

NOTICE OF PUBLIC HEARING

The Village of Lombard Plan Commission hereby provides notice that a public hearing will be conducted to consider the following petition:

The Village of Lombard requests approval of a map amendment rezoning subject properties from the R2 Single-Family Residential District to the R1 Single-Family Residential District:

801 East Wilson Avenue
1000 South Ahrens Avenue
1112 South Ahrens Avenue
1118 South Ahrens Avenue
1124 South Ahrens Avenue
1128 South Ahrens Avenue
1136 South Ahrens Avenue
750 East Morris Avenue
754 East Morris Avenue
703 East Morris Avenue
1125 South Ahrens Avenue
1129 South Ahrens Avenue
1133 South Ahrens Avenue
1135 South Ahrens Avenue
1140 South Ahrens Avenue
1146 South Ahrens Avenue

In addition, the Village also requests approval of companion variations to the Zoning Ordinance, as follows:

1. For the properties at 801 East Wilson Avenue, 1118 South Ahrens Avenue, and 1129 South Ahrens Avenue, grant a variation from Section 155.405(F)(3) to reduce the required interior side yard from seven and one-half feet (7.5') to six feet (6') for an existing single-family residence.
2. For the property at 1133 South Ahrens Avenue, grant a variation from Section 155.405(F)(3) to reduce the required interior side yard from seven and one-half feet (7.5') to six feet, four inches (6'4") for an existing single-family residence.

The petition is referred to as PC 04-05. The properties are legally described as follows:

LOT 9 IN BLOCK 5 AND LOT 4 IN BLOCK 9 IN ARTHUR T. MCINTOSH AND COMPANY'S WESTOWN LANDS SUBDIVISION, OF PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 12, 1951 AS DOCUMENT 625824, IN DU PAGE COUNTY, ILLINOIS.

ALSO,

LOT 4 OF KIR-PHI RESUBDIVISION, BEING A SUBDIVISION IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 21, 1977 AS DOCUMENT NO. R77-106913 AND CERTIFICATE OF CORRECTION

RECORDED FEBRUARY 6, 1978 AS DOCUMENT NO. R78-10772, ALL IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1 AND 2 OF KIR-PHI SECOND RESUBDIVISION, BEING A SUBDIVISION IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 4, 1982 AS DOCUMENT NO. R82-034205, ALL IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1, 2 AND 3 OF PAMELA'S SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 6, 1978 AS DOCUMENT R78-049339, IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1 AND 2 OF PAVONE'S RESUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 31, 1974 AS DOCUMENT R74-55777, IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1 AND 2 OF PRINDIVILLE'S RESUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 10, 1979, AS DOCUMENT R79-03226, IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1 AND 2 OF WIERINGA'S RESUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 10, 1984 AS DOCUMENT R84-072265, IN DUPAGE COUNTY, ILLINOIS.

ALSO,

LOTS 1 AND 2 OF BOEGEN'S RESUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 17, 1991 AS DOCUMENT R91-042977, IN DUPAGE COUNTY, ILLINOIS.

The public hearing to consider this petition is scheduled for:

Date: March 15, 2004
Time: 7:30 P.M.
Location: Lombard Village Hall
255 East Wilson Avenue
Lombard, IL 60148

For more information, please visit or call the:

Department of Community Development
255 East Wilson Avenue

Lombard, Illinois 60148
(630) 620-5749 (TDD No. (630) 620-5812)

All persons desiring to comment on the proposed request will be given an opportunity to do so at the public hearing. Written statements are encouraged and will be distributed to the Plan Commission and the petitioner if received at the Village Hall, 255 East Wilson Avenue, Lombard, IL, on or before March 8, 2004. The public hearing is scheduled to be televised live via Cable Channel 6. Interested parties are also encouraged to attend the public hearing.

Donald Ryan, Chairperson
Plan Commission

Case No. PC 04-05

Parcel Numbers: 06-16-301-023, 024; 06-16-306-023, 024, 028, 029, 030, 031, 032; 06-16-307-013, 014, 015, 016; 06-16-309-020, 021, 010