

Village of Lombard

*Village Hall
255 East Wilson Ave.
Lombard, IL 60148
villageoflombard.org*



Meeting Agenda

Monday, August 15, 2011

7:30 PM

Village Hall - Board Room

Plan Commission

*Donald F. Ryan, Chairperson
Commissioners: Ronald Olbrysh, Martin Burke,
Ruth Sweetser, Andrea Cooper, Stephen Flint and
John Mrofcza
Staff Liaison: Christopher Stilling*

Call to Order

Pledge of Allegiance

Roll Call of Members

Public Hearings

[110480](#)

PC 11-15: 240 E. Progress Road (School of Expressive Arts and Learning)

Requests that the Village take the following actions on the subject property located within the I Limited Industrial District/Terrace Lakes Planned Development:

1. Approve a planned development amendment (Major Change) to Ordinance 5358 with the following companion conditional use and variation, as follows:
 - a. A conditional use, per Section 155.420(C) of the Lombard Zoning Ordinance, to allow for a school; and
 - b. A variation from Section 155.602(A)(10)(f) to allow two-inch curbing where six-inch barrier curb is required; and
2. Site plan approval with the following deviations from the Lombard Sign Ordinance:
 - a. A deviation from Section 153.507(B)(11)(a)(1) to allow for a total wall sign surface area of approximately 120 square feet where a maximum of 79.5 square feet is permitted; and
 - b. A deviation from Section 153.507(B)(11)(a)(2) to allow for three wall signs where one wall sign is permitted; and
3. Approval of a development agreement for the property. (DISTRICT #4)

Attachments: [110480BOT09_01_11.pdf](#)
[Ordinance 6649.pdf](#)
[R 31-12.pdf](#)
[110480 Cover Page.pdf](#)

[110483](#)

PC 11-18: 817 E. Roosevelt Road (Harmony Therapeutic Wellness Center)

Requests a conditional use, per Section 155.417(2)(b)(11) of the Village of Lombard Zoning Ordinance to allow for a therapeutic massage establishment on the subject property located within the B4A Roosevelt Road Corridor District. (DISTRICT #6)

Attachments: [110483BOT09_01_11.pdf](#)
[110483-CoverPage-9-1-11.pdf](#)
[Ordinance 6639](#)

[110485](#)

SPA 11-06ph: 2840 S. Highland Avenue (Jasmine Bridal)

Requests site plan approval with the following deviations for the subject property, located within the B3 Community Shopping District/Highlands of Lombard Planned Development:

1. A deviation from Section 153.211 and Section 153.242 to allow awning signs with a total sign surface area of 200 square feet to be displayed in conjunction with wall signs; and
2. A deviation from Section 153.505(B)(19)(a) to allow two wall signs with a total sign surface area of 200 square feet. (DISTRICT #3)

[110482](#)

PC 11-16: Text Amendments to the Lombard Sign Ordinance

The Village of Lombard is proposing the following text amendments to the Lombard Sign Ordinance:

1. An amendment to Section 153.233 (and any other relevant sections for clarity) of the Lombard Sign Ordinance relating to Motor Fuel Rate Signs.
2. An amendment to Section 153.210 (and any other relevant sections for clarity) of the Lombard Sign Ordinance relating to Automatic Changeable Copy Signs.
3. An amendment to Section 153.103 & 153.209 (and any other relevant sections for clarity) of the Lombard Sign Ordinance relating to Attention-Getting Devices and Inflatables. (DISTRICTS - ALL)

Attachments: [110482BOT09_01_11.pdf](#)
[Ordinance 6650.pdf](#)
[110482 Cover Page.pdf](#)

[110484](#)

PC 11-19: Text Amendments to the Lombard Zoning Ordinance

The Village of Lombard is proposing text amendments to Section 155.405 through Section 155.411 of the Zoning Ordinance relative to front yard setback requirements for single-family residences. (DISTRICTS - ALL)

Attachments: [110484BOT09_01_11.pdf](#)
[Ordinance 6651.pdf](#)
[110484 Cover Page.pdf](#)

Business Meeting

Approval of Minutes

Public Participation

DuPage County Hearings

Chairperson's Report

Planner's Report

Unfinished Business

New Business

Subdivision Reports

Site Plan Approvals

Workshops

Adjournment