

**J.P. "RICK" CARNEY**  
DUPAGE COUNTY RECORDER  
AUG. 09, 2004 2:25 PM  
OTHER 06-17-118-019  
005 PAGES R2004-212652

**ORDINANCE 5502**

**APPROVING A CONDITIONAL USE FOR A PLANNED  
DEVELOPMENT WITH A USE EXCEPTION FOR  
MASSAGE ESTABLISHMENTS UNDER TITLE 15,  
CHAPTER 155, OF THE CODE OF LOMBARD**

**PIN: 06-17-118-019**

**Common Address: 929 S. Main Street, Lombard, Illinois**

**Return To:**

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

ORDINANCE NO. 5502

**AN ORDINANCE APPROVING A CONDITIONAL USE  
FOR A PLANNED DEVELOPMENT  
WITH A USE EXCEPTION FOR MASSAGE ESTABLISHMENTS  
UNDER TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS**

PC 04-16: 929 South Main 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 Lombard Village Code; and

WHEREAS, an application has been filed with the Village of Lombard requesting approval of a conditional use for a planned development with a use exception per Section 155.508 (B)(3) of the Zoning Ordinance (Standards for Planned Developments with Use Exceptions) to allow for massage establishment(s) (as defined and regulated by Chapter 12, Section 122 of the Code of Ordinances), located within the B1 Limited Neighborhood Commercial District; and

WHEREAS, a public hearing was conducted by the Plan Commission on May 17, 2004, pursuant to appropriate and legal notice, and the Plan Commission recommended approval of the Petition, subject to conditions; and

WHEREAS, the President and Board of Trustees concur with the recommendation of the Plan Commission and have determined that it is in the best interest of the Village to approve the Petition.

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 the ordinance is limited and restricted to the property generally located at 929 South Main Street, Lombard, Illinois, and legally described as follows:

LOTS 13, 14 AND 15 IN BLOCK 1 OF ARTHUR T. MCINTOSH AND COMPANY'S LOMBARD GARDENS SUBDIVISION, BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 8, 1924 AS DOCUMENT 174113, IN DUPAGE COUNTY, ILLINOIS.

Parcel Number: 06-17-118-019  
(hereinafter the "Subject Property")

**SECTION 2:** The President and Board of Trustees, hereby finds that the petition does meet the standards for conditional uses for planned developments with use exceptions per Section 155.508 (B)(3) of the Zoning Ordinance for massage establishments, located within the B1 Limited Neighborhood Commercial District, and therefore the petition is hereby granted for the Subject Property, subject to the conditions set forth as follows:

1. That no more than two massage establishment businesses shall operate within the existing office building – one establishment within Suite 103A1 and one in Suite 103A2, as depicted in the petitioner's submitted building plan made a part of this petition. The total permitted square footage for all massage establishments within the office building shall not exceed 500 square feet of office area.
2. Any massage establishments to be located on the premises shall apply for and receive a license from the Village of Lombard. Said establishments shall meet all provisions of Chapter 12, Section 122 of the Village Code and shall keep their license in good standing.

**SECTION 3:** This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form as required by law.

Passed on first reading this \_\_\_\_\_ day of \_\_\_\_\_, 2004.

First reading waived by action of the Board of Trustees this 3rd day of June, 2004.

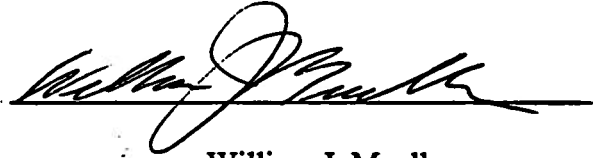
Passed on second reading this 3rd day of June, 2004, pursuant to a roll call vote as follows:

AYES: Trustees Tross, Koenig, Sebby, Florey, Soderstrom

NAYS: None

ABSENT: Trustee DeStephano

APPROVED by me this 3rd day of June, 2004.



William J. Mueller  
Village President

ATTEST:



Barbara A. Johnson  
Deputy Village Clerk

Published by me in pamphlet form this 7<sup>th</sup> day of June, 2004.



Barbara A. Johnson  
Deputy Village Clerk

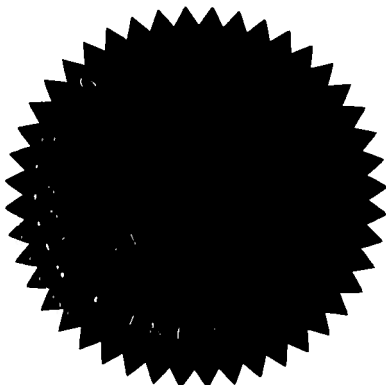


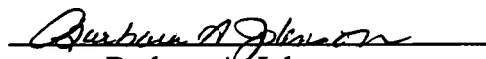
I, **Barbara A. Johnson**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Village Clerk, I maintain and am safekeeper of the records and files of the President and Board of Trustees of said Village.

I further certify that attached hereto is a true and correct copy of ORDINANCE 5502, AN ORDINANCE APPROVING A CONDITIONAL USE FOR A PLANNED DEVELOPMENT WITH A USE EXCEPTION FOR MASSAGE ESTABLISHMENTS UNDER TITLE 15, CHAPTER 155, OF THE CODE OF LOMBARD, ILLINOIS, 929 SOUTH MAIN STREET

of the said Village as it appears from the official records of said Village duly passed on June 3, 2004.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 13<sup>th</sup> day of July, 2004.



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