

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
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OTHER 06-19-209-008
004 PAGES R2007-037345

ORDINANCE NO 5905

**APPROVING A VARIATION OF THE LOMBARD ZONING
ORDINANCE TITLE 15, CHAPTER 155 OF THE CODE OF
LOMBARD, ILLINOIS**

PIN: 06-19-209-008

Address: 415 Manor Hill Lane, Lombard

Return To:

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

CD

ORDINANCE NO. 5905

**AN ORDINANCE APPROVING A VARIATION
OF THE LOMBARD ZONING ORDINANCE
TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS**

(ZBA 06-11: 415 Manor Hill Lane)

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 with the Village of Lombard requesting a variation from Title 15, Chapter 155, Section 155.406 (F)(4) to reduce the rear yard setback to twenty-eight feet (28') where thirty-five feet (35') is required to allow for the construction of an addition within the R2 Single Family Residential District.

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on June 28, 2006 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings with a recommendation for approval to the Board of Trustees for the requested variation; and,

WHEREAS, the President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to approve the requested variation subject to conditions.

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 variation is hereby granted from the provisions of Title 15, Chapter 155, from Title 15, Chapter 155, Section 155.406 (F)(4) to reduce the rear yard setback to twenty-eight feet (28') where thirty-five feet (35') is required to allow for the construction of an addition within the R2 Single Family Residential District.

SECTION 2: This ordinance is limited and restricted to the property generally located at 415 Manor Hill Lane, Lombard, Illinois, and legally described as follows:

LOT 118 IN MANOR HILL WEST UNIT NO. 4 BEING A SUBDIVISION ON THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 24, 1967 AS DOCUMENT R67-26782, IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-19-209-008

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

1. The open space variation shall apply only to the existing and proposed improvements shown on the Site Plan and plans of the proposed addition, prepared by National Energy Contractors Inc., and dated May 18, 2006, submitted as part of this petition. Should the principal structure be damaged or destroyed, by any means, to the extent of more than fifty percent (50%) of its fair market value, the property must thereafter conform to the minimum fifty percent (50%) open space requirement.

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 _____, 2006.

First reading waived by action of the Board of Trustees this 17th day of August, 2006.

Passed on second reading this 17th day of August, 2006.

Ayes: TRUSTEES GRON, TROSS, O BRIEN, FLOREY & SODERSTROM

Nays: NONE

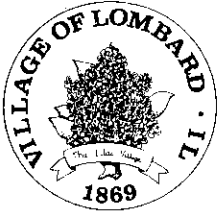
Absent: TRUSTEE SEBBY

Approved this 17th day of August, 2006.


William J. Mueller, Village President

ATTEST:


Brigitte O'Brien, Village Clerk

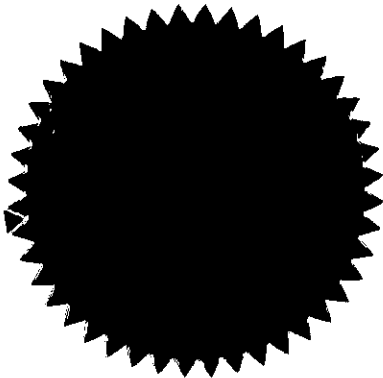


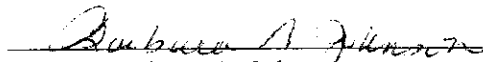
I, Barbara A. Johnson, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Deputy Village Clerk, I maintain and am safekeeper of the records and files of the President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

I further certify that attached hereto is a
copy of ORDINANCE 5905
APPROVING A VARIATION OF THE LOMBARD ZONING
ORDINANCE TITLE 15, CHAPTER 155 OF THE CODE OF
LOMBARD, ILLINOIS
415 MANOR HILL LANE, LOMBARD
PIN: 06-19-209-008

of the said Village as it appears from the official records
of said Village duly approved August 17, 2006.

In Witness Whereof, I have hereunto affixed my official signature and
the Corporate Seal of said **Village of Lombard**, Du Page County,
Illinois this 2nd day of February, 2007




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