



City of Chicago



O2018-4931

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	6/27/2018
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 1-G at 456 N May St - App No. 19714T1
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 M2-2 Light Industry District, as shown on Map 1-G in the area bounded by:

North May Street, a line 146.70 feet South of West Grand Avenue, the alley West of and parallel to North May Street; and a line 171.70 feet South of West Grand Avenue.

To those of **B2-3 Neighborhood Mixed-Use District**

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

Common Address of Property: 456 North May Street, Chicago, IL

**NARRATIVE AND PLANS
FOR THE PROPOSED REZONING
AT
456 NORTH MAY STREET**

FINAL FOR PUBLICATION

The Application is to change zoning for 456 North May Street from M2-2 Light Industry District to B2-3, Neighborhood Mixed-Use District. The Applicant intends to construct a three (3) dwelling unit building with basement and a partial fourth floor. The footprint of the building will be 20 feet 6 inches by 72 feet in size. The building height shall be 46 feet 6 inches high, as defined by Code.

LOT AREA: 2,900 SQUARE FEET

FLOOR AREA RATIO: 2.05

BUILDING AREA: 5,946 SQUARE FEET

DENSITY, per DWELLING UNIT: 966.67 SQUARE FEET PER DWELLING UNIT

OFF-STREET PARKING: THERE WILL BE THREE OFF-STREET, GARAGE PARKING SPACES PROVIDED.

FRONT SETBACK: 4 FEET 4 INCHES

REAR SETBACK: 33 FEET

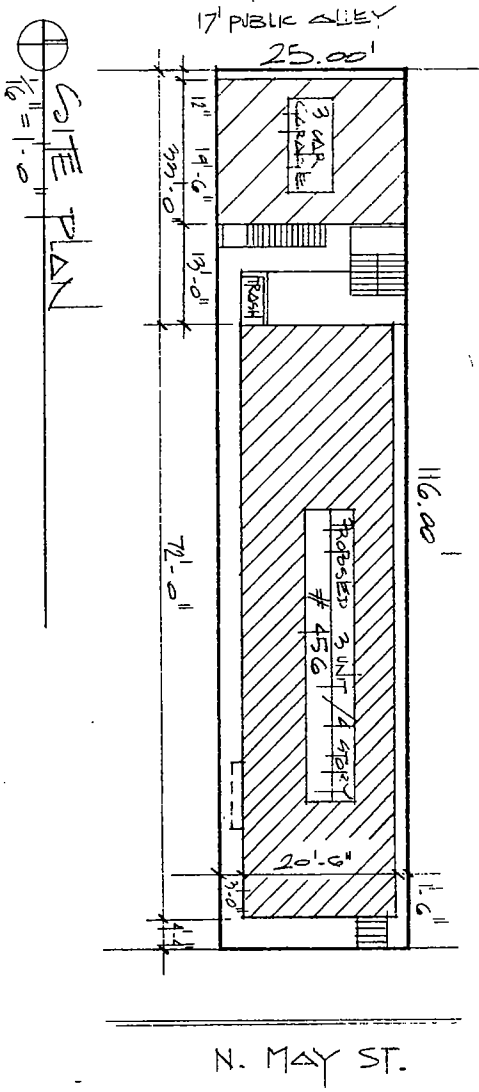
SIDE SETBACK: 3 FEET (SOUTH) 1 FOOT 6 INCHES (NORTH)

REAR YARD OPEN SPACE: ZERO

BUILDING HEIGHT: 46 FEET 6 INCHES

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184-001485

180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312-750-1800
 FAX: 312-750-1801
 email: hannaarchitects@sbcglobal.net
 HANNA ARCHITECTS, INC. 2018

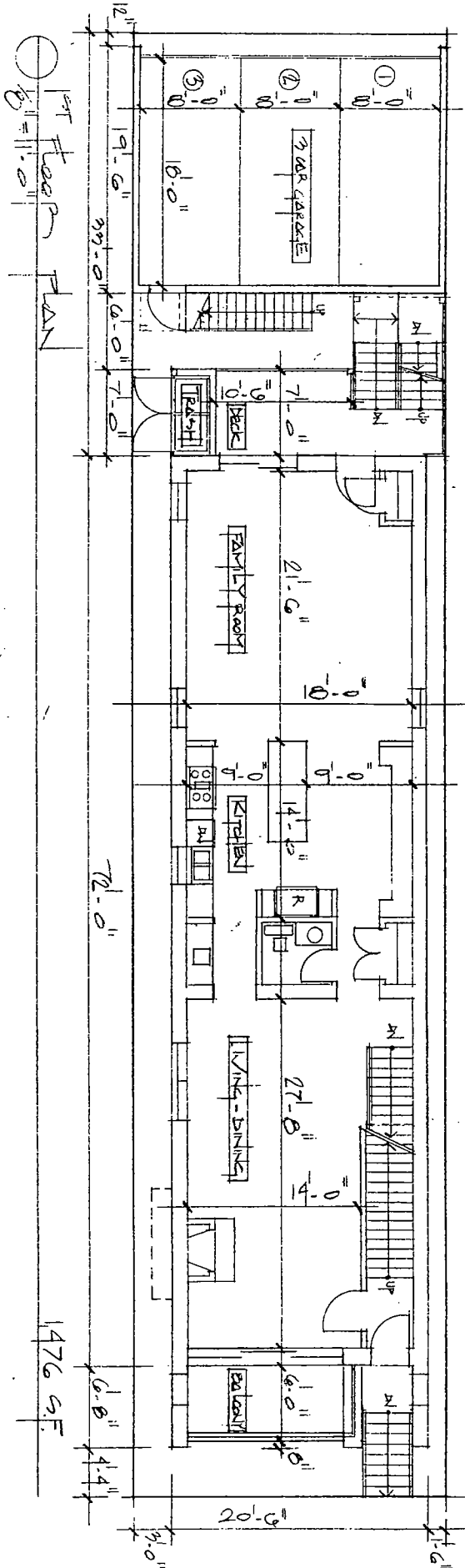


⊕
 1/8" = 1'-0"
 SITE PLAN

FINAL FOR PUBLICATION

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184 - 001485

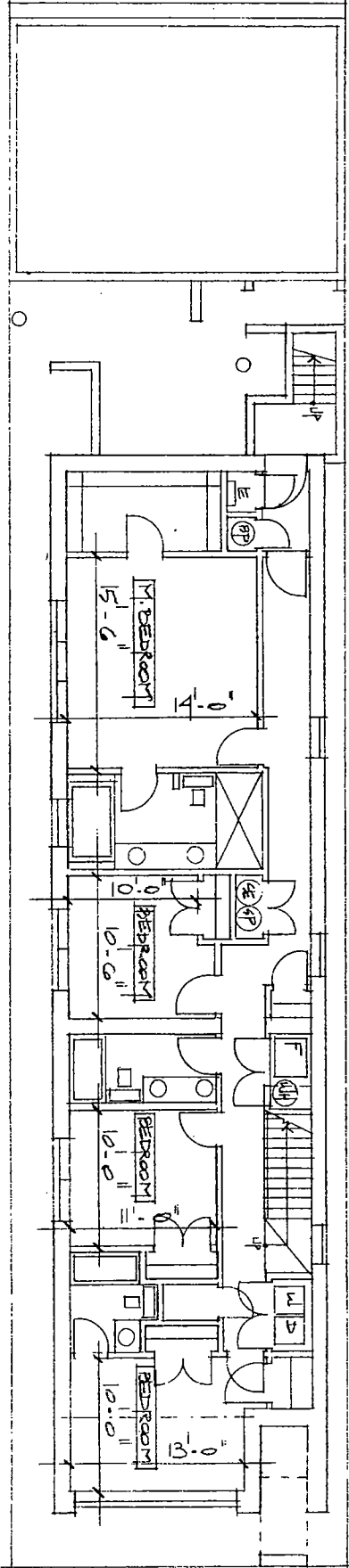
180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312-750-1800
 FAX: 312 750-1801
 email: hannaarchitects @ stcglobal.net
 © HANNA ARCHITECTS, INC. 2018



FINAL FOR PUBLICATION

HANNA
ARCHITECTS INC.
PROFESSIONAL DESIGN FIRM
ARCHITECT CORPORATION
LICENSE NUMBER 184 - 001485

180 W WASHINGTON
CHICAGO, ILLINOIS 60602
PHONE: 312-750-1800
FAX: 312-750-1801
email: hannaarchitects@sbcglobal.net
HANNA ARCHITECTS, INC. 2018

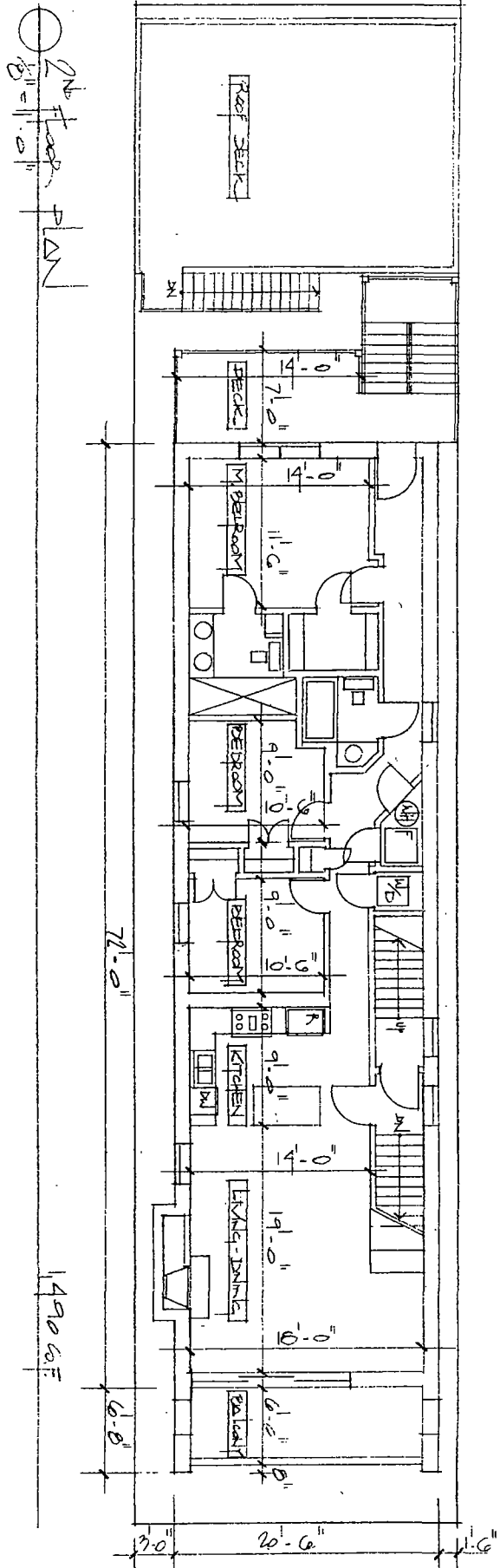


○ 1/8" = 1'-0"
RESIDENT FLOOR PLAN

FINAL FOR PUBLICATION

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184-1001483

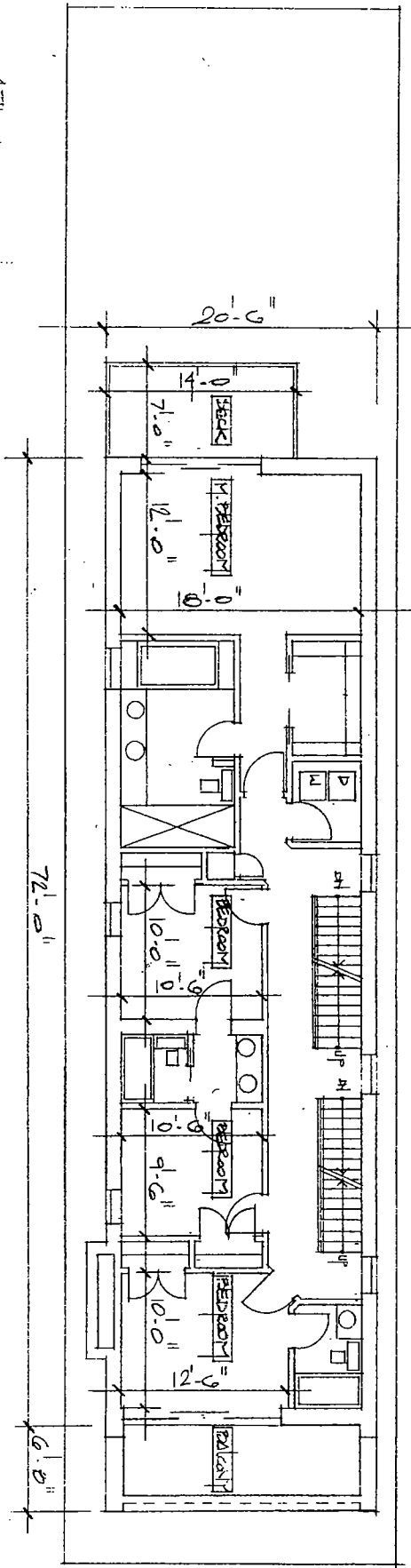
180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312-750-1800
 FAX: 312-750-1801
 email: hannaarchitects@sbcglobal.net
 © HANNA ARCHITECTS, INC. 2018



FINAL FOR PUBLICATION

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184 - 001485

180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312.750.1800
 FAX: 312.750.1801
 email: hannaarchitects @ stcglobal net
 © HANNA ARCHITECTS, INC. 2018

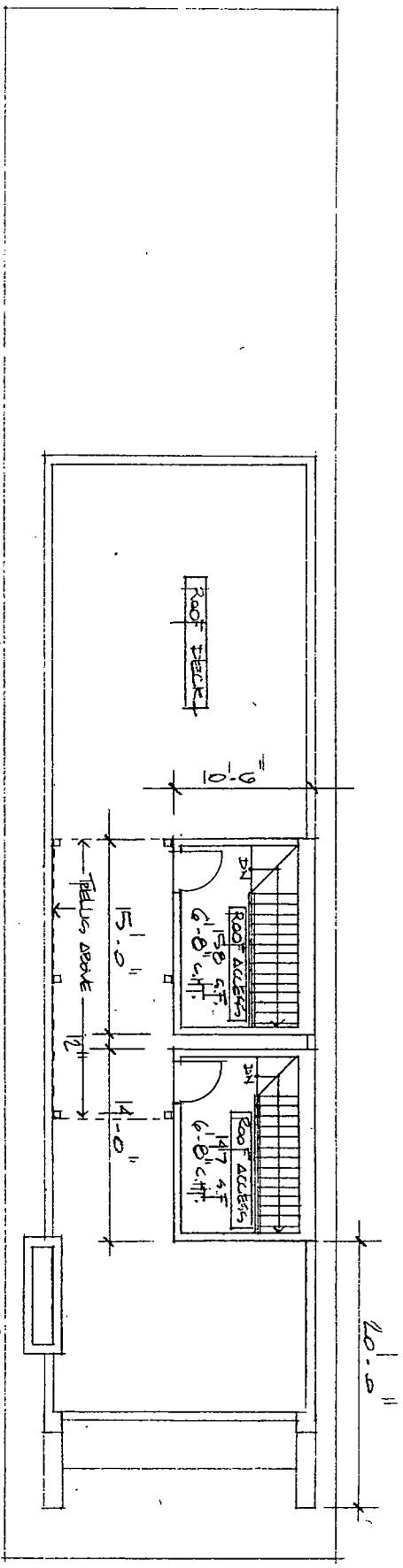


4TH FLOOR PLAN
 1/8" = 1'-0"

FINAL FOR PUBLICATION

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184-001485

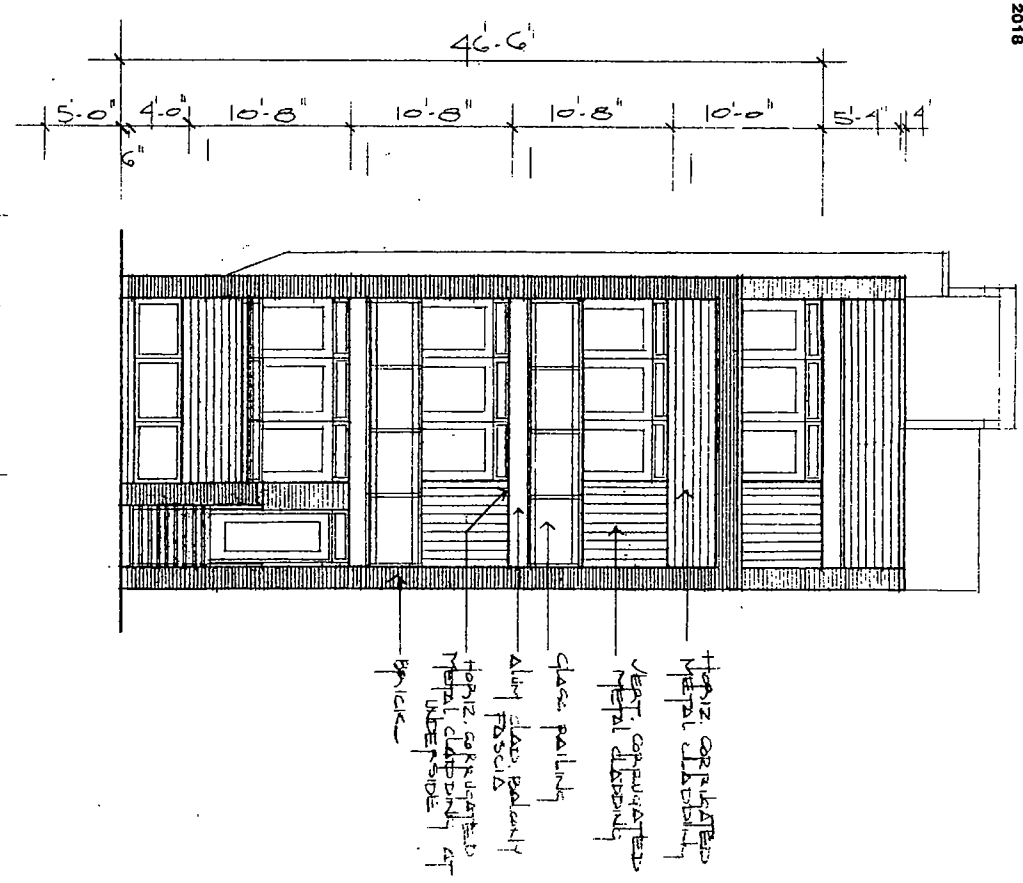
180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312-750-1800
 FAX: 312-750-1801
 email: hannaarchitects@sbcglobal.net
 © HANNA ARCHITECTS, INC. 2018



FINAL FOR PUBLICATION

HANNA
 ARCHITECTS, INC.
 PROFESSIONAL DESIGN FIRM
 ARCHITECT CORPORATION
 LICENSE NUMBER 184-001485

180 W. WASHINGTON
 CHICAGO, ILLINOIS 60602
 PHONE: 312-750-1800
 FAX: 312-750-1801
 email: hannaarchitects@sbcglobal.net
 © HANNA ARCHITECTS, INC. 2018

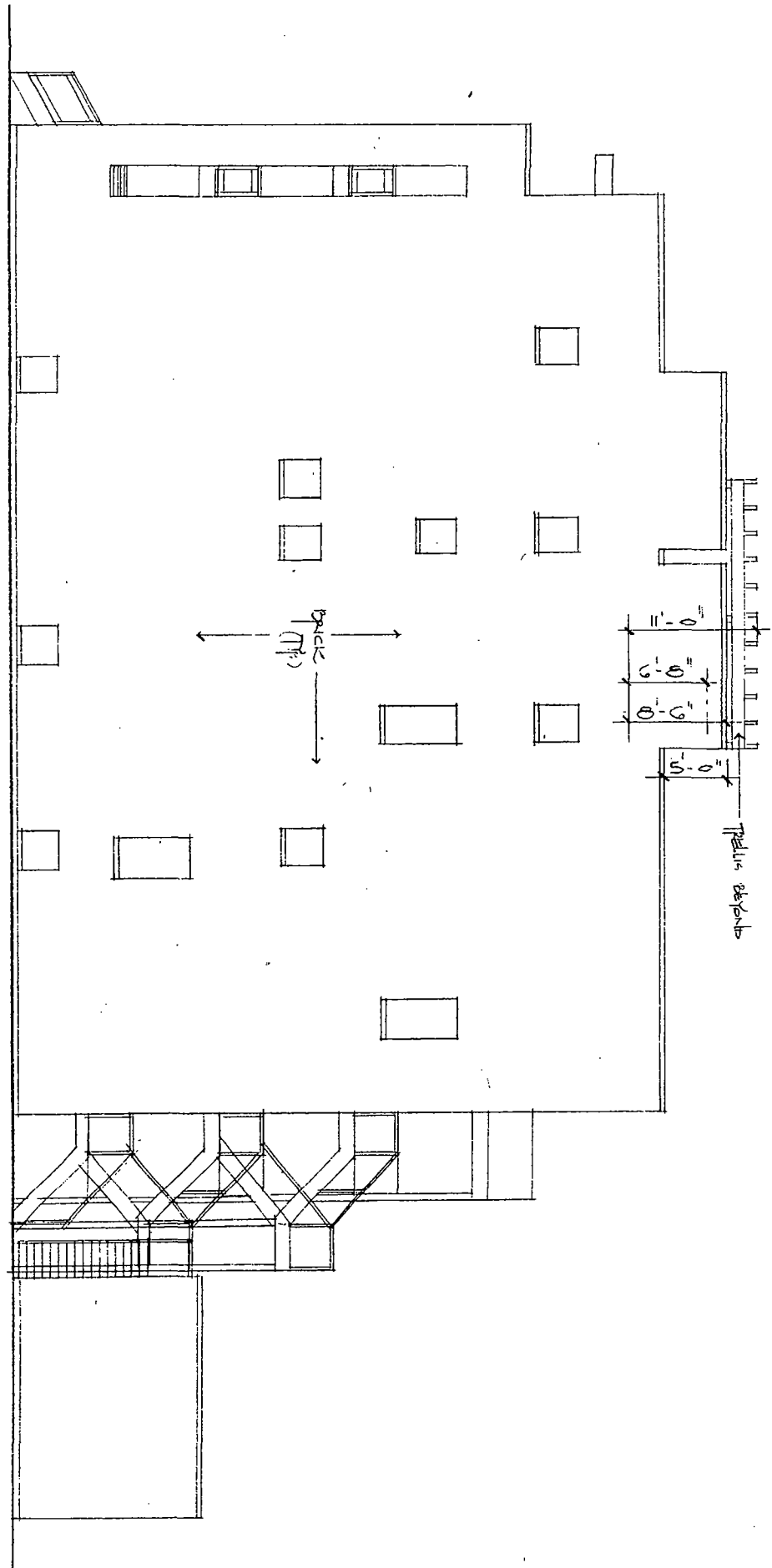


Front Elevation
 1/8" = 1'-0"

FINAL FOR PUBLICATION

HANNA
ARCHITECTS, INC.
PROFESSIONAL DESIGN FIRM
ARCHITECT CORPORATION
LICENSE NUMBER 184 - 001485

180 W. WASHINGTON
CHICAGO, ILLINOIS 60602
PHONE: 312-750-1800
FAX: 312-750-1801
email: hannaarchitects@bcgglobal.net
HANNA ARCHITECTS, INC. 2018

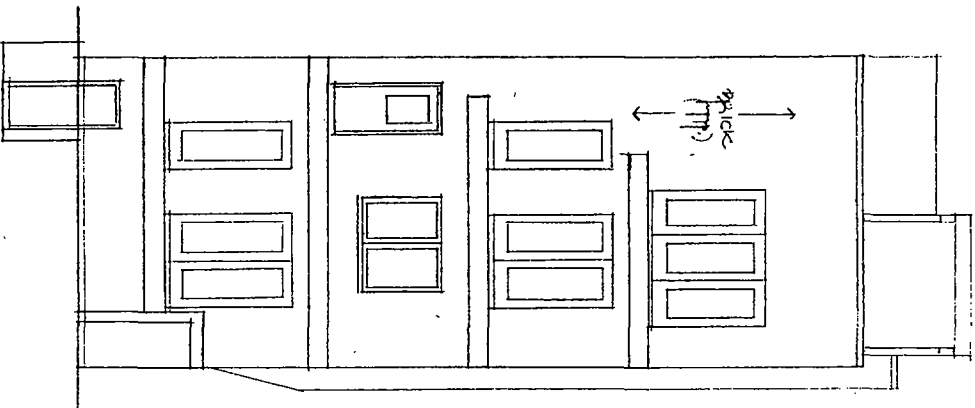


North Elevation
1/8" = 1'-0"

FINAL FOR PUBLICATION

HANNA
ARCHITECTS, INC.
PROFESSIONAL DESIGN FIRM
ARCHITECT CORPORATION
LICENSE NUMBER 184 - 001485

180 W. WASHINGTON
CHICAGO, ILLINOIS 60602
PHONE 312-750-1800
FAX: 312-750-1801
email hannaarchitects@sbcglobal.net
© HANNA ARCHITECTS, INC. 2018

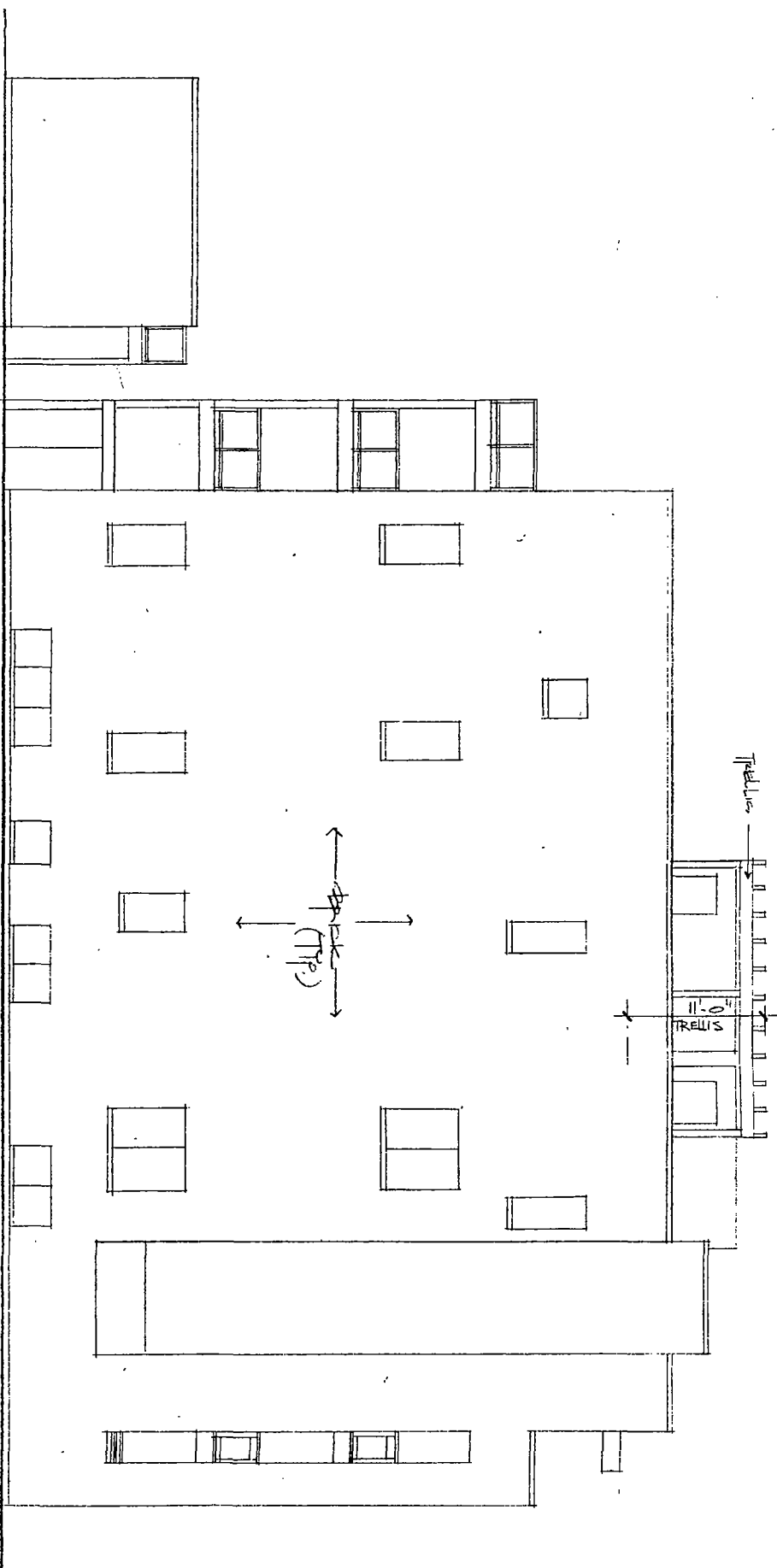


REAR ELEVATION
1/8" = 1'-0"

FINAL FOR PUBLICATION

HANNA
ARCHITECTS, INC.
PROFESSIONAL DESIGN FIRM
ARCHITECT CORPORATION
LICENSE NUMBER 184-001485

180 W. WASHINGTON
CHICAGO, ILLINOIS 60602
PHONE: 312-750-1800
FAX: 312-750-1801
email: hannaarchitects @ sbcglobal.net
© HANNA ARCHITECTS, INC. 2018



South Elevation
Scale = 1/8" = 1'-0"

FINAL FOR PUBLICATION