



12 South Center Street
Bensenville, IL 60106

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

VILLAGE BOARD

January 13, 2017

Board of Trustees

Rosa Carmona
Frank DeSimone
Annie Jaworska
David Majeski
Martin O'Connell
Henry Wessolow

Mr. Tim Soltys
4 Hamilton Lane
Oak Brook, Illinois 60523

Re: January 10, 2017 FOIA Request

Village Clerk

Lisa Rivera-Trujillo

Dear Mr. Soltys:

Village Manager

Evan K. Summers

I am pleased to help you with your January 10, 2017 Freedom of Information Act ("FOIA"). Your request was received by the Village of Bensenville on January 10, 2017. You requested copies of the items indicated below:

"All records RE: 112 Brookwood Bensenville. Inspections etc. since 2009."

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

- 1) Village of Bensenville Inspection Number 3560. (2 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.

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 INSPECTIONAL SERVICES

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

Type of Inspection: RETI REAL ESTATE TRANSFER INSP

CORRECTION NOTICE

Address: 112 BROOKWOOD Unit: Owner: ** UNKNOWN

Owner Address:

Phone:

Inspection Date & Time: Inspector: TOM CROWE

Bedrooms: # if Bathrooms: Basement: Attic: Water: Sewer:

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
010Z	Front Light Pole out front	Repair
030Z	Fire Place Chimny	Repair-Bricks-Motor-and Clay Tile Pipe Per Code
040D	BALUSTERS SPACED 4 IN OR MORE	Install Boards Per Code
050C	SUMP PUMP	Install Cover Per Code
060	Interior DOOR	Install all Doors and Hardware Per Code
090	INTERIOR SURFACES	Minor Drywall Missing iin Basement Per Code
120	INTERIOR ELECTRIC	Install Globes on all Cloisit Lights Per Code. Install All wall swith/outlet covers Per Code. bLable Elictrical Pannel Per Code
120I	REMOVE ALL EXTENSION CORDS	
120K	COVER ALL OPEN JUNCTION BOXES	
130G	NEED PRESSURE RELIEF PIPE	On Water Heater Install Hard Metal Pipe 2-4"" off floor.
160A	SMOKE DETECTORS NEEDED	Install in every bedroom and halway outside of bedrooms Per Code
160B	CARBON MONOXIDE NEEDED	Install within 15' of Bedrooms. Per Code
190Z	OTHER	Install Hand Rails to Upstairs and Basement Per Code. Repair Sliddingb dore Handles Per Code. Repir Tile in Basement by tub Per Code.

Additional Remarks/Comments:

Created from inspection 3559 on
01/26/2011 by 6523tcro

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 MAY RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.



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

Real Estate Transfer Inspection fee includes initial and two follow up inspections.

Dwelling (Rental) Inspection fee includes initial inspection and one follow up inspection.

Any additional inspections or failure of owner/agent/designee to appear for a scheduled inspection will require a \$25 charge for each additional inspection, payable in advance. Upon correction of all violations, a Certificate of Occupancy will be issued by the Inspectional Services Department.

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.

For violation repairs not completed before real estate closing. A "Letter of intent" stating the violations and completion of repairs within 30 days of closing, signed by buyer & sellers, **MUST** be supplied to the Village of Bensenville. A Temporary Certificate of Occupancy will then be issued. A CASH BOND may be required.

Copy of this report received by/mailed to: _____

Inspector: _____ Date: _____