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KATHLEEN V. CARRIER, RECORDER
DUPAGE COUNTY ILLINOIS
06/01/2021 10:34 AM

DOCUMENT # R2021-084272

ORDINANCE 7930

**AN ORDINANCE GRANTING A CONDITIONAL USE FOR A
MOTOR VEHICLE SERVICE (CAR WASH) AND A
TRANSITIONAL BUILDING SETBACK VARIANCE FOR THE
PROPERTY AT 352 E. ROOSEVELT ROAD WITHIN THE B4A
ROOSEVELT ROAD CORRIDOR DISTRICT**

PIN(s): 06-17-316-007

ADDRESS: 352 E. Roosevelt Road, Lombard, IL

**Prepared by and Return To:
Village of Lombard
255 E. Wilson Avenue
Lombard, IL 60148**

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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 7930

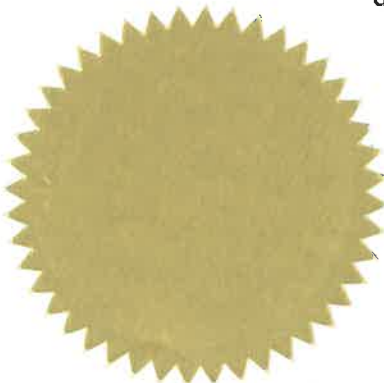
AN ORDINANCE GRANTING A CONDITIONAL USE FOR A MOTOR
VEHICLE SERVICE (CAR WASH) AND A TRANSITIONAL BUILDING
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ROAD WITHIN THE B4A ROOSEVELT ROAD CORRIDOR DISTRICT

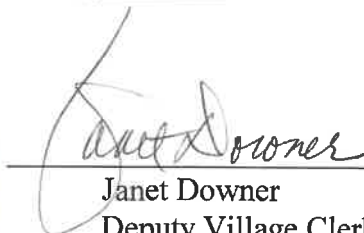
PIN(s) : 06-17-316-007

ADDRESS: 352 E. Roosevelt Road, Lombard, IL

of the said Village as it appears from the official records
of said Village duly approved this 4th
day of March, 2021.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate
Seal of said **Village of Lombard**, Du Page County, Illinois this 26th
day of April, 2021.





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

**ORDINANCE 7930
PAMPHLET**

PC 21-08: CAR WASH – 352 E. ROOSEVELT ROAD



**PUBLISHED IN PAMPHLET FORM THIS 4TH DAY OF MARCH 2021, BY ORDER
OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE
COUNTY, ILLINOIS.**

Sharon Kuderna

**Sharon Kuderna
Village Clerk**

ORDINANCE NO. 7930

AN ORDINANCE GRANTING A CONDITIONAL USE FOR A MOTOR VEHICLE SERVICE (CAR WASH) AND A TRANSITIONAL BUILDING SETBACK VARIANCE FOR THE PROPERTY AT P352 E. ROOSEVELT ROAD WITHIN THE B4A ROOSEVELT ROAD CORRIDOR DISTRICT

(PC 21-08: Car Wash, 352 E. Roosevelt 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, the Subject Property as defined below is zoned B4A Roosevelt Road Corridor District Planned Development; and,

WHEREAS, an application has heretofore been filed requesting approval of a conditional use for a motor vehicle service (car wash) and a variance for a transitional building setback of 30', where 40' is required, for a payment canopy on the north side pursuant to the Lombard Zoning Ordinance (Title 15, Chapter 155 of the Village Code) as set forth in Section 1 below; and

WHEREAS, a public hearing on the forgoing application was conducted by the Village of Lombard Plan Commission on January 25, 2021 pursuant to appropriate and legal notice; and,

WHEREAS, the Plan Commission has recommended the granting of the conditional use and variance, subject to certain terms and conditions; 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 motor vehicle service and a variance for a transitional building setback, is hereby granted for the Subject Property legally described in Section 2, subject to the conditions set forth in Section 3.

SECTION 2: That this Ordinance is limited and restricted to the property at 352 E. Roosevelt Road, Lombard, Illinois, and legally described as follows:

LOT 1 IN NOLDEN'S ASSESSMENT PLAT, BEING THE EAST 220.00 FEET OF THE SOUTH 350.00 OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH,

RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDAN, IN DUPAGE COUNTY,
ILLINOIS.

PIN: 06-17-316-007

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

1. That the petitioner shall be required to apply for and receive building permits prior to construction;
2. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report;
3. That the petitioner shall satisfactorily address all comments noted by KLOA, as referenced in this report; and
4. This relief shall be valid pursuant to timing in Sections 155.103(C)(10) and (F)(11).

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 18th day of February, 2021.

First reading waived by action of the Board of Trustees this ____ day of March, 2021.

Passed on second reading this 4th day of March, 2021, pursuant to a roll call vote as follows:

Ayes: Trustee Whittington, Puccio, Foltyniewicz, Honig, Militello and Ware

Nays: None

Absent: None

Approved by me this 4th day of March, 2021.


Keith T. Giagnorio, Village President

ATTEST:


Sharon Kuderna, Village Clerk

Published by me in pamphlet form this 5th day of March, 2021.


Sharon Kuderna, Village Clerk