



City of Chicago



SO2016-8657

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	12/14/2016
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 7-I at 3017 N Rockwell Ave, 3027 N Rockwell Ave and 3031 N Rockwell Ave - App No. 19079T1
Committee(s) Assignment:	Committee on Zoning, Landmarks and Building Standards

19079 T1
INTRO. DATE:
DEC. 14, 2016

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 M2-3 Light Industry District symbols and indications as shown on Map No. 7-1 in the area bounded by:

A line 332.61 feet north of and parallel to West Wellington Avenue; a line 150 feet east of and parallel to North Rockwell Street; a line 150 feet north of and parallel to West Wellington Avenue; and North Rockwell Street;

to those of a C3-3 Commercial, Manufacturing and Employment District.

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

Common Address of Property: 3017, 3027, 3031 North Rockwell Street

Type 1 Zoning Amendment
3017 N. Rockwell, 3027 N. Rockwell, 3031 N. Rockwell

Narrative

Project: The applicant intends to use the subject property to allow mixed commercial uses in one-story, 18' high buildings: 3017 N. Rockwell 5,500 square feet; 3027 N. Rockwell 11,000 square feet; and two-story 3031 N. Rockwell 7000 square feet; all industrial: animal services (dog boarding and training), packaging, and furniture repair. No residential.

Zoning: C3-3

Lot size: 150 feet x 182.61 feet = 27,391.5 square feet

Min. lot area/dwelling unit n/a

F.A.R. 1.0

Building area: 23,968 square feet

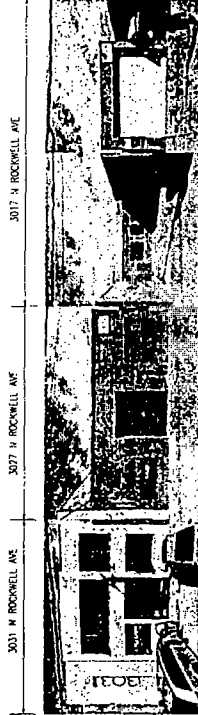
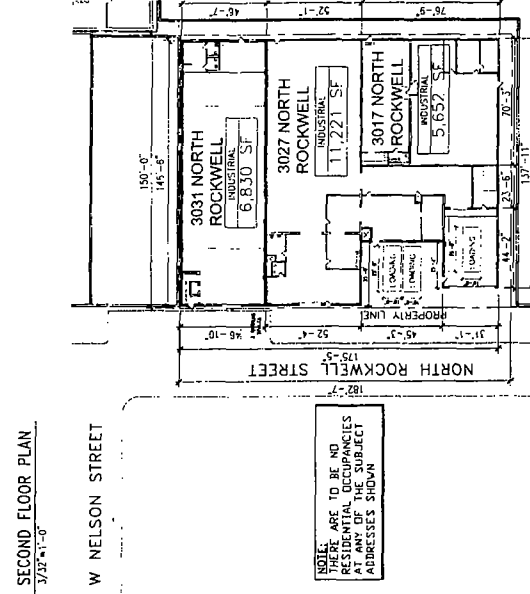
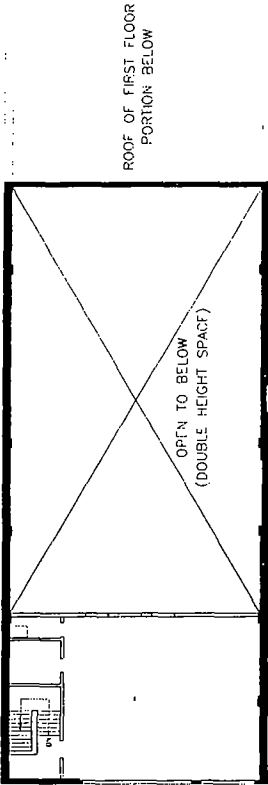
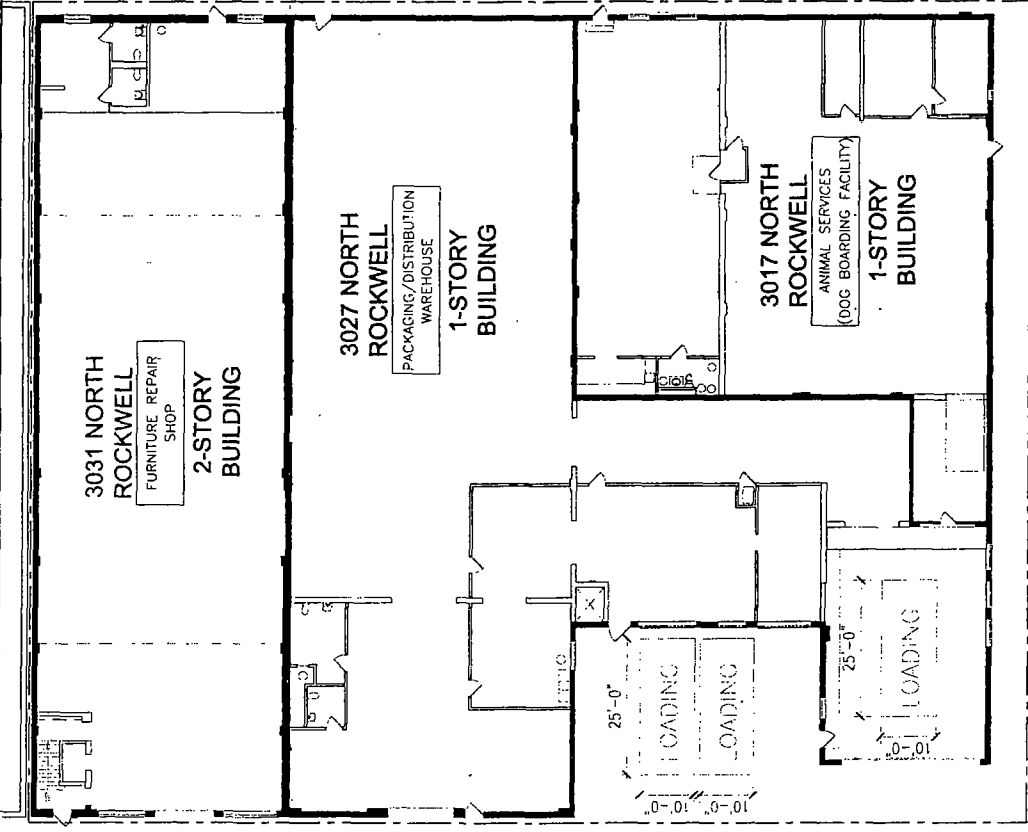
Setbacks: front (west) 0 feet 0 inches
side (north) 0 feet 0 inches
rear (east) 0 feet 0 inches
side (south) 0 feet 0 inches

Building height: 28 feet

Off street parking: 0

Off street loading: 2

FINAL FOR PUBLICATION



ROSEN
ARCHITECTURE
13 WEST JACKSON BLVD, SUITE 1100
CHICAGO, IL 60604
TEL: 312.822.1900 FAX: 312.822.3402



NO.	DATE	ISSUED FOR
1	07/28/18	PERMITS
REVISIONS/ISSUANCES		



FLOOR PLANS & SITE PLAN

3017-31 N ROCKWELL
CHICAGO IL 60618

FILE NO: 1302
DATE: 10/01/18
SCALE: AS NOTED
DRAWING BY: [Signature]
CHECKED BY: [Signature]

AD-1

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ROSEN
ARCHITECTURE
ARCHITECTS
CHICAGO, IL 60610
TEL: 312.822.1800 FAX: 312.822.3422



NO	DATE	PROJECT FOR
1	10/13/11	12000 ROCKWELL

REVISIONS/ISSUANCES

1. THIS IS THE ORIGINAL PRINTED PLAN. THIS IS NOT A COPY.

ELEVATIONS

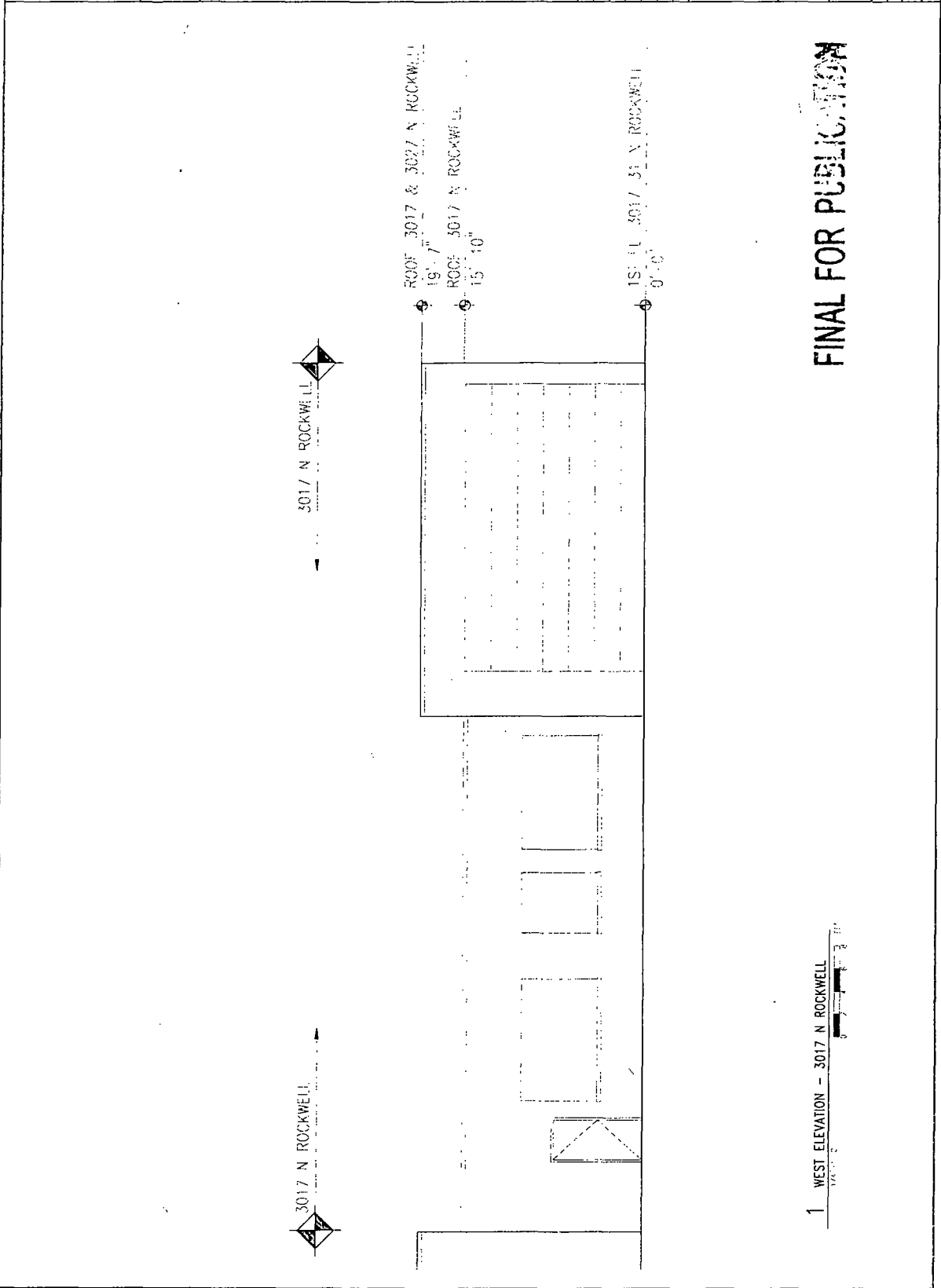
3017-31 N ROCKWELL
CHICAGO, IL 60618

FILE NO: 1502 SCALE: AS SHOWN

DATE: 10/03/11

DRAWN BY: PMP

CHECKED BY: A.A.



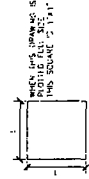
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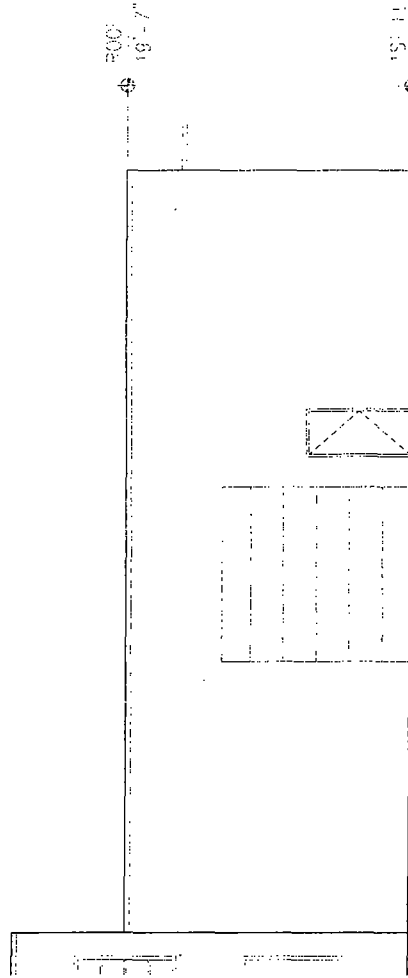
NO.	DATE	ISSUE FOR
1	01/13/21	DWG. REVIEW

REVISIONS/ASSIGNANCES



ELEVATIONS
3017-31 N. ROCKWELL
CHICAGO, IL 60618

FILE NO: 1507	DATE: 10/01/18	SCALE: AS NOTED
DRAWN BY: [blank]	CHECKED BY: [blank]	SHEET NO: [blank]
		PROJECT: A-2-2



1 WEST ELEVATION - 3027 N ROCKWELL
1/4" = 1' - 0"

FINAL FOR PUBLICATION

ROSEN
ARCHITECTURE
315 WEST WASHINGTON
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NO.	DATE	ISSUED FOR
1	01/13/04	ISSUE WORK

REVISIONS/SUANCES

1. THIS DRAWING IS
BASED ON THE
PROVIDED SITE
AND SURVEY DATA.

ELEVATIONS

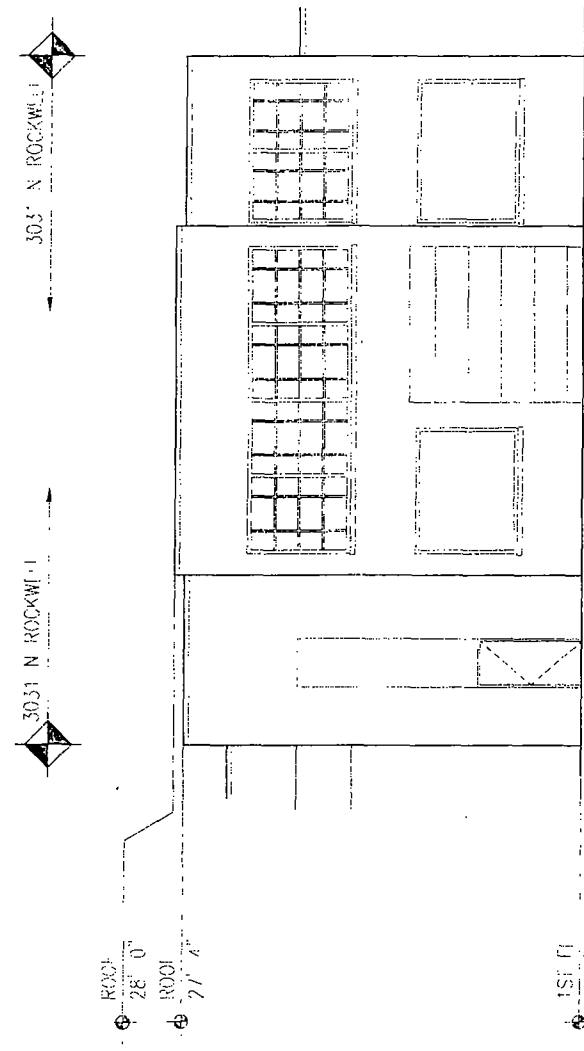
3017-31 N ROCKWELL
CHICAGO, IL 60618

FILE NO. 1850

DATE 10/03/03

DRAWN BY: [Name]

CHECKED BY: A4-3



FINAL FOR PUBLICATION

1 WEST ELEVATION - 3031 N ROCKWELL
1/4" = 1'