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FRED BUCHOLZ, RECORDER
DUPAGE COUNTY ILLINOIS
09/05/2019 11:33 AM

DOCUMENT # R2019-077601

ORDINANCE 7699

AN ORDINANCE APPROVING VARIATIONS OF THE LOMBARD SIGN ORDINANCE TITLE 15, CHAPTER 153 OF THE CODE OF LOMBARD, ILLINOIS

PIN(s): 06-09-102-009, 06-09-102-020

**ADDRESS: 1047-1109 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 7699

AN ORDINANCE APPROVING VARIATIONS OF THE
LOMBARD SIGN ORDINANCE TITLE 15,
CHAPTER 153 OF THE CODE OF LOMBARD, ILLINOIS

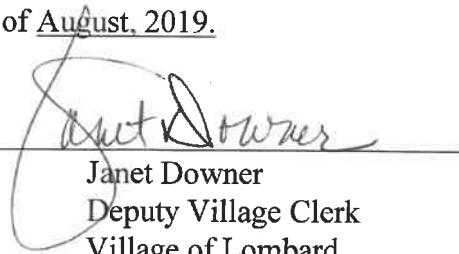
PIN(s) : 06-09-102-009, 06-09-102-020

ADDRESS: 1047-1109 E. St. Charles Road, Lombard, IL 60148

of the said Village as it appears from the official records
of said Village duly approved this 15th
day of August, 2019.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 28th day of August, 2019.





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

ORDINANCE 7699

PAMPHLET

PC 19-17: 1047-1109 E. ST. CHARLES ROAD – SIGN VARIANCE



PUBLISHED IN PAMPHLET FORM THIS 16th DAY OF AUGUST 2019, BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE COUNTY, ILLINOIS.

Sharon Kuderna

Sharon Kuderna
Village Clerk

ORDINANCE NO. 7699

**AN ORDINANCE APPROVING VARIATIONS OF THE LOMBARD SIGN
ORDINANCE TITLE 15, CHAPTER 153 OF THE CODE OF LOMBARD,
ILLINOIS**

(PC 19-17; 1047-1109 E. St. Charles Road)

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 President and Board of Trustees of the Village of Lombard have heretofore adopted the Lombard Sign Ordinance, otherwise known as Title 15, Chapter 153 of the Code of Lombard, Illinois; and,

WHEREAS, the subject property is zoned B4 Corridor Commercial District; and,

WHEREAS, an application has been filed with the Village of Lombard requesting a variation from Section 153.208(B) of the Village Code to allow a shopping center identification sign to be located within the clear line of sight area, and a variation from Section 153.235(F) of Village Code to allow a shopping center identification sign that is set back less than five feet from an interior property line within a shopping center; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on July 15, 2019, pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has filed its recommendations with the President and Board of Trustees recommending approval of the variations described herein; and,

WHEREAS, the President and Board of Trustees 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 from the Lombard Code of Ordinances, as set forth below are hereby granted for the Subject Property legally described in Section 2, subject to the conditions set forth in Section 3:

1. A variation from Section 153.208(B) of Village Code to allow a shopping center identification sign to be located within the clear line of sight area; and

2. A variation from Section 153.235(F) of Village Code to allow a shopping center identification sign that is set back less than five feet from an interior property line within a shopping center.

SECTION 2: This ordinance is limited and restricted to the property generally located at 1047-1109 E. St. Charles Road, Lombard, Illinois, and legally described as follows:

PARCEL 1:

LOTS 18 AND 19 IN CHIDLOW'S ADDITION TO WESTMORE BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 25, 1925 AS DOCUMENT 200324 AND CERTIFICATE OF CORRECTION RECORDED OCTOBER 19, 1926 AS DOCUMENT 223430, IN DUPAGE COUNTY, ILLINOIS;

PARCEL 2:

LOT 20, EXCEPT THE NORTH 3 FEET, AS MEASURED ON THE EAST LINE OF THE EAST 3 FEET, AS MEASURED ON THE NORTH LINE THEREOF, IN CHIDLOW'S ADDITION TO WESTMORE, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 25, 1925 AS DOCUMENT 200324 AND CERTIFICATE OF CORRECTION RECORDED OCTOBER 19, 1926 AS DOCUMENT 223430, IN DUPAGE COUNTY, ILLINOIS.

Parcel Nos: 06-09-102-009, 06-09-102-020

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

1. The petitioner shall develop the site in accordance with the site plan prepared by the petitioner, and the sign plans prepared by Only Signs Inc., submitted as part of this request;
2. The petitioner shall apply for and receive a building permit for the proposed shopping center identification sign;

3. The petitioner shall landscape the area around the sign within the barrier curb as required by the Sign Ordinance;
4. The petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report;
5. The relief for one shopping center identification sign shall be valid for a period of one year from the date of approval of the ordinance. If the signage is not constructed by said date, this relief shall be deemed null and void.

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 _____, 2019.

First reading waived by action of the Board of Trustees this 15th day of August, 2019.

Passed on second reading this 15th day of August, 2019, pursuant to a roll call vote as follows:

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

Nays: None

Absent: Trustee Puccio

Approved by me this 15th day of August, 2019.


Keith Giagnorio, Village President

ATTEST:


Sharon Kuderna, Village Clerk

Published by me this 16th day of August, 2019.


Sharon Kuderna, Village Clerk