

Village of Lombard

*Village Hall
255 East Wilson Ave.
Lombard, IL 60148
villageoflombard.org*



Meeting Agenda

Monday, January 25, 2021

7:00 PM

Village Hall

Plan Commission

Commissioners:
***Ruth Sweetser, Stephen Flint,
Leigh Giuliano, Bill Johnston and
Kevin Walker***
Staff Liaison: Jennifer Ganser

NOTICE OF MEETING MODIFICATION DUE TO COVID-19

In light of the Disaster Declaration issued by the Governor of the State of Illinois relative to the COVID-19 pandemic, and pursuant to Public Act 101-0640, the Chairperson of the Plan Commission has determined that an in-person meeting of the Plan Commission, or a meeting conducted under the Open Meetings Act requirements, relative to a quorum of the members of the Plan Commission being physically present at a meeting when some members of the Plan Commission are participating remotely, is not practical or prudent because of the disaster.

Pursuant to Governor Pritzker's Executive Order 2020-07, as extended by Executive Orders 2020-18, 2020-33 and 2020-39, 2020-44, 2020-52, 2020-55, 2020-59, 2020-71, 2020-74 and pursuant to Public Act 101-0640, Plan Commission members may attend and participate in the public hearing remotely, and physical attendance at this public hearing will be restricted solely to specified Village officials, staff and consultants. Residents may view the meeting live on television, at Comcast Channel 6 or AT&T Channel 99, or on online at www.villageoflombard.org/220/view-meetings-live.

All interested persons will be given the opportunity to participate in the public hearing via telephone or submission of public comments or evidence in advance of the meeting

- email to communitydevelopment@villageoflombard.org
- calling and leaving a voicemail at 630-620-5760
- letter mail to:

Community Development Department

Attn: Plan Commission

Village of Lombard

255 E. Wilson Avenue

Lombard IL 60148

Persons interested in participating in the hearing via telephone shall

contact the Village in advance by any of the above methods to obtain information necessary for telephonic participation in the hearing. The Village requests that comments be submitted to the Village by 4:00 p.m. on Monday, January 25, 2021. Notwithstanding this request, all comments received before the public comment portion of the public hearing will be read into the public meeting record. The physical attendance restrictions in place for this meeting have been adopted to comply with Governor Pritzker’s Executive Orders regarding social distancing and the need to maximize residential self-isolation to slow the spread of COVID-19 to the greatest extent possible.

Call to Order

Pledge of Allegiance

Roll Call of Members

Public Hearings

[210012](#)

PC 21-04: Text Amendment - Clear Line of Sight Definition - Request to Withdraw petition

The petitioner, the Village of Lombard, is requesting text amendments to Section 155.802 of the Lombard Code of Ordinances, and any other relevant sections for clarity, to amend the definition for “Clear line of sight areas.” (DISTRICT ALL)

[210011](#)

PC 21-01: Text Amendment to the Zoning Ordinance - Collection Boxes

The petitioner, the Village of Lombard, is requesting the following:

1. A text amendment to delete “collection centers, attendant” from the following zoning districts: Sections 155.415(C) B3 Community Shopping District, 155.416(C) B4 Corridor Commercial District, 155.417(G)(2)(b) Roosevelt Road Corridor B4A District, and 155.420(C) I Limited Industrial District;
2. A text amendment to Sections 155.415(B) B3 Community Shopping District, 155.416(B) B4 Corridor Commercial District, 155.417(G) (1)(b) Roosevelt Road Corridor B4A District, and 155.420(B) I Limited Industrial District of the Lombard Village Code to allow for “collection boxes” to be listed as a permitted use;
3. Add a new definition for “collection boxes” in Section 155.802;
4. Remove the definition of “collection center, attendant” in Section 155.802; and
5. Any other relevant sections for clarity. (DISTRICT ALL)

[210013](#)**PC 21-05: Text Amendment - Fence Height in Corner Side Yard**

The petitioner, the Village of Lombard, is requesting text amendments to Section 155.205(A)(1) of the Lombard Code of Ordinances, and any other relevant sections for clarity. The proposed amendments would allow fences six feet in height in corner side yards in residential districts where the maximum is currently restricted to four feet in height. (DISTRICT ALL)

[210014](#)**PC 21-06: Text Amendment to the Zoning Ordinance - Open Space**

The petitioner, the Village of Lombard, is requesting a text amendment to Section 155.508(C), and any other relevant sections for clarity, to remove a provision on additional open space in Planned Developments.

The provision requires Planned Developments to have at least 25 percent more open space than that required in the underlying zone district. The Village proposes to remove this provision and make the required amount of open space the same, regardless if a property is a Planned Development or not. (DISTRICT ALL)

[210015](#)**PC 21-07: Text Amendment to the Zoning Ordinance - Revocation dates**

The petitioner, the Village of Lombard, is requesting a text amendments to Section 155.103(C)(10), Section 155.103(F)(11), and Section 155.103(F)(12), and any other relevant sections for clarity, to change the provisions on zoning revocation dates for variations and conditional uses from a one year period to a two year period. (DISTRICT ALL)

[210016](#)**PC 21-08: Car Wash - 352 E. Roosevelt Road**

The petitioner is requesting the following:

1. A conditional use for a motor vehicle service (car wash) pursuant to Section 155.417(G)(2)(b) of Village Code; and
2. A variance for a transitional building setback of 30', where 40' is required, for a payment canopy on the north side pursuant to Section 155.417(G)(8) of Village Code. (DISTRICT 6)

Business Meeting

Approval of Minutes

Request to approve the December 21, 2020 minutes

Public Participation

A 15-minute period is allowed for public comments on any issue related to the Plan Commission.

DuPage County Hearings

There are no DuPage County Hearings

Chairperson's Report

As presented by the Plan Commission Chairperson

Planner's Report

As presented by the Director of Community Development

Unfinished Business

There is no unfinished business

New Business

There is no new business

Subdivision Reports

There are no subdivision reports

Site Plan Approvals

There are no site plan approvals

Workshops

There are no workshops

Adjournment