



DocId:20082447

Tx:40509407

KATHLEEN V. CARRIER, RECORDER
DUPAGE COUNTY ILLINOIS
07/17/2023 09:57 AM

DOCUMENT # R2023-044502

ORDINANCE 8150

**AN ORDINANCE GRANTING A CONDITIONAL
USE FOR MOTOR VEHICLE STORAGE PURSUANT
TO TITLE 15, CHAPTER 155, SECTION
155.420(C)(39) OF THE LOMBARD CODE OF
ORDINANCES**

PIN: 03-31-403-020

ADDRESS: 901 N. Ridge Avenue, Unit 5, Lombard, IL

Prepared by and Return To:

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



I, **Sheila York**, 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 8150

AN ORDINANCE GRANTING A CONDITIONAL USE
FOR MOTOR VEHICLE STORAGE PURSUANT TO
TITLE 15, CHAPTER 155, SECTION 155.420(C)(39) OF
THE LOMBARD CODE OF ORDINANCES

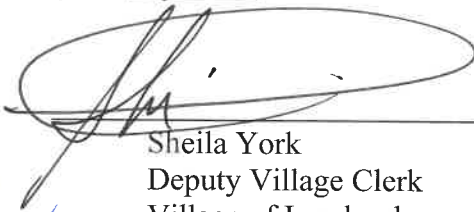
PIN(s) : 03-31-403-020

ADDRESS: 901 N. Ridge Avenue, Unit 5, Lombard II

of the said Village as it appears from the official records
of said Village duly approved this 20th
day of April 2023.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate
Seal of said **Village of Lombard**, Du Page County, Illinois this 7th
day of July 2023.

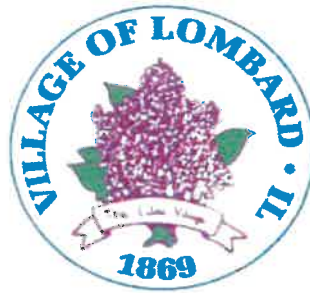




Sheila York
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois

**ORDINANCE 8150
PAMPHLET**

**PC 23-06: 901 N. RIDGE AVENUE UNIT 5
VEHICLE STORAGE**



PUBLISHED IN PAMPHLET FORM THIS 21ST DAY OF APRIL, 2023, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.

Elizabeth Brezinski
Village Clerk

ORDINANCE NO. 8150

**AN ORDINANCE GRANTING A CONDITIONAL USE FOR
MOTOR VEHICLE STORAGE PURSUANT TO TITLE 15,
CHAPTER 155, SECTION 155.420(C)(39) OF THE LOMBARD
CODE OF ORDINANCES**

PC 23-06; 901 N. Ridge Avenue, Unit 5

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 as defined below is zoned I Limited Industrial District; and,

WHEREAS, an application has been filed requesting approval for a conditional use pursuant to Section 155.420(C)(39) of the Lombard Zoning Ordinance to allow for motor vehicle storage; and,

WHEREAS, a public hearing on the forgoing application was conducted by the Village of Lombard Plan Commission on March 20, 2023, pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has recommended the granting of the conditional use, subject to certain terms and conditions; and,

WHEREAS, the President and Board of Trustees of the Village of Lombard have determined that it is in the best interest of the Village of Lombard to approve the requested zoning actions 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 the following conditional use for motor vehicle storage is hereby granted for the Subject Property legally described in Section 2 and subject to the conditions set forth in Section 3.

SECTION 2: That this Ordinance is limited and restricted to the property located at 901 N. Ridge Avenue, unit 5, Lombard, Illinois and legally described as follows:

Ordinance No. 8150
Re: PC 23-06
Page 2

THE NORTH 191.0 FEET OF THE SOUTH 350.0 FEET OF LOT 5 OF LOMBARD BUSINESS CENTER FIRST RESUBDIVISION OF LOT 1 IN LOMBARD BUSINESS CENTER UNIT 4, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID RESUBDIVISION RECORDED DECEMBER 22, 1977, AS DOCUMENTA77-118164, IN DUPAGE COUNTY, ILLINOIS.

Parcel Number: 03-31-403-020 (the "Subject Property").

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

1. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report, including but not limited to:
 - a. Compliance with the Fire Department and Building Division's comment regarding the triple basin requirement for any repair or service of vehicles.
2. This approval shall be subject to the commencement time provisions as set forth within Section 155.103(F)(11).
3. All vehicles are to be loaded and unloaded on the subject property and at no time shall any vehicle be loaded from or unloaded to public right-of-way;
4. The maximum number of vehicles to be stored by the tenant at any time is three.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

Passed on first reading this 6th day of April, 2023.

First reading waived by action of the Board of Trustees this ____ day of _____, 2023.

Passed on second reading this 20th day of April, 2023.

Ayes: Trustee LaVaque, Puccio, Dudek, Honig, and Bachner

Nays: None

Absent: Trustee Militello

Ordinance No. 8150
Re: PC 23-06
Page 3

Approved by me this 20th day of April, 2023.


Keith T. Giagnorio, Village President

ATTEST:


Elizabeth Brezinski, Village Clerk

Published by me in pamphlet form this 21st day of April, 2023.


Elizabeth Brezinski, Village Clerk