



FRED BUCHOLZ
DUPAGE COUNTY RECORDER
DEC.29,2011 3:49 PM
OTHER 06-20-204-008
005 PAGES R2011-159681

ORDINANCE 6639

**GRANTING A CONDITIONAL USE PURSUANT TO TITLE
15, CHAPTER 155, SECTION 155.417(b)(11) OF THE LOMBARD
ZONING ORDINANCE**

**Address: Located within the property known as
811-849 E. Roosevelt Road
(817 E. Roosevelt Road)\
Lombard IL 60148**

PIN: 06-20-204-008

**Return To:
Village of Lombard
255 E. Wilson Avenue
Lombard, IL 60148**

ORDINANCE NO. 6639

**AN ORDINANCE GRANTING A CONDITIONAL USE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.417(b)(11)
OF THE LOMBARD ZONING ORDINANCE**

**(PC 11-18: Located within the property known as 811-849 E. Roosevelt Road
(817 E. Roosevelt Rd.)**

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 B4A - Roosevelt Road Corridor District,

WHEREAS, an application has heretofore been filed requesting approval of a conditional use for a therapeutic massage establishment on the subject property located within the B4A - Roosevelt Road Corridor District; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on August 15, 2011 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, 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 155.417(2)(b)(11) of the Zoning Ordinance so as to allow for a therapeutic massage establishment.

SECTION 2: That the Ordinance is limited and restricted to the property generally located within the property known as 811-849 E. Roosevelt Road (817 E. Roosevelt Rd.) Lombard, Illinois, and legally described as follows:

THAT PART OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST LINE OF SAID SECTION, SAID POINT BEING 68.80 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE

WEST 298.00 FEET TO A POINT, SAID POINT BEING 66.18 FEET SOUTH OF THE NORTH LINE OF SAID SECTION ; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SECTION 169.42 FEET; THENCE WEST 2.00 FEET TO A POINT THAT IS 235.60 SOUTH OF THE NORTH LINE OF SAID SECTION; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SECTION 104.98 FEET; THENCE EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 300.00 FEET OF THE EAST LINE THEREOF; THENCE NORTH ALONG SAID EAST LINE 271.78 FEET TO THE PLASCE OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

Parcel Number: 06-20-204-008

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

1. The petitioner shall operate the tenant space in accordance with the preliminary interior building sketch plan, prepared by petitioner dated July 12, 2011.
2. The conditional use for the physical culture and massage establishment is exclusively for the tenant space at 817 E. Roosevelt Road. Any expansion of the establishment within the existing shopping center beyond what was submitted as part of PC 11-18, shall require an amendment to the conditional use approval.
3. Any massage establishments to be located on the premises shall apply for and receive a license from the Village of Lombard. Said establishments shall meet all provisions of Chapter 12, Section 122 of the Village Code and shall keep their license in good standing. Moreover, all massage therapists employed on the premises must have a current license from the State of Illinois for the conditional use to apply.
4. The petitioner shall apply for and receive a building permit for any improvements to the interior of the tenant space prior to starting and build-out of the tenant space.

SECTION 4: This Ordinance, upon approval, shall be recorded by the Village with the Office of County Recorder

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.

Ordinance No. 6639

Re: PC 11-18

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Passed on first reading this _____ day of _____, 2011.

First reading waived by action of the Board of Trustees this 1st day of September, 2011.

Passed on second reading this 1st day of September, 2011.

Ayes: Trustees Gron, Giagnorio, . . . , Breen, Fitzpatrick and Ware

Nayes: None

Absent: Wilson

Approved this 1st day of September, 2011.


William J. Mueller, Village President

ATTEST:


Brigitte O'Brien, Village Clerk



I, **Denise R. Kalke**, 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 6639

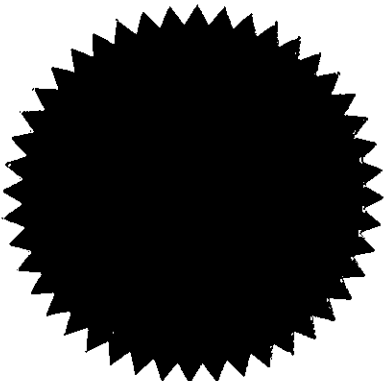
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of the said Village as it appears from the official records of said Village duly approved this 1st day of September, 2011.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 30th day of November, 2011.



Denise R. Kalke
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois