

ORDINANCE 6909

**AN ORDINANCE APPROVING TEXT AMENDMENTS
TO THE LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155, SECTIONS 420
OF THE CODE OF LOMBARD, ILLINOIS**

(PC 13-20: I Limited Industrial District Permitted and Conditional Uses)

WHEREAS, the Village of Lombard maintains a Zoning Ordinance which is found in Title 15, Chapter 155 of the Code of Lombard, Illinois; and

WHEREAS, Section 155.102 (E)(13) of the Zoning Ordinance directs the Director of Community Development to initiate a review of the provisions established within the Zoning Ordinance; and

WHEREAS, the Board of Trustees deem it reasonable to periodically review said Zoning Ordinance and make necessary changes; and

WHEREAS, as the Director has identified and recommends text amendments to the Zoning Ordinance as set forth herein; and

WHEREAS, a public hearing to consider a text amendment to the Zoning Ordinance has been conducted by the Village of Lombard Plan Commission on December 16, 2013 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 text amendments 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, Section 420 (B) and (C), of the Code of Lombard, Illinois is hereby amended to read as follows:

§155.420 I LIMITED INDUSTRIAL DISTRICT REQUIREMENTS

B. Permitted Uses

The following uses shall be permitted in the I District:

1. Contractors, architects, and engineers offices and shops
2. Exterminating services
3. Laboratories, including medical, dental, research and testing
4. Laundry and dry cleaning plants and operations, primarily serving more than one establishment in other districts
5. Mail order houses
6. Offices, including business, professional, non-profit, and governmental
7. Parking lots, open, as the principal use of the property
8. Printing, publishing, and lithography establishments, including automated envelope merging process
9. Public utility and governmental service uses
10. Radio and television stations and towers
11. Sheet Metal Stamping and Fabrication
12. Sign Contractors
13. Tool & Die
14. Warehouse, storage centers, and mini-warehouses
15. Manufacturing, processing, repairing, servicing, storage, or industrial uses as determined by the Director of Community Development to be of the same general character as the uses permitted in Subsection 155.420 (B) above, and not listed as a conditional use in Subsection 155.420 (C) of this article, and further provided that sufficient information is provided to the Director of Community Development, prior to issuing a Certificate of Occupancy, in order to determine that the use shall be found not to be obnoxious, unhealthful, or offensive by reason of the potential emission or transmission of noise, vibration, smoke, dust, toxic, or noxious matter or glare or heat.

16. Accessory uses and buildings, incidental to and on the same zoning lot as the permitted use, which are constructed and operated in conformance with Section 155.210 of this Ordinance

C. Conditional Uses

Subject to the provisions of Section 155.103 (F) in this Ordinance, the following conditional uses may be allowed:

1. Adult uses (including but not limited to adult book stores, adult cabarets, adult theaters, and adult video stores) subject to the adult use:

- (a) Not being located within 500 feet of a zoning district which permits (or allows as a conditional use) residential development, educational or religious institutions, parks, or playgrounds;
- (b) Not being located within 1,000 feet of another adult use (distances to be measured from property lines);
- (c) Being conducted in a manner that prohibits the observation of any material depicting, describing or relating to any specified sexual activities or specified anatomical areas by display, decorations, sign, show window or other opening from any public way

2. Animal day care facility, hospitals, and kennels

3. Banks and financial institutions

4. Building material and products sales and storage

5. Cartage and express facilities

6. Clubs and Lodges, non-profit and fraternal

7. Collection Centers, Attendant

8. Collection Centers, Recycling, provided that the following provisions are met:

- (a) The recycling collection center is located in an area where there is an excess of parking beyond that required in Section 155.600 et. seq.
- (b) Placement of any containers shall be on a hard surface parking area;
- (c) The recycling collection center must be staffed full-time to monitor the use, and all collection is to be removed on a daily basis. Any area involved must be swept and cleaned at the end of the business day.
- (d) Recycling collection centers shall not operate without the consent of the property owner stating approved days and hours of operation as part of the application for conditional use approval.

9. Compost collection facility
10. Concrete and cast stone fabrication and molding
11. Contractors, architects, and engineers equipment and material storage yards
12. Cosmetics production
13. Distribution Center
14. Food and dairy manufacture, packaging, and processing
15. Gasoline sales (or any expansion of a principal, secondary, or ancillary use on the same lot as a gasoline sales establishment)
16. Glass products production
17. Heliports, private or commercial
18. Learning centers (no outdoor component)
19. Metal Plating, Forging, or Casting
20. Mortuarial Services
21. Motor vehicle repair
22. Motor Vehicle Sales
23. Motor vehicle services
24. Off-site parking, conforming to Section 155.602 (A) (3) (b) of this Ordinance
25. Outpatient medical and dental offices and clinics
26. Paper products manufacture
27. Parks and playgrounds
28. Planned developments in conformance with Section 155.500 of this Ordinance
29. Plastic extruding
30. Recreation buildings or community centers

31. Religious Institutions
32. Restaurants, including catering services
33. Schools: public and/or private elementary, middle and high
34. Shooting Gallery & Range, Indoor (with ancillary retail sales of associated product)
35. Soap manufacture
36. Stadiums, auditoriums, and arenas – open or enclosed
37. Outside Storage of Motor Vehicles
38. Trade school
39. Truck Terminal
40. Other manufacturing, processing, storage, or industrial uses as determined by the Director of Community Development to be of the same general character as the uses permitted in Subsection 155.418(C), above, and found not to be obnoxious, unhealthful, or offensive by reason of the potential emission or transmission of noise, vibration, smoke, dust, toxic or noxious matter or glare or heat.
41. Accessory uses and buildings incidental to and on the same zoning lot as the conditional use, which are constructed and operated in conformance with Section 155.210 of this Ordinance.

SECTION 2: That 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 _____, 2014.

First reading waived by action of the Board of Trustees this 16th day of January, 2014.

Passed on second reading this 16th day of January, 2014.

Ayes: Trustee Whittington, Fugiel, Foltyniewicz, Breen, Fitzpatrick and Ware

Nays: None

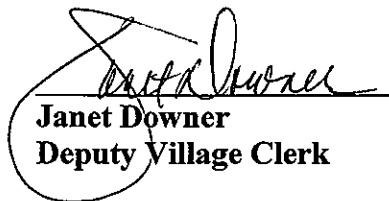
Absent: None

Approved this 16th day of January, 2014.



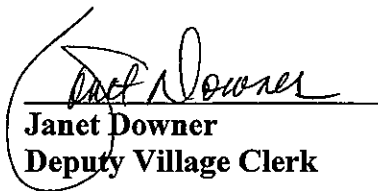
Keith T. Giagnorio
Village President

ATTEST:



Janet Downer
Deputy Village Clerk

Published by me in pamphlet form on this 17th day of January, 2014.



Janet Downer
Deputy Village Clerk