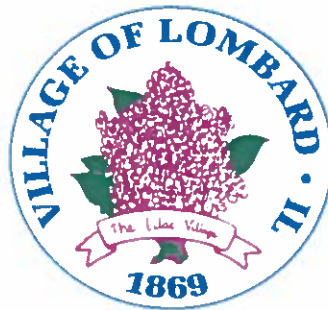



ORDINANCE 7090

PAMPHLET

ZBA15-06: 341 MORRIS AVENUE



PUBLISHED IN PAMPHLET FORM THIS 19th DAY OF JUNE, 2015, BY ORDER OF
THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.



Sharon Kuderna
Village Clerk

ORDINANCE NO. 7090

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

(ZBA 15-06; 341 W. Morris Avenue)

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 155.407(F)(3) of the Lombard Zoning Ordinance to reduce the interior side yard setback to seven feet (7') where nine feet (9') is required to allow for a second story addition; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on May 27, 2015 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings to the Board of Trustees with a recommendation of approval 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.

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 155.407(F)(3) of the Lombard Zoning Ordinance to reduce the interior side yard setback to seven feet (7') where nine feet (9') is required to allow for a second story addition.

SECTION 2: This ordinance shall be granted subject to compliance with the following conditions:

1. The project shall be developed in accordance with the submitted plans prepared by HK Architects, Inc. dated March 20, 2015 and made a part of the petition;
2. The petitioner shall apply for and receive a building permit for the proposed plans;

3. The petitioner shall remove 458 square feet of impervious surface area in order to meet the minimum required open space of 50% per Section 155.407 (H).
4. Such approval shall become null and void unless work thereon is substantially under way within twelve (12) months of the date of issuance, unless extended by the Board of Trustees prior to the expiration of the ordinance granting the variations; and
5. In the event that the principal structure on the subject property is damaged or destroyed to fifty-percent (50%) of its value, the new structure shall meet the required side yard setbacks.

SECTION 3: This ordinance is limited and restricted to the property generally located at 341 W. Morris, Lombard, Illinois, and legally described as follows:

LOT 10 IN BLOCK 11 IN ROOSEVELT CREST, IN THE SOUTHEAST QUARTER (EXCEPT THE EAST 7690 FEET THEREOF) OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 12, 1930 AS DOCUMENT NO. 298665 IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-18-415-032

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 ____, 2015.

First reading waived by action of the Board of Trustees this 18th day of June, 2015.

Passed on second reading this 18th day of June, 2015.

Ayes: Trustee Whittington, Fugiel, Foltyniewicz, Johnston, Pike and Ware

Nays: None

Absent: None

Ordinance No. 7090


Re: ZBA 15-06

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Approved this 18th day of June, 2015.


Keith T. Giagnorio
Village President

ATTEST:


Sharon Kuderna
Village Clerk

Published by me in pamphlet form on this 19th day of June, 2015.


Sharon Kuderna
Village Clerk