

TYPE: Ordinance
SUBMITTED BY: Maia Ninan
DEPARTMENT: Community and Economic Development
DATE: 08/25/2026

DESCRIPTION: Community and Economic Development: Ordinance Approving a Special Use Permit Allowing a Motor Vehicle Repair and/or Service Use at 1078 E Green Street, Bensenville, Illinois

COMMITTEE ACTION:

DATE:

BACKGROUND: The Petitioner is requesting approval of a Special Use Permit to allow motor vehicle repair and/or service within the I-2 General Industrial District. The business seeks to perform repair and maintenance work on its own fleet vehicles, including pickup trucks and other passenger vehicles. The business is not open to the public. No body work, vehicle painting, or refinishing will be performed. All repair and maintenance activities will be conducted entirely within the 2,500-square-foot unit.

KEY ISSUES: The Community Development Commission held the requisite public hearing. The Community Development Commission recommended approval (7-0) of the Special Use Permit, subject to the following conditions:

1. All maintenance and repairs shall occur inside the building.
2. A triple catch basin shall be installed if floor drains are present. If floor drains are not present, plans documenting how waste fluids are stored on and hauled from the premises in a manner acceptable to the Village shall be provided prior to occupancy.
3. Motor vehicle repair and service shall be limited to passenger vehicles operated by the Applicant.
4. Mechanical repairs, engine repairs, and oil changes are prohibited on the premises.
5. Outdoor storage of company vehicles shall be prohibited in the front yard and on Green Street.
6. Body work, vehicle repainting, and vehicle refinishing shall be prohibited.
7. All parking facilities shall be paved and striped in accordance with the Bensenville Village Code.

ALTERNATIVES: At the discretion of the Village Board.

BUDGET IMPACT: There is no direct budget impact associated with the requested action.

ACTION REQUIRED:

Village Staff recommends acceptance of the Community Development Commission Findings of Fact and recommendation to approve the Ordinance Approving a Special Use Permit Allowing a Motor Vehicle Repair and/or Service Use at 1078 E Green Street, subject to the conditions of approval therein.

ATTACHMENTS:

[Ord_Special Use_1078 E Green St.docx](#)