



8 0 7 6 1 0 8 4
Tx:40217564

FRED BUCHOLZ, RECORDER
DUPAGE COUNTY ILLINOIS
11/20/2020 12:51 PM

DOCUMENT # R2020-141104

ORDINANCE 7847

AN ORDINANCE GRANTING APPROVAL OF A CONDITIONAL USE PURSUANT TO THE LOMBARD ZONING ORDINANCE FOR A CANNABIS DISPENSING FACILITY

PIN(s): 06-29-201-007

ADDRESS: – 783 E. Butterfield, Lombard, IL 60148

**Prepared by and Return To:
(Village of Lombard)
255 E. Wilson Avenue
Lombard, IL 60148**



I, **Janet Downer**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Deputy Village Clerk, I maintain and am safekeeper of the records and files of the President and Board of Trustees of said Village.

I further certify that attached hereto is a copy of

ORDINANCE 7847

AN ORDINANCE GRANTING APPROVAL OF A CONDITIONAL
USE PURSUANT TO THE LOMBARD ZONING ORDINANCE FOR
A CANNABIS DISPENSING FACILITY

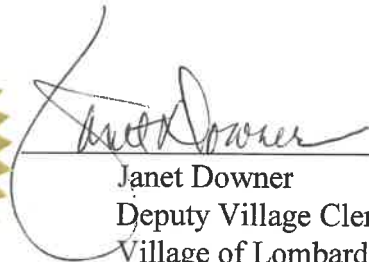
PIN(s) : 06-29-201-007

ADDRESS: 783 E. Butterfield Rd, Lombard, IL

of the said Village as it appears from the official records
of said Village duly approved this 20th
day of August, 2020.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate
Seal of said **Village of Lombard**, Du Page County, Illinois this 13th
day of November, 2020.





Janet Downer
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois

ORDINANCE 7847

PAMPHLET

**PC 20-18: 783 E. BUTTERFIELD ROAD
ZEN LEAF CANNABIS**



**PUBLISHED IN PAMPHLET FORM THIS 21ST DAY OF AUGUST 2020, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.**

A handwritten signature in cursive script, reading "Sharon Kuderna".

**Sharon Kuderna
Village Clerk**

ORDINANCE NO. 7847

**AN ORDINANCE GRANTING APPROVAL OF A CONDITIONAL USE
PURSUANT TO THE LOMBARD ZONING ORDINANCE FOR A CANNABIS
DISPENSING FACILITY**

(PC 20-18: 783 E. Butterfield Rd, Zen Leaf Cannabis)

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, an application has heretofore been filed requesting approval of a conditional use pursuant to the Lombard Zoning Ordinance (Title 15, Chapter 155 of the Village Code) for a “Cannabis dispensing facility operated in strict compliance with State law applicable thereto”, as set forth in Section 1 below; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on July 20, 2020, pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has filed its recommendations with the President and Board of Trustees recommending approval for a “Cannabis dispensing facility operated in strict compliance with State law applicable thereto” and,

WHEREAS, the President and Board of Trustees approve and adopt the findings and recommendations of the Plan Commission and incorporate such findings and recommendations herein by reference as if they were fully set forth herein;

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 conditional use for a “Cannabis dispensing facility operated in strict compliance with State law applicable thereto”, is hereby granted for the Subject Property legally described in Section 2, subject to the conditions set forth in Section 3.

SECTION 2: That this ordinance is limited and restricted to the subject property generally located at 783 E. Butterfield Road, Lombard, Illinois, and legally described as follows:

LOT 2 IN FREED SUBDIVISION, BEING A SUBDIVISION IN SECTION 29,
TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN,
ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 29, 1982 AS
DOCUMENT R82-44604, IN DUPAGE COUNTY, ILLINOIS

PIN: 06-29-201-007

SECTION 3: This Ordinance is approved subject to compliance with the following conditions:

1. The petitioner shall develop the site in accordance with the plans submitted as part of this request and as modified by the conditions of approval set forth herein.
2. The petitioner shall satisfactorily address all other development comments identified within the Inter-Department Review Report as part of any future permits as part of the project.
3. The petitioner shall be required to apply for and receive building permits for any activity and/or improvements to the subject property.
4. Pursuant to the Zoning Ordinance, project construction shall commence within one (1) year from the date of approval of the ordinance, unless a time extension is granted by the Village Board.
5. If, for any reason, the Nicor parcel becomes unavailable for off-site parking an amendment to the conditional use and/or any necessary variations must be obtained in order to continue the use.
6. Operation of the cannabis dispensary is subject to securing and maintaining all requisite approvals as set forth by the State of Illinois relative to the cannabis dispensary land use.

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 _____, 2020.

First reading waived by action of the Board of Trustees this 20th day of August, 2020.

Passed on second reading this 20th day of August, 2020, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Puccio, Foltyniewicz, Honig and Ware

Nays: None

Absent: None

Abstain: Trustee Militello

Approved by me this 20th day of August, 2020.


Keith T. Giagnorio, Village President

ATTEST:


Sharon Kuderna, Village Clerk

Published by me in pamphlet form this 21st day of August, 2020.


Sharon Kuderna, Village Clerk