

ALL DISTRICTS

VILLAGE OF LOMBARD  
REQUEST FOR BOARD OF TRUSTEES ACTION  
For Inclusion on Board Agenda

Resolution or Ordinance (Blue) Waiver of First Requested  
Recommendations of Boards, Commissions & Committees (Green)  
Other Business (Pink)

TO:

PRESIDENT AND BOARD OF TRUSTEES

FROM:

David A. Huliseberg, Village Manager *DAM*

DATE:

January 11, 2010 (BOT) Date: January 21, 2010

TITLE:

PC 09-31: Text Amendments to the Lombard Sign Ordinance *WP*

SUBMITTED BY: Department of Community Development

BACKGROUND/POLICY IMPLICATIONS:

Your Plan Commission transmits for your consideration its recommendation relative to the above-mentioned petition. The Village of Lombard is proposing text amendments to Section 153.218 of the Lombard Sign Ordinance amending the provisions for informational signs.

The Plan Commission recommended approval of this petition.

Please place this item on the January 21, 2010 Board of Trustees agenda.

Fiscal Impact/Funding Source:

Review (as necessary):

Village Attorney X \_\_\_\_\_

Finance Director X \_\_\_\_\_

Village Manager X \_\_\_\_\_

*David Huliseberg*

Date \_\_\_\_\_  
Date \_\_\_\_\_  
Date \_\_\_\_\_

1/11/10

NOTE: All materials must be submitted to and approved by the Village Manager's Office by 12:00 noon, Wednesday, prior to the Agenda Distribution.



**MEMORANDUM**

**TO:** David A. Hulseberg, Village Manager  
**FROM:** William Heniff, AICP *WH*  
Director of Community Development  
**DATE:** January 21, 2010

**SUBJECT:** PC 09-31: Text Amendments to the Lombard Sign Ordinance

Attached please find the following items for Village Board consideration as part of the January 21, 2010 Village Board meeting:

1. Plan Commission referral letter;
2. IDRC report for PC 09-31;
3. An ordinance amending Title 15, Chapter 153 of the Lombard Village Code related to informational signs.

The Plan Commission recommended approval of the actions associated with this petition.



**VILLAGE OF LOMBARD**  
 255 E. Wilson Ave.  
 Lombard, Illinois 60148-3931  
 (630) 620-5700 Fax (630) 620-8222  
 www.villageoflombard.org

January 21, 2010

Mr. William J. Mueller,  
 Village President, and  
 Board of Trustees  
 Village of Lombard

**Subject: PC 09-31: Text Amendments to the Lombard Sign Ordinance pertaining to Provisions for Informational Signs**

Dear President and Trustees:

Your Plan Commission transmits for your consideration its recommendation regarding the above-referenced petition. The petitioner requests approval of text amendments to the Lombard Sign Ordinance amending the provisions for informational signs. These amendments are intended to allow for informational signs in all zoning districts.

Christopher Stilling, Assistant Director of Community Development, presented the petition. He stated that the Village of Lombard is proposing text amendments to Section 153.218 of the Lombard Sign Ordinance to allow for informational signs in all zoning districts. Currently, Sections 153.501 to 153.508 of the Sign Ordinance allows for informational signs within every zoning district. However, the Specifications by Sign, Section 153.218, only allow for informational signs in business and industrial zoning districts. It is staff's opinion that there is a discrepancy in the Sign Ordinance and informational signage should be permissible on all properties; except residentially zoned properties on lots less than 1 acre in area.

Nothing no inter departmental comments, he stated that the Sign Ordinance currently allows for informational signs within every zoning district. However, the Specifications by Sign, Section 153.218, only allow for informational signs in business and industrial zoning districts. It is staff's opinion that there is a discrepancy and in order to permit informational/directional signage on larger residential developments, recreational facilities, and institutional campuses, staff recommends amending Section 153.218 of the Sign Ordinance to allow informational signage on all properties; except residentially zoned properties on lots less than 1 acre in area. Staff is excluding these properties since they are not

Village Manager  
 David A. Huiseberg

*"Our shared Vision for Lombard is a community of excellence exemplified by its government working together with residents and businesses to create a distinctive sense of spirit and an outstanding quality of life."*

*"The Mission of the Village of Lombard is to provide superior and responsive governmental services to the people of Lombard."*

Trustees

Greg Alan Gron, Dist. 1  
 Richard J. Tross, Dist. 2  
 Zachary C. Wilson, Dist. 3  
 Dana L. Moreau, Dist. 4  
 Laura A. Fitzpatrick, Dist. 5  
 William "Bill" Ware, Dist. 6

Village Clerk  
 Brigitte O'Brien

Village President  
 William J. Mueller

likely to require informational signage due to their size and lack of significant parking areas. Those residentially zoned properties greater than 1 acre are more likely to contain larger developments such as multi-family units and churches. As these properties may have multiple points of interest, signage may be needed to guide traffic within the properties.

For reference purposes, an informational sign is defined as signs whose principal purpose will be to direct and guide automobile or pedestrian traffic or parking on private property. This sign may contain the name or insignia of the business.

For any change to the Sign Ordinance, the standards for text amendments must be affirmed. Reciting the standards for text amendments as well as staff's responses to each, he noted that staff has addressed the required standards. Mr. Stilling referred to SPA 01-07, indicating that in this case, the Village approved nine informational signs for the Fountain Square Condominiums, which is residentially zoned property, in order to guide guests within the property.

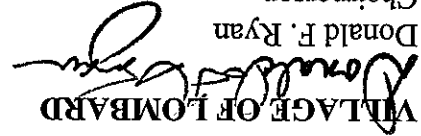
Staff recommends that the Plan Commission approve the changes as proposed.

Chairperson Ryan then opened the meeting for public comment. No one spoke for or against the petition.

Chairperson Ryan opened the meeting for comments from the Plan Commission. There were no comments or questions.

After due consideration of the petition and the testimony presented, the Plan Commission found that the petition complies with the standards required by the Lombard Zoning and Sign Ordinances; and, therefore, moved that the Plan Commission find that the findings included as part of the Inter-departmental Review Report be the findings of the Plan Commission and therefore, by a roll call vote of 6-0, recommended to the Corporate Authorities approval of the petition associated with PC 09-31.

Respectfully,

**VILLAGE OF LOMBARD**  
  
Donald F. Ryan  
Chairperson  
Lombard Plan Commission

Lombard Plan Commission

att-

c. Petitioner

Lombard Plan Commission

**VILLAGE OF LOMBARD  
INTER-DEPARTMENTAL REVIEW GROUP REPORT**

**TO:** Lombard Plan Commission

**FROM:** Department of Community Development  
**PREPARED BY:** Stuart Moynihan  
Associate Planner

**HEARING DATE:** December 21, 2009

**TITLE**

**PC 09-31; Text Amendments to the Lombard Sign Ordinance:** The Village of Lombard is proposing text amendments to Section 153.218 of the Lombard Sign Ordinance amending the provisions for informational signs. These amendments are intended to allow for informational signs in all zoning districts.

**GENERAL INFORMATION**

**Petitioner:** Village of Lombard

**ANALYSIS**

**DESCRIPTION**

The Village of Lombard is proposing text amendments to Section 153.218 of the Lombard Sign Ordinance to allow for informational signs in all zoning districts. Currently, Sections 153.501 to 153.508 of the Sign Ordinance allows for informational signs within every zoning district. However, the Specifications by Sign, Section 153.218, only allow for informational signs in business and industrial zoning districts. It is staff's opinion that there is a discrepancy in the Sign Ordinance and informational signage should be permissible on all properties; except residentially zoned properties on lots less than 1 acre in area.

**INTER-DEPARTMENTAL REVIEW COMMENTS**

**PUBLIC WORKS**

The Department of Public Works has no comments on the petition.

**PRIVATE ENGINEERING SERVICES**

The Private Engineering Services Division of Community Development has no comments on the petition.

**BUILDING DIVISION**

The Building Division of Community Development has no comments on the petition.

**FIRE DEPARTMENT**

The Fire Department has no comments on the petition.

**PLANNING**

**Background**

The Sign Ordinance currently allows for informational signs within every zoning district. However, the Specifications by Sign, Section 153.218, only allow for informational signs in business and industrial zoning districts. It is staff's opinion that there is a discrepancy and in order to permit informational/directional signage on larger residential developments, recreational facilities, and institutional campuses, staff recommends amending Section 153.218 of the Sign Ordinance to allow informational signage on all properties; except residentially zoned properties on lots less than 1 acre in area. Staff is excluding these properties since they are not likely to require informational signage due to their size and lack of significant parking areas. Those residentially zoned properties greater than 1 acre are more likely to contain larger developments such as multi-family units and churches. As these properties may have multiple points of interest, signage may be needed to guide traffic within the properties.

For reference purposes, an informational sign is defined as follows:

**SIGN, INFORMATIONAL** Signs whose principal purpose will be to direct and guide automotive or pedestrian traffic or parking on private property. This sign may contain the name or insignia of the business.

**Standards for Text Amendments**

For any change to the Sign Ordinance, the standards for text amendments must be affirmed. The standards and staff comments are noted below:

1. *The degree to which the proposed amendment has general applicability within the Village at large and not intended to benefit specific property;*

Should the amendment be approved, it would apply to all properties within the Conservation/Recreation District, Residential Districts (excluding residentially zoned properties on lots less than 1 acre in area), Business Districts, Office District, and Industrial Districts.

2. *The consistency of the proposed amendment with the objectives of this ordinance and the intent of the applicable zoning district regulations;*

The proposed text amendments would be applied to all applicable zoning districts. The overall objective is to allow for some informational signs for all types of land uses such as; larger residential developments, recreational facilities, and institutional campuses.

3. *The degree to which the proposed amendment would create nonconformity;*

The proposed amendment creates no nonconformities; rather, it will address existing nonconformities as many larger developments in the Conservation/Recreation District and Residential Districts have some type of informational signage within their parking areas.

4. *The degree to which the proposed amendment would make this ordinance more permissive;*

The proposed amendment would make the Zoning Ordinance more permissive allowing many larger developments in the Conservation/Recreation District and Residential Districts to have some type of informational signage.

5. *The consistency of the proposed amendment with the Comprehensive Plan;*

The proposed amendment is intended to be an enhancement to the respective use and is intended to provide for efficient traffic flow. Such enhancements are considered in accordance with the Comprehensive Plan.

6. *The degree to which the proposed amendment is consistent with village policy as established in previous rulings on petitions involving similar circumstances.*

The Village has a history of amending its Zoning Ordinance to address evolving circumstances presented by petition or otherwise. This was evident in the recent text amendments related to valet parking signs. As in that case, the proposed amendments are intended to improve upon the safe operation of vehicular and pedestrian traffic flow within parking areas.

As part of SPA 01-07, the Village approved informational signage on residentially zoned property. In this case, nine informational signs were approved for Fountain Square Condominiums in order to guide guests within the property.

### Proposed Text Amendments

The proposed text amendments are noted below. Proposed additions to the Sign Ordinance are underlined and portions that will be extracted are shown with strikethrough.

## 153.218 INFORMATIONAL SIGNS

It is unlawful to construct, erect, or maintain any Informational Signs without complying with the following provisions:

A. Location: Informational signs may be allowed at major points of ingress and egress

~~in any business District and Industrial District all zoning districts, except residentially zoned properties less than 1 acre in area. Informational signs shall~~

~~be provided they are~~ located at a point so as not to conflict with driver vision and not to be a hazard to smooth traffic flow.

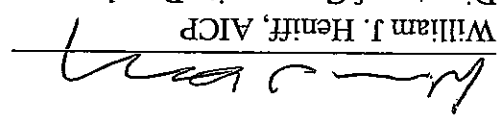
- B. Size: Such sign will be limited to a maximum of six (6) square feet in sign surface area.
- C. Height: Such sign will be limited to a maximum of four (4) feet in height.

### FINDINGS AND RECOMMENDATIONS

Based on the above considerations, the Inter-Departmental Review Committee finds that the proposed text amendments meet the standards for text amendments as set forth within the Zoning Ordinance. Therefore, the IDRC recommends that the Plan Commission make the following motion recommending **approval** of the request as proposed:

Based on the submitted petition and the testimony presented, the proposed text amendments comply with the standards required by the Lombard Zoning and Sign Ordinances; and, therefore, I move that the Plan Commission find that the findings included as part of the Inter-departmental Review Report be the findings of the Plan Commission and therefore, I recommend to the Corporate Authorities approval of the text amendments described in PC 09-31.

Inter-Departmental Review Group Report Approved By:

  
William J. Heniff, AICP  
Director of Community Development



**ORDINANCE**

**AN ORDINANCE APPROVING TEXT AMENDMENTS  
TO THE LOMBARD SIGN ORDINANCE  
TITLE 15, CHAPTER 153 OF THE CODE OF LOMBARD, ILLINOIS**

**(PC 09-31; Text Amendments to the Sign Ordinance)**

WHEREAS, the Village of Lombard maintains a Sign Ordinance which is found in Title 15, Chapter 153 of the Code of Lombard, Illinois; and,

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

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

WHEREAS, a public hearing to consider text amendments to the Sign Ordinance has been conducted by the Village of Lombard Plan Commission on December 21, 2009 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 153, Section 200, of the Code of Lombard, Illinois is hereby amended to read in part, as follows:

**§153.218 INFORMATIONAL SIGNS**

It is unlawful to construct, erect, or maintain any Informational Signs without complying with the following provisions:

- A. Location: Informational signs may be allowed at major points of ingress and egress in any business District and Industrial District ~~all zoning districts, except residentially zoned properties less than 1 acre in area. Informational signs shall be provided they are~~ located at a point so as not to conflict with driver vision and not to be a hazard to smooth traffic flow.
- B. Size: Such sign will be limited to a maximum of six (6) square feet in sign surface area.
- C. Height: Such sign will be limited to a maximum of four (4) feet in height.

**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 \_\_\_\_\_, 2010.  
First reading waived by action of the Board of Trustees this \_\_\_\_\_ day of \_\_\_\_\_, 2010.  
Passed on second reading this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

Ayes: \_\_\_\_\_  
Nays: \_\_\_\_\_  
Absent: \_\_\_\_\_

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

William J. Mueller, Village President

ATTEST:

Brigitte O'Brien, Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2010.


Brigitte O'Brien, Village Clerk

Ordinance No. \_\_\_\_\_  
Re: PC 09-31  
Page 3



MEMORANDUM

TO: David A. Huliseberg, Village Manager

FROM: William Heniff, AICP 

Director of Community Development

DATE: January 21, 2010

SUBJECT: PC 09-31: Text Amendments to the Lombard Sign Ordinance

At the request of Trustee Gron, this item will be heard on separate action to address some concerns about the definition of an informational sign. To address the matter, staff is offering the following amended language to the definition of an informational sign:

**SIGN, INFORMATIONAL:** Signs whose principal purpose will be to direct and guide automotive or pedestrian traffic or parking on private property. This sign may contain the name or insignia of a planned development or a particular business located on the property

A revised Ordinance is attached reflecting the changes.

ORDINANCE

AN ORDINANCE APPROVING TEXT AMENDMENTS  
TO THE LOMBARD SIGN ORDINANCE  
TITLE 15, CHAPTER 153 OF THE CODE OF LOMBARD, ILLINOIS

(PC 09-31; Text Amendments to the Sign Ordinance)

WHEREAS, the Village of Lombard maintains a Sign Ordinance which is found in Title 15, Chapter 153 of the Code of Lombard, Illinois; and,

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

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

WHEREAS, a public hearing to consider text amendments to the Sign Ordinance has been conducted by the Village of Lombard Plan Commission on December 21, 2009 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 153, Section 200, of the Code of Lombard, Illinois is hereby amended to read in part, as follows:

§153.218 INFORMATIONAL SIGNS

It is unlawful to construct, erect, or maintain any Informational Signs without complying with the following provisions:

- A. Location: Informational signs may be allowed at major points of ingress and egress in any business, District and Industrial District all zoning districts, except residentially zoned properties less than 1 acre in area. Informational signs shall be provided they are located at a point so as not to conflict with driver vision and not to be a hazard to smooth traffic flow.
- B. Size: Such sign will be limited to a maximum of six (6) square feet in sign surface area.
- C. Height: Such sign will be limited to a maximum of four (4) feet in height.

**SECTION 2:** That Title 15, Chapter 153, Section 153.602 of the Lombard Village Code is hereby amended by revising the definition of "Informational Sign" to read in its entirety, as follows:

**SIGN, INFORMATIONAL:** Signs whose principal purpose will be to direct and guide automotive or pedestrian traffic or parking on private property. This sign may contain the name or insignia of a planned development or a particular business located on the property.

**SECTION 3:** 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 \_\_\_\_\_, 2010.

First reading waived by action of the Board of Trustees this \_\_\_\_\_ day of \_\_\_\_\_, 2010.  
Passed on second reading this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

Ayes: \_\_\_\_\_

Nayes: \_\_\_\_\_

Absent: \_\_\_\_\_

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

William J. Mueller, Village President

ATTEST:

Brigitte O'Brien, Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

Brigitte O'Brien, Village Clerk