

**VILLAGE OF LOMBARD**  
**REQUEST FOR BOARD OF TRUSTEES ACTION**  
**For Inclusion on Board Agenda**


       Resolution or Ordinance (Blue)             Waiver of First Requested  
  X   Recommendations of Boards, Commissions & Committees (Green)  
       Other Business (Pink)

**TO :** PRESIDENT AND BOARD OF TRUSTEES

**FROM:** Scott R. Niehaus, Village Manager

**DATE :** February 5, 2024      **(BOT) Date:** February 15, 2024

**SUBJECT:** ZBA 24-01: 224 W. Crystal Avenue

**SUBMITTED BY:** William J Heniff, Director of Community Development 

**BACKGROUND/POLICY IMPLICATIONS:**

Your Zoning Board of Appeals submits for your consideration its recommendation on the above referenced petition.

The petitioner requests that the Village approve the following variations on the subject property located within the R2 Single-Family Residence District:

1. A variation from Section 155.407(F)(1) to allow a front yard setback of twenty-nine (29) feet, where a front yard of thirty (30) feet is required;
2. A variation from Section 155.407(F)(3) to allow an interior side yard setback of five (5) feet where an interior side yard of six (6) feet is required; and
3. A variation from Section 155.407(F)(3) to allow an interior side yard setback of eight (8) feet where an interior side yard of nine (9) feet is required.

The Zoning Board of Appeals made the recommendation of approval by a 4-0 vote. Please place this petition on the February 15, 2024, Board of Trustees agenda for a first reading.

**Fiscal Impact/Funding Source:**  
Review (as necessary)

Finance Director \_\_\_\_\_ Date \_\_\_\_\_  
Village Manager  \_\_\_\_\_ Date 1/21/24