

**VILLAGE OF DOWNERS GROVE**  
**COUNCIL ACTION SUMMARY**

**INITIATED:** \_\_\_\_\_ Petitioner \_\_\_\_\_ **DATE:** June 21, 2005  
(Name)

**RECOMMENDATION FROM:** Plan Commission **FILE REF:** 04-05  
(Board or Department)

**NATURE OF ACTION:**

- Ordinance
- Resolution
- Motion
- Other

**STEPS NEEDED TO IMPLEMENT ACTION:**

Motion to Adopt "AN ORDINANCE AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE VILLAGE OF DOWNERS GROVE, ILLINOIS, CODIFIED AS CHAPTER 28 OF THE DOWNERS GROVE MUNICIPAL CODE, AS AMENDED TO REZONE PROPERTY LOCATED AT 2407, 2409, 2411 MAPLE AVENUE AND 5635, 5637, AND 5639 ELINOR AVENUE", as presented.

**SUMMARY OF ITEM:**

Adoption of the attached ordinance shall rezone the properties commonly known as 2407, 2409, 2411 Maple Avenue and 5635, 5637, and 5639 Elinor Avenue from Village R-1 Single Family Residential to Village R-5A Townhouse Residence.

**RECORD OF ACTION TAKEN:**

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ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE AMENDING THE COMPREHENSIVE ZONING ORDINANCE  
OF THE VILLAGE OF DOWNERS GROVE, ILLINOIS, CODIFIED AS  
CHAPTER 28 OF THE DOWNERS GROVE MUNICIPAL CODE, AS AMENDED  
TO REZONE PROPERTY LOCATED AT  
2407, 2409, 2411 MAPLE AVENUE AND 5635, 5637, AND 5639 ELINOR AVENUE**

WHEREAS, the real estate located on the south side of Maple Avenue and the east side of Elinor Avenue and hereinafter described has been classified as R-1 Single Family Residence under the Comprehensive Zoning Ordinance of the Village of Downers Grove; and,

WHEREAS, the owner or owners of said real estate have requested that such property be rezoned as hereinafter provided; and

WHEREAS, it appears that the Plan Commission of the Village of Downers Grove has given the required public notice, and has conducted a public hearing respecting said requested rezoning in accordance with applicable law; and

WHEREAS, making due allowance for existing conditions, the conservation of property values, the development of the property in conformance to the official Future Land Use Plan and Map of the Village of Downers Grove, and the current uses of the property affected, the Council has determined that the proposed rezoning is for the public good.

NOW, THEREFORE, BE IT ORDAINED by the Council of the Village of Downers Grove, in DuPage County, Illinois, as follows:

SECTION 1. The Comprehensive Zoning Ordinance of the Village of Downers Grove, Illinois, codified as Chapter 28 of the Downers Grove Municipal Code (which ordinance as heretofore amended, is hereinafter referred to as the "Zoning Ordinance"), is hereby further amended by changing to "R-5A, Townhome Residence District" the zoning classification of the following described real estate, to wit:

Lots 45, 64, 65 and 66 in First Addition to Belmont Park, being a subdivision in part of Section 13, Township 38 North, Range 10 East of the Third Principal Meridian, according to the plat thereof recorded on December 1, 1922 as Document Number 161104, in DuPage County, Illinois;

Together With

Lot 1 in Hwang Resubdivision, being a subdivision in part of Section 13, Township 38 North, Range 10 East of the Third Principal Meridian, according to the plat thereof recorded on March 5, 1998 as Document Number R98-40154, in DuPage County Illinois;

Together With

That part of Elinor Avenue lying westerly of and adjoining to the above described property,

Together With

That part of Maple Avenue lying northerly of and adjoining to the above described property.

Commonly known as 2411, 2409 and 2407 Maple Avenue and 5639, 5637 and 5635 Elinor, Downers Grove, IL (PIN Nos. 08-13-107-001,-002,-003, 08-13-107-015, 08-13-107-004,-005,-006)

SECTION 2. The official zoning map shall be amended to reflect the change in zoning classification effected by Section 1 of this ordinance.

1. Compliance with all Federal, State and Village laws, ordinances, regulations and policies.
2. Compliance with all conditions of approval included in "A Resolution Approving the Final Plat of Subdivision for Villas of Maple Woods Subdivision".

SECTION 3. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. This ordinance shall be in full force and effect from and after its passage and publication in pamphlet form as provided by law.

\_\_\_\_\_  
Mayor

Passed:

Published:

Attest: \_\_\_\_\_

Village Clerk

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