

**FRED BUCHOLZ**

DUPAGE COUNTY RECORDER

MAR.06,2014

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06-17-104-028

**004 PAGES**

**R2014-018374**

**ORDINANCE NO. 6918**

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

**PIN: 06-17-104-028**

**ADDRESS: 321 E. Madison Street, Lombard, Illinois 60148**

*Prepared By*

**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 6918

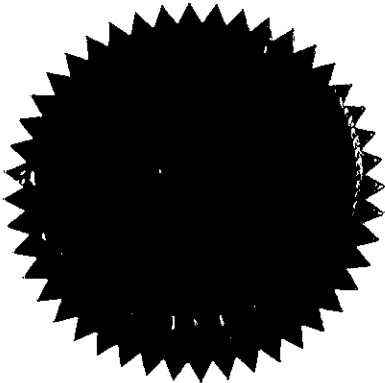
APPROVING A VARIATION OF THE LOMBARD ZONING ORDINANCE  
TITLE 15, CHAPTER 155 OF THE CODE OF LOMBARD, ILLINOIS

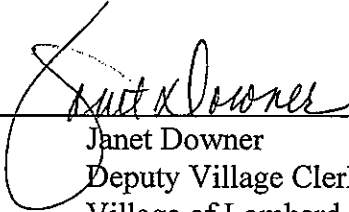
PIN: 06-17-104-028

ADDRESS: 321 E. Madison Street, Lombard, Illinois 60148

of the said Village as it appears from the official records  
of said Village duly approved this 6th  
day of February, 2014.

In **Witness Whereof**, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 21st day of February, 2014.



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

**ORDINANCE NO. 6918**

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

**(ZBA 14-02; 321 E. Madison 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 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 Section 155.210(A)(2)(a) of the Lombard Zoning Ordinance to allow a detached garage to be constructed in the corner side yard; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on January 22, 2014 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 of approval for the requested variations; and,

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

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 155.210(A)(2)(a) of the Lombard Zoning Ordinance to allow a detached garage to be constructed with a setback of 13.7 feet into the corner side yard where twenty (20) feet is required.

**SECTION 2:** This ordinance shall be granted subject to compliance with the following conditions:

1. The plans for the proposed detached garage replacement shall not exceed the dimensions of the existing garage.
2. The petitioner shall apply for and receive a building permit for the proposed plans.
3. Such approval shall become null and void unless work thereon is substantially under way within twelve (12) months of the date of issuance, unless extended by the Board of Trustees prior to the expiration of the ordinance granting the variation.

**SECTION 3:** This ordinance is limited and restricted to the property generally located at 321 E. Madison Street, Lombard, Illinois, and legally described as follows:

LOT 1 AND THE NORTH HALF OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOT, VACATED BY DOCUMENT 814999, IN ROATH-WARD SUBDIVISION IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 1928 AS DOCUMENT 258858, IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-17-104-028

**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 \_\_\_\_\_, 2014.

First reading waived by action of the Board of Trustees this 6<sup>th</sup> day of February, 2014.

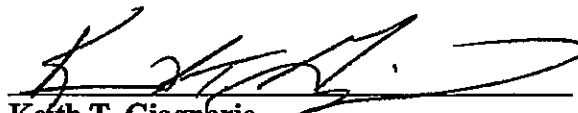
Passed on second reading this 6<sup>th</sup> day of February, 2014.

Ayes: Trustee Whittington, Fugiel, Foltyniewicz, Breen, Fitzpatrick and Ware

Nays: None

Absent: None

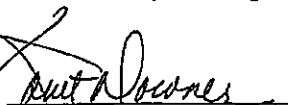
Approved this 6<sup>th</sup> day of February, 2014.

  
\_\_\_\_\_  
Keith T. Giagnorio  
Village President

ATTEST:

  
\_\_\_\_\_  
Janet Downer  
Deputy Village Clerk

Published by me in pamphlet form on this 7th day of February, 2014.

  
\_\_\_\_\_  
Janet Downer  
Deputy Village Clerk