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FRED BUCHOLZ, RECORDER
DUPAGE COUNTY ILLINOIS
01/16/2020 11:31 AM

DOCUMENT # R2020-005938

ORDINANCE 7742

AN ORDINANCE GRANTING A CONDITIONAL USE FOR ABOVE-GROUND FUEL STORAGE TANKS PURSUANT TO TITLE 15, CHAPTER 155, SECTION 155.420(C)(42) OF THE LOMBARD ZONING ORDINANCE

PIN(s) : 03-31-301-032

ADDRESS: – 960 N Lombard Road, Lombard, IL 60148

**Prepared by and 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 7742

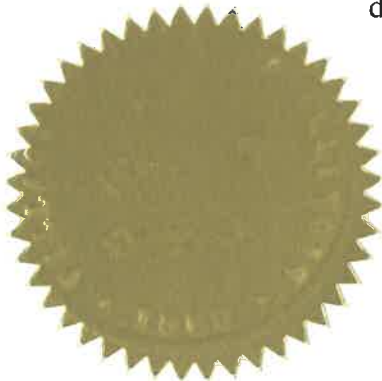
AN ORDINANCE GRANTING A CONDITIONAL USE
FOR ABOVE-GROUND FUEL STORAGE TANKS
PURSUANT TO TITLE 15, CHAPTER 155, SECTION
155.420(C)(42) OF THE LOMBARD ZONING
ORDINANCE

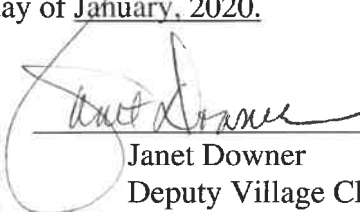
PIN(s) : 03-31-301-032

ADDRESS: 960 N Lombard Road, Lombard, IL 60148

of the said Village as it appears from the official records
of said Village duly approved this 7th
day of November, 2019.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate
Seal of said **Village of Lombard**, Du Page County, Illinois this 10th
day of January, 2020.





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

ORDINANCE 7742

PAMPHLET

**PC 19-21: ADDLAWN FUEL STORAGE TANKS
960 N. LOMBARD ROAD**



PUBLISHED IN PAMPHLET FORM THIS 8th DAY OF NOVEMBER 2019, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.

Sharon Kuderna

Sharon Kuderna
Village Clerk

ORDINANCE NO. 7742

AN ORDINANCE GRANTING A CONDITIONAL USE FOR ABOVE-GROUND FUEL STORAGE TANKS PURSUANT TO TITLE 15, CHAPTER 155, SECTION 155.420(C)(42) OF THE LOMBARD ZONING ORDINANCE

PC 19-21; 960 N. Lombard Road

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 as defined below is zoned I Limited Industrial District; and,

WHEREAS, an application has been filed requesting approval for a conditional use pursuant to Section 155.420(C)(42) of the Lombard Zoning Ordinance to allow above-ground fuel storage tanks associated with a landscape contractor's yard; and,

WHEREAS, a public hearing on the forgoing application was conducted by the Village of Lombard Plan Commission on October 21, 2019, pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has recommended the granting of the conditional use, subject to certain terms and conditions; and,

WHEREAS, the President and Board of Trustees of the Village of Lombard have determined that it is in the best interest of the Village of Lombard to approve the requested zoning actions 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 the following conditional use for two above-ground fuel storage tanks is hereby granted for the Subject Property legally described in Section 2 and subject to the conditions set forth in Section 3.

SECTION 2: That this Ordinance is limited and restricted to the property located at 960 N. Lombard Road, Lombard, Illinois and legally described as follows:
PARCEL 1: PARCEL 14 OF LOMBARD/LOMVAC ASSESSMENT PLAT OF LOT 1 IN "LOMBARD BUSINESS CENTER UNIT ONE", BEING A SUBDIVISION OF PART OF THE SOUTH ½ OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 6, 1974 AS DOCUMENT R74-56521, ROUNDED BY A LINE DESCRIBED AS

FOLLOWS: BEGINNING AT THE MOST SOUTHERLY SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 02 DEGREES, 37 MINUTES, 56 SECONDS EAST, ALONG THE MOST WESTERLY LINE THEREOF, 490.71 FEET; THENCE SOUTH 89 DEGREES, 43 MINUTES, 15 SECONDS EAST, ALONG THE SOUTH LINE OF AN EASEMENT FOR INGRESS AND EGRESS PER DOCUMENT R88-127421, RECORDED NOVEMBER 4, 1988, AND ALONG THE WESTERLY EXTENSION THEREOF, 145.03 FEET; THENCE SOUTH 00 DEGREES, 16 MINUTES, 45 SECONDS WEST, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 254.89 FEET; THENCE SOUTH 89 DEGREES, 51 MINUTES, 41 SECONDS EAST, 18.21 FEET TO A CORNER OF SAID LOT 1; THENCE SOUTH 00 DEGREES, 08 MINUTES, 19 SECONDS WEST, ALONG THE MOST EASTERLY EAST LINE OF SAID LOT 1, A DISTANCE OF 235.00 FEET TO THE MOST WESTERLY SOUTHEAST CORNER THEREOF; THENCE NORTH 89 DEGREES, 51 MINUTES, 41 SECONDS WEST, ALONG THE MOST SOUTHERLY LINE OF SAID LOT 1, A DISTANCE OF 183.97 FEET TO THE POINT OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS, RESTRICTIONS AND PROTECTIVE COVENANTS RECORDED NOVEMBER 4, 1988 AS DOCUMENT R88-127421, WITH FIRST AMENDMENT RECORDED SEPTEMBER 13, 1989 AS DOCUMENT R89-114297, IN DUPAGE COUNTY, ILLINOIS.

Parcel Number: 03-31-301-032; (the "Subject Property").

SECTION 3: This ordinance shall be granted subject to compliance with the following conditions:

1. That the petitioner shall develop the site in accordance with plans submitted as part of this request;
2. That the petitioner shall address the following conditions on the site, as noted in this report:
 - a. The ground elevation within at least three (3) feet to the west of the fence shall be lowered to the original elevation;
 - b. The fencing shall be replaced to the satisfaction of the Public Works Director;
 - c. The dirt and debris located in the landscape area in front of the office building shall be removed;
3. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report;
4. This relief shall be valid for a period of one year from the date of approval of the ordinance. If the above-ground fuel tanks are not established by said date, this relief shall be deemed null and void.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

Passed on first reading this ____ day of _____, 2019.

First reading waived by action of the Board of Trustees this 7th day of November, 2019.

Passed on second reading this 7th day of November, 2019, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Puccio, Foltyniewicz, Honig, Militello and Ware

Nays: None

Absent: None

Approved by me this 7th day of November, 2019.


Keith Giagnorio, Village President

ATTEST:


Sharon Kuderna, Village Clerk

Published in pamphlet from this 8th day of November, 2019.


Sharon Kuderna, Village Clerk