

ORDINANCE 7801

PAMPHLET

**PC 20-01: 415 & 451 E. NORTH AVENUE, HOLIDAY INN EXPRESS
AN ORDINANCE APPROVING A MAJOR PLAT OF RESUBDIVISION
FOR THE PROPERTY AT 415 & 451 E. NORTH AVENUE, LOMBARD, IL**



PUBLISHED IN PAMPHLET FORM THIS 6th DAY OF MARCH 2020, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.

Sharon Kuderna

Sharon Kuderna
Village Clerk

ORDINANCE NO. 7801

**AN ORDINANCE APPROVING A MAJOR PLAT OF RESUBDIVISION FOR THE
PROPERTY AT 415 AND 451 E. NORTH AVENUE, LOMBARD, ILL.**

PC 20-01: 415 and 451 E. North Avenue

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, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on January 27, 2020 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 Major Plat of Resubdivision.

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 the Plan Commission has made its report of findings and recommendations, and such are adopted by reference as findings of this Board of Trustees as fully as if completely set forth at length herein. All exhibits submitted at the aforesaid public hearing are also incorporated herein by reference.

SECTION 2: The Major Plat of Subdivision, attached hereto as Exhibit A, is approved with no variations of the Lombard Village Code.

SECTION 3: 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 20th day of February, 2020.

First reading waived by action of the Board of Trustees this ____ day of _____, 2020.

Passed on second reading this 5th day of March, 2020, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Foltyniewicz, Militello and Ware

Nays: Trustee Honig

Absent: Trustee Puccio

Ordinance No. 7801
Re: PC 20-01 (415 and 451 E. North Avenue)
Page 2

Approved by me this 5th day of March, 2020.



Keith T. Giagnorio, Village President

ATTEST:



Sharon Kuderna, Village Clerk

Published in pamphlet form this 6th day of March, 2020.



Sharon Kuderna, Village Clerk

EXHIBIT A

Holiday Inn Express Lombard Resubdivision Plat

PART OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 36 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DUBUQUE COUNTY, ILLINOIS.

PHN: 96-08-200-014, 96-08-200-015

VILLAGE OF LOMBARD COMMUNITY DEVELOPMENT

STATE OF ILLINOIS }
COUNTY OF DUBUQUE } SS

APPROVED BY ACCORDANCE WITH THE APPROVAL, CRITERIA AND PROCEDURES SET FORTH IN

CHARTER OF LOMBARD MUNICIPAL CODE, ARTICLE 10, CHAPTER 10-10.

DATED THIS 14th DAY OF _____ A.D. 2018.

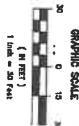
COMMUNITY DEVELOPMENT

VILLAGE OF LOMBARD

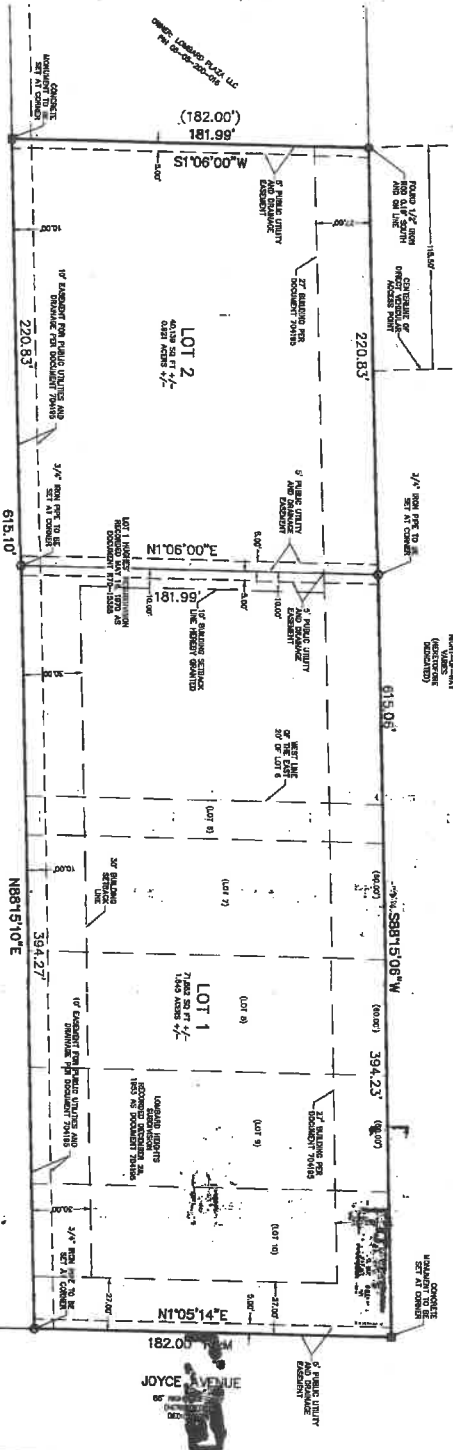
SUBMITTED AND VAILED TO

VILLAGE OF LOMBARD

RECORDED IN THE PUBLIC RECORDS OF DUBUQUE COUNTY, ILLINOIS, ON _____ DAY OF _____ A.D. 2018.



NORTH AVENUE L. STATE ROUTE 64



ADJACENT PROPERTY: [Name], [Address], [City, State, Zip]

CERTIFICATE OF THE COUNTY RECORDER

STATE OF ILLINOIS }
COUNTY OF DUBUQUE } SS

THIS PLAT HAS BEEN FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUBUQUE COUNTY, ILLINOIS, ON THE _____ DAY OF _____ A.D. 2018, AT _____ O'CLOCK _____ M. AM DOCUMENT NUMBER _____

RECORDS OF FEES

COUNTY CLERK OF DUBUQUE COUNTY, ILLINOIS
COUNTY CLERK OF DUBUQUE COUNTY, ILLINOIS
COUNTY CLERK OF DUBUQUE COUNTY, ILLINOIS

AREA SUMMARY TABLE

- TOTAL LOT AREA: LOT 1, 1,442.50 SQ. FT. +/- 1,845 ACRES +/-; LOT 2, 4,023.50 SQ. FT. +/-, 0.083 ACRES +/-.
- TOTAL EXISTING AREA: 7,466.00 SQ. FT.
- TOTAL AREA OF EXISTING BARRIERS: 1,410.00 SQ. FT.
- TOTAL AREA OF THE SUBDIVISION: 11,142.00 SQ. FT. OR 22.287 ACRES.



VILLAGE OF LOMBARD TREASURER'S CERTIFICATE

STATE OF ILLINOIS }
COUNTY OF DUBUQUE } SS

I, TREASURER OF THE VILLAGE OF LOMBARD, ILLINOIS, DO HEREBY CERTIFY THAT THESE ARE THE ORIGINAL RECORDS OF THE VILLAGE OF LOMBARD, ILLINOIS, THAT HAVE BEEN APPROVED AND RECORDED BY THE VILLAGE CLERK OF LOMBARD, ILLINOIS, THIS _____ DAY OF _____ A.D. 2018.

CITY TREASURER / DIRECTOR FINANCE DEPARTMENT

ILLINOIS DEPARTMENT OF TRANSPORTATION CERTIFICATE

STATE OF ILLINOIS }
COUNTY OF DUBUQUE } SS

THIS PLAT HAS BEEN FILED FOR RECORD IN THE PUBLIC RECORDS OF TRANSPORTATION WITH RESPECT TO ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AND TO THE ROADWAY ADJACENT TO THE ROADWAY AS SHOWN ON THIS PLAT. THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT IS THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT. THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT IS THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT.

ANTHONY J. QUINCY, P.E.
REGION ONE ENGINEER
ILLINOIS DEPARTMENT OF TRANSPORTATION NOTE:
1. THIS SHALL BE AT LEAST ONE (1) DIRECT REGULAR ACCESS POINT (DRAK P) TO STATE ROUTE 64.
2. ALL OTHER ACCESS SHALL BE VIA INTERNAL CIRCULATION.
STATE OF ILLINOIS }
COUNTY OF DUBUQUE } SS

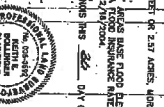
I, JOHN E. BUCKNER, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 31-03-0228, HEREBY CERTIFY THAT THIS PLAT IS ACCORDANT WITH THE CRITERIA OF THE DEPARTMENT OF TRANSPORTATION FOR ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT. THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT IS THE ROADWAY ACCESS PERMISSIBLE TO THE ROADWAY AS SHOWN ON THIS PLAT.

OWNER'S CERTIFICATE

I, [Name], [Address], [City, State, Zip], DO HEREBY CERTIFY THAT I AM THE OWNER OF THE PLAT OF LAND OF THE PROPERTY SHOWN HEREON AND THAT THE PLAT IS ACCORDANT WITH THE CRITERIA AND PROCEDURES AS SET FORTH IN THE CHARTER OF LOMBARD MUNICIPAL CODE, ARTICLE 10, CHAPTER 10-10, AND THAT THE PLAT IS ACCORDANT WITH THE CRITERIA AND PROCEDURES AS SET FORTH IN THE CHARTER OF LOMBARD MUNICIPAL CODE, ARTICLE 10, CHAPTER 10-10.

GENERAL NOTES:
1. DUBUQUE COUNTY PUBLIC UTILITIES AND SERVICE DISTRICTS ARE NOT SHOWN ON THIS PLAT. THE LOCATION OF ALL PUBLIC UTILITIES AND SERVICE DISTRICTS ARE SHOWN ON THE PLAT.
2. THE PLAT IS SUBJECT TO ALL EASEMENTS AND ENCUMBRANCES OF RECORD AFFECTING THE LAND SHOWN THEREON.
3. THE PLAT IS SUBJECT TO ALL EASEMENTS AND ENCUMBRANCES OF RECORD AFFECTING THE LAND SHOWN THEREON.
4. ALL STREET RIGHTS OF WAY SHOWN ON THIS PLAT ARE HEREBY CONVEYED TO THE PUBLIC LAND SURVEY COMPANY, ILLINOIS, UNDER THE TERMS OF THE PLAT.
5. ALL DIMENSIONS GIVEN ON THIS PLAT ARE HEREBY GUARANTEED.

PLAT LOCATION: [Address]
DATE OF RECORDING: [Date]
RECORDING NUMBER: [Number]



RESUBDIVISION PLAT ORDERED BY: CAGE CIVIL ENGINEERING
HOLIDAY INN EXPRESS LOMBARD SUBDIVISION

PAIRIE LAND SURVEY COMPANY
2342 Woodlark Court, Peoria, Illinois
Professional Surveyor
(309) 341-0550

FIELD WORK	04/12/2018
CHECKED BY	MS
FIELD BOOK	19017 CASE
FILE LOCATION	5050
DRAWING FILE	19017 CASE

