

J.P. "RICK" CARNEY
DUPAGE COUNTY RECORDER
OCT.27,2003 10:58 AM
OTHER 06-06-425-002
004 PAGES R2003-411407

ORDINANCE NO. 5263

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

Address: 141 W. Windsor, Lombard, IL

PIN: 06-06-425-002

Return To:

**Village of Lombard
Department of Community Development
255 E. Wilson Avenue
Lombard, IL 60148**

ORDINANCE NO. 5263

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

(ZBA 03-03: 141 W. Windsor)

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 Title 15, Chapter 155, Section 155.406.F.1 of said Zoning Ordinance, to reduce the required front yard setback in the R2 Single-Family Residence District; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on February 26, 2003 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings and recommendations to the Board of Trustees with no recommendation of 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 subject to the following condition: 1) If the structure is demolished or one or more existing exterior walls are removed and or replaced, the variation will no longer be applicable.

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 155.406.F.1 of the Lombard Zoning Ordinance for the property described in Section 2 below, so as to reduce the required front yard setback in the R2 Single-Family Residence District from 30 feet to 24 feet.

SECTION 2: This ordinance is limited and restricted to the property generally located at 141 W. Windsor Ave., Lombard, Illinois, and legally described as follows:

THE EAST 50 FEET OF LOT 17 OF STOCK SUBDIVISION OF PART OF OUTLOT 4 OF THE TOWN OF LOMBARD, IN THE SOUTHEAST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN,

ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 4, 1909 AS
DOCUMENT 98723, IN DUPAGE COUNTY, ILLINOIS.

Parcel No: 06-06-425-002

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

1. If the structure is demolished or one or more existing exterior walls are
removed and or replaced, the variation will no longer be applicable.

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 _____, 2003.

First reading waived by action of the Board of Trustees this 20th day of March,
2003.


Passed on second reading this 20th day of March, 2003.

Ayes: Trustees DeStephano, Tross, Koenig, Sebby, Florey, Soderstrom

Nayes: None

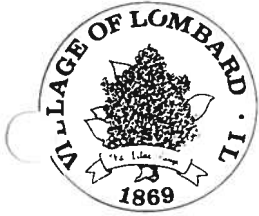
Absent: None

Approved this 20th day of March, 2003.


William J. Mueller, Village President

ATTEST:


Suzan L. Kramer, Village Clerk



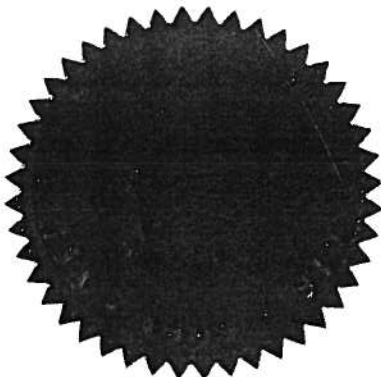
I, **Barbara A. Johnson**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Deputy Village Clerk, I maintain and am safekeeper of the records and files of the President and Board of Trustees of said Village.

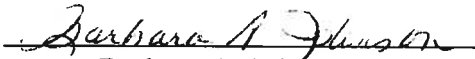
I further certify that attached hereto is a
copy of ORDINANCE 5263

AN ORDINANCE APPROVING A VARIATION OF THE
LOMBARD ZONING ORDINANCE TITLE 15, CHAPTER
155 OF THE CODE OF LOMBARD, ILLINOIS FOR
141 W. WINDSOR
PARCEL NUMBER 06-06-425-002

of the said Village as it appears from the official records
of said Village duly approved March 20, 2003.

In Witness Whereof, I have hereunto affixed my official signature and
the Corporate Seal of said **Village of Lombard**, Du Page County,
Illinois this 1st day of October, 2003.




Barbara A. Johnson
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois