

**ORDINANCE NO. 6918**

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

**(ZBA 14-02; 321 E. Madison Street)**

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 Section 155.210(A)(2)(a) of the Lombard Zoning Ordinance to allow a detached garage to be constructed in the corner side yard; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on January 22, 2014 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings to the Board of Trustees with a recommendation of approval for the requested 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 variations.

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 155.210(A)(2)(a) of the Lombard Zoning Ordinance to allow a detached garage to be constructed with a setback of 13.7 feet into the corner side yard where twenty (20) feet is required.

**SECTION 2:** This ordinance shall be granted subject to compliance with the following conditions:

1. The plans for the proposed detached garage replacement shall not exceed the dimensions of the existing garage.
2. The petitioner shall apply for and receive a building permit for the proposed plans.
3. Such approval shall become null and void unless work thereon is substantially under way within twelve (12) months of the date of issuance, unless extended by the Board of Trustees prior to the expiration of the ordinance granting the variation.

**SECTION 3:** This ordinance is limited and restricted to the property generally located at 321 E. Madison Street, Lombard, Illinois, and legally described as follows:

LOT 1 AND THE NORTH HALF OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOT, VACATED BY DOCUMENT 814999, IN ROATH-WARD SUBDIVISION IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 1928 AS DOCUMENT 258858, IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-17-104-028

**SECTION 4:** 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 \_\_\_\_\_, 2014.

First reading waived by action of the Board of Trustees this 6<sup>th</sup> day of February, 2014.

Passed on second reading this 6<sup>th</sup> day of February, 2014.

Ayes: Trustee Whittington, Fugiel, Foltyniewicz, Breen, Fitzpatrick and Ware


Nays: None

Absent: None


Approved this 6<sup>th</sup> day of February, 2014.

  
\_\_\_\_\_  
**Keith T. Giagnorio**  
**Village President**

ATTEST:

  
\_\_\_\_\_  
**Janet Downer**  
**Deputy Village Clerk**

Published by me in pamphlet form on this 7th day of February, 2014.

  
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**Janet Downer**  
**Deputy Village Clerk**