



FRED BUCHOLZ
DUPAGE COUNTY RECORDER
NOV. 05, 2015 9:51 AM
OTHER \$32.00 06-20-110-006
006 PAGES R2015-122241

ORDINANCE 7113

**AUTHORIZING AN AMENDMENT TO A CONDITIONAL USE
FOR A PLANNED DEVELOPMENT OF THE LOMBARD
ZONING ORDINANCE**

PIN: 06-20-110-006, 007 & 008

**ADDRESS: 207-221 & 223 E. Roosevelt and 120 – 124 E. 13th Street
(V-Land Planned Development)**

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



I, **Janet Downer**, 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 7113

AUTHORIZING AN AMENDMENT TO A CONDITIONAL USE FOR A
PLANNED DEVELOPMENT OF THE LOMBARD ZONING ORDINANCE

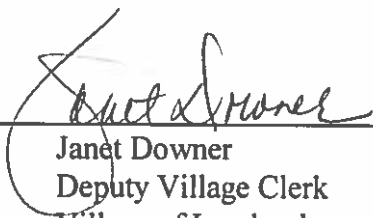
PIN: 06-20-110-006, 007 & 008

ADDRESS: 207-221 & 223 E. Roosevelt and 120 – 124 E. 13th Street
(V-Land Planned Development)

of the said Village as it appears from the official records
of said Village duly approved this 13th
day of August, 2015.

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 October, 2015.





Janet Downer
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois

ORDINANCE 7113

PAMPHLET

**BOT 15-02: 207-221 & 223 E. ROOSEVELT ROAD AND
120-124 E. 13TH STREET (V-LAND PLANNED DEVELOPMENT)
AMENDMENT TO ZONING ORDINANCE**



**PUBLISHED IN PAMPHLET FORM THIS 14th DAY OF AUGUST, 2015, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.**

Sharon Kuderna

**Sharon Kuderna
Village Clerk**

ORDINANCE NO. 7113

**AN ORDINANCE AUTHORIZING AN AMENDMENT TO A CONDITIONAL USE FOR
A PLANNED DEVELOPMENT OF THE LOMBARD ZONING ORDINANCE**

**PC 15-17; 207-221 & 223 E. Roosevelt and 120 – 124 E. 13th Street
(V-Land Planned Development)**

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, an application has heretofore been filed requesting approval of an amendment to a previously approved conditional use for a planned development; and

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on July 20, 2015 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 ordinance amendment and 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: Condition #8 of Ordinance 5879, adopted June 1, 2006 is hereby deleted, subject to the following conditions:

- ~~8. The West end cap tenant space within the multi tenant retail building shall be developed as a single sit down restaurant of at least 5,491 square feet in size. The remainder of the multi tenant retail building shall not be subdivided or partitioned to have more than six (6) separate tenant spaces or business establishments.~~

SECTION 2: That this amendment is hereby granted for the property described in Section 3 below, subject to the following conditions:

Ordinance No. 7113

Re: PC 15-17

Page 2

1. The petitioner shall apply for and receive a building permit for any improvements to the interior of the tenant space(s) prior to starting and build-out of the tenant spaces.
2. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report.

SECTION 3: This Ordinance is limited and restricted to the properties generally located at 207-221 & 223 E. Roosevelt and 120 – 124 E. 13th Street (a.k.a., the V-Land Planned Development), Lombard, Illinois; legally described as follows:

LOT 1 TO 3 IN V-LAND LOMBARD HIGHLAND RESUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST ONE-HALF OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 12, 2006 AS DOCUMENT R2006-197358, IN DUPAGE COUNTY, ILLINOIS.

Parcel Numbers: 06-20-110-006, 007 & 008

SECTION 4: That all other portions of Ordinance Number 5879, adopted June 1, 2006 and not amended by this Ordinance, shall remain in full force and effect.

SECTION 5: This Ordinance, upon approval, shall be recorded by the Village with the Office of County Recorder.

SECTION 6: 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 ____, 2015.

First reading waived by action of the Board of Trustees this 13th day of August, 2015.

Passed on second reading this 13th day of August, 2015.

Ayes: Trustee Whittington, Fugiel, Johnston, Pike and Ware

Nays: None


Absent: Trustee Foltyniewicz

Ordinance No. 7113
Re: PC 15-17
Page 3

Approved this 13th day of August, 2015.


Keith T. Giagnorio
Village President

ATTEST:


Sharon Kuderna
Village Clerk

Published by me in pamphlet form on this 14th day of August, 2015.


Sharon Kuderna
Village Clerk