

ORDINANCE NO. 2007 -39

**AN ORDINANCE GRANTING FINAL
APPROVAL FOR THE PROPOSED
REVISIONS TO THE BUILDING ADDITION
TO THE CARSON PIRIE SCOTT
FURNITURE GALLERY LOCATED ON
FORMER JC PENNEY HOMESTORE LOT,
IN THE VILLAGE OF VERNON HILLS,
LAKE COUNTY.**

WHEREAS, Don Bruce representing Bon Ton Stores and Westfield LLC, owner of the property, Inc in regard to property legally described in Exhibit A, has petitioned the Village of Vernon Hills, pursuant to the Vernon Hills Zoning Ordinance of 1982, as amended, to amend the final architectural plans for the existing building located on Lot 1 in the Resubdivision of Lot 6 in the Hawthorn Center Subdivision, (aka former JC Penney Homestore) to renovation of the building and the elevations..

WHEREAS, the property and original building were developed as a JC Penney Homestore and later purchased by Westfield LLC in 2007.

WHEREAS, Bon Ton, has requested approval of revised elevations to allow the addition of new window and renovation of the front entrance to the building.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE AND STATE OF ILLINOIS:

SECTION I. Pursuant to the Vernon Hills Zoning Ordinance of 1982, as amended, the final revised architectural plan for the proposed addition located Lot 1 in the Resubdivision of Lot 6 in the Hawthorn Center Subdivision is hereby approved as presented in the plans prepared by Chipman Adams Architects including color illustration of the renovation dated May 11, 2007 and elevations on the building with the proposed changes site plans and the Exterior Elevation Wall Section & Details, being Page 0-2 and dated 5/04/07. Said revised plans consisting of 2 pages and the cover letter from Scott Neirman dated May 25, 2007 are attached as Exhibit B. Said approval is subject to the following:

1. The signage depicted in the plans is not included as a part of this approval. The signage exceeds the Sign Ordinance requirements and requires approval of certain variations by the ZBA and Village Board.
2. The owner and petitioner shall work with the staff to upgrade the landscaping and parking lot, as required.
3. Compliance with all ordinances and standards of the Village unless otherwise specified.

SECTION II. SEVERABILITY. In the event that any section, clause, provision, or part of this ordinance shall be found and determined to be invalid by a court of competent jurisdiction, all valid parts that are severable from the invalid parts shall remain in full force and effect. If any part of this ordinance is found to be invalid in any one or more of its several applications, all valid applications that are severable from the invalid applications shall remain in effect.

SECTION III. REPEAL AND SAVINGS CLAUSE. All ordinances or parts of ordinances in conflict herewith are hereby repealed; provided, however, that nothing herein contained shall affect any rights, actions or causes of action which shall have accrued to the Village of Vernon Hills prior to the effective date of this ordinance.

SECTION IV. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION V. ORDINANCE NUMBER. This ordinance shall be known as Ordinance Number 2007-39.

Adopted by roll call vote as follows:

AYES: 4-Koch, Marquardt, Williams, Hebda

NAYS: 0-None

ABSENT AND NOT VOTING: 2-Schultz, Schwartz

Roger L. Byrne, Village President

PASSED: 6/19/2007

APPROVED: 6/19/2007

PUBLISHED IN PAMPHLET FORM: 6/19/2007

ATTEST:

Linda Pelletier, Village Clerk