

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP,
Assistant Village Manager/Director of Community Development

DATE: December 7, 2006

SUBJECT: **PC 05-42: 218-226 West St. Charles Road (The Pointe at Lombard)**

The Board of Trustees approved Ordinances 5816 (PC 05-42) on March 2, 2006 which granted approval for a planned development with deviations, variations and companion conditional uses for the property at 218 & 226 West St. Charles Road. Per the conditional use provisions (Section 155.103(F)(11) of the Zoning Ordinance), if construction has not begun within one (1) year from the date of approval, the conditional use is null and void unless an extension is granted by the Board of Trustees. Companion Ordinances 5414 and 5415 pertain to amendments to the Comprehensive Plan and the underlying zoning of 218 West St. Charles Road and is not subject to the same one-year time restriction.

After being advised that the approved zoning relief would expire prior to their slated construction start in Spring, 2007, the petitioner has submitted the attached letter requesting an extension of the conditional use approval granted by the Village Board.

A copy of Ordinance 5816 is attached for your reference.

ACTION REQUESTED

Staff recommends that the Village Board approve an Ordinance extending the time period to start construction of the proposed project for an additional twelve-month period from the date of the original approval of the Ordinance (i.e., until March 2, 2008).