

ORDINANCE NO. _____

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

(PC 07-14: 422 E. Washington)

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.E of said Zoning Ordinance, to reduce the minimum lot width in an R2 Single-Family Residence District from sixty feet (60') to forty four feet (44').

WHEREAS, a public hearing has been conducted by the Plan Commission on April 16, 2007 pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has forwarded its findings and recommendations to the Board of Trustees with a recommendation of approval of the requested variation; and,

WHEREAS, the President and Board of Trustees does concur with the findings of the Plan Commission; 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, Section 155.406.E of the Lombard Zoning Ordinance for the property described in Section 2 below, so as reduce the minimum lot width in an R2 Single-Family Residence District from sixty feet (60') to forty four feet (44').

SECTION 2: This ordinance is limited and restricted to the property generally located at 422 E. Washington, Lombard, Illinois, and legally described as follows:

Ordinance No. _____

Re: PC 07-14

Page 2

THE WEST 44 FEET OF LOT 13 IN BLOCK 18 IN RESUBDIVISION OF PART OF LOMBARD HIGHLANDS, BEING A SUBDIVISION IN THE EAST ½ OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID RESUBDIVISION RECORDED FEBRUARY 15, 1921 AS DOCUMENT 146503, IN DUPAGE COUNTY, ILLINOIS. CONTAINING 11,392.82 SQ. FT. (0.26 ACRES)

Parcel Number: 06-08-401-044

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

1. The variation to the minimum lot width requirements is granted based upon the submitted plat of resubdivision of the subject property, prepared by Gentile & Associates, dated March 9, 2007 and submitted as part of this request.

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 _____, 2007.

First reading waived by action of the Board of Trustees this _____ day of _____, 2007.

Passed on second reading this _____ day of _____, 2007.

Ayes: _____

Nays: _____

Absent: _____

Approved this _____ day of _____, 2007.

William J. Mueller, Village President

Ordinance No. _____

Re: PC 07-14

Page 3

ATTEST:

Brigitte O'Brien, Village Clerk

Published by me this _____ day of _____, 2007

Brigitte O'Brien, Village Clerk