



City of Chicago



SO2021-2448

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	6/25/2021
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 3-J at 3518-3556 W Division St - App No. 20749T1
Committee(s) Assignment:	Committee on Zoning, Landmarks and Building Standards

FINAL FOR PUBLICATION

ORDINANCE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1. Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing all of the M2-1, Light Industry District symbols and indications as shown on Map No 3-1 in the area bounded by:

West Potomac Avenue, Chicago Milwaukee and St. Paul Rail Road Right-of-Way; West Division Street; and North Central Park Avenue

to those of a C2-1 Motor Vehicle-Related District.

SECTION 2 This ordinance shall be in force and effect from and after its passage and due publication.

Common Address of Property: 3518-3556 W. Division Street, Chicago, IL 60651

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Substitute Narrative and Plans for Zoning Map Amendment
Type 1 at 3518-3556 W. Division Street
From M2-1 to C2-1

- A) Analysis describing proposed development: Building will be remodeled to auto parts supply and accessory sales store. There will be no dwelling units. Existing commercial space – 29,028 sf; Parking spaces – 119; Building height – 19'-0". No changes to the existing bulk size of the building.
- a. Floor area ratio: 0.24
Lot area: 120,196.89 square feet – 2.75 acres
 - b. Density (lot area per dwelling unit): None – no residential
 - c. Off-street Parking: 119 on-site parking spaces
 - d. Setbacks:
 - Front: 229.81 feet
 - Rear: 160.88 feet
 - East: 4.04 feet
 - West: 0 feet
 - e. Building height: 19.0 feet

Plans have been provided for reference.

FINAL FOR PUBLICATION

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- GENERAL NOTES**
- SEE VERTICAL CURVE FOR ADDITIONAL INFORMATION.
 - ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED. DIMENSIONS TO FACE OF CURVES ARE TO THE CENTERLINE OF THE ROAD UNLESS OTHERWISE SPECIFIED.
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TABLE 1

GENERAL NOTES

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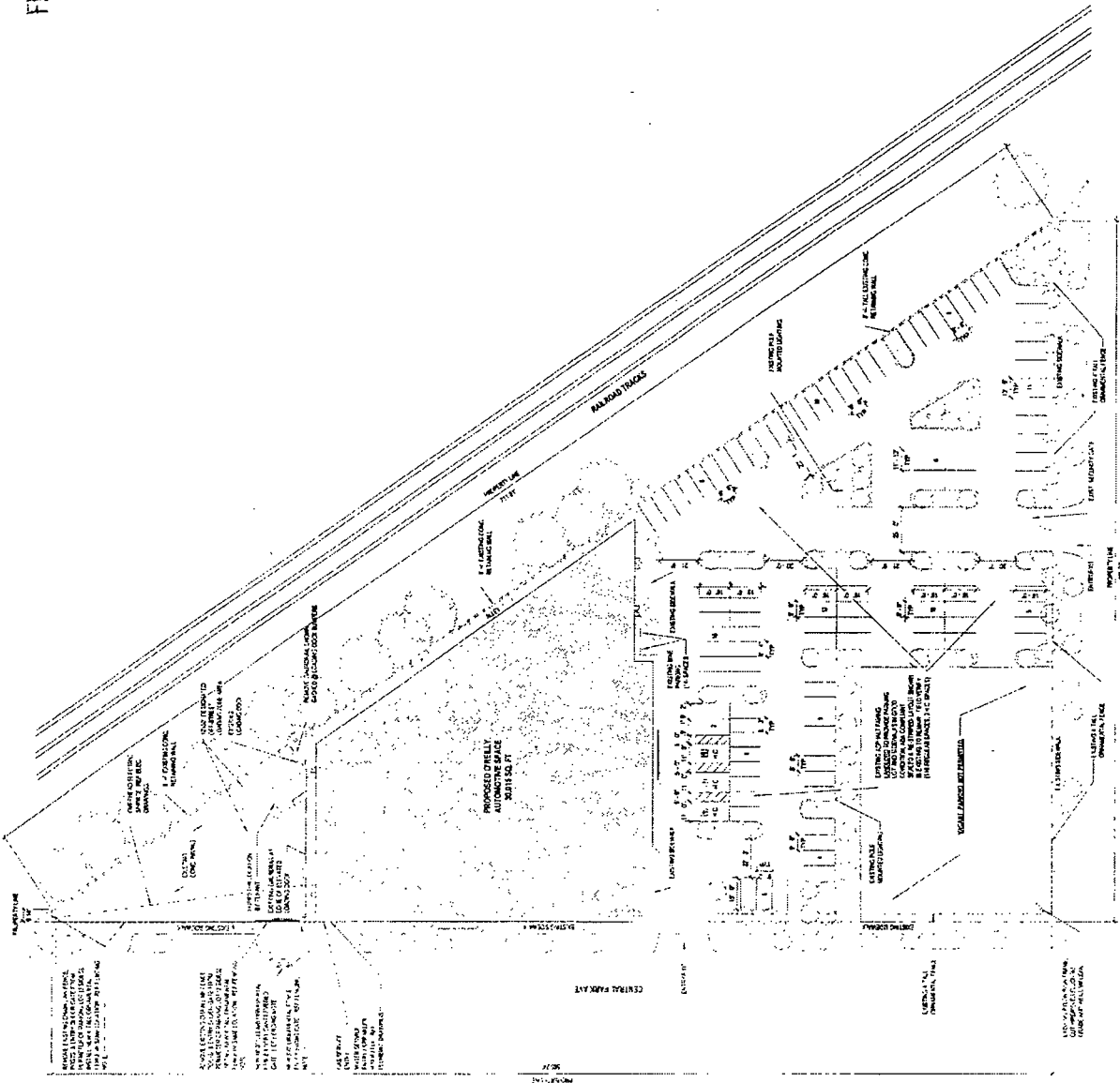
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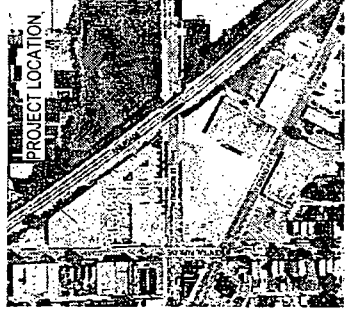
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1A SITE LOCATOR MAP



1 ARCHITECTURAL SITE PLAN

PROJECT

ARCHITECT: JAMES H. HAN

DATE: 11/11/08

SCALE: 1/8" = 1'-0"

PROJECT: GREATLY AUTO PARTS STORE

REilly

ARCHITECTURE

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TEL: (415) 398-2574

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WWW.REILLYARCHITECTURE.COM

ASP1.1

DATE: 11/11/08

BY: JH



3 NORTH COLOR EXTERIOR ELEVATION



2 WEST COLOR EXTERIOR ELEVATION



1 SOUTH COLOR EXTERIOR ELEVATION

EXTERIOR COLOR ELEVATIONS
 REMODEL O'REILLY AUTO PARTS STORE
 CHICAGO, IL



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