N T	NAME	GGF Inc.		
	OWNER ADDRESS	700 Larsen Lane		
	CITY	Bensenville	STATE	IL
	PHONE NO.			60106
	Location of Violation	700.00 LARSEN LN , Bensenville, IL, 60106		

THE UNDERSIGNED STATES THAT ON 4/11/2023 AT
THIS DEFENDANT DID UNLAWFULLY COMMIT THE FOLLOWING OFFENSE(S):

Grease, oil, and sand interceptors shall be provided when, in the opinion of the Village, they are necessary for the proper handling of liquid wastes containing grease in excessive amounts, or any flammable wastes, sand or other harmful ingredients; except that such interceptors shall not be required for private living quarters or dwelling units. All interceptors shall be of a type and capacity approved by the Village, and shall be located as to be readily and easily accessible for cleaning and inspection (Ord. 12-87, 4-16-87)

Comment: Failure to install a triple catch drainage system in the dock area.

IN VIOLATION OF VC - 8-6-15 OF THE BENSENVILLE MUNICIPAL CODE

"License Required: No person shall engage in the business of a commercial establishment, business or commercial enterprise as herein enumerated without having first obtained a license."

Comment: Failure to obtain an 2023 Village of Bensenville Business License

IN VIOLATION OF VC 3-1-3 OF THE BENSENVILLE MUNICIPAL CODE

A P P E A R A N C E	ADMINISTRATIVE ADJUDICATION COURT LOCATED AT: THE VILLAGE OF BENSENVILLE, POLICE DEPARTMENT-COMMUNITY ROOM 345 E GREEN ST, BENSENVILLE, IL 60106 ON: 05-11-2023 AT: 2:00 P.M. <input checked="" type="checkbox"/> YOU MUST APPEAR IN COURT, IN PERSON, ON THE ABOVE DATE AND TIME
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FAILURE TO APPEAR MAY RESULT IN A DEFAULT JUDGMENT AGAINST YOU, INCLUDING A FINE IN THE AMOUNT SET FORTH IN THE VILLAGE CODE, IN ACCORDANCE WITH ORDINANCE NUMBER 18-2011, UP TO \$750.00 FOR EACH DAY THE OFFENSE REMAINS IN VIOLATION OF THE VILLAGE CODE, ALONG WITH COURT COSTS, AND YOU WILL FURTHER BE REQUIRED TO BRING THE PROPERTY INTO FULL COMPLIANCE WITH THE VILLAGE CODE WITHIN 30 DAYS OF JUDGMENT.

IN ACCORDANCE WITH VILLAGE OF BENSENVILLE ORDINANCE 18-2011, AS APPROVED ON FEBRUARY 8, 2011, AND AS AMENDED FROM TIME TO TIME THE DEFENDANT MAY BE RESPONSIBLE FOR FINES UP TO \$750.00 FOR EACH DAY THE OFFENSE REMAINS IN VIOLATION OF VILLAGE ORDINANCE.

UNDER PENALTIES AS PROVIDED BY LAW FOR FALSE CERTIFICATION PURSUANT TO SECTION 1109 OF THE CODE OF CIVIL PROCEDURE, THE UNDERSIGNED CERTIFIES THAT THE STATEMENTS SET FORTH IN THIS COMPLAINT ARE TRUE AND CORRECT.

SIGNED AND SWORN BEFORE ME:

SIGNATURE _____
INSPECTOR

FOR ANY GENERAL QUESTIONS REGARDING THIS NOTICE, PLEASE CALL 630.350.3413