

**FRED BUCHOLZ**

**DUPAGE COUNTY RECORDER**

**MAY 16, 2017**

**8:26 AM**

**OTHER**

**\$31.00 06-08-301-002**

**005 PAGES R2017-047168**

**ORDINANCE 7368**

**GRANTING A CONDITIONAL USE PURSUANT TO TITLE 15,  
CHAPTER 155, SECTION 155.419(C) OF THE LOMBARD  
ZONING ORDINANCE**

**PIN(s): 06-08-301-002; (the "Subject Property")**

**ADDRESS: Nuts & Volts Auto Repair, 333 S. Main Street,  
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 7368

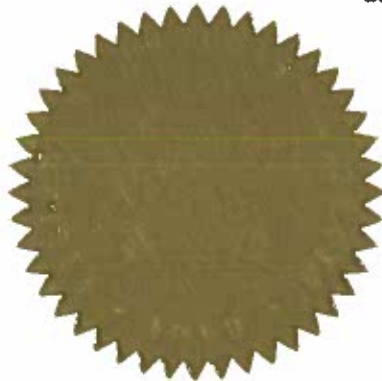
GRANTING A CONDITIONAL USE PURSUANT TO TITLE 15, CHAPTER 155,  
SECTION 155.419(C) OF THE LOMBARD ZONING ORDINANCE

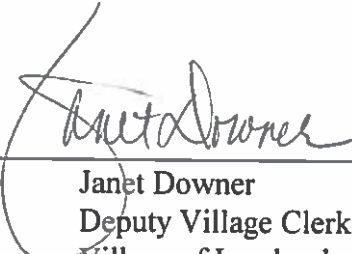
PIN(s): 06-08-301-002; (the "Subject Property")

ADDRESS: Nuts & Volts Auto Repair, 333 S. Main Street, Lombard, IL 60148

of the said Village as it appears from the official records  
of said Village duly approved this 4th  
day of May, 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 12th  
day of May, 2017.



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

**ORDINANCE 7368  
PAMPHLET**

**PC 17-14: NUTS & VOLTS AUTO REPAIR,  
333 S. MAIN STREET**



**PUBLISHED IN PAMPHLET FORM THIS 5<sup>th</sup> DAY OF MAY, 2017, BY ORDER  
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE  
COUNTY, ILLINOIS.**

  
**Sharon Kuderna  
Village Clerk**

**ORDINANCE NO. 7368**

**AN ORDINANCE GRANTING A CONDITIONAL USE PURSUANT TO  
TITLE 15, CHAPTER 155, SECTION 155.419(C) OF THE LOMBARD  
ZONING ORDINANCE**

**PC 17-14: 333 S. Main Street, Nuts & Volts Auto Repair**

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 B5A Downtown Perimeter District; and,

WHEREAS, an application has been filed requesting approval of a conditional use pursuant to Title 15, Chapter 155, Section 155.419(C) of the Lombard Village Code to provide for motor vehicle rental, as an accessory use, in conformance with Section 155.210 of this Ordinance in the B5A Zoning District; and

WHEREAS, a public hearing on the forgoing application was conducted by the Village of Lombard Plan Commission on April 17, 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 motor vehicle rental, as an accessory use, in conformance with Section 155.210 of this Ordinance is hereby granted for the Subject Property, as described in Section 2 below, pursuant to Title 15, Chapter 155, Section 155.419(C) of the Lombard Village Code.

**SECTION 2:** That this Ordinance is limited and restricted to the property located at 333 S. Main Street, Lombard, Illinois and legally described as follows:

LOT ONE (1) IN OETKE'S ADDITION TO LOMBARD, BEING A SUBDIVISION OF LOT FOUR (4) EXCEPT THE NORTH ONE HUNDRED FORTY (140) FEET THEREOF, OF THE PLAT OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION EIGHT (8), TOWNSHIP THIRTY NINE (39) NORTH, RANGE ELEVEN (11) EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 16, 1922 IN BOOK 9 OF PLATS ON PAGE 120 AS DOCUMENT 153288 IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS

Parcel Number: 06-08-301-002; (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. That the petitioner shall develop the site in accordance with plans submitted as part of this request;
2. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report;
3. This relief shall be valid for a period of one year from the date of approval of the ordinance. If the motor vehicle rental, as an accessory use, is not established by said date, this relief shall be deemed null and void;
4. A maximum of four (4) trucks for rent shall be allowed on-site at a given time;
5. A permit for the parking lot repairs must be submitted and the work must be completed with a passed final inspection by November 1, 2017. The parking lot shall remain in good repair.

**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 \_\_\_\_, 2017.

First reading waived by action of the Board of Trustees this 4<sup>th</sup> day of May, 2017.

Passed on second reading this 4<sup>th</sup> day of May, 2017.

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

Nays: None

Absent: None

Approved this 4<sup>th</sup> day of May, 2017.

  
Keith T. Giagnorio  
Village President

ATTEST:

  
Sharon Kuderna  
Village Clerk

Published by me in pamphlet form on this 5<sup>th</sup> day of May, 2017

  
Sharon Kuderna  
Village Clerk