

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
APR.09,2008 3:28 PM
OTHER 06-18-304-014
005 PAGES R2008-058261

ORDINANCE 6145

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**GRANTING A MAP AMENDMENT AND VARIATIONS
FROM SECTION 155.406(E) OF THE LOMBARD
ZONING ORDINANCE TO REDUCE THE
REQUIRED MINIMUM LOT WIDTH
IN THE R1 SINGLE FAMILY RESIDENCE DISTRICT**

Address: 1022 S. Finley Road, Lombard, IL

PIN: 06-18-304-014

Return To:

**Village of Lombard
Department of Community Development
255 E. Wilson Avenue
Lombard, IL 60148**

ORDINANCE NO. 6145

**AN ORDINANCE GRANTING A MAP AMENDMENT AND
VARIATIONS FROM SECTION 155.405 (E) OF THE LOMBARD
ZONING ORDINANCE TO REDUCE THE REQUIRED MINIMUM
LOT WIDTH IN THE R1 SINGLE FAMILY RESIDENCE DISTRICT**

(PC 08-03: 1022 S. Finley Road)

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, concurrent with a request for annexation into the Village of Lombard, an application has heretofore been filed requesting a map amendment for the purpose of rezoning the property described in Section 2 hereto from R0 Single Family Residence District to the R1 Single Family Residence District; and,

WHEREAS, said application also requests approval of a variation reducing the minimum lot width in the R1 Single Family Residence District from seventy-five (75) feet to seventy (60) feet for the proposed Lots 1 and 2 on the Subject Property; and,

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on January 28, 2008 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 annexation, map amendment, and variations described herein; 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 Title 15, Chapter 155 of the Code of Lombard, Illinois, otherwise known as the Lombard Zoning Ordinance, be and is hereby amended so as to rezone the property described in Section 3 hereof to R1 Single Family Residence District.

SECTION 2: That the a variation from Section 155.405 (E) to reduce the required minimum lot width from seventy-five feet (75') to sixty feet (60') is hereby granted for the Subject Property described in Section 3 below, subject to the conditions set forth in Section 4 below.

SECTION 3: That this ordinance is limited and restricted to the property generally located at 1022 S. Finley Road , Lombard, Illinois and legally described as follows:

Lot 3 in Block 7 in Flowerfield Acres, being a subdivision of the Southeast Quarter of Section 13, Township 39 North, Range 10, East of the Third Principal Meridian, and part of the Southwest Quarter of Section 18, Township 39 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded July 9, 1946 as Document 50179 and Certificates of Correction filed July 24, 1946 as Document 502990 and March 20, 1947 as Document 517615, in DuPage County, Illinois.

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SECTION 4: The conditional use set forth in Section 1 above shall be granted subject to compliance with the following conditions:

1. That the proposed resubdivision shall be modified to include all public utility and drainage easements, as indicated in this report.
2. That the variation request shall be contingent upon the Village and the developer entering into an Annexation Agreement, with the Agreement being an Exhibit to the Ordinance approving the variation request.

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. 6145

Re: PC 08-03

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Passed on first reading this _____ day of _____, 2008.

First reading waived by action of the Board of Trustees this 7th day of February, 2005.

Passed on second reading this 7th day of February, 2008.

Ayes: Trustees Gron, Tross, O'Brien, Moreau, Fitzpatrick Soderstrom

Nays: None

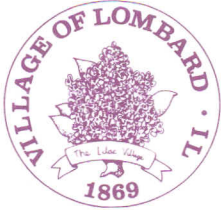
Absent: None

Approved this 7th, day of February, 2008.


William J. Mueller, Village President

ATTEST:


Brigitte O'Brien, Village Clerk



I, **Barbara A. Johnson**, 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 6145

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ZONING ORDINANCE TO REDUCE THE REQUIRED
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RESIDENCE DISTRICT

ADDRESS: 1022 S. FINLEY ROAD, LOMBARD, IL

PIN: 06-18-304-014

of the said Village as it appears from the official records of
said Village duly approved February 7, 2008.

In Witness Whereof, I have hereunto affixed my official signature and the
Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this
25th day of February, 2008.



Barbara A. Johnson

Barbara A. Johnson
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois