

June 15, 2026

Title

PC 26-09

Petitioner

Village of Lombard
255 E. Wilson Avenue
Lombard, IL 60148

Property Location

Village-wide

Approval Sought

The petitioner, the Village of Lombard, is requesting text amendments to Chapter 155 (Zoning Code) to amend the regulations for live entertainment to allow outside live entertainment activities in the B1, B2, B3, B4, B4A, B5, and B5A Districts.

Prepared By

Anna Papke, AICP
Planning and Zoning Manager

DESCRIPTION

A text amendment to the Zoning Ordinance to amend the live entertainment regulations to allow outdoor live entertainment activities in the B1, B2, B3, B4, B4A, B5 and B5A Districts.

APPROVAL(S) REQUIRED

The petitioner, the Village of Lombard, is requesting approval of a text amendment to Lombard Village Code Section 155.223, Live entertainment, to incorporate regulations for live entertainment outside the confines of a building in the B1, B2, B3, B4, B4A, B5, and B5A Districts.

INTER-DEPARTMENTAL REVIEW

Building Division:

The Building Division has no comments regarding the proposed text amendment to the Village Code.

Fire Department:

The Fire Department has no comments regarding the proposed text amendment to the Village Code.

Private Engineering Services:

Private Engineering Services has no comments regarding the proposed text amendment to the Village Code.

Public Works:

The Department of Public Works has no comments regarding the proposed text amendment to the Village Code.

Planning Services Division:

Under the current provisions of the Village Code, live entertainment is a permitted accessory use for businesses operating in Lombard. Live entertainment is regulated through the business regulations in Chapter 112 and through the operational requirements in Section 155.223 of the Zoning Ordinance. Among other requirements, Section 155.223 requires live entertainment to be conducted within the confines of the building. Live entertainment is not permitted in outside service areas.

Recently, local restaurants and bars have reached out to the Village requesting the ability to provide live entertainment (music) in outdoor seating areas and patios. Business owners have identified live music as a positive contributor to customer attraction and retention. Staff research shows many communities in the region allow outdoor live entertainment, subject to compliance with performance standards intended to mitigate off-site impacts.

Staff recommends the Village amend Section 155.223 to allow live entertainment in outside patio and dining areas subject to compliance with specific performance standards. Key features of the proposed amendments include:

- *Location requirements.* Live entertainment is permitted only in approved seating areas on private property. Live entertainment is not permitted on the right-of-way or in other publicly owned areas.
- *Time limitations.* The amendment specifies the hours during which live entertainment can occur.
- *Frequency limitations.* A business may offer outside live entertainment a maximum of three days per week.
- *Noise level restrictions.* Live entertainment must be inaudible at a specified distance from the property line of the business.

All businesses offering live entertainment must obtain a live entertainment license from the Village Clerk's office. Should the proposed amendments to Section 155.223 be adopted, this permitting process will provide an opportunity for Village staff to review requests for outdoor live entertainment on a case-by-case basis to determine ability to comply with the adopted operational regulations.

EXISTING & PROPOSED REGULATIONS

The proposed text amendments are as follows. Additions are denoted by **bold and underline**. Deletions are denoted by a ~~striketrough~~.

§ 155.223 Live entertainment.

All live entertainment activities shall comply with all of the following standards and requirements:

- (A) The live entertainment activity shall clearly be an accessory use to either a permitted or an approved conditional use.
- (B) The performance area used for the live entertainment shall not exceed 25 percent of the gross floor area of the business.
- (C) ~~All live~~ **Live** entertainment activities conducted on site shall be conducted within the confines of the building: **,except as provided for in § 155.223(D).**
- (D) **Live entertainment activities may be conducted outside the confines of the building of a bar or restaurant in the B1, B2, B3, B4, B4A, B5, and B5A Districts, subject to the following requirements:**
 - (1) **Live entertainment activities shall not occur on public property or in the public right-of-way.**
 - (2) **Live entertainment activities shall occur only within an outdoor seating area approved per Chapter 119 Article III.**
 - (3) **Outdoor live entertainment is limited to a maximum of three days per week per property.**

- (4) Outdoor live entertainment activities shall be limited to the hours of 11 AM through 10 PM on weekdays (Sunday through Thursday), and 11 AM through 11 PM on Fridays and Saturdays.
- (5) Amplified sound shall not be audible more than two hundred (200) feet beyond the property line, except in the B5 District where amplified sound shall not be audible more than one hundred (100) feet beyond the property line.
- (6) Any sound reinforcement for indoor areas must remain indoors and not be directed toward or audible from the patio.

(D) (E) No toxic, explosive, flammable, or other hazardous materials: as defined by the current Fire Code as adopted by the Village of Lombard Code, Title 15, Chapter 150 shall be used for any live entertainment purposes.

(E) (F) All live entertainment activities shall fully comply with all other provisions of this Village Code.

(F) (G) Any business serving alcoholic beverages shall be required to meet the full provisions of Chapter 112 of this Village Code, which regulates alcoholic beverages.

(G) (H) Each live entertainment applicant shall submit to the village a live entertainment application for review and approval. No live entertainment shall operate prior to the approval of the village.

STANDARDS FOR TEXT AMENDMENTS

For any change to the Village Code, the standards for text amendments must be affirmed. The standards are noted below:

1. *The degree to which the proposed amendment has general applicability within the Village at large and not intended to benefit specific property;*
The proposed text amendment is applicable to all properties in the B1, B2, B3, B4, B4A, B5, and B5A Districts.
2. *The consistency of the proposed amendment with the objectives of this ordinance and the intent of the applicable zoning district regulations;*
The proposed text amendment is consistent with the objectives of the Village Code. The stated purpose of Chapter 155, the Zoning Ordinance, is to encourage the most appropriate use of land throughout the Village and to protect properties from encroachment by incompatible uses or operational impacts. The proposed amendments advance this purpose.
3. *The degree to which the proposed amendment would create nonconformity;*
The proposed amendment would not create any nonconformities.
4. *The degree to which the proposed amendment would make this ordinance more permissive;*
The proposed amendment will make the ordinance more permissive, as it expands opportunities for businesses to offer live entertainment.
5. *The consistency of the proposed amendment with the Comprehensive Plan; and*
Staff finds the proposed amendment would be consistent with the Comprehensive Plan.

6. *The degree to which the proposed amendment is consistent with village policy as established in previous rulings on petitions involving similar circumstances.*

The Village has a history of amending the Village Code to address changing circumstances or to provide clarity. The proposed amendment is consistent with established Village policy in this regard.

FINDINGS & RECOMMENDATIONS

Based on the above findings, the Inter-Departmental Review Committee has reviewed the petition and finds that it meets the standards required by the Village Code. As such, the Inter-Departmental Review Committee recommends that the Plan Commission make the following motion recommending approval of this petition:

Based on the submitted petition and the testimony presented, the requested text amendment **complies** with the standards required by the Village of Lombard Zoning Ordinance; and, therefore, I move that the Plan Commission accept the findings and recommendations of the Inter-Departmental Report as the findings of the Plan Commission and I recommend to the Corporate Authorities **approval** of PC 26-09.

Inter-Departmental Review Committee Report approved by:



Trevor Dick, EAICP

Director of Economic Development and Planning

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