



VILLAGE OF ORLAND PARK

14700 Ravinia Avenue
Orland Park, IL 60462
www.orland-park.il.us

Ordinance No: 4217

File Number: 2006-0458

AN ORDINANCE AMENDING THE LAND DEVELOPMENT CODE OF THE VILLAGE OF
ORLAND PARK, AS AMENDED TO ESTABLISH NEW ZONING DISTRICTS

VILLAGE OF ORLAND PARK

STATE OF ILLINOIS, COUNTIES OF COOK AND WILL

Published in pamphlet form this 6th day of February, 2007 by authority of the President and Board
of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois.

VILLAGE OF ORLAND PARK

Ordinance No: 4217

AN ORDINANCE AMENDING THE LAND DEVELOPMENT CODE OF THE VILLAGE OF ORLAND PARK, AS AMENDED TO ESTABLISH NEW ZONING DISTRICTS

WHEREAS, the Corporate Authorities of the Village of Orland Park, an Illinois home rule municipality, have on February 8, 1991, adopted a Land Development Code (“the Code”) and zoning map; and

WHEREAS, amendments to the text of the Code and to the zoning map are adopted from time to time to insure that both are up to date and responsive to community needs; and

WHEREAS, recent amendments have been proposed to the text and maps of the Code to establish new zoning districts that will protect open space, more accurately reflect the present and projected uses of the affected land, reduce the number of non-conforming lots in certain areas and reduce problems that may exist with financing of home improvements in certain cases; and

WHEREAS, the Plan Commission of the Village held a series of four public hearings beginning on August 8, 2006, and properly continued to subsequent dates, on whether the proposed new zoning districts should be created and what the text of their specific regulations should be, at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, a public notice in the form required by law was given of the initial August 8, 2006 public hearing date by publication not more than thirty (30) days nor less than fifteen (15) days prior to said date in the Orland Park Star and the Daily Southtown, newspapers of general circulation in this Village, there being no newspaper published in this Village, and by notice mailed to all affected properties; and

WHEREAS, the Plan Commission of this Village has filed its report of findings and recommendations that the attached proposed text amendments to Section 6 of the Land Development Code and the proposed map amendments to the zoning map of the Village be made, and this Board of Trustees has duly considered said report and findings and recommendations.

NOW, THEREFORE, Be It Ordained by the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois, as follows:

SECTION 1

This Board finds and determines that the adoption of the attached amendments to the Land Development Code and the zoning map of the Village of Orland Park to create and identify the locations of the Open Lands Zoning District (OL District), the R-2A Residential Zoning District (R-2A District) and the R-3A Residential Zoning District (R-3A District) are in the best interests of the Village and its residents, are in the

VILLAGE OF ORLAND PARK

Ordinance No: 4217

public interest, constitute an improvement to the Land Development Code of the Village of Orland Park, and are in keeping with the spirit and in furtherance of the purpose of the Land Development Code of the Village of Orland Park, as set forth in Section 1-102 thereof.

SECTION 2

The text and zoning district map of the Land Development Code of the Village of Orland Park, as amended, are hereby further amended as indicated in Exhibit A, attached hereto and incorporated herein. (The attached Exhibit A will be re-formatted for inclusion in the Land Development Code.)

SECTION 3

All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed insofar as they conflict herewith.

SECTION 4

This Ordinance shall become and be effective immediately upon its passage, approval and publication in the manner provided by law. It is ordered that publication of this Ordinance be made by the duplication thereof in pamphlet form said pamphlets to be deposited in the office of the Village Clerk of the Village of Orland Park, for general distribution

PASSED this 5th day of February, 2007

/s/ David P. Maher

David P. Maher, Village Clerk

Aye: 5 Trustee Fenton, Trustee Murphy, Trustee Gira, Trustee Schussler, and Trustee O'Halloran

Nay: 0

Absent: 2 Trustee Dodge, and Village President McLaughlin

DEPOSITED in my office this 5th day of February, 2007

/s/ David P. Maher

David P. Maher, Village Clerk

VILLAGE OF ORLAND PARK

Ordinance No: 4217

APPROVED this 5th day of February, 2007

/s/ Daniel J. McLaughlin

Daniel J. McLaughlin, Village President

PUBLISHED this 6th day of February, 2007

/s/ David P. Maher

David P. Maher, Village Clerk