

Item #12A:
Village Trustee Marshall
Historic Downtown Property Maintenance & Code Inspections

OFFICE & SHIPPING:
2420 Vantage Drive
CORRESPONDENCE:
P.O. BOX 5178
ELGIN, IL 60121-5178



CONSTRUCTION CODE SERVICES, INC.
BUILDING & FIRE PROTECTION PLAN REVIEW
TRAINING • INSPECTIONS • CODE CONSULTING

PHONE (847) 428-7010
FAX (847) 428-3151
TOLL FREE 1-800-232-5523
WEBSITE www.bftechcs.com
E-MAIL bftech@bftechcs.com

May 20, 2014

Joy Jacoby
Vacant
405 Robert Parker Coffin
Long Grove, IL 60047

Dear Joy,

The Village of Long Grove's desire to ensure the viability of the downtown business district recently began an inspection program to ensure the exterior and interior of properties are in compliance with Building and Fire Codes. B & F Construction Code Services, Inc. has been retained to perform these inspections for the Village.

An inspection was conducted on 4/10/2014 and the following items were noted to be in violation of the Village code and corrective action is necessary to bring these items into compliance. Only a partial exterior inspection was conducted due to the weather conditions with snow and ice. A complete exterior inspection shall be conducted when the follow-up inspection is conducted.

1. Exterior – remove peeling paint – repaint
2. Exit doors – use of deadbolt locks is prohibited
3. Repair or replace fence
4. GFCI required within 6' of a wet location
5. Repair/replace uneven brick pavers – trip safety hazard

A re-inspection shall be conducted within thirty days from the date of this letter to verify compliance of the Village of Long Grove Municipal Code.

Should you have any questions regarding this letter, please contact me at 847-428-7010.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jan Yates', is written over a white background.

Jan Yates
Property Maintenance / Fire Inspector

Service With Integrity

Member
ICC NFPA IFIA IACE

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1. Exterior – remove peeling paint/repaint
2. Exit doors – use of thumbturn locks is prohibited
3. Repair roof leak

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Jan Yates
Property Maintenance / Fire Inspector

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1. Remove peeling paint - repaint

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Vacant
111 ('A') Old McHenry
Long Grove, IL 60047

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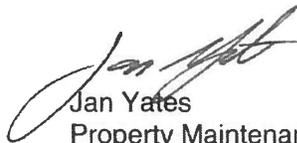
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1. Remove peeling paint/repaint siding, columns
2. Repair damaged dry wall in restroom
3. Exit doors – use of thumbturns locks is prohibited
4. Basement – south wall remove black discoloration
5. 2nd floor – provide fire extinguisher
6. Provide handrail to 2nd floor
7. Interior – remove peeling paint ceiling front
8. Basement – unable to inspect - water

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1. Repair/replace uneven brick pavers – trip safety hazard
2. Repair ceiling – from water leak
3. Remove peeling paint/repaint entry

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1. Exterior remove peeling paint/repaint soffit/fascia
2. West drive – repair or replace
3. Exit signs shall be illuminated
4. Exit doors – use of thumbturn locks is prohibited
5. Provide cover on junction box 2nd floor storage
6. Exit sign (front) remove arrow
7. Repair/replace uneven brick pavers – trip safety hazard

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