

**DEFERRED AGENDA**  
**COMMITTEE ON ZONING,**  
**LANDMARKS & BUILDING STANDARDS**  
**MEETING OF FEBRUARY 23, 2021**

Pursuant to applicable law, the Chairman has determined that an in-person meeting is not practical or prudent. Accordingly, attendance at this meeting will be by remote means only. Instructions for how to attend this meeting and participate in oral public comment will be provided on the Chicago City Clerk's website [<http://www.chicityclerk.com/>]

**NO. 20408-T1 (45th WARD) ORDINANCE REFERRED (5-20-20)**  
**DOCUMENT #02020-2429**

**Common Address:** 3800 N. Milwaukee Avenue

**Applicant:** GW 3800 Milwaukee, LLC

**Owner:** GW 3800 Milwaukee, LLC

**Attorney:** Sara K. Barnes, Law Offices of Samuel V.P. Banks

**Change Request:** M1-1, Limited Manufacturing/Business Park District to C1-1, Neighborhood Commercial District

**Purpose:** To permit the establishment and operation of various commercial and/or office uses, within the units that comprise the existing one-story building at the subject site.

**NO. 20586-T1 (44th WARD) ORDINANCE REFERRED (12-16-20)**  
**DOCUMENT #02020-6221**

**Common Address:** 3436-3448 N Broadway

**Applicant:** 3440 Broadway LLC

**Owner:** 3440 Broadway LLC

**Attorney:** Katriina McGuire

**Change Request:** B3-2 Community Shopping District to B3-3 Community Shopping District

**Purpose:** To redevelop the parcel with a hotel with accessory uses and parking

**NO. 20450-T1 (32nd WARD) ORDINANCE REFERRED (7-22-20)**  
**DOCUMENT #02020-3872**

**Common Address:** 1907 West Fullerton Avenue

**Applicant:** Dean Siebert

**Owner:** Dean Siebert

**Attorney:** Thomas S. Moore

**Change Request:** M3-3, Heavy Industry District to B2-2, Neighborhood Mixed-Use District

**Purpose:** The applicant wishes to rezone the property in order to make the use conform with the zoning district. Residential uses are not permitted in a Manufacturing District. The applicant proposes to construct a second floor addition to the existing 1 1/2-story residential building.

**NO. 20486 (31st WARD) ORDINANCE REFERRED (9-9-20)**  
**DOCUMENT #02020-4581**

**Common Address:** 4000-4180 West Diversey Avenue /4029-4153 West George

**Applicant:** KV 4000 Diversey Commercial, LLC

**Owner:** KV 4000 Diversey Commercial, LLC and others

**Attorney:** Rich Klawiter & Katie Jahnke Dale - DLA Piper LLP (US)

**Change Request:** Planned Development No. 1261 to Planned Development No. 1261, as amended.

**Purpose:** Amendment to an existing Planned Development.

**NO. 20576 (30th WARD) ORDINANCE REFERRED (12-16-20)**  
**DOCUMENT #02020-6228**

**Common Address:** 2400-2440 N Meade Ave; 6100-6138 W Fullerton Ave

**Applicant:** Public Building Commission

**Owner:** Chicago Park District

**Attorney:** Scott Borstein

**Change Request:** POS-1 Regional or Community Park District to RS3 Residential Single Unit (Detached House) and RS3 Residential Single Unit (Detached House) to an Institutional Planned Development

**Purpose:** To allow the construction of a new elementary school for the area

**NO. 20545 (28th WARD) ORDINANCE REFERRED (11-16-20)**  
**DOCUMENT #02020-5649**

**Common Address:** 4206 West Van Buren Street

**Applicant:** KMJ Properties, Inc.

**Owner:** KMJ Properties, Inc.

**Attorney:** Sara K. Barnes, Law Offices of Samuel V.P. Banks

**Change Request:** RT4, Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5, Residential Multi-Unit District

**NO. 20435T1 (27th WARD) ORDINANCE REFERRED (6-17-20)**  
**DOCUMENT #02020-2992**

**Common Address:** 732-742 North Noble Street/1400-1402 West Superior Street

**Applicant:** EZMB, LLC

**Owner:** Henry Ospina and Sonia Ospina

**Attorney:** Daniel G. Lauer, Esq.

**Change Request:** RS3, Residential Single-Unit (Detached House) District to B2-3, Neighborhood Mixed-Use District

**Purpose:** To meet bulk and density requirements by allowing the sub-division of the existing, improved one zoning lot into two zoning lots (29-30) with the existing three-story residential building to remain on lot 29 and a proposed four-story, four-unit building on lot 30

**NO. 20227 (27th WARD) ORDINANCE REFERRED (10-16-19)**  
**DOCUMENT #02019-7968**

**Common Address:** 1357 N Elston Ave

**Applicant:** 1357 Property Owner LLC

**Owner:** 1357 Property Owner LLC

**Attorney:** DLA Piper

**Request:** M3-3 Heavy Industry District to C3-3 Commercial, Manufacturing and Employment District to a Waterway Planned Development

**Purpose:** To allow for a commercial development containing office, eating and drinking establishments, venue space and other commercial uses, 17 parking spaces and accessory and incidental uses