

J.P. "RICK" CARNEY
DUPAGE COUNTY RECORDER
DEC.31,2003 9:41 AM
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**ORDINANCE 5357
APPROVING A MAP AMENDMENT (REZONING) TO THE
LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155 OF THE
CODE OF LOMBARD, ILLINOIS**

Address: 240 Progress Road, Lombard

PIN: 03-32-301-007 (part of)

Return To:

**Village of Lombard
Department of Community Development
255 E. Wilson Avenue
Lombard, IL 60148**

ORDINANCE 5357

**AN ORDINANCE APPROVING A MAP AMENDMENT (REZONING)
TO THE LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS**

(PC 03-27; 240 Progress Road / Terrace Lakes Subdivision Lot 2)

(See also Ordinance No.(s) 5356, 5358, 5359)

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 a map amendment for the purpose of rezoning the property described in Section 2 hereto from the B4 Corridor Commercial Shopping District to the C/R Conservation/Recreation District; and,

WHEREAS, a public hearing thereon has been conducted by the Village of Lombard Plan Commission on August 18, 2003, pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has filed its recommendations with the President and Board of Trustees recommending approval of the rezoning described herein; 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 Title 15, Chapter 155 of the Code of Lombard, Illinois, otherwise known as the Lombard Zoning Ordinance, be and is hereby amended so as to rezone the property described in Section 2 hereof from the B4 Corridor Commercial Shopping District to the C/R Conservation/Recreation District.

SECTION 2: The map amendment is limited and restricted to the property generally located at 240 Progress Road, Lombard, Illinois, (also referenced as Lot 2 of the Terrace Lakes Subdivision) and legally described as follows:

THAT PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT

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Re: PC 03-27 Lot 2 Map Amendment

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THE INTERSECTION OF THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 AND THE WEST RIGHT-OF-WAY OF GRACE STREET; THENCE SOUTH 89 DEGREES 51 MINUTES 48 SECONDS WEST, 260.41 FEET ALONG SAID NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 TO THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 30 MINUTES 09 SECONDS EAST, 120.00 FEET ALONG THE WEST LINE OF THE EAST 300 FEET OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 TO THE SOUTH LINE OF THE NORTH 120 FEET OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE NORTH 89 DEGREES 51 MINUTES 48 SECONDS EAST, 84.96 FEET ALONG SAID SOUTH LINE OF THE NORTH 120 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE SOUTH 23 DEGREES 35 MINUTES 07 SECONDS WEST, 135.20 FEET; THENCE SOUTH 05 DEGREES 35 MINUTES 12 SECONDS WEST, 124.40 FEET; THENCE SOUTH 12 DEGREES 34 MINUTES 20 SECONDS WEST, 63.44 FEET; THENCE SOUTH 21 DEGREES 28 MINUTES 31 SECONDS WEST, 165.08 FEET TO THE NORTH LINE OF THE SOUTH 750.00 FEET AS MEASURED ON THE WEST LINE AND PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE SOUTH 89 DEGREES 54 MINUTES 50 SECONDS WEST, 92.08 FEET ALONG SAID NORTH LINE OF THE SOUTH 750.00 FEET AS MEASURED ON THE WEST LINE AND PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE SOUTH 00 DEGREES 31 MINUTES 43 SECONDS EAST, 154.51 FEET ALONG THE EAST LINE OF THE WEST 877.74 FEET AS MEASURED ON THE NORTH AND SOUTH LINES OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 TO THE NORTH LINE OF THE SOUTH 595.52 FEET AS MEASURED ON THE EAST AND WEST LINES OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE SOUTH 89 DEGREES 54 MINUTES 49 SECONDS WEST, 877.74 FEET ALONG SAID NORTH LINE OF THE OF THE SOUTH 595.52 FEET AS MEASURED ON THE EAST AND WEST LINES OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 TO THE EAST LINE OF PROGRESS BUSINESS CENTER PER DOCUMENT R88-105071; THENCE NORTH 00 DEGREES 31 MINUTES 43 SECONDS WEST, 34.97 FEET ALONG SAID EAST LINE OF PROGRESS BUSINESS CENTER TO A FLOOD CONTROL, STORM WATER DRAINAGE AND DETENTION EASEMENT RECORDED OCTOBER 13, 1993 PER DOC. R93-231749; THENCE NORTH 89 DEGREES 28 MINUTES 17 SECONDS EAST, 235.50 FEET ALONG SAID FLOOD CONTROL, STORM WATER DRAINAGE AND DETENTION EASEMENT; THENCE NORTH 54 DEGREES 21 MINUTES 43 SECONDS EAST, 459.10 FEET TO SAID FLOOD CONTROL, STORM WATER DRAINAGE AND DETENTION EASEMENT; THENCE NORTH 35 DEGREES 38 MINUTES 17 SECONDS WEST, 386.43 FEET ALONG SAID FLOOD CONTROL, STORM WATER DRAINAGE AND DETENTION EASEMENT; THENCE NORTH 73 DEGREES 10 MINUTES 54 SECONDS WEST, 221.80

ALONG SAID FLOOD CONTROL, STORM WATER DRAINAGE AND DETENTION EASEMENT; THENCE SOUTH 22 DEGREES 34 MINUTES 25 SECONDS WEST, 138.03 FEET; THENCE SOUTH 53 DEGREES 17 MINUTES 01 SECONDS WEST, 91.47 FEET; THENCE SOUTH 07 DEGREES 42 MINUTES 36 SECONDS EAST, 150.89 FEET; THENCE SOUTH 25 DEGREES 48 MINUTES 04 SECONDS EAST, 83.62 FEET; THENCE SOUTH 89 DEGREES 28 MINUTES 17 SECONDS WEST, 103.69 FEET TO SAID EAST LINE OF PROGRESS BUSINESS CENTER; THENCE NORTH 00 DEGREES 31 MINUTES 43 SECONDS WEST, 461.62 FEET ALONG SAID EAST LINE OF PROGRESS BUSINESS CENTER TO SAID NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE NORTH 89 DEGREES 51 MINUTES 48 SECONDS EAST, 1029.63 FEET ALONG SAID NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32 TO THE POINT OF BEGINNING. IN DU PAGE COUNTY ILLINOIS.

Parcel Number: 03-32-301-007 (part of)

SECTION 3: That the official zoning map of the Village of Lombard be changed in conformance with the provisions of this ordinance.

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 4th day of September, 2003.

First reading waived by action of the Board of Trustees this _____ day of _____, 2003

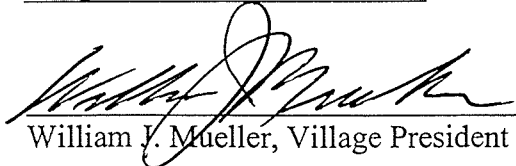
Passed on second reading this 18th day of September, 2003.

Ayes: Trustees DeStephano, Tross, Koenig, Sebby, Florey, Soderstrom

Nays: None

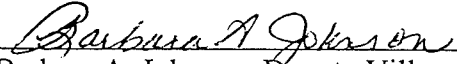
Absent: None

Approved this 18th day of September, 2003.

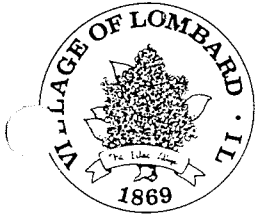

William J. Mueller, Village President

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ATTEST:



Barbara A. Johnson, Deputy Village Clerk



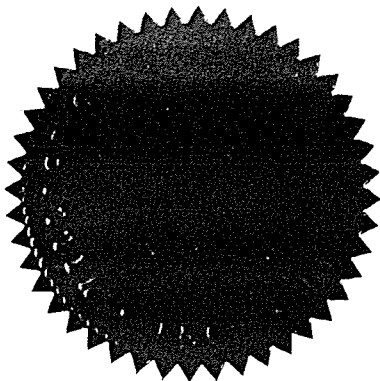
I, **Barbara A. Johnson**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Village Clerk, I maintain and am safekeeper of the records and files of the President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

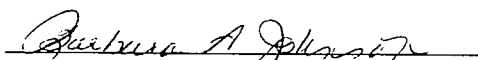
I further certify that attached hereto is a true and correct copy of ORDINANCE 5357

APPROVAL OF A MAP AMENDMENT
(REZONING), FROM THE B4 CORRIDOR
COMMERCIAL SHOPPING DISTRICT TO THE
C/R CONSERVATION/RECREATION DISTRICT,
240 PROGRESS ROAD/TERRACE LAKES
SUBDIVISION, LOT 2
PIN 03-32-301-007 (PART OF)
SEE ALSO ORDINANCES 5356, 5358 AND 5359

of the said Village as it appears from the official records of said Village duly passed on September 18, 2003.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 15th day of December, 2003.




Barbara A. Johnson
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois