

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
APR. 06, 2007 4:18 PM
OTHER 06-08-302-013
~~005~~ PAGES R2007-064112

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ORDINANCE 5993

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

PIN: 06-08-302-013

Address: 206 E. Hickory Street, Lombard

Return To:

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

ORDINANCE NO. 5993

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

(ZBA 07-02: 206 E. Hickory 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 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 155.415(F)(2) to reduce the corner side yard setback from twenty feet (20') to fifteen feet (15') to allow for the construction of a single-family residence in the R2 Single-Family Residence District; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on January 24, 2007 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, Section 155.415(F)(2) to reduce the corner side yard setback from twenty feet (20') to fifteen feet (15') to allow for the construction of a single-family residence in the R2 Single-Family Residence District.

SECTION 2: This ordinance is limited and restricted to the property generally located at 206 E. Hickory Street, Lombard, Illinois, and legally described as follows:

LOT 3 (EXCEPT THE NORTH 261 FEET) OF HICKORY ROAD HOME SITES, A SUBDIVISION OF LOT 1 (EXCEPT THE WEST 111 FEET THEREOF, AND EXCEPT THE NORTH 60 FEET THEREOF) OF THE PLAT OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID HICKORY ROAD HOMESITES RECORDED JUNE 10, 1924 AS DOCUMENT 178797, IN DUPAGE COUNTY, ILLINOIS.

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

1. That the variation shall be limited to the existing residence. Should the existing residence be damaged or destroyed by any means, to the extent of more than fifty percent (50%) of the fair market value of the residence, than any new structures shall meet the full provisions of the Zoning Ordinance.

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 15th day of February, 2007.

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

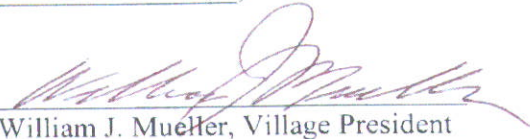
Passed on second reading this 1st day of March, 2007.

Ayes: Trustees Gron, Tross, O'Brien, Sebby, Florey & Soderstrom

Nays: None

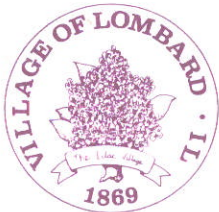
Absent: None

Approved this 1st day of March, 2007.


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 5993
APPROVING A VARIATION OF THE LOMBARD
ZONING ORDINANCE TITLE 15, CHAPTER 155 OF
THE CODE OF LOMBARD, ILLINOIS

PIN: 06-08-302-013

ADDRESS: 206 E. HICKORY STREET, LOMBARD
of the said Village as it appears from the official records of
said Village duly approved March 1, 2007.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this
9th day of March, 2007

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

