

**ORDINANCE 6483**

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

(PC 10-04: "Motor vehicle sales" as a conditional use within the I - Limited Industrial District)

WHEREAS, the Village of Lombard maintains a Zoning Ordinance which is found in Title 15, Chapter 155 of the Code of Lombard, Illinois; and,

WHEREAS, Section 155.102 (E)(13) of the Zoning Ordinance directs the Director of Community Development to initiate a review of the provisions established within the Zoning Ordinance; and

WHEREAS, the Board of Trustees deem it reasonable to periodically review said Zoning Ordinance and make necessary changes; and

WHEREAS, as the Director has identified and recommends text amendments to the Zoning Ordinance as set forth herein; and

WHEREAS, a public hearing to consider text amendments to the Zoning Ordinance has been conducted by the Village of Lombard Plan Commission on April 19, 2010 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 text amendments 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 Title 15, Chapter 155, Section 200, of the Code of Lombard, Illinois is hereby amended to read in part, as follows:

## **SECTION 155.418 I LIMITED INDUSTRIAL DISTRICT REQUIREMENTS**

### **C. Conditional Uses**

Subject to the provisions of Section 155.103 (F) in this Ordinance, the following conditional uses may be allowed:

1. Adult uses (including but not limited to adult book stores, adult cabarets, adult theaters, and adult video stores) subject to the adult use:

(a) Not being located within 500 feet of a zoning district which permits (or allows as a conditional use) residential development, educational or religious institutions, parks, or playgrounds;

(b) Not being located within 1,000 feet of another adult use (distances to be measured from property lines);

(c) Being conducted in a manner that prohibits the observation of any material depicting, describing or relating to any specified sexual activities or specified anatomical areas by display, decorations, sign, show window or other opening from any public way

2. Animal Day Care Facility

3. Automobile repair

4. Automotive service

5. Banks

6. Building material sales and storage

7. Cartage and express facilities

8. Catering Services

9. Clubs and Lodges, non-profit and fraternal

10. Collection Centers, Attendant

11. Collection Centers, Recycling, provided that the following provisions are met:

(a) The recycling collection center is located in an area where there is an excess of parking beyond that required in Section 155.600 et. seq.

- (b) Placement of any containers shall be on a hard surface parking area;
- (c) The recycling collection center must be staffed full-time to monitor the use, and all collection is to be removed on a daily basis. Any area involved must be swept and cleaned at the end of the business day.
- (d) Recycling collection centers shall not operate without the consent of the property owner stating approved days and hours of operation as part of the application for conditional use approval.

12. Compost collection facility

13. Concrete and cast stone fabrication and molding

14. Contractors, architects, and engineers equipment and material storage yards

15. Cosmetics production

16. Dairy products processing or manufacture

17. Food manufacture, packaging, and processing

18. Gasoline sales

19. Glass products production

20. Heliports, private or commercial

21. Kennels

22. Learning centers (no outdoor component)

23. Metal Plating, Forging, or Casting

24. Mortuarial Services

**25. Motor Vehicle Sales**

26. Off-site parking, conforming to Section 155.602 (A) (3) (b) of this Ordinance

27. Outpatient medical and dental offices and clinics

28. Paper products manufacture

29. Parks and playgrounds
30. Planned developments in conformance with Section 155.500 of this Ordinance
31. Plastic extruding
32. Recreation buildings or community centers
33. Religious Institutions
34. Restaurants
35. Schools: public and/or private elementary, middle and high
36. Shooting Gallery & Range, Indoor (with ancillary retail sales of associated product)
37. Soap manufacture
38. Stadiums, auditoriums, and arenas – open or enclosed
39. Outside Storage of Motor Vehicles
40. Trade school
41. Other manufacturing, processing, storage, or industrial uses as determined by the Director of Community Development to be of the same general character as the uses permitted in Subsection 155.418(C), above, and found not to be obnoxious, unhealthful, or offensive by reason of the potential emission or transmission of noise, vibration, smoke, dust, toxic or noxious matter or glare or heat
42. Four (4) story buildings within one hundred feet (100') of residentially-zoned property or a minor or major arterial street and buildings which are forty feet (40') to forty-five feet (45') in height and which are within one hundred (100') of a residentially-zoned property or a minor or major arterial street.
43. Accessory uses and buildings incidental to and on the same zoning lot as the conditional use, which are constructed and operated in conformance with Section 155.210 of this Ordinance.

SECTION 2: 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.

Ordinance No. 6483

Re: PC 10-04

Page 5

Passed on first reading this 6<sup>th</sup> day of May, 2010.

First reading waived by action of the Board of Trustees this \_\_\_\_ day of \_\_\_\_\_, 2010.


Passed on second reading this 20<sup>th</sup> day of May, 2010.

Ayes: Trustees Gron, Wilson, Moreau, Fitzpatrick and Ware

Nays: None

Absent: None

Approved this 20<sup>th</sup> day of May, 2010.

  
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William J. Mueller, Village President

ATTEST:

  
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Brigitte O'Brien, Village Clerk

Published by me in pamphlet form this 21st day of May, 2010.

  
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Brigitte O'Brien, Village Clerk