

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
JUL.01,2010 10:50 AM
OTHER 06-08-130-005
005 PAGES R2010-084082

ORDINANCE 6485

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

PIN: 06-08-130-005

Address: 302 S. Grace Avenue, Lombard, Illinois 60148

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

ORDINANCE NO. 6485

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

(ZBA 10-02: 302 S. Grace 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 155.205(A)(1)(c)(2) of the Lombard Zoning Ordinance to increase the maximum allowable fence height in a corner side yard from four feet (4') to six feet (6') and a variation from Section 155.205(A)(1)(e) of the Lombard Zoning Ordinance to allow a solid wood fence six feet (6') in height in the clear line of sight area.; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on April 28, 2010 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings and recommendations to the Board of Trustees with a recommendation of denial of the requested variations; and,

WHEREAS, the President and Board of Trustees does not concur with the findings of the Zoning Board of Appeals with regard to the fence height variation; and

WHEREAS, the President and Board of Trustees does concur with the findings of the Zoning Board of Appeals with regard to the clear line of sight 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 fence height variation while denying the clear line of sight 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 155.205(A)(1)(c)(2) of the Lombard Zoning Ordinance to

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increase the maximum allowable fence height in a corner side yard from four feet (4') to six feet (6'); and,

SECTION 2: This ordinance is limited and restricted to the property generally located at 302 S. Grace Street., Lombard, Illinois, and legally described as follows:

LOT 1 IN BLOCK 9 IN TOWER PARK SUBDIVISION AT LOMBARD, A SUBDIVISION OF PART OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS, TOGETHER WITH THE EAST HALF OF THE VACATED ALLEY LYING WEST AND ADJOINING THE ABOVE DESCRIBED PROPERTY.

Parcel No: 06-08-130-005

SECTION 3: 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 _____, 2010.

First reading waived by action of the Board of Trustees this 20th day of May, 2010.

Passed on second reading this 20th day of May, 2010.

Ayes: Trustees Gron, Wilson, Moreau, Fitzpatrick and Ware

Nayes: None

Absent: None

Approved this 20th day of May, 2010.


William J. Mueller, Village President

ATTEST:

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Re: ZBA 10-02

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Brigitte O'Brien, Village Clerk

Published by me this 26th day of May, 2010.



Brigitte O'Brien, Village Clerk



I, **Denise R. Kalke**, 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

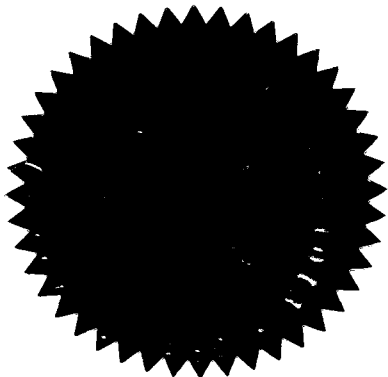
ORDINANCE 6485
APPROVING A VARIATION OF THE LOMBARD ZONING
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LOMBARD, ILLINOIS

PIN: 06-08-130-005

Address: 302 S. Grace, Lombard, IL

of the said Village as it appears from the official records of said Village duly approved this 20th day of May, 2010.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 3rd day of June, 2010.



Denise R. Kalke
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois