



12 South Center Street  
Bensenville, IL 60006

Office: 630.350.3404  
Fax: 630.350.3468  
[www.bensenville.il.us](http://www.bensenville.il.us)

**VILLAGE BOARD**

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July 8, 2025

Ms. Jillian Little  
1 South Dearborn Street

Re: June 30, 2025 FOIA Request

Dear Ms. Little:

I am pleased to help you with your June 30, 2025 Freedom of Information Act ("FOIA"). The Village of Bensenville received your request on June 30, 2025. You requested copies of the items indicated below:

*"Please see the attached document Re: 500 Industrial Drive."*

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

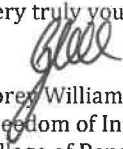
- 1) Village of Bensenville Correction Notice for Inspection No. 122427. (2 pgs.)
- 2) Village of Bensenville Zoning for 500 Industrial Drive as of July 8, 2025. (1 pg.)
- 3) Village of Bensenville Permits Issued to 500 Industrial Drive Since January 1, 2010. (1 pg.)

These are all the records found responsive to your request.

In regards underground/aboveground storage tanks and hazardous materials; please check with the Illinois Fire Marshal's Office to conduct a search of their files.

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 Jillian Little

Address 1 South Dearborn Street

Phone (872)327-8804

E-Mail \_\_\_\_\_

18676

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

I am requesting both building department records and fire department records for an upcoming environmental assessment. Please refer to email for further information

☐

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.

June 30, 2025

Date

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\*\*\*

6/30/25  
Date Request  
Received

7/8/25  
Date Response  
Due

7/15/25  
Date Extended  
Response Due

\$0-  
Total Charges

7/8/25  
Date Documents  
Copied or Inspected

Received by Employee: \_\_\_\_\_

Monday, June 30, 2025  
Village of Bensenville FOIA via Building Department  
12 South Center Street  
Bensenville, Illinois 60106  
Phone: (630) 350-3404

Subject: Records Review Request

To Whom It May Concern:

I am conducting an environmental site assessment on the following properties:

- 500 Industrial Drive in Bensenville, DuPage County, Illinois 60106

There were also several adjoining properties of interest that were identified within our database report, all in Bensenville, DuPage County, Illinois 60106:

- 480 Industrial Drive
- 503 Industrial Drive
- 759 Industrial Drive

As part of the investigation, I would like to review any and all records you have for the above-referenced property pertaining to the following:

- Outstanding building violations
- Most recent inspection results and general inspection frequency
- Date(s) of earliest developed use, building construction, improvements
- Zoning designations, including changes in zoning and use limitations
- Underground or aboveground storage tank installation or removal permits
- Certificate of occupancies
- Building permits and available renderings/drawings, previous or current
- Presence of septic systems, water wells, or oil/gas well

If possible, I would like to conduct the file review as soon as possible. Please contact me via phone (872-327-8804) or via email ([jlittle@partneresi.com](mailto:jlittle@partneresi.com)) to schedule an appointment. Your immediate assistance is greatly appreciated. Thank you.

Sincerely,  
Jillian Little  
Environmental Scientist

Monday, June 30, 2025  
Village of Bensenville FOIA Via Fire Department  
12 South Center Street  
Bensenville, Illinois 60106  
Phone: (847) 825-3449

Subject: Records Review Request

To Whom It May Concern:

I am conducting an environmental site assessment on the following property:

- 500 Industrial Drive in Bensenville, DuPage County, Illinois 60106

There were also several adjoining properties of interest that were identified within our database report, all in Bensenville, DuPage County, Illinois 60106:

- 480 Industrial Drive
- 503 Industrial Drive
- 759 Industrial Drive

As part of the investigation, I would like to review any and all records you have for the above-referenced property pertaining to the following:

- Records pertaining to underground or aboveground storage tanks
- Hazardous materials / petroleum products incidents or emergency responses
- Inspection records / date of last inspection / frequency of inspections
- Any outstanding or resolved violations or notices to comply
- Any records of the use, storage or release of hazardous substance

If possible, I would like to conduct the file review as soon as possible. Please contact me via phone (872-327-8804) or via email ([jlittle@partneresi.com](mailto:jlittle@partneresi.com)) to schedule an appointment. Your immediate assistance is greatly appreciated. Thank you.

Sincerely,  
Jillian Little  
Environmental Scientist

Inspection Number 122427

**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: 500 INDUSTRIAL DRIVE

Unit:

Business Name: SPIRAL-HELIX, INC.

Phone: 224-283-3961

Business Owner: LINDAH GROUP

Address: UNKNOWN

Inspection Date: 04/22/2025

Inspector: DON TESSLER

Violation

SPRINKLER HEAD(S) NEEDED

Violation comment

Need to add a fire sprinkler head to under the overhead door by North end of the building.

FIRE ALARM SYSTEM - ANNUALLY

Need a copy of a current annual fire alarm system inspection and test report.

**Additional Remarks/Comments:**

**Reinspection # 122428**

**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 05/20/2025.**

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: E-mailed 04/21/2025 to james.mcnichols@spiral-helix.com

DON TESSLER

Inspector

04/22/2025

Date

500 INDUSTRIAL DR

## Zoning Information

### ZONING INFORMATION

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#### **ZONED**

I-2

#### **ZONING DESCRIPTION**

General Industrial District

#### **VIEW THE VILLAGE CODE**

<https://codelibrary.amlegal.com/codes/bensenvilleil/latest/overview>

<b>PROJ DESCR LINE 2</b>	<b>STATUS</b>	<b>LOCATION</b>	<b>TOWN-CITY</b>	<b>APPLIC DATE</b>
EMERGENCY UNDERGROUND WATER SERVICE REPAIR	CLOSED BY INSPECTOR	500 INDUSTRIAL		03/17/2011
OFFICE REMODEL	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	05/08/2014
FIRE SPRINKLER SYSTEM	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	06/11/2014
WAREHOUSE RACKING	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	07/15/2014
ALARM SYSTEM	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	08/07/2014
R/R CONCRETE PARKING LOT AND R/R WATER SERVICE	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	05/07/2019
FENCE	FINALED	500 INDUSTRIAL DRIVE	BENSENVILLE	09/07/2023
R/R CONCRETE	CANCELLED	500 INDUSTRIAL DRIVE	BENSENVILLE	07/10/2024