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FRED BUCHOLZ, RECORDER
DUPAGE COUNTY ILLINOIS
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DOCUMENT # R2020-129604

ORDINANCE 7811

**AN ORDINANCE GRANTING A FIFTH TIME
EXTENSION TO ORDINANCE 7342 GRANTING
MAJOR CHANGES TO A PLANNED
DEVELOPMENT PURSUANT TO TITLE 15,
CHAPTER 155, SECTION 155.504 OF THE
LOMBARD ZONING ORDINANCE; APPROVING A
CONDITIONAL USE TO ALLOW THREE
PRINCIPAL BUILDINGS ON A LOT OF RECORD
PURSUANT TO SECTION 155.208 OF THE
LOMBARD ZONING ORDINANCE; AND
APPROVING COMPANION VARIATIONS FOR THE
PROPERTY AT 400 E. ST. CHARLES ROAD IN THE
OAKVIEW ESTATES PLANNED DEVELOPMENT,
AS ESTABLISHED BY ORDINANCE 5488**

PIN(s): 06-05-426-010

ADDRESS: - 400 E St. Charles Road, Lombard, IL 60148

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



I, **Janet Downer**, 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 7811

AN ORDINANCE GRANTING A FIFTH TIME
EXTENSION TO ORDINANCE 7342 GRANTING MAJOR
CHANGES TO A PLANNED DEVELOPMENT
PURSUANT TO TITLE 15, CHAPTER 155, SECTION
155.504 OF THE LOMBARD ZONING ORDINANCE;
APPROVING A CONDITIONAL USE TO ALLOW THREE
PRINCIPAL BUILDINGS ON A LOT OF RECORD
PURSUANT TO SECTION 155.208 OF THE LOMBARD
ZONING ORDINANCE; AND APPROVING COMPANION
VARIATIONS FOR THE PROPERTY AT 400 E. ST.
CHARLES ROAD IN THE OAKVIEW ESTATES
PLANNED DEVELOPMENT, AS ESTABLISHED BY
ORDINANCE 5488

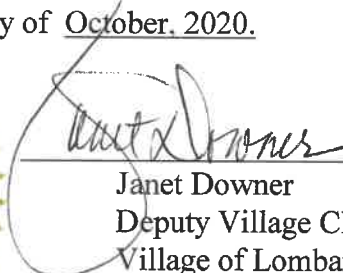
PIN(s) : 06-05-426-010

ADDRESS: 400 E. St. Charles Road, Lombard, IL

of the said Village as it appears from the official records
of said Village duly approved this 21st
day of May, 2020.

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 October, 2020.





Janet Downer
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois

ORDINANCE 7811

PAMPHLET

**PC 17-01: OAKVIEW ESTATES PHASE II
400 E. ST. CHARLES ROAD – FIFTH TIME EXTENSION REQUEST**



**PUBLISHED IN PAMPHLET FORM THIS 22nd DAY OF MAY 2020, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.**

Sharon Kuderna

**Sharon Kuderna
Village Clerk**

ORDINANCE NO. 7811

**AN ORDINANCE GRANTING A FIFTH TIME EXTENSION TO
ORDINANCE 7342 GRANTING MAJOR CHANGES TO A PLANNED
DEVELOPMENT PURSUANT TO TITLE 15, CHAPTER 155,
SECTION 155.504 OF THE LOMBARD ZONING ORDINANCE;
APPROVING A CONDITIONAL USE TO ALLOW THREE
PRINCIPAL BUILDINGS ON A LOT OF RECORD PURSUANT TO
SECTION 155.208 OF THE LOMBARD ZONING ORDINANCE; AND
APPROVING COMPANION VARIATIONS FOR THE PROPERTY AT
400 E. ST. CHARLES ROAD IN THE OAKVIEW ESTATES PLANNED
DEVELOPMENT, AS ESTABLISHED BY ORDINANCE 5488**

(PC 17-01: Oakview Estates Planned Development Phase II – 400 E. St. Charles Road)

WHEREAS, on March 16, 2017, the President and Board of Trustees of the Village of Lombard adopted Ordinance 7342 which granted approval of major changes to a planned development; approval of a conditional use to allow three principal buildings on a lot of record; and approval of companion variations; and,

WHEREAS, pursuant to Section 155.103(F) of the Lombard Zoning Ordinance, otherwise known as Title 15, Chapter 155 of the Code of Lombard, Illinois, a conditional use shall become null and void unless work thereon is substantially underway within twelve (12) months from the date of issuance, unless further action is taken by the Village Board; and,

WHEREAS, at the request of the petitioner, on March 15, 2018, the Village Board approved Ordinance 7484, extending the approvals granted by Ordinance 7342 to June 17, 2018; and

WHEREAS, at the request of the petitioner, on May 17, 2018, the Village Board approved Ordinance 7529, extending the approvals granted by Ordinance 7342 to December 17, 2018; and

WHEREAS, at the request of the petitioner, on December 6, 2018, the Village Board approved Ordinance 7609, extending the approvals granted by Ordinance 7342 to June 17, 2019; and

WHEREAS, at the request of the petitioner, on May 16, 2019, the Village Board approved Ordinance 7653, extending the approvals granted by Ordinance 7342 to June 17, 2020; and

WHEREAS, construction has not commenced and no building permit has been issued for the development granted by Ordinance 7342 and extended by Ordinances 7484, 7529, 7609 and 7653; and

WHEREAS, the Village has received a letter from the project team requesting a fifth time extension of Ordinance 7342, for an additional twelve months; and,

WHEREAS, the President and Board of Trustees have determined that it is in the best interests of the Village of Lombard to grant said extension.

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: Ordinance 7342 is hereby further amended and extended and shall be null and void unless a building permit is obtained and the project is substantially underway within twelve (12) months of the expiration date of Ordinance 7653 (i.e., June 17, 2021).

SECTION 2: That all other provisions associated with Ordinance 7342 not amended by this Ordinance shall remain in full force and effect.

SECTION 3: That this Ordinance is limited and restricted to the property located at 400 E. St. Charles Road, Lombard, Illinois and legally described as follows:

Lot 1 in Oakview Estates Second Resubdivision, being a resubdivision of Lot 1 of Oakview Estates Resubdivision in the Southeast quarter of Section 5 and the northeast quarter of Section 89, Township 38 north, Range 11 east of the Third Principal Meridian in Du Page County, Illinois.

PIN: 06-05-426-010

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 _____, 2020.

First reading waived by action of the Board of Trustees this 21st day of May, 2020.

Passed on second reading this 21st day of May, 2020, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Puccio, Foltyniewicz, Honig, Militello and Ware

Nays: None

Absent: None

Approved by me this 21st day of May, 2020.


Keith Giagnorio, Village President

Ordinance No. 7811
Re: PC 17-01 – Fifth Time Extension
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ATTEST:


Sharon Kuderna, Village Clerk

Published by me in pamphlet form this 22nd day of May, 2020.


Sharon Kuderna, Village Clerk