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KATHLEEN V. CARRIER, RECORDER  
DUPAGE COUNTY ILLINOIS  
05/05/2022 09:02 AM

DOCUMENT # R2022-045070

**ORDINANCE 8053**

**AN ORDINANCE APPROVING A MINOR PLAT OF  
RESUBDIVISION WITH LOT WIDTH VARIATIONS  
TO THE LOMBARD ZONING ORDINANCE TITLE 15,  
CHAPTER 155 OF THE CODE OF LOMBARD,  
ILLINOIS**

**PIN(s): 06-05-300-019 and 06-05-300-020**

**ADDRESS: 320 N. CHARLOTTE STREET, LOMBARD IL**

**Prepared by and Return To:  
(Village of Lombard )  
255 E. Wilson Avenue  
Lombard, IL 60148**



I, **Sheila York**, 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 8053

AN ORDINANCE APPROVING A MINOR PLAT OF  
RESUBDIVISION WITH LOT WIDTH VARIATIONS TO THE  
LOMBARD ZONING ORDINANCE TITLE 15, CHAPTER 155  
OF THE CODE OF LOMBARD, ILLINOIS

PIN(s) : 06-05-300-019 and 06-05-300-020

ADDRESS: 320 N. Charlotte Street, Lombard, IL

of the said Village as it appears from the official records  
of said Village duly approved this 21<sup>th</sup>  
day of April, 2022.

**In Witness Whereof**, I have hereunto affixed my official signature and the Corporate  
Seal of said **Village of Lombard**, Du Page County, Illinois this 27<sup>th</sup>  
day of April 2022.

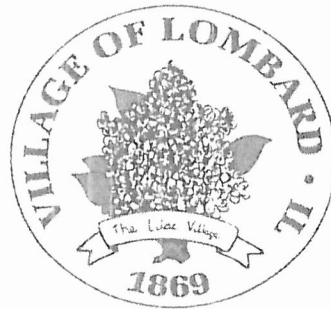


Sheila York  
Deputy Village Clerk  
Village of Lombard  
DuPage County, Illinois

ORDINANCE 8053

PAMPHLET

PC 22-06: 320 N. CHARLOTTE STREET  
MINOR PLAT RESUBDIVISION WITH ASSOCIATED LOT VARIANCE



PUBLISHED IN PAMPHLET FORM THIS 22ND DAY OF APRIL, 2022, BY ORDER OF  
THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE  
COUNTY, ILLINOIS.

*Elizabeth Brezinski*

Elizabeth Brezinski  
Village Clerk

**ORDINANCE NO. 8053**

**AN ORDINANCE APPROVING A MINOR PLAT OF  
RESUBDIVISION WITH LOT WIDTH VARIATIONS TO THE  
LOMBARD ZONING ORDINANCE TITLE 15, CHAPTER 155 OF  
THE CODE OF LOMBARD, ILLINOIS**

**(PC 22-06; 320 N. Charlotte Street)**

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 as defined below is zoned R2 Single-Family Residence District; and,

WHEREAS, an application has heretofore been filed requesting approval of variations from Title 15, Chapter 155 Section 155.407 (E) of the Lombard Zoning Ordinance to reduce the minimum lot width to fifty-three feet and seventy-five hundredths of a foot (53.75') for proposed Lot 1 and fifty-three feet and thirty-three hundredths of a foot (53.33') for Lot 2 where sixty feet (60') is required, and associated with a Minor Plat of Resubdivision; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on March 21, 2022 pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has filed its recommendation with the President and Board of Trustees with a recommendation of approval for the requested variations; and,

WHEREAS, the President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to 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 variations are hereby granted from the provisions of Title 15, Chapter 155, Section 155.407 (E) of the Lombard Zoning Ordinance to reduce the minimum lot width to fifty-three feet and seventy-five hundredths of a foot (53.75') for

proposed Lot 1 and fifty-three feet and thirty-three hundredths of a foot (53.33') for Lot 2 where sixty feet (60') is required.

**SECTION 2:** This ordinance is limited and restricted to the property generally located at 320 N. Charlotte Street, Lombard, Illinois, and legally described as follows:

LOT 6 (EXCEPT THE NORTH 60 FEET THEREOF) AND ALL OF LOT 7 IN BLOCK 3 OF THE ORIGINAL TOWN OF LOMBARD, A SUBDIVISION IN SECTIONS 5, 6, 7, 8 AND 18, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON APRIL 23, 1868 AS DOCUMENT NO. R1868-009483, IN DU PAGE COUNTY, ILLINOIS.

Parcel No: 06-05-300-019 and 06-05-300-020

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

1. That a permit will be obtained for the demolition of the existing structures and then removed before the plat of resubdivision is recorded; and
2. That any new residences developed on the subject property shall comply with Village Code.

**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 7th day of April, 2022.

First reading waived by action of the Board of Trustees this \_\_\_\_ day of \_\_\_\_\_, 2022.

Passed on second reading this 21st day of April, 2022.

Ayes: Trustee LaVaque, Puccio, Militello, and Bachner

Nays: Trustee Dudek and Honig

Absent: None

Ordinance No. 8053

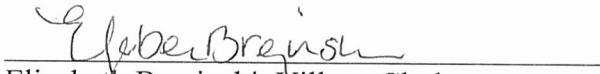
Re: PC 22-06

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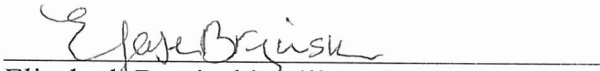
Approved by me this 21st day of April, 2022

  
Keith Giagnorio, Village President

ATTEST:

  
Elizabeth Brezinski, Village Clerk

Published by me this 22nd day of April, 2022

  
Elizabeth Brezinski, Village Clerk