

Village of Lombard

*Village Hall
255 East Wilson Ave.
Lombard, IL 60148
villageoflombard.org*



Meeting Agenda

Monday, May 18, 2020

7:00 PM

Village Hall - Board Room

Plan Commission

Commissioners:
***Martin Burke, Ruth Sweetser,
Stephen Flint, John Mrofcza,
Leigh Giuliano and Bill Johnston***
Staff Liaison: Jennifer Ganser

NOTICE OF MEETING MODIFICATION DUE TO COVID-19

Pursuant to Governor Pritzker's Executive Order No. 2020-07 which suspends the requirement of the Illinois Open Meetings Act requiring in-person attendance by members of a public body during the duration of the Gubernatorial Disaster Proclamation, multiple members of the Plan Commission/ZBA will be participating in the meeting through a virtual meeting platform.

Physical attendance at this public meeting will be restricted solely to specified Village officials, staff, consultants and zoning applicant.

Residents may view the meeting live on television, at Comcast Channel 6 or AT&T Channel 99, or on online at www.villageoflombard.org/220/view-meetings-live.

Public comments may be submitted in advance of the meeting on the Village website at

www.villageoflombard.org/publiccomment, via email to communitydevelopment@villageoflombard.org

or by calling and leaving a voicemail at (630) 620-5717. The Village requests that comments be submitted to the Village by 4:00 p.m. on Monday, May 18, 2020. Notwithstanding this request, all comments received before the public comment portion of the agenda will be read into the public meeting record. The physical attendance restrictions in place for this meeting have been adopted to comply with Governor Pritzker's Executive Orders regarding social distancing and the need to maximize residential self-isolation to slow the spread of COVID-19 to the greatest extent possible.

Additionally, all interested persons will be given the opportunity to participate in the public hearing on PC 20-11 via telephone or submission of public comments or evidence in advance of the meeting

- email to communitydevelopment@villageoflombard.org
- calling and leaving a voicemail at 630-620-5717
- letter mail to:

Community Development Department

Attn: Plan Commission

Village of Lombard

**255 E. Wilson Avenue
Lombard IL 60148**

Persons interested in participating in the public hearing on PC 20-11 via telephone shall contact the Village in advance by any of the above methods to obtain information necessary for telephonic participation in the hearing. The Village requests that comments be submitted to the Village by 4:00 p.m. on Monday, May 18, 2020. Notwithstanding this request, all comments or evidence received before the public comment portion of the public hearing will be read into the public meeting record.

Call to Order

Pledge of Allegiance

Roll Call of Members

Public Hearings

[200152](#)

PC 20-11: 130-144 E. St. Charles Road

The petitioner requests the Village take the following actions for the properties at 130, 136, and 140 E. St. Charles Road:

1. Approve a map amendment (rezoning) from B2 General Neighborhood Shopping District to the B5A Downtown Perimeter District;
2. Approve an amendment to a conditional use for a planned development and as established by Ordinance 7194, pursuant to Section 155.419(C)(18) of Village Code, to add the properties at 136 and 140 E. St. Charles Road to the previously established planned development for the property at 130 E. St. Charles Road, and;
3. Approve a conditional use for maximum building height pursuant to Section 155.419(G)(2) of Village Code for thirty-six feet (36'), where thirty feet (30') is required to allow for an elevator and accessible roof; and associated with a proposed building to be located at 140 E. St. Charles Road. (DISTRICT #4)

[200094](#)

PC 20-10: Text Amendment to the Zoning Ordinance, Landscape Requirements

This item has been continued from the March 16, 2020 Plan Commission

meeting.

Request text amendments to the following Section of Village Code, and other relevant sections for clarity:

1. Amend Section 155.703 (B) of the Village Code to replace “American Association of Nurserymen” with “National Standards Institute’s ANSI A300 Part 6”.
2. Amend Section 155.704 (B) of the Village Code relative to the tree species that should be avoided.
3. Amend Section 155.705 (B) of the Village Code to provide for exceptions to the grading and sodding requirement if determined appropriate by the Public Works Department”.
4. Amend Section 155.705 (C) of the Village Code referencing Section 99.04.
5. Amend Section 155.706 (C) of the Village Code to replace “Lombard Park District” with “properties located in the CR Conservation/Recreation District”.
6. Amend Section 155.711 of the Village Code to remove “request for a variance” and add “may be approved by the Director of Community Development provided that such designs meet the intent of Section 155.704 and that the alternate species selection and placement of plant materials otherwise does not conflict with this Chapter”.
7. Amend Section 155.712 of the Village Code to remove the term “deviation” and add “or are otherwise not deemed to meet the intent of Section 155.711”.
8. Create a new Section 155.713: Conflict with Other Regulations, to read as follows:
“In cases in which the provisions set forth within this Chapter conflict with landscape requirements of the DuPage County Stormwater and Floodplain Ordinance or other State of Illinois or federal regulations, the County, State or federal regulations shall apply.”
(DISTRICT ALL)

[200153](#)

PC 20-17: Text Amendments to the Zoning Ordinance, Timeframe to complete construction

Requesting text amendments to Sections 155.103, 155.203 and 155.601 of the Lombard Code of Ordinances, and any other relevant sections for clarity. Proposed amendments relate to timeframe to complete construction. (DISTRICT #ALL)

Business Meeting

Approval of Minutes

Request to approve the March 16, 2020 minutes

Public Participation

A 15-minute period is allowed for public comments on any issue related to the Plan Commission.

DuPage County Hearings

There are no DuPage County hearings.

Chairperson's Report

As presented by the Plan Commission Chairperson.

Planner's Report

As presented by the Director of Community Development.

Unfinished Business

There is no unfinished business.

New Business

There is no new business

Subdivision Reports

There are no subdivision reports

Site Plan Approvals

There are no site plan approvals

Workshops

There are no workshops

Adjournment