

ORDINANCE NO. _____

**AN ORDINANCE GRANTING A CONDITIONAL USE FOR A PLANNED
DEVELOPMENT WITH DEVIATION FROM THE LOMBARD SIGN
ORDINANCE IN A CR
CONSERVATION/RECREATION DISTRICT**

(PC 05-01: 21 W 680 Butterfield Road)
(Western Acres Golf Course)

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 155.408 of the Code of Lombard, Illinois; and,

WHEREAS, concurrent with a request for a map amendment approval on the subject property, an application has heretofore been filed requesting approval of a conditional use for a planned development with deviations in an CR Conservation/Recreation District; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on July 18, 2005 pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has filed its recommendations with the President and Board of Trustees recommending approval of the conditional use and variations described herein; and,

WHEREAS, the President and Board of Trustees approve and adopt the findings and recommendations of the Plan Commission and incorporate such findings and recommendations herein by reference as if they were fully set forth herein;

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 conditional use for a planned development with a deviation from Section 153.501(b)(2)(d) of the Sign Ordinance to allow for two existing free-standing signs on the subject property, where one (1) sign is permitted.

is hereby granted for the Subject property described in Section 2 below, subject to the conditions set forth in Section 3 below:

SECTION 2: That this ordinance is limited and restricted to the property generally located at 21 W 680 Butterfield Road , Lombard, Illinois and legally described as follows:

PARCEL 1: THE EASTERLY 50.0 FEET AS MEASURED AT RIGHT ANGLES TO THE EAST LINE THEREOF, OF LOT 412 AND ALL OF LOT 413 IN BUTTERFIELD WEST UNIT NO. 4, BEING A SUBDIVISION OF PART OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 2, 1966 AS DOCUMENT R66-43428 AND CERTIFICATE OF CORRECTION FILED MAY 4, 1976 AS DOCUMENT R67-13522, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 2: PARCELS 1, 5, AND 6 IN BUTTERFIELD ASSESSMENT PLAT OF PART OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 29, 1963 AS DOCUMENT R64-25908, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 3: THAT PART OF LOT 412 IN BUTTERFIELD WEST UNIT NO. 4, BEING A SUBDIVISION OF PART OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 2, 1966 AS DOCUMENT R66-43428 IN DUPAGE COUNTY, ILLINOIS BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF SAID LOT 412, WITH A LINE 50 FEET PERPENDICULARLY DISTANT WEST OF AND PARALLEL WITH THE EASTERLY LINE OF SAID LOT 412; THENCE NORTHWESTERLY ON SAID PARALLEL LINE, A DISTANCE OF 270.0 FEET; THENCE SOUTHWESTERLY ON THEN A LINE FORMING AN ANGLE OF 33 DEGREES, 26 MINUTES, 06 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE, A DISTANCE OF 142.23 FEET TO A POINT ON A CURVED LINE CONVEXED TO THE SOUTHEAST; THENCE ALONG THE CURVED LINE BEING TANGENT TO THE LAST DESCRIBED COURSE, CONVEXED TO THE SOUTHEAST, HAVING A RADIUS OF 290.74 FEET, AN ARC DISTANCE OF 234.55 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 412, WHICH POINT IS 270.0 FEET AS MEASURED ALONG THE SOUTHERLY LINE OF SAID LOT 412 FROM THE POINT OF BEGINNING; THENCE EASTERLY ALONG SAID

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SOUTHERLY LINE OF LOT 412 TO THE POINT OF BEGINNING, ALL IN DUPAGE COUNTY, ILLINOIS.

PARCEL 4: LOT 1 IN GLEN BRIAR GOLF COURSE, BEING A PART OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-25-110-002, 003, 005, & 007; 05-25-203-001 & 002; 05-25-111-001, 05-25-111-001, 05-25-300-004

SECTION 3: The conditional use set forth in Section 1 above shall be granted subject to compliance with the following conditions:

1. That the petitioner shall enter into an annexation agreement with the Village setting forth the terms and conditions of the annexation of the subject property.

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 _____, 2005.

First reading waived by action of the Board of Trustees this ____ day of _____, 2005.

Passed on second reading this ____ day of _____, 2005.

Ayes: _____

Nayes: _____

Absent: _____

Approved this _____, day of _____, 2005.

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William J. Mueller, Village President

ATTEST:

Brigitte O'Brien, Village Clerk