

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
MAR.30,2005 11:28 AM
OTHER 06-06-300-010
004 PAGES R2005-064511

ORDINANCE 5588

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

PIN: 06-06-300-010

Common Address:332 N. Broadview, Lombard, IL

Return To:

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

ORDINANCE NO. 5588

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

(ZBA 04-12: 332 N. Broadview)

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 155.212 of said Zoning Ordinance, to allow a central air-conditioning unit as a permitted obstruction within an interior side yard in the R2 Single-Family Residence District; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on October 27, 2004 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings to the Board of Trustees with a recommendation to allow a central air-conditioning unit as a permitted obstruction within an interior side yard; and,

WHEREAS, President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to approve the requested variation subject to conditions.

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 155.212 of the Lombard Zoning Ordinance for the property described in Section 2 below, so as to allow a central air-conditioning unit as a permitted obstruction within an interior side yard.

SECTION 2: That this ordinance is limited and restricted to the property generally located at 332 N. Broadview Ave., Lombard, Illinois, and legally described as follows:

THE SOUTHERLY 61.40 FEET OF THE EASTERLY 300.00 FEET PF THE NORHTERLY 373.50 FEET, AS MEASURED ON TH EASTERLY LINE THEROF, OF BLOCK 2 OF E.W. ZANDER AND COMPANY'S SECOND ADDITION TO LOMBARD, A SUBDIVISION IN SECTION 1, TOWNSHIP 39 NORTH, R4ANGE 11, EAST OF THE THRID PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT

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Re: ZBA 04-12
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THEREOF RECORDED JULY 12, 1907 AS DOCUMENT NUMBER 91201, IN
DUPAGE COUNTY, ILLINOIS.

PIN: 06-06-300-010

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

1. That the air conditioning unit shall not be located closer than three feet for the interior side property line.
2. In the event that the adjacent property at 332 North Broadview is redeveloped with a new single family residence, the petitioner shall relocate the air-conditioning unit to another location outside of any the required front or interior side yards.

SECTION 3: That 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 18th day of November, 2004.

First reading waived by action of the Board of Trustees this _____ day of _____, 2004.

Passed on second reading this 2nd day of December, 2004.

Ayes: Trustees Williams, Tross, Koenig, Sebby, Florey and Soderstrom


Nayes: None

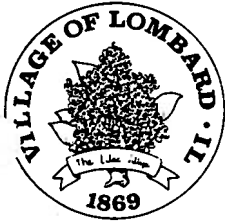
Absent: None

Approved this 2nd day of December, 2004.


William J. Mueller, Village President

ATTEST:


Barbara A. Johnson, Deputy Village Clerk



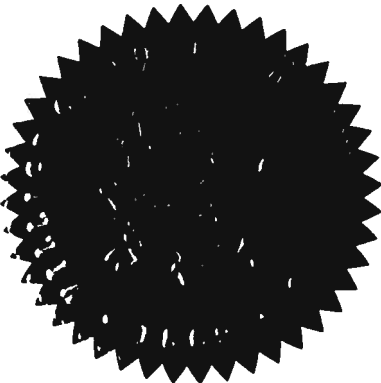
I, **Barbara A. Johnson**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Village Clerk, I maintain and am safekeeper of the records and files of the President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

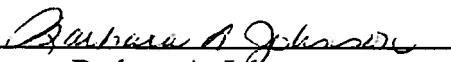
I further certify that attached hereto is a true and correct copy of ORDINANCE 5588

AN ORDINANCE APPROVING A VARIATION TO
THE LOMBARD ZONING ORDINANCE TITLE 15,
CHAPTER 155, FOR THE PROPERTY LOCATED
AT 332 N. BROADVIEW, LOMBARD, DUPAGE
COUNTY, ILLINOIS

of the said Village as it appears from the official records of said Village duly passed on December 2, 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 22nd day of February, 2005.





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