

ORDINANCE NO. 4908

AN ORDINANCE APPROVING A MINOR PLAT OF SUBDIVISION
AND GRANTING VARIATIONS PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 406 OF THE LOMBARD
ZONING ORDINANCE

(PC 00-56: 325 South Craig Place, 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 R2 Single Family Residence District;
and,

WHEREAS, an application has been filed requesting approval of a Minor Plat of Subdivision with variations to the Zoning Ordinance to reduce the minimum lot width requirement and to reduce the minimum lot size on the property described in Section 2 below,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on December 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 variation 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 approval of a Minor Plat of Subdivision with variations is hereby granted for the property described in Section 2 below from Title 15, Chapter 155, Section 406(E) of the Village of Lombard Zoning Ordinance so as to allow for a reduction in the required minimum lot width from sixty feet (60') to forty (40) feet and from Title 15, Chapter 155,

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Section 406 (D) of said Zoning Ordinance to reduce the minimum lot area from 7,500 square feet to 6,400 square feet.

SECTION 2: That this ordinance is limited and restricted to the property generally located at 325 South Craig Place, Lombard, Illinois and legally described as follows:

LOT 23 (EXCEPT THE NORTH 10 FEET THEREOF) AND THE WEST 1/2 OF THE VACATED ALLEY IN BLOCK 11 IN TOWER PARK SUBDIVISION AT LOMBARD, BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 1, 1892, AS DOCUMENT 49334, IN DUPAGE COUNTY, ILLINOIS

Parcel Number 06-08-303-001

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

1. That the development on the proposed lot, be in substantial agreement with the Plat of Survey/Site Plan submitted with the petition and dated October 26, 2000.
2. That the existing garage be removed and the existing driveway be removed from the new lot 23.

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 _____, 2001.

First reading waived by action of the Board of Trustees this 4th day of January, 2001.

Passed on second reading this 4th day of January, 2001.

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

Nayes: None


Absent: None

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Approved this 4th day of January, 2001.


William J. Mueller, Village President

ATTEST:


Lorraine G. Gerhardt, Village Clerk