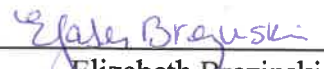


**ORDINANCE 8094  
PAMPHLET**

**PC 22-24: 450 E. 22<sup>ND</sup> STREET**



PUBLISHED IN PAMPHLET FORM THIS 21ST DAY OF OCTOBER, 2022, BY ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD, DUPAGE COUNTY, ILLINOIS.

  
\_\_\_\_\_  
Elizabeth Brezinski  
Village Clerk

**ORDINANCE NO. 8094**

**AN ORDINANCE AMENDING ORDINANCE NUMBER 2249,  
ADOPTED JANUARY 4, 1979, AND AMENDED BY  
ORDINANCES 4409, 4470, 4596, 7472, AND 7587, GRANTING A  
CONDITIONAL USE FOR A PLANNED DEVELOPMENT IN  
ORDER TO PROVIDE FOR THE PLACEMENT OF A  
FREESTANDING SIGN**

(PC 22-24: 450 E. 22<sup>nd</sup> Street)

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 subject to the standards for the St. Regis Planned Development, as adopted by the President and Board of Trustees of the Village of Lombard by Ordinance 2249 and amended by Ordinances 4409, 4470, 4596, 7472, and 7587; and,

WHEREAS, Title 15, Chapter 155, Section 155.504 allows for amendment of an ordinance granting a conditional use for a Planned Development after a public hearing before the Village's Plan Commission; and

WHEREAS, an application has heretofore been filed requiring approval of an amendment to the St. Regis Planned Development, pursuant to the Lombard Zoning Ordinance (Title 15, Chapter 155 of the Village Code):

1. Pursuant to Section 155.504 (A) (major changes in a planned development) of the Lombard Zoning Ordinance, amend the St. Regis Planned Development, as established by Ordinance No. 2249 and amended by Ordinance Nos. 4409, 4470, 4596, 7472, and 7587, in order to provide for the placement of a new (replacement) freestanding sign at the same location as a previously existing sign on the subject property, with the following deviations:
  - a. A deviation from Village Code Section 153.210(H) to allow an automatic changeable copy panel on a freestanding sign that is not perpendicular to a minor arterial road

WHEREAS, a public hearing on such application has been conducted by the Village of Lombard Plan Commission on September 26, 2022, 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 amendment; 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 Ordinance 2249, Section 3, Paragraph L, shall be amended to read entirely as follows:

- L. That for the proposed Planned Unit Development the following sign requirements shall prevail:
  1. That two new freestanding signs shall be permitted to front on 22<sup>nd</sup> Street. These signs shall substantially comply with the sign plans prepared by Vincent Signs, date-stamped December 17, 1997, and by Grate Signs, dated December 9, 1997. Changes to the sign panels shall be permitted through the sign permit process. Replacement or reconstruction of either sign shall require amendment of the Planned Development.
  2. That a new freestanding sign shall be permitted at the **northwest** corner of 22<sup>nd</sup> Street and Fairfield Avenue. This sign shall be outside of the 30-foot sight triangle; ~~fronting 22<sup>nd</sup> Street, in line with the existing retaining wall~~ **located in the same location as the previously existing freestanding sign**; and a maximum of six feet (6') in height with a forty (40) square foot sign face, **with said sign face including an automatic changeable copy component of 16 square feet in surface area.**
  3. That a second wall sign shall be permitted at 450 E. 22<sup>nd</sup> Street. This sign shall substantially comply with the sign plans as prepared by Olympic Signs, dated October 31, 1998.
  4. That an additional freestanding sign be permitted on the property located at 2100 St. Regis Drive. This sign shall substantially comply with the sign plans submitted with PC 18-03, and shall be located in one of the two locations discussed in the Interdepartmental Review Committee Report for PC 18-03.

5. That no other freestanding signs shall be permitted.
6. That all other signage shall comply with the Office District requirements of the Lombard Sign Ordinance Number 2644.

**SECTION 2:** That this ordinance is limited and restricted to the property legally described as follows:

Lot 1 in Jay C. Bennett, Sr. – County Clerk St. Regis Assessment Plat No. 2 of part of the south ½ of Section 20, Township 39 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded May 3, 1983 as Document R83-25469 in DuPage County, Illinois

PIN: 06-20-307-018

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

1. That the petitioner shall develop the sign in substantial accordance with the plans submitted as part of this petition and referenced in the Inter-Departmental Review Committee Report, except as they may be changed to conform to Village Code;
2. That the sign shall remain outside of the 30-foot clear line of sight area at the intersection of 22<sup>nd</sup> Street and Fairfield Avenue;
3. That the petitioner shall satisfactorily address all comments noted within the Inter-Departmental Review Committee Report; and
4. That the petitioner shall apply for and receive all required building permits prior to commencing any work on the site; and
5. This approval shall be subject to the commencement time provisions as set forth within Section 155.103(F)(11).

**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 6th day of October, 2022.

Ordinance No. 8094

Re: PC 22-24

Page 4

First reading waived by action of the Board of Trustees this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

Passed on second reading this 20th day of October, 2022, pursuant to a roll call vote as follows:

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


Nays: None

Absent: Trustee Militello


Approved by me this 20th day of October, 2022.

  
\_\_\_\_\_  
Keith T. Giagnorio, Village President

ATTEST:

  
\_\_\_\_\_  
Elizabeth Brezinski, Village Clerk

Published in pamphlet form this 21st day of October, 2022.

  
\_\_\_\_\_  
Elizabeth Brezinski, Village Clerk