

ORDINANCE 2025-20

**ORDINANCE APPROVING THE VILLAGE OF
NILES OFFICIAL ZONING MAP**

Dated: This 25th day of March, 2025

**Published in Pamphlet Form by Authority
of the
President and Board of Trustees
Village of Niles**

ORDINANCE 2025-20

ORDINANCE APPROVING THE VILLAGE OF NILES OFFICIAL ZONING MAP

WHEREAS, the Village President and Board of Trustees (hereinafter collectively referred to as the “Village Board”) of the Village of Niles, Cook County, Illinois (hereinafter the “Village”), find that the Village is a home rule municipal corporation as provided in Article VII, Section 6 of the 1970 Constitution of the State of Illinois and pursuant to said constitutional authority, may exercise and perform any function pertaining to its governmental affairs; and

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Niles, Cook County, Illinois as follows:

SECTION 1: That the Official Zoning Map of the Village of Niles, Illinois, dated March 25, 2025, be approved pursuant to 65 ILCS 5/11-13-19.

SECTION 2: That this Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION 3: That all other ordinances or parts of ordinance are hereby repealed.

PASSED: This 25th day of March, 2025

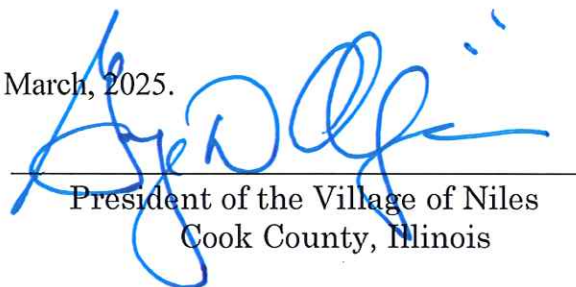
YEAS: 6 Dubiel, Jekot, Matyas, Niedermaier, Strzelecki, Warda

NAYS: 0

ABSENT: 1 Alpogianis

ABSTAIN: 0

APPROVED by me this 25th day of March, 2025.



President of the Village of Niles
Cook County, Illinois

ATTESTED AND FILED in my office this 25th day of March 2025, and published in pamphlet form as provided by law in the Village of Niles, Illinois.



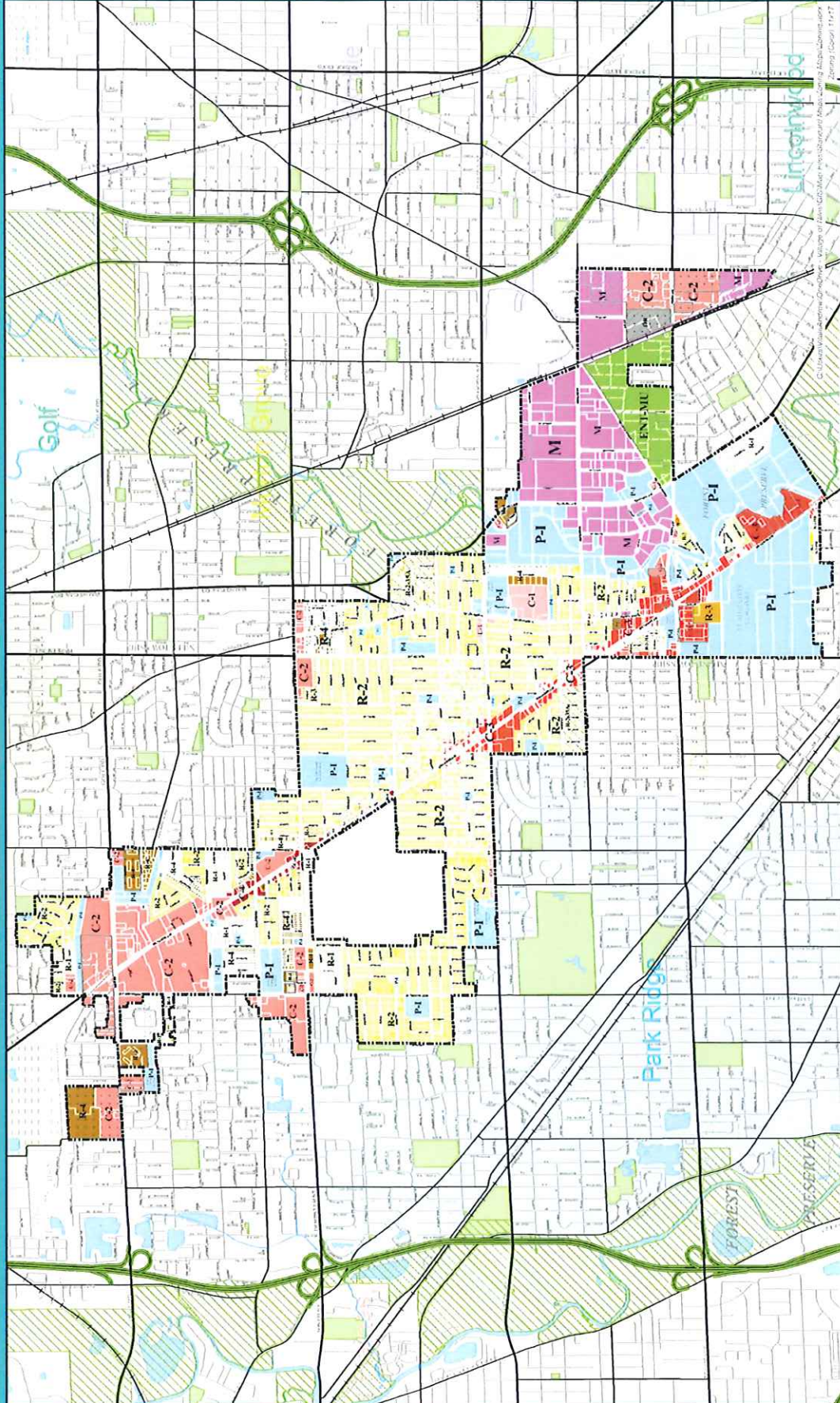
Village Clerk



Ordinance 2025-20
Exhibit "A"

Village of Niles - Zoning Map

1 inch = 31,200 feet
Niles, IL 60714
www.niles.com
Date: 2/18/2025 (1:55 AM)



Zoning

- C-1 Corridor Commercial
- C-2 General Commercial
- C-3 Milwaukee Avenue Form-Based
- C-4 Milwaukee Ave Mixed-Use
- C-5 Urban Village
- ENT-MU Entertainment / Mixed-Use
- M Limited Industrial
- OR Office / Research
- P-1 Public / Institutional Lands

Zoning Overlay Districts

- R-1 Single Family Residential
- R-2 Single Family Residential
- R-2-35A Single Family Residential
- R-2-35B Single Family Residential
- R-3 Two-Family / Townhome Residential

No Zoning Established

- R-4 Multi-Family Residential

PUD Planned Unit Development

- CE-OL Cannabis Establishment Overlay District

**ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES
ON THE 25TH DAY OF MARCH, 2025**

This map reflects the zoning map of the Village of Niles, Illinois, as amended by Ordinance 2025-20, adopted on March 25, 2025. The map is subject to the provisions of the Village of Niles Comprehensive Zoning Ordinance, as amended.

COMMUNITY DEVELOPMENT DEPARTMENT
CHRISTINE RAGUSO, DIRECTOR (847) 588 - 8040