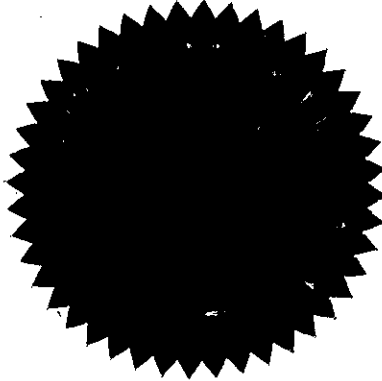


PUBLISHED IN PAMPHLET FORM THIS 25TH DAY OF SEPTEMBER, 1998,
BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,
DUPAGE COUNTY, ILLINOIS.

Lorraine G. Gerhardt

Lorraine G. Gerhardt
Village Clerk



APPROVING A VARIATION FOR
ACORNER SIDE YARD SET BACK
FOR 463 N. RIDGE AVENUE

FRONT OF PAMPHLET

PAMPHLET

ORDINANCE 4541

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

ZBA 98-13: 463 North Ridge 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, 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.2 of said Zoning Ordinance, to reduce the corner side yard setback in the R2 Single-family Residence District to twelve feet (12') where twenty feet (20') is required; and,

WHEREAS, a public hearing has been conducted by the Zoning Board of Appeals on August 26, 1998 pursuant to appropriate and legal notice; and,

WHEREAS, the Zoning Board of Appeals has forwarded its findings to the Board of Trustees with a recommendation of approval to allow a principle structure twelve feet from the corner side property line; and,

WHEREAS, President and Board of Trustees have determined that it is in the best interest of the Village of Lombard to approve the requested variation.

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.2 of the Lombard Zoning Ordinance, for the property described in Section 2 below, so as to reduce the corner side yard setback to twelve feet (12').

SECTION 2: That this ordinance is limited and restricted to the property generally located at 463 North Ridge Avenue, Lombard, Illinois, and legally described as follows:

Lot 164 in Elmore's North View, being a subdivision in the north half of Section 6, Township 39 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded March 26, 1927 as Document 232326, in DuPage County, Illinois.

Parcel No: 06-06-217-009

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

A. The mud room be removed from the proposed plans, making the home a rectangular shape, no larger than 35' by 38'.

B. The variation shall become null and void unless work thereon is substantially under way within twelve months of the effective date of approval by the Board of Trustees as per Section 103-C, paragraph 10 of the Zoning Ordinance.

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 3rd day of September, 1998.

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

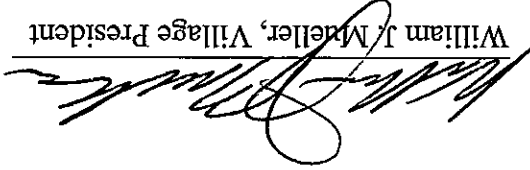
Passed on second reading this 17th day of September, 1998.

Ayes: Trustees Borgate11, Tross, Schaffer and Jaugilas

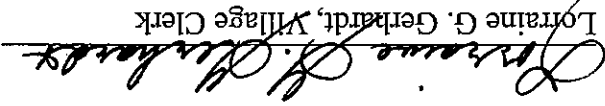
Naves: None

Absent: Trustee Kurrin

Approved this 17th day of September, 1998.


William J. Mueller, Village President

ATTEST:


Lorraine G. Gerhardt, Village Clerk

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