

ORDINANCE NO. 6077 (Revised August 24, 2007)

**AN ORDINANCE APPROVING A VARIATION
OF THE LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS**

(ZBA 07-10: 220 W. Central)

WHEREAS, the President and Board of Trustees of the Village of Lombard have heretofore adopted the Lombard Zoning Ordinance, otherwise known as Title 15, Chapter 155 of the Code of Lombard, Illinois; and,

WHEREAS, the subject property is zoned R2 Single-Family Residence District; and,

WHEREAS, an application has been filed with the Village of Lombard requesting a variation from Title 15, Chapter 155, Section 155.205(A)(1)(c)(2) of the Lombard Zoning Ordinance to increase the maximum allowable fence height in a corner side yard from four feet (4') to six feet (6'); and,

WHEREAS, a variation to Section 155.205(A)(1)(c)(3) of the Lombard Zoning Ordinance to allow a six-foot high fence in a required rear yard abutting the front yard of an adjacent lot where a maximum height of four feet is permitted; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on June 27, 2007 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings with no recommendation to the Board of Trustees for the requested fence height variations, and,

WHEREAS, the President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to approve the requested fence height variations subject to conditions.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS, as follows:

SECTION 1: That a variation is hereby granted from the provisions of Title 15, Chapter 155, Section 155.205(A)(1)(c)(2) of the Lombard Zoning Ordinance to increase the maximum allowable fence height in a corner side yard from four feet (4') to six feet (6').

SECTION 2: That a variation is hereby granted from the provisions of Title 15, Chapter 155, Section 155.205(A)(1)(c)(3) of the Lombard Zoning Ordinance to allow a six-foot high fence in a required rear yard abutting the front yard of an adjacent lot where a maximum height of four feet is permitted.

SECTION 3: This ordinance is limited and restricted to the property generally located at 220 W. Central, Lombard, Illinois, and legally described as follows:

LOT 41 IN MELODY LANE SUBDIVISION UNIT NO. 4, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED JANUARY 8, 1963 AS DOCUMENT NO. R63-597, IN DUPAGE COUNTY, ILLINOIS.

Parcel No. 06-18-403-011

SECTION 4: This ordinance shall be granted subject to compliance with the following condition:

1. That the petitioner shall apply for and receive a building permit for the relocation of the fence on the subject property.

SECTION 5: This ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

Passed on first reading this _____ day of _____, 2007.

First reading waived by action of the Board of Trustees this 9th day of August, 2007.

Passed on second reading this 9th day of August, 2007.

Ayes: Trustees Gron, Tross, O'Brien, Moreau and Fitzpatrick

Nays: None

Absent: Trustee Soderstrom

Approved this 9th day of August, 2007.


William J. Mueller, Village President

ATTEST:

Ordinance No. 6

Re: ZBA 07-10

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Brigitte O'Brien, Village Clerk

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