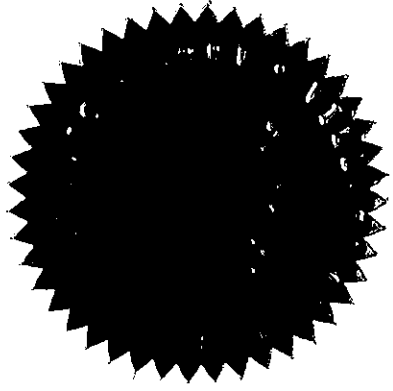


PUBLISHED IN PAMPHLET FORM THIS 13th DAY OF November, 1997,
BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,
DUPAGE COUNTY, ILLINOIS.

Lorraine G. Gerhardt
Lorraine G. Gerhardt
Village Clerk



APPROVING A VARIATION OF THE
LOMBARD ZONING ORDINANCE FOR
REDUCTION OF DRIVE AND
PERIMETER LANDSCAPING REQUIREMENTS
240 S WESTMORE/MEYERS ROAD

FRONT OF PAMPHLET

PAMPHLET

ORDINANCE 4383

**AN ORDINANCE APPROVING A VARIATION
OF THE LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS
ZBA 97-21: 240 South Westmore/Meyers Road, Lombard, Illinois**

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 B2 General Neighborhood Shopping District; and,

WHEREAS, an application has been filed with the Village of Lombard requesting a variation from Title 15, Chapter 155, Sections 602 and 709 of said Zoning Ordinance, to provide for the reduction of a two-way drive aisle to nine (9) feet wide (24 feet required) and for the elimination of a portion of the required five (5) foot perimeter lot landscaping area, respectfully; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on October 22, 1997 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 to provide for the construction of a parking lot with the reduction of a two-way drive aisle to nine (9) feet wide adjacent the south side of the existing building and the elimination of a portion of the required five (5) foot perimeter lot landscaping area adjacent the nine (9) foot wide drive aisle; and,

WHEREAS, President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to approve the requested variations; and,

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, Sections 602 and 709 of the Lombard Zoning Ordinance, for the property described in Section 2 below.

SECTION 2: That this ordinance is limited and restricted to the property generally located at 240 South Westmore/Meyers Road, Lombard, Illinois, and legally described as follows:

Lot 1 in Landsman Resubdivision, being a resubdivision of the East 1/2 of Lot 15 (except the North 50 feet thereof) in E. W. Zander's Home Acres Subdivision, being a subdivision in the Northwest 1/4 of Section 9, Township 39 North, Range 11, East of the Third Principal Meridian, according to the plat of said Landsman Resubdivision recorded July 27, 1973 as Document No. R73-46790, in DuPage County, IL.
Parcel No. 06-09-113-050

SECTION 3: This ordinance shall be granted subject to compliance with the following condition:

1. A five foot wide landscape area must be provided abutting the front property line which shall be for the full width of the subject lot adjacent Westmore/Meyers Road, except for that portion which is used as the drive aisle, and shall contain a row of three (3) foot tall shrubs and curbing subject to the approval of the Director of Community Development.
2. A sign shall be provided on the face of the existing building adjacent the nine (9) foot wide drive aisle indicating, "Employee Parking Only Beyond this Point".
3. These variations shall be null and void unless work thereon is substantially underway within 12 months of the date of issuance, unless extended by the Board of Trustees upon the positive recommendation of the Zoning Board of Appeals.

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 _____, 1997.

First reading waived by action of the Board of Trustees this 6th day of November, 1997.

Passed on second reading this 6th day of November, 1997.

Ayes: Trustees Borgatell, Tross, Schaffer, Jaugllas and Kuftrin

Ordinance No. 4383

Re: ZBA 97-21

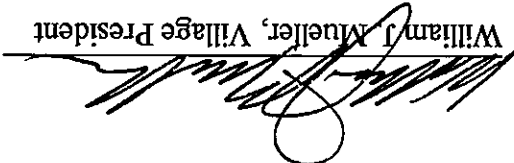
Page 3

Nays: None

Absent: Trustee Gatz

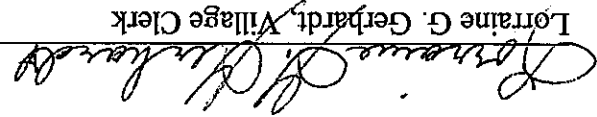
Approved this 6th, day of November, 1997.

William J. Mueller, Village President



ATTEST:

Lorraine G. Gerhardt, Village Clerk



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