



Office of the Chicago City
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SO2011-8803

Office of the City Clerk

City Council Document Tracking Sheet

Meeting Date:	11/2/2011
Sponsor(s):	Suarez, Regner Ray (31)
Type:	Ordinance
Title:	Amendment of Section 17-9-203 of Municipal Code by further regulating satellite dish antennas
Committee(s) Assignment:	Committee on Zoning, Landmarks and Building Standards

SUBSTITUTE
ORDINANCE

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

SECTION 1. Title 17, Chapter 9, Section 0203 of the Chicago Zoning Ordinance is hereby amended by adding the underscored text as follows:

Chapter 17-9-0203 Satellite Dish Antennas

17-9-0203-A. Satellite dish antennas up to one meter in diameter are permitted as accessory uses in all zoning districts. Subject to 47 C.F.R. ' 1.4000, as amended, and other applicable law, and subject to lawful restrictions on the use of common areas, all satellite dish antennas up to one meter in diameter shall be installed and maintained as set forth in paragraphs (1) through (3) below

(1) All satellite dish antennas shall be placed in locations that are not visible from any street adjacent to the property on which such equipment is located. Pursuant to this paragraph (1), no satellite dish antenna may be installed or placed between the façade of a building and any street adjacent to the subject property, unless the device is wholly within a balcony or patio area that is under the exclusive use or control of the user. If compliance with this paragraph (1) is not technically feasible (i.e., compliance would result in a material delay or reduction in signal reception or significant additional cost to the user), the television access provider or installer shall provide the user of the equipment with a signed statement certifying that the satellite dish antenna cannot be installed in compliance with Sec. 17-9-0203-A(1) based on actual testing conducted at the property. A copy of the certification form shall be provided to the user, and a copy shall be maintained at the office of the installer or provider.

(2) If compliance with paragraph (1) is not technically feasible, and the television access provider or installer has issued a certification in accordance with paragraph (1), satellite dish antennas may be placed in locations that are minimally visible from any street adjacent to the subject property. For purposes of this paragraph (2), compliance with the “minimally visible” standard shall mean that the satellite dish antenna is (a) shielded from view from adjacent streets to the greatest extent possible by landscaping, lattice, fencing or structural or architectural elements of the building on which the satellite dish antenna is located (e.g., a balcony, bay window, chimney, dormer or parapet), and (b) if side-mounted, attached to a building wall facing the subject property=s interior side property line and set back a minimum of ten feet from any building wall facing an adjacent street.

(3) All satellite dish antennas and associated mounting equipment and hardware shall be disconnected and removed when such devices are no longer in service.

SECTION 2. Title 17, Chapter 17, Section 0309 of the Chicago Zoning Ordinance is hereby amended by adding the underscored text and deleting the struck-through text as follows:

17-17-0309 Features Allowed to Encroach in Required Setbacks. Required setbacks in all districts must be unobstructed and unoccupied from the ground to the sky except that features are allowed to encroach into required setbacks to the extent indicated in the following table:

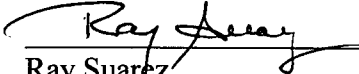
Obstruction/Projection into Required Setback	Front	Side	Rear
<i>(Omitted text is unaffected by this ordinance)</i>			
Satellite dish antennas, not exceeding 1 meter in diameter	Yes ^[1]	Yes	Yes
<i>(Omitted text is unaffected by this ordinance)</i>			
Parking spaces, unenclosed in RS districts	No	Yes {1} ^[2]	Yes
<i>(Omitted text is unaffected by this ordinance)</i>			
Stairs (unenclosed) providing secondary access required by the Building Code	No	Yes {2} ^[3]	Yes
<i>(Omitted text is unaffected by this ordinance)</i>			

[1] Subject to the restrictions of Section 17-9-0203-A.

~~{1}~~ [2] Permitted only when the parking is accessed from a public *street* where no *alley* exists.

~~{2}~~ [3] Permitted only for *townhouse developments*.

SECTION 3. That portion of this ordinance that adds new paragraph (3) to Section 17-9-0203-A shall be effective 90 days following passage and approval, and shall apply retroactively and prospectively to satellite dish antennas installed before, on and after that effective date. The remaining portions of this ordinance shall be effective upon passage and approval, and shall apply to satellite dish antennas installed on and after that effective date.



 Ray Suarez
 Alderman, 31st Ward



CITY COUNCIL
CITY OF CHICAGO

**COMMITTEE on ZONING,
LANDMARKS AND
BUILDING STANDARDS**

CITY HALL, ROOM 304
121 NORTH LA SALLE STREET
CHICAGO, ILLINOIS 60602

March 14, 2012

**REPORT OF THE COMMITTEE ON ZONING, LANDMARKS, AND
BUILDING STANDARDS**

Reporting for your Committee on Zoning, Landmarks, and Building Standards which a meeting was held on January 26, 2012, I beg leave to recommend that **YOUR HONORABLE BODY PASS** one Text Amendment, application #TAD-481, which was passed and amended in its amended form.

At this time, I move for **PASSAGE** of this report by the last most favorable roll call vote of the Committee on Finance with the same motion to reconsider.

Respectfully submitted,

Daniel S. Solis,
Chairman, Committee on Zoning,
Landmarks, and Building Standards