



12 South Center Street
Bensenville, IL 60106

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

VILLAGE BOARD

January 18, 2024

President
Frank DeSimone

Board of Trustees
Rosa Campana
Ann Franz
Marie T. Frey
McLane Lomax
Nicholas Panicola Jr.
Armando Perez

Village Clerk
Nancy Quinn

Village Manager
Evan K. Summers

Mr. Matthew Pappas
1035 South York Road
Bensenville, Illinois 60106

Re: January 17, 2024 FOIA Request

Dear Mr. Pappas:

I am pleased to help you with your January 17, 2024 Freedom of Information Act ("FOIA"). The Village of Bensenville received your request on January 17, 2024. You requested copies of the items indicated below:

"Transfer inspection, building, zoning, permit records and all documents associated with the Property located at: 1114 Twin Oaks Street, Bensenville, IL 60106."

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

- 1) Village of Bensenville Correction Notice for Inspection No. 49023. (1 pg.)
- 2) Village of Bensenville Correction Notice for Inspection No. 57269. (1 pg.)
- 3) Village of Bensenville Correction Notice for Inspection No. 60366. (2 pgs.)
- 4) Village of Bensenville Permits Issued to 1114 Twin Oaks Street Since January 1, 2010. (1 pg.)
- 5) Village of Bensenville Water Bill No. 1013557. (1 pg.)

These are all the records found responsive to your request.

Please be advised water is currently turned off at the property.

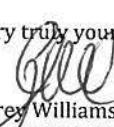
Please be aware that on February 25, 2014 the Village Board adopted Ordinance No. 16-2014 that requires a Real Estate Transfer Inspection (RETI) be conducted prior to most property sales within Bensenville. For additional information regarding the RETI inspection, please contact the Community & Economic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


Corey 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 Matthew Pappas

Address 1035 S. York Road

14972
Bensenville IL 60106

Phone 630-860-7800

E-Mail mpappas@7800law.com

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

Transfer inspection, building, zoning, permit records and all documents associated with the Property located at: 1114 Twin Oaks Street, Bensenville, IL 60106

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.

1/17/2024

Date

Matthew Pappas
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

1/17/24
Date Request
Received

1/24/24
Date Response
Due

1/31/24
Date Extended
Response Due

160
Total Charges

1/18/24
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: CORRECTION NOTICE

CORRECTION NOTICE

Address: 1114 TWIN OAKS

Unit:

Business name::

Phone: 1-224-523-0618

Business Owner: Israel Fuentes

Address: 1114 Twin Oaks

Inspection Date: 02-09-17

Inspector: RON HERFF

Checklist # Violation
 050J REPLACE/REPAIR SIDING

Violation comment

Mr. Fuentes has agreed to repair or replace the siding on the garage by June 1, 2017.
 Siding on the detached garage is damaged and missing.

Additional Remarks/Comments:

Repairs must be completed by June 1, 2017

Reinspection 49024 created on 02/09/2017
 by 6523rher

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 150 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: CORRECTION NOTICE

CORRECTION NOTICE

Address: 1114 TWIN OAKS

Unit:

Business name::

Phone:

Owner: Israel Fuentes

Address:

Inspection Date: 2/6/2018 12:00:00AM

Inspector: LOUIS CZERWIN

Checklist # 040E Violation DETERIORATION OF MATERIALS

Violation comment

Siding on garage needs repair or replace.
2015 ICC IPMC - 304.6 "All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

Additional Remarks/Comments:

Reinspection 57270 created on 02/06/2018
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 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 630-350-3448.

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: RETI: TRANSFER INSPECTION

CORRECTION NOTICE

Address: 1114 TWIN OAKS

Unit:

Business name:: VACANT

Phone: 18002326643

Business Owner: fannie mae

Address:

Inspection Date: June 14, 2018 & Maria

Inspector: LOUIS CZERWIN

Checklist #	Violation	Violation comment
030A	REPAIR/REPLACE DRIVEWAY OR APRON	Driveway should be replaced there is alot of heaving and sinking.
040E	DETERIORATION OF MATERIALS	Siding on garage needs to be replaced, fascia on house and garage need to be painted. Floor in kitchen has buckled. shower tile missing toilet is loose
050C	SUMP PUMP 3 FT FROM PROP. LINE	Shall not discharge on a public sidewalk.
080C	SCRAPE AND REPAINT SURFACE	Interior walls and ceiling.
090E	REPAIR CRACKS IN FOUNDATION	Tuck pointing needs to be done around exterior of home.
120F	INSTALL REQUIRED GFCI OUTLETS	receptacle for over head garage door is wired incorrectly. loose receptacle to the left of the kitchen sink. Secure wires on the ac condenser.
120G	INSTALL DEADIDATED OUTLET	All sump pumps shall be on a dedicated receptacle.
120K	COVER ALL OPEN JUNCTION BOXES	Crawlspac
120M	REMOVE ALL EXTENSION CORDS	crawl space
120O	FLUORESCENT FIXTURE IN CLOSETS	
120R	WATER HEATER NEED TO BE BONDED	
120S	WATER METER NEEDS JUMPER WIRE	

Additional Remarks/Comments: Furnace was in the crawlspace and was not inspected, i reccomend you have it inspected by a qualified Hvac professional.

Reinspection 60521 created on 06/14/2018
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 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 630-350-3448.

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: RETI: TRANSFER INSPECTION

CORRECTION NOTICE

Address: 1114 TWIN OAKS

Unit:

Business name:: VACANT

Phone: 18002326643

Business Owner: fannie mae

Address:

Inspection Date: June 14, 2018 & Maria

Inspector: LOUIS CZERWIN

Copy of this report received by/mailed to: _____

Inspector: Lindsay Laycoax

June 14, 2018

Date: _____

LOCATION	TOWN-CITY	APPLIC DATE	PROJ DESCRIPT LINE 2	STATUS
1114 WEST TWIN OAKS STREET	BENSENVILLE	08/07/2018	REHAB	CLOSED BY INSPECTOR
1114 WEST TWIN OAKS STREET	BENSENVILLE	06/06/2019	REMODEL	STAFF REVIEW
1114 WEST TWIN OAKS STREET	BENSENVILLE	11/30/2020	REMODELING	FINALED

VILLAGE OF BENSENVILLE

The Bensenville Public Works Department is gearing up for the snowy season and we want YOU to help us name one of our trusty snowplows. If you've got a flair for creative names and a love for all things winter, this contest is tailor-made for you! To submit a name, please visit the Village website and click on the Name a Bensenville Snowplow image. All names must be submitted by January 15, 2024.

BILL DATE: 01/04/2024
NAME: MARTINEZ, VERONICA & EDUARDO
SERVICE ADDRESS: 1114 TWIN OAKS ST

ACCOUNT NUMBER: [REDACTED]
CUSTOMER NUMBER: [REDACTED]
BILL NUMBER: 1013557



METER ID: [REDACTED]

BILLING PERIOD

Current Meter Reading	70,470	Current Read Date	12/31/2023
Previous Meter Reading	70,470	Previous Read Date	11/30/2023
Usage	0	Type Of Reading	ACTUAL

PREVIOUS BALANCE \$358.62

FEES/ADJUSTMENTS \$3.76

PAYMENTS (\$0.00)

BALANCE FORWARD \$362.38

TOTAL CURRENT CHARGES \$37.58

WS WATER SERVICE \$0.00

WS SANITARY SEWER \$0.00

WS FIXED SERVICE CHARGE \$11.09

REFUSE SERVICE \$26.49

TOTAL AMOUNT DUE BY 01/29/2024 \$399.96

TOTAL AMOUNT DUE AFTER 01/29/2024 \$403.72

A 10% LATE PENALTY WILL BE ADDED TO CURRENT CHARGES IF PAYMENT IN FULL IS NOT RECEIVED BY DUE DATE

DETACH HERE

RETURN BOTTOM PORTION WITH CHECK PAYABLE TO VILLAGE OF BENSENVILLE
 PLEASE DO NOT FOLD OR STAPLE

DETACH HERE

PLEASE SEE OTHER SIDE FOR ADDITIONAL INFORMATION

ACCOUNT NUMBER: [REDACTED]

CUSTOMER NUMBER: [REDACTED] **BILL NUMBER:** 1013557



**TOTAL AMOUNT DUE
BY 01/29/2024** \$399.96

**TOTAL AMOUNT DUE
AFTER 01/29/2024** \$403.72

AMOUNT PAID [REDACTED]

4006 1 AB 0.537
 MARTINEZ, VERONICA & EDUARDO
 [REDACTED]

101 (0004006)
 26-214-03



602024010135570002318550000039996