



**FRED BUCHOLZ**

**DUPAGE COUNTY RECORDER**

**APR.06,2017**

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**OTHER**

**\$32.00 06-30-205-009**

**006 PAGES R2017-032943**

**ORDINANCE 7326**

**GRANTING A CONDITIONAL USE PURSUANT  
TO TITLE 15, CHAPTER 155, SECTION 155.420 (C)(18)  
OF THE LOMBARD ZONING ORDINANCE**

**PIN(s): 06-30-205-009; (the "Subject Property")**

**ADDRESS: 211B Eisenhower Lane South, Lombard, IL 60148**

**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 7326

GRANTING A CONDITIONAL USE PURSUANT TO TITLE 15, CHAPTER 155, SECTION 155.420 (C)(18) OF THE LOMBARD ZONING ORDINANCE

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of the said Village as it appears from the official records  
of said Village duly approved this 2nd  
day of February, 2017.

**In Witness Whereof**, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 4th day of April, 2017.



A handwritten signature in blue ink, which appears to read "Janet Downer", is written over a horizontal line.

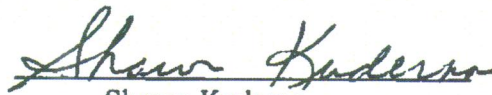
Janet Downer  
Deputy Village Clerk  
Village of Lombard  
DuPage County, Illinois

**ORDINANCE 7326  
PAMPHLET**

**PC 17-04: 211B EISENHOWER LANE SOUTH,  
10<sup>TH</sup> PLANET JUI JITSU**



**PUBLISHED IN PAMPHLET FORM THIS 3<sup>RD</sup> DAY OF FEBRUARY, 2017, BY ORDER  
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE  
COUNTY, ILLINOIS.**

  
Sharon Kuderna  
Village Clerk



**ORDINANCE NO. 7326**

**AN ORDINANCE GRANTING A CONDITIONAL USE PURSUANT TO  
TITLE 15, CHAPTER 155, SECTION 155.420 (C)(18) OF THE  
LOMBARD ZONING ORDINANCE**

PC 17-04: 211B Eisenhower Lane South

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 described in Section 2 below, is zoned I Limited Industrial District; and,

WHEREAS, an application has been filed requesting approval of a conditional use pursuant to Title 15, Chapter 155, Section 155.420(C)(18) of the Lombard Village Code to provide for a learning center (indoor athletic training facility); and

WHEREAS, a public hearing on the forgoing application was conducted by the Village of Lombard Plan Commission on January 23, 2017 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 conditional use 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 a conditional use for a learning center (indoor athletic training facility) is hereby granted for the Subject Property, as described in Section 2 below, pursuant to Title 15, Chapter 155, Section 155.420(C)(18) of the Lombard Village Code to provide for a learning center (indoor athletic training facility).

SECTION 2: That this Ordinance is limited and restricted to the property located at 211B Eisenhower Lane South, Lombard, Illinois and legally described as follows:

UNIT 8 (EXCEPT THE EAST 20.00) IN LOMBARD INDUSTRIAL PARK UNIT NO. 8, A SUBDIVISION OF PART OF THE NORTHEAST ¼ OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 5, 1976 AS DOCUMENT R76-53192, IN DUPAGE COUNTY, ILLINOIS.

Parcel Number: 06-30-205-009; (the "Subject Property").

SECTION 3: The conditional use, as provided for in Section 1 of this Ordinance shall be granted subject to compliance with the following conditions:

1. The conditional use permit for a learning center (indoor athletic training facility) is exclusively for the tenant space at 211B Eisenhower Lane North. Any expansion of the establishment within the existing building beyond the plans submitted as part of PC 17-04 shall require an amendment to the conditional use;
2. All business activity associated with the learning center (indoor athletic training facility) shall be conducted within the existing building;
3. The petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report;
4. The parking lot shall be configured so as to meet all Illinois Accessibility Code requirements; and
5. This relief shall be valid for a period of one year from the date of approval of the ordinance. If the learning center (indoor athletic training facility) is not established by said date, this relief shall be deemed null and void.

SECTION 4: 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 \_\_\_\_, 2016.

First reading waived by action of the Board of Trustees this 2<sup>nd</sup> day of February, 2017.

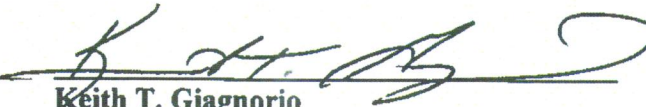
Passed on second reading this 2<sup>nd</sup> day of February, 2017.

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

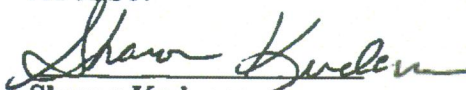
Nays: None

Absent: Ware

Approved this 2<sup>nd</sup> day of February, 2017.

  
Keith T. Giagnorio  
Village President

ATTEST:


  
Sharon Kuderna  
Village Clerk

Ordinance No. 7326

Re: PC 17-04

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Published by me in pamphlet form on this 3<sup>rd</sup> day of February, 2017

  
Sharon Kuderna  
Village Clerk