

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
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OTHER 06-30-205-030
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ORDINANCE 6224

**GRANTING A CONDITIONAL USE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.420 (C) AND
GRANTING A VARIATION FROM 155.602 OF THE
LOMBARD ZONING ORDINANCE**

Address: 455 Eisenhower Lane, Lombard, IL

PIN: 06-30-205-030 and 06-30-205-035

Return To:

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

ORDINANCE NO. 6224

**AN ORDINANCE GRANTING A CONDITIONAL USE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.420 (C) AND GRANTING A VARIATION
FROM 155.602 OF THE LOMBARD ZONING ORDINANCE**

(PC 08-23: 455 Eisenhower Lane)

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,

WHEREAS, an application has heretofore been filed requesting approval of a conditional use for trade school on the subject property located within the I Limited Industrial Residence District; and,

WHEREAS, said application also requests approval of variation from Section 155.602 (C), Table 6.3 reducing the number of requisite parking spaces.

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on August 18, 2008 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 and variation described herein, subject to conditions; 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:

SECTION 1: That a Conditional Use is hereby granted for the property described in Section 3 below and pursuant to Title 15, Chapter 155, Section 420 (C) of the Zoning Ordinance so as to allow a trade school.

SECTION 2: That a variation is hereby granted for the property described in Section 3 below and pursuant to Title 15, Chapter 155, Section 155.602 (C), Table 6.3 of the Zoning Ordinance to reduce the number of requisite parking spaces.

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SECTION 3: That the Ordinance is limited and restricted to the property generally located at 455 Eisenhower Lane, Lombard, Illinois, and legally described as follows:

Parcel 1: The West 190.56 feet of that part of Lot 2 lying south of the North 138.22 feet thereof in Lombard Industrial Park Unit No. 11, a subdivision of part of Section 30, Township 39 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded July 31, 1978 as Document R78-70568 and Certificate of Correction recorded as Document R78-124161, in DuPage County, Illinois; and

Parcel 2: The North 138.22 feet of the West 240.00 feet and the East 49.44 feet of said West 240.00 feet of that part lying South of said North 138.22 feet of Lot 2 in Lombard Industrial Park Unit No. 11, a subdivision of part of Section 30, Township 39 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded July 31, 1978 as Document R78-70568 and Certificate of Correction recorded as Document R78-124161, in DuPage County, Illinois.

Parcel Number: 06-30-205-030, -035

SECTION 4: This ordinance shall be granted subject to compliance with the following conditions:

1. Prior to the issuance of any Zoning Certificate/Certificate of Occupancy, a double check detector assembly shall be installed and completed test certifications shall be sent to the Village for review and approval.
2. The parking relief set forth within this petition shall provide for a reduction in the requisite parking spaces from 97 to 71 and shall be exclusively for the proposed trade school use. Should the trade school operator increase the enrollment of the school above 170 students, the operator shall provide for the additional requisite parking or seek additional an additional parking variation.

SECTION 5: 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 _____, 2008.

First reading waived by action of the Board of Trustees this 4th day of September, 2008.

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Passed on second reading this 4th day of September, 2008.

Ayes: Trustees Gron, Tross, O'Brien, Moreau, Fitzpatrick and Soderstrom

Nays: None

Absent: None

Approved this 4 day of September, 2008.


William J. Mueller, Village President

ATTEST:


Brigitte O'Brien, Village Clerk

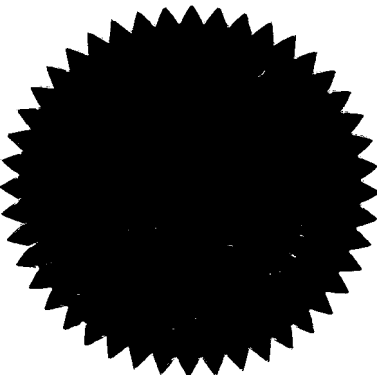


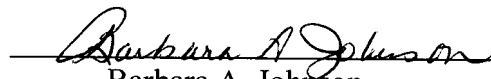
I, **Barbara A. Johnson**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Deputy Village Clerk, I maintain and am safekeeper of the records and files of the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

I further certify that attached hereto is a
copy of ORDINANCE 6224
GRANTING A CONDITIONAL USE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.420 (C)
AND GRANTING A VARIATION FROM 155.602 OF
THE LOMBARD ZONING ORDINANCE
PIN: 06-30-205-030 AND 06-30-205-035
ADDRESS: 455 EISENHOWER LANE
LOMBARD, IL

of the said Village as it appears from the official records of said Village duly approved this 2nd day of October, 2008.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 27th day of October, 2008.




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