

**PIN:**  
**07-22-208-009**

**ADDRESS:**  
**2155 AURORA AVENUE, NAPERVILLE, ILLINOIS 60540**

**PREPARED BY:**  
**CITY OF NAPERVILLE**  
**LEGAL DEPARTMENT**  
**630/420-4170**

**RETURN TO:**  
**CITY OF NAPERVILLE**  
**CITY CLERK'S OFFICE**  
**400 SOUTH EAGLE STREET**  
**NAPERVILLE, IL 60540**

**PZC Case #18-1-088**

**ORDINANCE NO. 18 -**

**AN ORDINANCE GRANTING A TEMPORARY USE FOR A TEMPORARY PARKING LOT FOR BILL JACOBS VOLKSWAGEN at 2155 AURORA AVENUE**

**WHEREAS**, BILL JACOBS VOLKSWAGEN, (hereinafter referenced as “Owner” and also as “Petitioner”) is the owner of real property located at 2155 Aurora Avenue, Naperville, Illinois, legally described on **Exhibit A** and depicted on **Exhibit B** (hereinafter referenced as “Subject Property”); and

**WHEREAS**, the Subject Property is currently zoned B3 (General Commercial District) and is improved with a permitted inventory parking lot and an existing non-hard surface parking lot that was previously approved as a temporary use by Ordinance 12-120 and expired on December 31, 2014; and

**WHEREAS**, the Petitioner has petitioned the City of Naperville for approval of a temporary use to allow for continued use of the existing non-hard surface parking lot on the Subject Property through December 31, 2023 for vehicle inventory and employee parking in the area generally depicted on **Exhibit C** (Site Plan), which is not in compliance with

Section 6-9-2:5 (Off-Street Parking: Access to Off-Street Parking Facilities) of the Municipal Code which requires that parking occur on a hard surface; and

**WHEREAS**, the Petitioner is requesting approval of a temporary use pursuant to Section 6-2-11 (Temporary Buildings, Structures and Uses of Land) of the Naperville Municipal Code to allow for a temporary parking lot to remain on the Subject Property through December 31, 2023, as depicted on **Exhibit B**; and

**WHEREAS**, pursuant to Section 6-2-11 of the Naperville Municipal Code, temporary uses which exceed a six-month period require City Council approval and may be approved if the use does not have an adverse impact on the surrounding properties, public health, safety and general welfare; and

**WHEREAS**, the City Council has determined that the temporary use should be granted as provided herein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NAPERVILLE, DUPAGE AND WILL COUNTIES, ILLINOIS, in exercise of its home rule powers, as follows:**

**SECTION 1:** The foregoing recitals are incorporated as though fully set forth here. All exhibits referenced in this Ordinance shall be deemed incorporated and made part hereof.

**SECTION 2:** A temporary use to allow for continued use of an existing non-hard surface parking lot on the Subject Property, as depicted on **Exhibit B**, is hereby granted through December 31, 2023. Said parking lot shall be removed in its entirety on or before December 31, 2023 subject to the condition that the parking lot only be utilized for inventory and employee parking during the term of the temporary use.

**SECTION 3:** This Ordinance is subject to all conditions and requirements set forth in the Naperville Municipal Code, as amended from time to time.

**SECTION 4:** The City Clerk is authorized and direct to record this Ordinance with the DuPage County Recorder.

**SECTION 5:** This Ordinance shall be in full force and effect upon its passage and approval.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

AYES:

NAYS:

ABSENT:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Steve Chirico  
Mayor

ATTEST:

\_\_\_\_\_  
Pam Gallahue, Ph. D.  
City Clerk