



12 South Center Street
Bensenville, IL 60106

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

VILLAGE BOARD

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April 23, 2025

Mr. Harsh Shukla
115 Warwick Drive
Glendale Heights, Illinois 60139

Re: April 22, 2025 FOIA Request

Dear Mr. Shukla:

I am pleased to help you with your April 22, 2025 Freedom of Information Act ("FOIA"). The Village of Bensenville received your request on April 22, 2025. You requested copies of the items indicated below:

"Latest rental inspection report address: 234 Park St, Bensenville, IL 60106."

After a search of Village files, the following records were found responsive to your request:

- 1) Village of Bensenville Inspection Report Re: 234 Park Street from October 27, 2023. (2 pgs.)
- 2) Village of Bensenville Certificate of Compliance for Inspection #119441. (1 pg.)

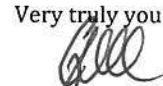
Please be aware that on February 25, 2014 the Village Board adopted Ordinance No. 16-2014 that requires a Real Estate Transfer Inspection (RETI) be conducted prior to most property sales within Bensenville. For additional information regarding the RETI inspection, please contact the Community & Economic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

Inspection Number

**VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES**

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

Type of Inspection: MULTIPLE FAMILY DWELLING

CORRECTION NOTICE

Address: 234 SOUTH PARK STREET

Business Name: FLORES, JUAN Z.

Phone: [REDACTED]

Property Owner: FLORES, JUAN

Address: 234 PARK ST.

Inspection Date: 10/27/2023

Inspector: BRANDON MUI

Violation

HANDRAIL NEEDED FOR 4 OR MORE STEPS

Violation comment

Install handrail on staircase leading to the basement.

COVER ALL OPEN JUNCTION BOXES

Secure lighting in the basement in utility room, exposed electrical wires.

SMOKE DETECTORS NEEDED

Unit 1- Smoke detectors needed in all bedrooms

CLEAN AND SANITIZE AREA

Basement must be cleaned and sanitized.

ALL OUTLETS NEED COVERPLATES

Unit 1- Both the bathroom light switch and bedroom light switch need cover plates to cover up exposed electrical wires.

WATER HEATER NEED TO BE BONDED

Both water heaters in the basement must be bonded using a jumper wire.

PLUMBING NEEDS TO BE SOLID PIPE

Unit 1- Install P-Trap on kitchen sink drain. (not flex/corrugated).

WATER HEATER IN VIOLATION

Left side water heater flue must be secured, flue pipe not connected to water heater.

Additional Remarks/Comments:

Reinspection # 106997

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 VIOLATION WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY ASSIGNED BY A JUDICATOR.

You are hereby notified to remedy the conditions as stated above by 11/28/2023.

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 of 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: _____

<u>BRANDON MUI</u>	<u>10/27/2023</u>
Inspector	Date



BENSENVILLE
COMMUNITY & ECONOMIC DEVELOPMENT

CERTIFICATE OF COMPLIANCE

OWNER: **FLORES, JUAN**

For: **Multi-Family Dwelling**

Inspection #: 119441

This certifies that the work completed under the Village of Bensenville has been performed satisfactorily.

AT: 234 SOUTH PARK STREET

Bensenville, IL 60106

B. MUI

12-17-2024

Village of Bensenville Inspector

Date

KEEP THIS CERTIFICATE WITH YOUR DEED AND OTHER VALUABLE DOCUMENTS

**Village of Bensenville
Community & Economic Development Department
12 South Center Street, Bensenville IL 60106
630-350-3413**