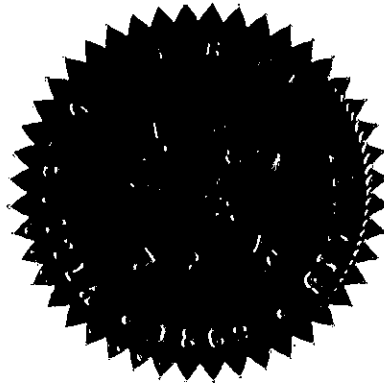


ORDINANCE 4438

PAMPHLET

FRONT OF PAMPHLET

APPROVING A CONDITIONAL USE
FOR A WIRELESS FACILITY TOWER
AT 714 WEST HILL AVENUE



PUBLISHED IN PAMPHLET FORM THIS 8TH DAY OF APRIL, 1998.
BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,
DUPAGE COUNTY, ILLINOIS.

Lorraine G. Gerhardt
Lorraine G. Gerhardt *Deputy Clerk*
Village Clerk

ORDINANCE NO. 4438

**AN ORDINANCE GRANTING A CONDITIONAL USE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.206 OF THE
LOMBARD ZONING ORDINANCE**

(PC 97-31: 714 West Hill Avenue (21 West 180 Hill Avenue))

(Also see Ordinance No.(s)_____)

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 I Limited Industrial District; and,

WHEREAS, an application has been filed requesting approval of a Conditional Use to provide for non-compliance to the Zoning Ordinance regulations for a personal wireless services facility (tower) on the property described in Section 2 below; and,

WHEREAS, public hearings on such application has been conducted by the Village of Lombard Plan Commission on January 14, 1998, February 11, 1998 and March 11, 1998 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 conditional use 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:

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SECTION 1: That a Conditional Use is hereby granted for the property described in Section 2 below and pursuant to Title 15, Chapter 155, Section 155.206 of the Village of Lombard Zoning Ordinance so as to allow said property to have a one-hundred fifty foot (150') telecommunication facility;

SECTION 2: That this ordinance is limited and restricted to the property generally located at 714 West Hill Avenue (21 West 180 Hill Avenue) Lombard, Illinois, and legally described as follows:

Lot 1 in Hill Oak Subdivision, being a subdivision in the Northeast Quarter of Section 12, Township 39 North, Range 10, East of the Third Principal Meridian, according to the plat thereof recorded May 1, 1970 as Document No. R70-15844, in DuPage County, Illinois.

Parcel No.05-12-207-033

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

1. That the conditional use shall become null and void if not substantially underway within one (1) year from the date of Village Board Approval.
2. That the site development shall generally comply with the site plan prepared by PAL, Wireless Development Group, last revised November 17, 1997; with the provision that a landscape plan be provided for approval should any of the existing landscaping be removed.
3. That the tower be gray in color, similar to the existing tower.
4. That a redesigned antenna demonstrating the ability to withstand 100 mph wind load shall be submitted with a structural engineer's certification to the Director of Community Development.
5. That the petition be sent to the Village Board for first reading on March 19, 1998 and for second reading on April 2, 1998, in order to allow staff more time to work with the landlord of the subject property.

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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 19th day of March, 1998.

First reading waived by action of the Board of Trustees this _____ day of _____, 1998.

Passed on second reading this 2nd day of April, 1998.

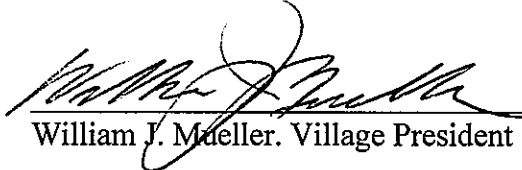
Ayes: Trustees Borgatell, Tross, Schaffer, Jaugilas, & Kufrin

None



Nayes: _____

Absent: Trustee Gatz

Approved this 2nd day of April, 1998.


William J. Mueller, Village President

ATTEST:


Lorraine G. Gerhardt, Village Clerk 
Deputy Clerk

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