

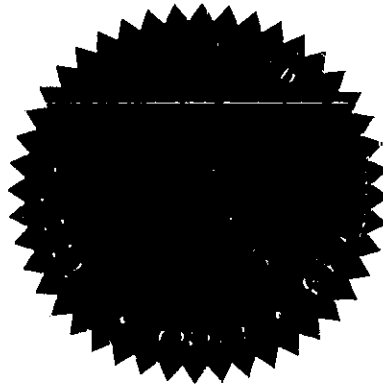
ORDINANCE 4872

PAMPHLET


FRONT OF PAMPHLET

AN ORDINANCE GRANTING AN AMENDMENT TO ORDINANCE 4636 FOR A
CONDITIONAL USE FOR OUTDOOR DISPLAY AND SALE IN THE EASTGATE
SHOPPING CENTER PLANNED DEVELOPMENT

837 S. WESTMORE-MEYERS ROAD



PUBLISHED IN PAMPHLET FORM THIS 6th DAY OF OCTOBER, 2000.
BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,
DUPAGE COUNTY, ILLINOIS.


Lorraine G. Gerhardt
Village Clerk

ORDINANCE NO. 4872

**AN ORDINANCE GRANTING AN AMENDMENT TO ORDINANCE 4636
FOR A CONDITIONAL USE FOR OUTDOOR DISPLAY AND SALES IN THE
EASTGATE SHOPPING CENTER PLANNED DEVELOPMENT**

(PC 00-44: 837 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 B3 PD Community Shopping District - Planned Development; and,

WHEREAS, the Village of Lombard granted a conditional use for a planned development (PC Case 99-11; Ordinance 4636) on May 20, 1999 on the subject property; and,

WHEREAS, Ordinance 4636 granted planned development approval for outdoor sales and storage to the rear of the Schroeder's Ace Hardware exclusively; and,

WHEREAS, an application has been filed requesting approval of a Planned Development amendment to Ordinance 4636 to allow as a conditional use the outdoor display and sales of products, for which the sale of such items is a permitted use or a conditional use in the B3 zoning district, in front of the store; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on September 18, 2000, 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 conditional use 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 a planned development amendment to Ordinance 4636 is hereby granted for the property described in Section 2 below to allow as a conditional use outdoor display and sales of products for which the sale of such items is a permitted use or a conditional use in the B3 zoning district.

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SECTION 2: That this ordinance is limited and restricted to the property generally located at 837 South Westmore-Meyers Road, Lombard, Illinois, and is legally described as follows:

LOT 1 IN RAYMOND W. MACDONALD COUNTY CLERK'S EASTGATE SHOPPING CENTER ASSESSMENT PLAT IN PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 7, 1976 AS DOCUMENT R76-72686, IN DUPAGE COUNTY, ILLINOIS.

PIN: 06-16-117-007

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

1. The site shall be developed in substantial compliance with the site plans developed and submitted by the petitioner, dated August 28, 2000, reflecting the proposed outdoor sales and storage area. The planned development amendment to allow as a conditional use the outdoor sales and storage area be limited to the area in front of the Ace Hardware Store exclusively.
2. The petitioner apply for and receive a building permit for the proposed fence enclosure for the outdoor storage area. Any outdoor storage shall meet the requirements of the Lombard Building Code and shall address the concerns raised in the Fire Department comments and made a part of the Inter-Departmental Review Report.
3. A minimum of four (4) feet of walkway space be provided and properly maintained in front of the building at all times.

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 _____, 2000.

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First reading waived by action of the Board of Trustees this 5th day of October, 2000.

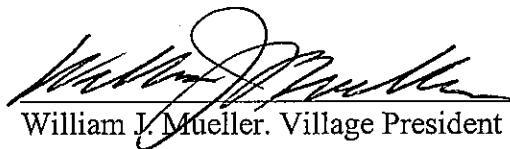
Passed on second reading this 5th day of October, 2000.

Ayes: Trustees Borgatell, Tross, Schaffer, Sebby, Florey, Kufirin, Jr.

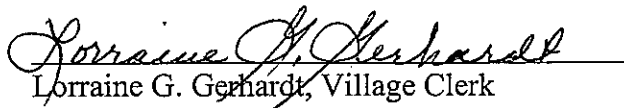
Nayes: None

Absent: None

Approved this 5th, day of October, 2000.


William J. Mueller, Village President

ATTEST:


Lorraine G. Gerhardt, Village Clerk

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