



FRED BUCHOLZ
DUPAGE COUNTY RECORDER
FEB.22,2016 3:17 PM
OTHER \$32.00 05-12-203-011
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ORDINANCE 7183

GRANTING APPROVAL OF A CONDITIONAL USE FOR A PUMPING STATION; A VARIANCE TO SECTION 155.205 (A)(1)(C) TO ALLOW FOR A FENCE OF SEVEN (7) FEET IN HEIGHT IN A RESIDENTIAL DISTRICT, WHERE SIX (6) FEET IS PERMITTED; AND A VARIANCE TO SECTION 155.205 (A)(1)(E) TO ALLOW FOR AN OPEN CONSTRUCTION FENCE OF SEVEN (7) FEET IN HEIGHT IN THE CLEAR LINE OF SIGHT AREA, WHERE FOUR (4) FEET IS PERMITTED

PIN: 05-12-203-011 and 05-12-205-001 (the "Subject Property")

**ADDRESS: 525 W. Phillips Court and 63 S. Columbine Avenue;
Route 53 Storm Water Pump Station Improvements,
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 7183

GRANTING APPROVAL OF A CONDITIONAL USE FOR A PUMPING STATION; A VARIANCE TO SECTION 155.205 (A)(1)(C) TO ALLOW FOR A FENCE OF SEVEN (7) FEET IN HEIGHT IN A RESIDENTIAL DISTRICT, WHERE SIX (6) FEET IS PERMITTED; AND A VARIANCE TO SECTION 155.205 (A)(1)(E) TO ALLOW FOR AN OPEN CONSTRUCTION FENCE OF SEVEN (7) FEET IN HEIGHT IN THE CLEAR LINE OF SIGHT AREA, WHERE FOUR (4) FEET IS PERMITTED

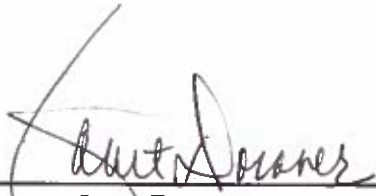
PIN: 05-12-203-011 and 05-12-205-001 (the "Subject Property")

ADDRESS: 525 W. Phillips Court and 63 S. Columbine Avenue; Route 53 Storm Water Pump Station Improvements, Lombard, IL 60148

of the said Village as it appears from the official records
of said Village duly approved this 4th
day of February, 2016.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said Village of Lombard, Du Page County, Illinois this 15th
day of February, 2016.





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

**ORDINANCE 7183
PAMPHLET**

**PC 16-03: 525 W. PHILLIPS COURT AND 63 S. COLUMBINE AVENUE;
ROUTE 53 STORM WATER PUMP STATION IMPROVEMENTS**



**PUBLISHED IN PAMPHLET FORM THIS 5th DAY OF FEBRUARY, 2016, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.**

Sharon Kuderna

**Sharon Kuderna
Village Clerk**

ORDINANCE NO. 7183

AN ORDINANCE GRANTING APPROVAL OF A CONDITIONAL USE FOR A PUMPING STATION; A VARIANCE TO SECTION 155.205 (A)(1)(C) TO ALLOW FOR A FENCE OF SEVEN (7) FEET IN HEIGHT IN A RESIDENTIAL DISTRICT, WHERE SIX (6) FEET IS PERMITTED; AND A VARIANCE TO SECTION 155.205 (A)(1)(E) TO ALLOW FOR AN OPEN CONSTRUCTION FENCE OF SEVEN (7) FEET IN HEIGHT IN THE CLEAR LINE OF SIGHT AREA, WHERE FOUR (4) FEET IS PERMITTED

(PC 16-03, 525 W. Phillips Court and 63 S. Columbine Avenue; Route 53 Storm Water Pump Station Improvements)

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, 525 W. Phillips Court and 63 S. Columbine Avenue, the Subject Properties, are zoned R2 Single Family Residential District; and,

WHEREAS, an application has been filed requesting approval of a conditional use for a pumping station; a variance to Section 155.205 (A)(1)(c) to allow for a fence of seven (7) feet in height in a residential district, where six (6) feet is permitted; and a variance to Section 155.205 (A)(1)(e) to allow for an open construction fence of seven (7) feet in height in the clear line of sight area, where four (4) feet is permitted; and

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on January 25, 2016 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 petition as 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 follow:

Ordinance No. 7183

Re: PC 16-03

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SECTION 1: That the following relief is hereby granted for the Subject Property, as described in Section 2 below:

1. Pursuant to Section 155.217(B), approve a conditional use for a pumping station;
2. A variance to Section 155.205 (A)(1)(c) to allow for a fence of seven (7) feet in height in a residential district, where six (6) feet is permitted; and
3. A variance to Section 155.205 (A)(1)(e) to allow for an open construction fence of seven (7) feet in height in the clear line of sight area, where four (4) feet is permitted.

SECTION 2: That this Ordinance is limited and restricted to the property located at 63 S. Columbine Avenue , Lombard, Illinois and legally described as follows:

LOT 3 IN SCOTT-LYNN RESUBDIVISION, OF LOT 13 (EXCEPT THAT PART DEDICATED FOR HIGHWAY) IN E.W. ZANDER AND CO'S. ADDITION TO LOMBARD, IN SECTION 1 AND 12, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND SECTIONS 6 AND 7, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 25, 1961 AS DOCUMENT NUMBER R61-27750, ALL IN DUPAGE COUNTY, ILLINOIS.

Parcel Identification Number(s): 05-12-203-011; (the "Subject Property")

and 525 W. Phillips Court, Lombard, Illinois and legally described as follows:

LOT 1 IN KUSHMER'S DIVISION OF PART OF LOT 14 IN .W. ZANDER AND COMPANY'S ADDITION TO LOMBARD, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID KUSHMER'S DIVISION RECORDED APRIL 13, 1966 AS DOCUMENT NUMBER R66-12891, ALL IN DUPAGE COUNTY, ILLINOIS.

Parcel Identification Number(s): 05-12-205-001; (the "Subject Property")

SECTION 3: The relief, as provided for in Section 1 of this Ordinance shall be granted subject to compliance with the following conditions:

1. The petitioner shall develop the site in accordance with the plans prepared by Christopher B. Burke Engineering LTD. dated December 21, 2015 and submitted as part of this request.

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 _____, 2016.

First reading waived by action of the Board of Trustees this 4th day of February, 2016.

Passed on second reading this 4th day of February, 2016, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Fugiel, Foltyniewicz, Johnston, Pike and Ware

Nays: None

Absent: None

Approved by me this 4th day of February, 2016.


Keith T. Giagnorio, Village President

ATTEST:


Sharon Kuderna, Village Clerk

Published in pamphlet from this 5th day of February, 2016.


Sharon Kuderna, Village Clerk