



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 true and correct copy of the recorded

ORDINANCE NO. 8289

AN ORDINANCE ANNEXING CERTAIN TERRITORY  
TO THE VILLAGE OF LOMBARD, DUPAGE COUNTY, ILLINOIS

PINS: 06-21-102-011, 06-21-102-012, 06-21-102-013, 06-21-102-014,  
06-21-102-028, 06-21-102-999 (PART)

ADDRESS: 1312, 1320, and 1330 S. Meyers Road, Lombard, IL

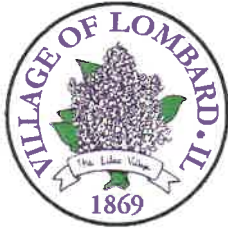
of the said Village as it appears from the official records  
of said Village duly approved this 19<sup>th</sup>  
day of September, 2024.

**In Witness Whereof**, I have hereunto affixed my official signature and the Corporate Seal of said **Village of Lombard**, Du Page County, Illinois this 7<sup>th</sup> day of November, 2024



A handwritten signature in blue ink, appearing to read "Sheila York", written over a horizontal line.

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



DocId:20227070

Tx:40597031

KATHLEEN V. CARRIER  
RECORDER  
DUPAGE COUNTY, IL  
10/15/2024 09:20 AM  
DOC NO. R2024-060534

DOCUMENT SUBMITTED WITH  
LOW QUALITY / ILLEGIBLE PORTIONS

## ORDINANCE 8289

### AN ORDINANCE ANNEXING CERTAIN TERRITORY TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS

PIN(s): 06-21-102-011, 06-21-102-012, 06-21-102-013,  
06-21-102-014, 06-21-102-028, 06-21-102-999 (PART)

ADDRESS: 1312, 1320, and 1330 S. Meyers Road, Lombard IL

60148

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

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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 8289

AN ORDINANCE ANNEXING CERTAIN TERRITORY  
TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS

PIN(s) 06-21-102-011, 06-21-102-012, 06-21-102-013, 06-21-102-014,  
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ADDRESS: 1312, 1320, and 1330 S. Meyers Road, Lombard II

of the said Village as it appears from the official records  
of said Village duly approved this 19<sup>th</sup>  
day of September 2024.

**In Witness Whereof**, I have hereunto affixed my official signature and the Corporate  
Seal of said **Village of Lombard**, Du Page County, Illinois this 25<sup>th</sup>  
day of September 2024.



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

**ORDINANCE 8289  
PAMPHLET**

**BOT 24-01; 1308-1330 S. MEYERS ROAD – PINNACLE AT MEYERS SUBDIVISION  
ANNEXATION REQUEST**



**PUBLISHED IN PAMPHLET FORM THIS 20TH DAY OF SEPTEMBER, 2024, BY  
ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,  
DUPAGE COUNTY, ILLINOIS.**

*Elizabeth Brezinski*

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**Elizabeth Brezinski  
Village Clerk**

**ORDINANCE NO. 8289**

**AN ORDINANCE ANNEXING CERTAIN TERRITORY  
TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS**

(BOT 24-01: 1312, 1320, and 1330 S. Meyers Road)

(See also Ordinance No. (s) 8288, 8290, 8291, 8292)

WHEREAS, a written petition, signed by the legal owners and electors of record of all land within the territory hereinafter described, has been filed with the Village Clerk of the Village of Lombard, DuPage County, Illinois, requesting that said territory be annexed to the Village of Lombard; and,

WHEREAS, the said territory is not within the corporate limits of any municipality, but is contiguous to the Village of Lombard; and,

WHEREAS, all notices of said annexation, as required by (Chapter 65 ILCS 5/7-1-1), have been given to the appropriate parties in a timely manner as required by Statute (copies of said Notices being attached hereto as Exhibit "A", and made part hereof).

WHEREAS, it is in the best interest of the Village of Lombard that said territory be annexed thereto.

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 territory described in Section 2 below be and the same is hereby annexed to the Village of Lombard, DuPage County, Illinois, pursuant to (Chapter 65 ILCS 5/7-1-8).

SECTION 2: This ordinance is limited and restricted to the property indicated on the attached Plat of Annexation attached hereto as Exhibit "B", and generally located at 1312, 1320, and 1330 S. Meyers Road, Lombard, Illinois and legally described as follows:

**PARCEL ONE**

**(1312 S. MEYERS ROAD, PERMANENT INDEX NOS. 06-21-102-011, -012, -013)**  
LOT 8, 9, AND 10 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS DOCUMENT 179881, IN DUPAGE COUNTY, ILLINOIS.

**PARCEL TWO**

**(1320 S. MEYERS ROAD, PERMANENT INDEX NO. 06-21-102-014)**

LOT 11 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS DOCUMENT 179881, IN DUPAGE COUNTY, ILLINOIS.

**PARCEL THREE**

**(1330 S. MEYERS ROAD, PERMANENT INDEX NO. 06-21-102-028)**

LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1947 AS DOCUMENT 521197 AND CERTIFICATE OF CORRECTION FILED DECEMBER 17, 1947 AS DOCUMENT 536351, IN DUPAGE COUNTY, ILLINOIS.

EXCEPT THE FOLLOWING: THAT PART OF LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1947 AS DOCUMENT 521197 AND CERTIFICATE OF CORRECTION FILED DECEMBER 17, 1947 AS DOCUMENT 536351, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT A AFORESAID AND RUNNING THENCE NORTH 00 DEGREES 01 MINUTES 21 SECONDS EAST ALONG THE EAST LINE OF SAID LOT A , A DISTANCE OF 16.40 FEET (5.00 METERS); THENCE SOUTH 46 DEGREES 33 MINUTES 12 SECONDS WEST, 22.57 FEET (6.88 METERS) TO A POINT ON THE SOUTH LINE OF LOT A AFORESAID; THENCE SOUTH 86 DEGREES 54 MINUTES 56 SECONDS EAST ALONG SAID SOUTH LINE OF LOT A , A DISTANCE OF 16.40 FEET (5.00 METERS) TO THE POINT OF BEGINNING, ALL IN DUPAGE COUNTY, ILLINOIS.

**PARCEL FIVE**

**(SOUTH PORTION OF GAP STRIP, PART OF PERMANENT INDEX NO. 06-21-102-999)**

THAT PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: A TRACT OF LAND BOUNDED ON THE NORTH BY THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 7 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS DOCUMENT 179881, BOUNDED ON THE EAST BY THE WEST LINE OF SAID DIECKE'S DIVISION, BOUNDED ON THE SOUTH BY THE NORTH LINE OF LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, ACCORDING

Ordinance No. 8289  
Re: BOT 24-01 Annexation  
Page 3

TO THE PLAT RECORDED MAY 17, 1947 AS DOCUMENT NO. R1947-521197 (CERTIFICATE OF CORRECTION RECORDED DECEMBER 17, 1947 AS DOCUMENT NO. R1947-536351), SAID NORTH LINE ALSO BEING THE NORTH LINE AND ITS WESTERLY EXTENSION OF LOT 12 IN SAID DEICKE'S DIVISION AND BOUNDED ON THE WEST BY THE EAST LINE OF THE WEST THIRTY (30) ACRES OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS MONUMENTED AND OCCUPIED, SAID EAST LINE ALSO BEING THE EAST LINE OF SCHOOL STREET AS MONUMENTED AND OCCUPIED.

COMMONLY KNOWN AS SAID STRIP OF LAND (ADDRESS UNASSIGNED) BEING APPROXIMATELY TWELVE (12) FEET WIDE AND A PART OF LAND ASSIGNED PERMANENT INDEX NO. 06-21-102-999 THAT IS SITUATED SOUTH OF THE NORTH LOT LINE OF 1308 S. MEYERS ROAD (DIECKE'S LOT 7, PIN 06-21-102-010) EXTENDED WEST.

Parcel Number(s): 06-21-102-011, 06-21-102-012, 06-21-102-013, 06-21-102-014, 06-21-102-028, 06-21-102-999 (PART)

SECTION 3: The new boundary of the Village of Lombard shall extend to the far side of any adjacent rights-of-way, and shall include all of every right-of-way within the area annexed hereby.

SECTION 4: The Village Clerk is hereby directed to record with the Recorder of Deeds and to file with the County Clerk, a certified copy of this Ordinance, and the original Plat of Annexation.

SECTION 5: This ordinance shall be in full force and effect from and after its passage and approval as provided by law.

Passed on first reading this 5th day of September 2024.

First reading waived by action of the Board of Trustees this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Passed on second reading this 19th day of September 2024.


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

Nays: Trustee Honig


Ordinance No. 8289  
Re: BOT 24-01 Annexation  
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Absent: None


Approved by me this 19th day of September 2024.

  
Keith T. Giagnorio, Village President

ATTEST:

  
Elizabeth Brezinski, Village Clerk

Published by me in pamphlet form this 20th day of September 2024.

  
Elizabeth Brezinski, Village Clerk



Ordinance No. 8289  
Re: BOT 24-01 Annexation  
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## EXHIBIT A – NOTICES OF ANNEXATION

### NOTICE OF ANNEXATION OF PROPERTY INTO THE VILLAGE OF LOMBARD

TO: YORK TOWNSHIP  
1502 S. Meyers Road  
Lombard, IL 60148

Supervisor: John W. Valle  
Clerk: Anthony Cuzzone  
Assessor: Deanna Wilkins  
Trustees: Jeffrey Mfussatto  
Rae Rupp Srch  
Erica Whipple  
Anthony Pacilli  
Highway Commissioner: Richard L. Schroeder  
York Township Highway Department  
19W475 Roosevelt Road  
Lombard, IL 60148

Re: BOT 24-01: 1308, 1312, 1320, and 1330 S. Meyers Road, Lombard, IL

The petitioner requests annexation to the Village of Lombard.

You and each of you are hereby notified that the Village of Lombard, County of DuPage, will consider approval of an Annexation Agreement for the referenced property pursuant to the provisions of Chapter 65 ILCS 5/7-1-1 et. seq. of the Illinois State Statutes at the following time and place:

DATE: Thursday, August 29, 2024  
TIME: 6:00 P.M.  
LOCATION: Board Room  
Lombard Village Hall  
255 E. Wilson  
Lombard, IL 60148

A legal description and a location map of the property are attached. If there are any questions or comments regarding this annexation, please contact the Village of Lombard, Department of Community Development.

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Elizabeth Brezinski  
Village Clerk

Date: August 12, 2024

Ordinance No. 8289  
Re: BOT 24-01 Annexation  
Page 6

**NOTICE OF ANNEXATION OF PROPERTY INTO  
THE VILLAGE OF LOMBARD**

**TO: YORK CENTER PROTECTION DISTRICT**

**Frank Visocky, President**  
1517 S. Meyers Road  
Lombard, IL 60148

**Jim Williams, Secretary**  
1517 S. Meyers Road  
Lombard, IL 60148

**Tom Otake, Treasurer**  
1517 S. Meyers Road  
Lombard, IL 60148

**Al Sarno, Trustee**  
1517 S. Meyers Road  
Lombard, IL 60148

**Ric Hildreth, Trustee**  
1517 S. Meyers Road  
Lombard, IL 60148

**Re: BOT 24-01: 1308, 1312, 1320, and 1330 S. Meyers Road, Lombard, IL**

The petitioner requests annexation to the Village of Lombard.

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**TIME:** 6:00 P.M.

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Lombard Village Hall  
255 E. Wilson  
Lombard, IL 60148

A legal description and a location map of the property are attached. If there are any questions or comments regarding this annexation, please contact the Village of Lombard, Department of Community Development.

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Elizabeth Brezinski  
Village Clerk

Date: August 12, 2024

Ordinance No. 8289  
Re: BOT 24-01 Annexation  
Page 7

**EXHIBIT B – PLAT OF ANNEXATION**




STATE OF ILLINOIS        )  
  )  
  )        SS.  
COUNTY OF DUPAGE        )

PLAT OF ANNEXATION OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT AFSAR DEVELOPERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, IS THE OWNER OF THE TERRITORY DESCRIBED AND DEPICTED IN THE ATTACHED PLAT AND THAT IT HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED FOR THE PURPOSE OF ANNEXATION TO THE VILLAGE OF LOMBARD, INCLUSIVE OF ALL ABUTTING RIGHTS OF WAY PUSUANT TO STATUTE, AND DOES HEREBY ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED AND AS APPROVED BY THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD.

DATED AT LOMBARD, ILLINOIS, ON THIS 10 DAY OF OCTOBER, 2024.


  
\_\_\_\_\_  
AIK LIVING TRUST, AS MANAGER OF OWNER,  
BY AHMED I. KHAN, ITS TRUSTEE

STATE OF ILLINOIS        )  
  )  
  )        SS.  
COUNTY OF ~~DUPAGE~~ <sup>COOK</sup> )

ON THIS 10 DAY OF OCTOBER, 2024, BEFORE ME A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED AHMED I. KHAN, TO ME PERSONALLY KNOWN, WHO BEING BY ME DULY SWORN DID SAY THAT HE HAS THE POWER OF DIRECTION FOR AIK LIVING TRUST WHICH IS THE MANAGER OF AFSAR DEVELOPERS, LLC, THE LIMITED LIABILITY COMPANY NAMED IN THE FOREGOING INSTRUMENT, AND THAT THE INSTRUMENT WAS SIGNED ON BEHALF OF THE COMPANY BY AUTHORITY OF ITS MEMBERS AND UNDER ITS OPERATING AGREEMENT, AND AHMED I. KHAN ACKNOWLEDGED THE INSTRUMENT TO BE THE FREE ACT AND DEED OF THE COMPANY.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, THIS 10 DAY OF OCTOBER, 2024.

COMMISSION EXPIRES: 03/08/2025

  
\_\_\_\_\_  
NOTARY PUBLIC

MARK W. DANIEL  
DANIEL LAW OFFICE, P.C.  
17W733 BUTTERFIELD ROAD, SUITE F  
OAKBROOK TERRACE, IL 60181  
(630) 833-3311

