

## NOTICE OF PUBLIC HEARING

The Village of Lombard Plan Commission hereby provides notice that a public hearing will be conducted to consider the following petition:

The petitioner requests that the Village take the following actions on the property:

1. Approve amendments to Ordinance 3055, which granted a conditional use for a religious institution on the subject property;
2. Approve a conditional use for a planned development, with the deviations as follows:
  - a. Landscaping Deviations:
    - i. A deviation from Section 155.705 (C) of the Zoning Ordinance requiring parkway trees along the 15<sup>th</sup> Street right-of-way;
    - ii. A deviation from Section 155.706 (C)(2)(a)(1) of the Zoning Ordinance requiring perimeter parking lot trees along the north side of the parking lot;
    - iii. A deviation from Section 155.706 (B)(2) of the Zoning Ordinance requiring parking lot islands to be dispersed throughout the parking lot.
  - b. Signage Deviations:
    - i. A deviation from Sections 153.213 and 153.219 (A) and (B) of the Sign Ordinance allowing for a manual changeable copy institutional sign of 50.5 square feet in size and 8 feet in height, where 32 square feet in size and 6 feet in height is permitted; and
    - ii. A deviation from Section 153.219 (D) of the Sign Ordinance allowing for two freestanding signs along 15<sup>th</sup> Street, where one freestanding sign is permitted.
3. Approve a variation from Section 154.306 (D) of the Subdivision and Development Ordinance pertaining to public improvements along the 15<sup>th</sup> Street right-of-way.
4. Approval of a development agreement for the subject property.

The petition is referred to as PC 04-31. The property is located at 1501 S. Main Street, Lombard, Illinois, and is legally described as:

The South 406.0 feet as measured on the West line of that part of the West half of the Northwest Quarter of Section 20, Township 39 North, Range 11 East of the Third Principal Meridian, lying West of the West line of Harrison Homes, Inc. Lombard Villa Unit #1, also Lot D in said Harrison Homes, Inc. Lombard Villa Unit #1, being a Subdivision of part of the West half of the Northwest quarter of Section 20, Township 39 North, Range 11 East of the Third Principal Meridian, except therefrom the South 40.00 feet and except the West 50.00 feet, according to the Plat thereof recorded as Document 702001, in DuPage County, Illinois.

The public hearing to consider this petition is scheduled for:

Date: Monday, October 18, 2004

Time: 7:30 P.M.

Location: Lombard Village Hall  
255 E. Wilson Avenue  
Lombard, IL 60148

For more information, please visit or call the:

Department of Community Development  
255 East Wilson Avenue  
Lombard, Illinois 60148  
630 620-5749 (TDD No. 630 620-5812)

All persons desiring to comment on the proposed request will be given an opportunity to do so at the public hearing. Written statements are encouraged and will be distributed to the Plan Commission and the petitioner if received at the Village Hall, 255 East Wilson Avenue, Lombard, IL, on or before October 11, 2004. The public hearing is scheduled to be televised live via Cable Channel 6. Interested parties are also encouraged to attend the public hearing.

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Donald Ryan, Chairperson  
Plan Commission

Case No. PC 04-31  
Parcel Number: 06-20-105-001