

ORDINANCE NO. 6868

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

(ZBA 13-04; 616 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 155.212 of the Lombard Zoning Ordinance to allow an unenclosed roofed-over front porch to be set back twenty-three (23) feet where twenty-five (25) feet is required for the front yard, all located within in the R2 Single-Family Residence District; and

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on August 24, 2013 pursuant to appropriate and legal notice; and

WHEREAS, the Zoning Board of Appeals has forwarded its findings with a recommendation of approval to the Board of Trustees for the requested variation; 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 variation.

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 to allow an unenclosed roofed-over front porch to be set back twenty-three (23) feet where twenty-five (25) feet is required.

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

1. The porch shall be developed in accordance with the plans prepared by La Gambina Homes and submitted on July 19, 2013.
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 12 months of the date of issuance, unless extended by the Board of Trustees prior to the expiration of the ordinance granting the variation.

4. In the event that the principal structure on the subject property is damaged or destroyed more than fifty-percent (50%) of its value, the new structure shall meet the required front yard setback.

SECTION 3: This ordinance is limited and restricted to the property generally located at 616 E. Madison Street, Lombard, Illinois, and legally described as follows:

LOT 22 IN BLOCK 15 OF EDWIN CHASE'S LILAC LODGE SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER AND THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RIGHT-OF-WAY OF THE CHICAGO, AURORA, AND ELGIN RAILROAD) ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 10, 1925 AS DOCUMENT 197654 IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-08-412-040

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 _____, 2013.

First reading waived by action of the Board of Trustees this 19th day of September, 2013.

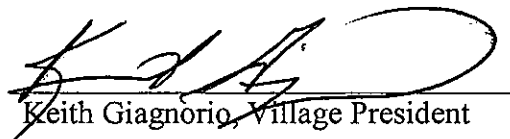
Passed on second reading this 19th day of September, 2013.

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

Nays: None

Absent: None

Approved this 19th day of September, 2013


Keith Giagnorio, Village President

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Re: ZBA 13-04

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ATTEST:


Sharon Kuderna, Village Clerk

Published by me this 20th day of September, 2013


Sharon Kuderna, Village Clerk