

Inspection Ordinances
Compiled by the Illinois Association of REALTORS®

Community	Single-family home inspection requirement; fee	Inspection requirement for Rental properties; frequency
Addison 630/543-4100	Required prior to closing; No Fee Inspection for sump pump only	Annual inspection of all units**
Arlington Heights 847/368-5000	No Requirement	Annual inspection of all common areas and vacant units
Aurora 630/844-3613	No Requirement	Annual inspection required including single-family rental. Waivers available.
Bedford Park 708/458-2067	Required prior to closing; No Fee	Required upon change of occupancy
Belleville 618/233-6518	Required prior to closing; \$25 Insp., \$15 Occ.	Annual inspections required
Bellwood 708/547-3500	Required prior to closing; \$35	Required upon change in occupancy
Bensenville 630/766-8200	Required prior to closing; \$55, after 3 rd inspection fee is \$25	Annual inspections of all units required
Berkeley 708/449-8840	Required prior to closing; inspection for sump pump only \$25	Inspection of building prior to sale
Berwyn 708/788-2660	Required prior to closing; \$25	Required upon sale of bldg.
Blue Island 708/597-8606	Required prior to closing; \$25	Required upon change of occupancy
Bolingbrook 630/226-8400	No requirement	Required upon change of occupancy
Broadview 708/681-3600	Required prior to closing; \$35	Required upon change in occupancy
Brookfield 708/485-7344	Required prior to closing; \$50	Required upon change in occupancy
Buffalo Grove 847/459-2500	No requirement	Annual inspection of building's common areas
Bunker Hill 618/585-4632	Required prior to closing; \$25	Required upon change in occupancy
Cahokia 618/337-9517	Required prior to closing; \$110 (\$50 insp, one-time \$60 electrical)	Annual inspection
Calumet City 708/891-8110	Required prior to closing; \$100	Annual inspection
Calumet Park 708/389-0850	Required prior to closing; \$100	Required upon change of occupancy
Carpentersville 847/426-3439	No Requirement	Inspection of all units required every three years
Caseyville 618/344-1234	Required prior to closing; \$35	Required upon change in occupancy
Chicago 312/744-6317	No Requirement	Building registration required. Annual inspection required for all multi-family bldg's, 4+ stories
Chicago Heights 708/756-5328	Required prior to closing; \$50	Required upon change of occupancy
Chicago Ridge 708/425-7700	Required prior to closing; \$50	Required upon change of occupancy
Cicero 708/656-3600	Required prior to closing; \$50	Required upon sale of building
Country Club Hills 708/798-2616	Required prior to closing; \$50	Required upon change of occupancy
Des Plaines 847/391-5300	No requirement	All bldgs must be licensed & inspected annually

Dixmoor 708/385-0319	Required prior to closing; \$75	Required upon change of occupancy
Dolton 708/201-3295	Required prior to closing; \$150	Required upon change of occupancy & annually
East St. Louis 618/482-6811	Required prior to closing; \$30	Required upon change in occupancy
Elgin 847/931-6100	No Requirement	Annual inspection req. on all properties. One year waiver for total compliance.
Elmwood Park 708/452-7300	Required prior to closing; No Fee	Inspection required prior to closing
Evanston 847/328-2100	No Requirement	Inspection required every 3 to 4 years
Evergreen Park 708/422-1551	Required prior to closing; \$65	Required upon change in occupancy
Fairview Heights 618/489-2060	Required prior to closing; \$25	Required upon change in occupancy
Ford Heights 708/758-3131	Required prior to closing; \$100	Required upon change in occupancy
Forest Park 708/366-2323	Required prior to closing; \$300 Condo \$200	Inspection required when bldg. sold
Fox Lake 847/587-2151	No Requirement	Annual inspection required of all units
Fox River Grove 847/639-3170	No Requirement	No Requirement as of 11/03, but looking into it
Franklin Park 847/671-8245	Required prior to closing; \$75 Original deed and a plat of survey also required.	Annual inspection required of all units.
Galesburg 309/343-4181	No Requirement	Once every five years, each unit.
Glendale Heights 630/260-6000	Required prior to closing	No requirement
Glenwood 708/758-5155	Required prior to closing; \$35. Roof and furnace must be inspected by a licensed contractor with the Village	Required upon change of occupancy & annual inspections
Hainesville 847/223-2032	Required prior to closing; \$40	Inspection required with new tenancy.
Hanover Park 630/372-4200	No Requirement	Annual inspection required of all units**
Harvard 815/-943-6468	No Requirement	Required every 5 years for multi-family buildings w/ 3 or more units that are 30+ years-old
Harvey 708/210-5300	\$150.00, inspection required. Inspections must be conducted by licensed contractors with village of Harvey.	
Harwood Heights 708/867-7200	Required prior to closing; \$50	Inspection required when bldg. sold
Herrin 618/942-3175	Required prior to closing; \$5	Required upon change in occupancy
Hillside 708/449-6450	Required prior to closing; \$20	Inspection required when bldg. sold
Hazel Crest 708/335-9600	Required prior to closing; \$50	Required upon change of occupancy & annual inspections
Highwood 847/432-1924	Required prior to closing; \$25	Required upon sale of building
Hoffman Estates 847/882-9100	No Requirement	Annual inspection required common areas and exterior
Hometown 708/424-7500	Required prior to closing; \$15	Prior to occupancy

Island Lake 847/526-8764	Required prior to closing; \$50; inspection: electrical panel must be labeled, and smoke detectors must work	Inspection required annually
Justice 708/458-2520	Required prior to closing; \$25	Inspection required when bldg. sold
Lake Villa 847/356-6100	No Requirement	Required with change in occupancy.
Lebanon	Require pre-sale home inspection. Home inspection only occurs when home is going to be sold; \$100 for inspection plus \$10 occupancy permit fee once the inspection is passed.	Required with change in tenant.
Lisle 630/271-4100	Required prior to closing	Required upon change in occupancy
Lyons 708/447-8886	Required prior to closing; \$50	Required upon change in occupancy
Lynwood 708/758-6101	Required 2 weeks prior to closing; \$100	Required prior to occupancy
Markham 708/331-4905	Required prior to closing; \$50	Prior to occupancy
Mascoutah 618/566-2964	Required prior to closing; \$25	Required upon change in occupancy; annual
Matteson 708/283-4900	Required prior to closing; \$40	Prior to occupancy; annual inspections - common area only
Maywood 708/344-1200	Required prior to closing; \$75, \$125 for 3 – flat	Inspection required before bldg. is sold
Melrose Park 708/343-4000	Required prior to closing; \$100	Required upon change in occupancy
Midlothian 708/389-0200	No Requirement	Required every two years
Moline 309/797-0470	No Requirement	Annual inspection required
Mt. Prospect 847/392-6000	No Requirement	Annual inspections in 20% of all units in each building**
Niles 847/588-8000	Required prior to closing; \$5	Inspection required when bldg. sold and annual inspection of all units
Norridge 708/453-0800	Required prior to closing; \$25	Inspection required when bldg. sold
North Chicago 847/596-2600	Required prior to closing; \$35	Annual inspections and required upon change in occupancy
North Riverside 708/447-4211	Required prior to closing; \$210	Annual inspections are required
Northlake 708/343-8700	Required prior to closing; \$150	Annual inspection of all units required
Oak Forest 708/687-4050	No Requirement	Required prior to occupancy and annually
Oak Park 708/383-6400	No Requirement	Annual inspections performed in 10% of all units of each building with 4 or more units
O'Fallon 618/624-4500	Required prior to closing; \$35	Annual inspection and required prior to change in occupancy
Palatine 847/358-7500	No Requirement	Annual inspection required in 25% of all units.
Park Forest 708/748-1112	Required prior to closing; \$100 waived with sales contract	Required upon change in occupancy
Park Ridge 847/318-5200	Required prior to closing; No Fee	Required when bldg is sold
Peoria 309/494-8661	No Requirement	Required for each unit once every 3 years

Posen 708/385-0297	Required prior to closing; \$150	Prior to occupancy
Prospect Heights 847/398-6070	No Requirement	Annual inspection required; bldg. must be registered w/city.
Richton Park 708/481-5086	Required prior to closing; \$40 Heating certificate required if furnace not inspected within 6 months of change in occupancy	Prior to occupancy
River Forest 708/366-8500	Required prior to closing; No Fee Inspection for compliance with zoning code only	Inspection required when bldg. sold
River Grove 708/453-8000	Required prior to closing; \$50	Inspection required when Bldg. sold
Riverdale 708/841-2200	Required prior to closing; \$200	Required upon change in occupancy
Riverside 708/447-2700	Required prior to closing; \$150 Inspection for compliance with zoning code	No Requirement
Rolling Meadows 847/394-8500	No Requirement.	Annual inspection of 20% of the units in multifamily bldgs.** Rented single-family homes must be inspected annually.
Round Lake Beach 847/546-2351	Required prior to closing; \$25	Annual inspection required and upon change in occupancy
Round Lake Hts. 847/546-1206	Required prior to closing; \$75	Required upon change in occupancy
Round Lake Park 847/546-2790	Required prior to closing; \$50	Required upon change in occupancy
Sauk Village 708/758-3330	Required prior to closing; \$50 includes one re-inspection	Required upon change of occupancy & annual inspections
Schaumburg 847/895-4500	No Requirement	Annual inspection of all units required**
Schiller Park 847/678-2550	No Requirement	Annual inspection required and upon change in occupancy** in buildings with 3 or more units
So. Chicago Heights 708/755-1880	Required prior to closing; \$175	Required upon change of occupancy & annual inspections
Sparta 618/443-2917	Required prior to closing; \$10	Required upon change in occupancy
Steger 708/754-3395	Required prior to closing; \$50	Required upon change in occupancy
Stickney 708/749-4400	Required prior to closing; \$25	Required on an annual basis
Stone Park 708/345-5550	Required prior to closing, \$50 \$100 for 2-flat; \$150 for 3-flat; \$200 for 4-unit	Required upon change in occupancy
Streamwood 630/837-0200	No Requirement	Annual inspection and upon change in occupancy.
Summit Argo 708/563-4823	Required prior to closing; \$50	Required upon sale of bldg.
University Park 708/534-4811	Required prior to closing; \$350	Required upon change of occupancy & annually
Venice 618/877-2412	Required prior to closing; \$15	Required upon change in occupancy
Wauconda 847/526-9600	Required prior to closing; \$50	Required upon change in occupancy
West Chicago 630/293-2200	Required prior to closing; No Fee	Required upon change in occupancy
Waukegan 847/599-2500	No Requirement	Required for each unit every five years.

Westchester 708/345-0020	Required prior to closing; \$75	Required upon change in occupancy
Wheeling 847/459-2600	No Requirement	Annual inspection required in all units**

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**In these municipalities, rental properties are required to be licensed, in addition to the inspection requirement.