City of Chicago

O2016-3880

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	5/18/2016
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 4-H at 1902 W Cullerton Ave - App No. 18778T1
Committee(s) Assignment:	Committee on Zoning, Landmarks and Building Standards

#18778 T1
INTRO DATE
MAY 18, 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 RT4, Two-Flat, Townhouse and Multi-Unit District symbols and indications as shown on Map No. 4-H in the area bounded by

A line 50 feet west of and parallel to South Wolcott Avenue, the public alley next north of and parallel to West Cullerton Street, a line 25 feet west of and parallel to South Wolcott Avenue, West Cullerton Street

to those of a RM6, Residential Multi-Unit District.

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

Common Address of Property: 1902 W Cullerton Avenue

18778

NARRATIVE
1902 W Cullerton Street
RT4 to RM6

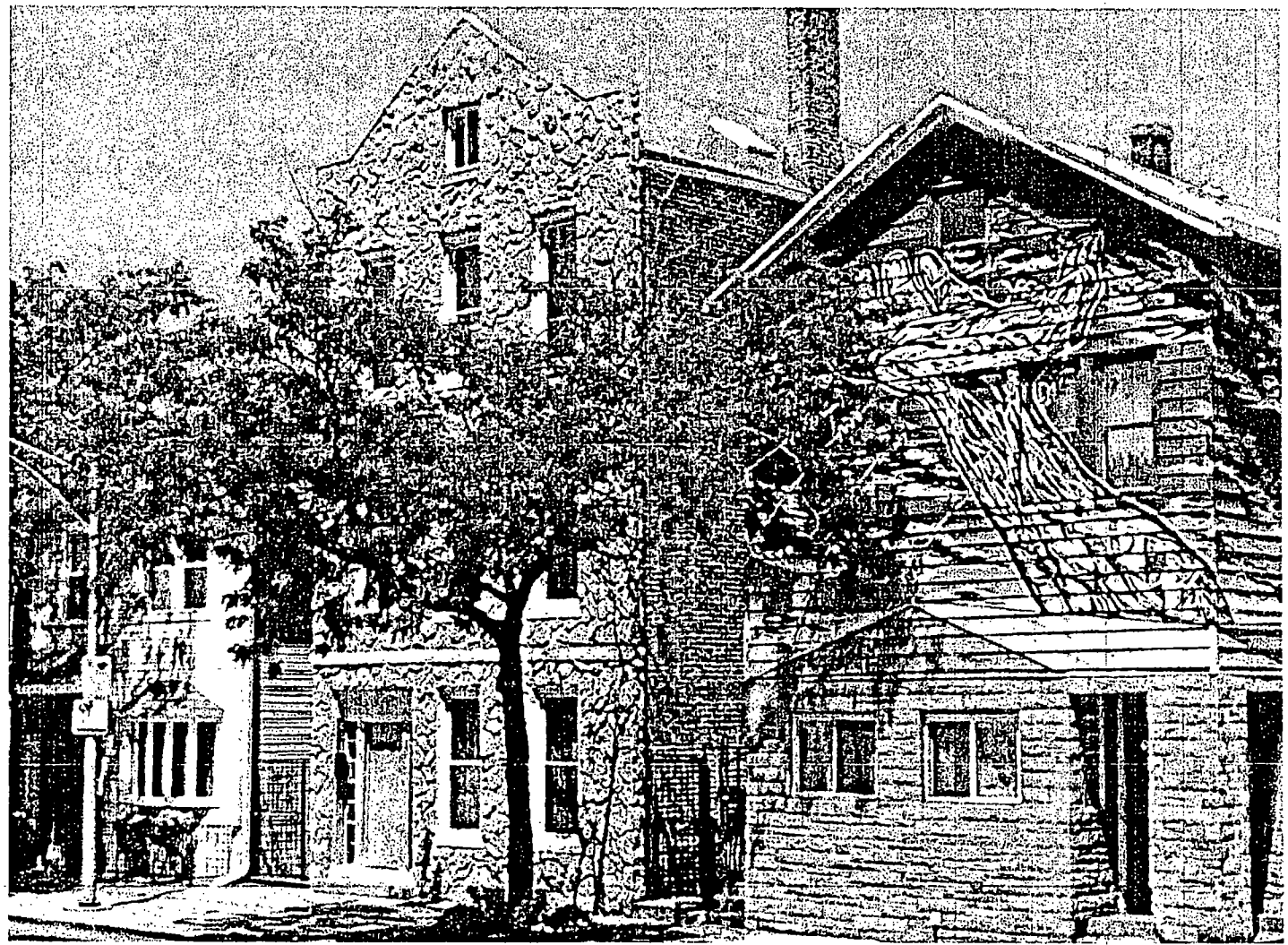
In order to allow for the renovation of the front 3 story 3 residential dwelling unit building to a 6 residential dwelling unit building. The height of the building will be 36 feet – 9 inches. The rear one story, one residential dwelling unit building will remain as existing for a total of 7 residential dwelling units. There will be no parking.

FAR	1.70
Lot Area	3,118.75 square feet
Building Area	5,317 square feet
No. of Units	7
Bldg Height	36 feet – 9 inches
Front Setback	Zero (existing)
Rear Setback	Zero (existing)
West Side Setback	Zero (existing)
East Side Setback	Zero (existing)
Parking*	Zero

*Applicant will apply for the necessary variations.

FINAL FOR PUBLICATION

REHAB OF EXISTING MULTI-UNIT RESIDENCE WITH NEW FACADE



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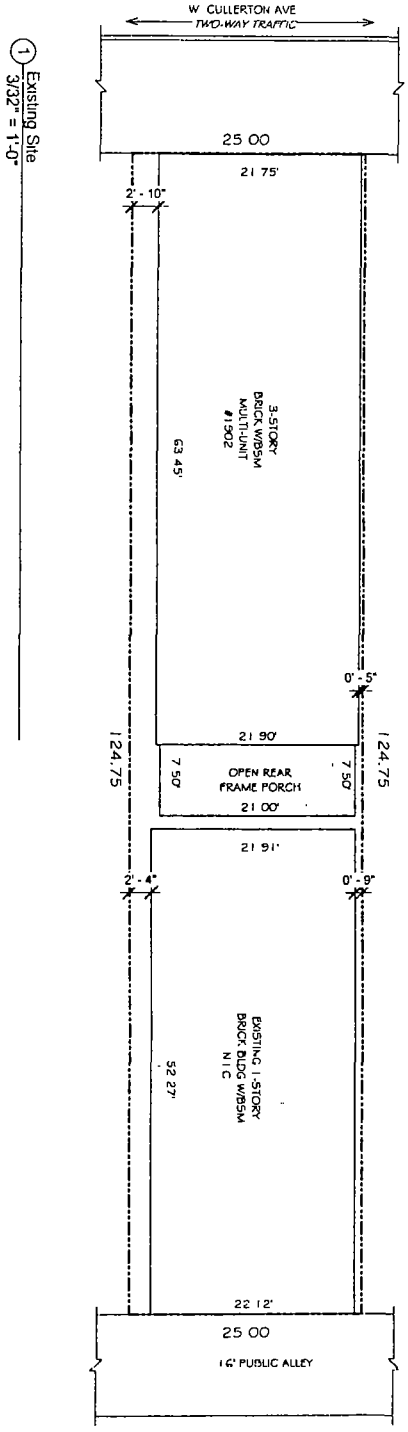


1 Existing Site
3/32" = 1'-0"

FINAL FOR PUBLICATION

N

GRAPHIC SCALE

0 11 22 33 44

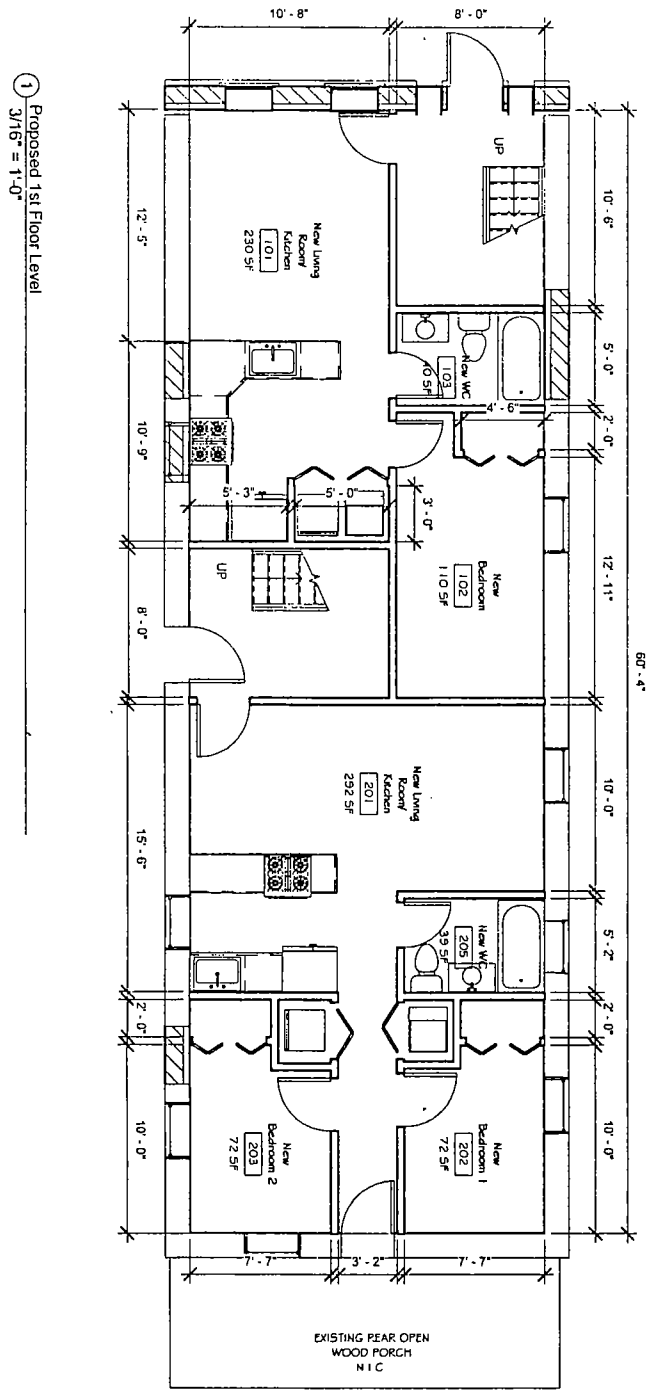
Project number
Drawn by AC
Checked by OA

SHEET NO
ASK-1

DRAWING TITLE SITE PLAN

JOB TITLE
NEW RESIDENTIAL 6 UNIT BLDG ON
EXISTING RESIDENTIAL BLDG

ARCHITECTONIC
SOLUTIONS INC.
3225 S Western Ave Chicago IL 60608
Tel (312)657-4459
Email projectmanager@as1-chicago.com



1 Proposed 1st Floor Level
3/16" = 1'-0"

FINAL FOR PUBLICATION

GRAPHIC SCALE
0 5 10 15 20

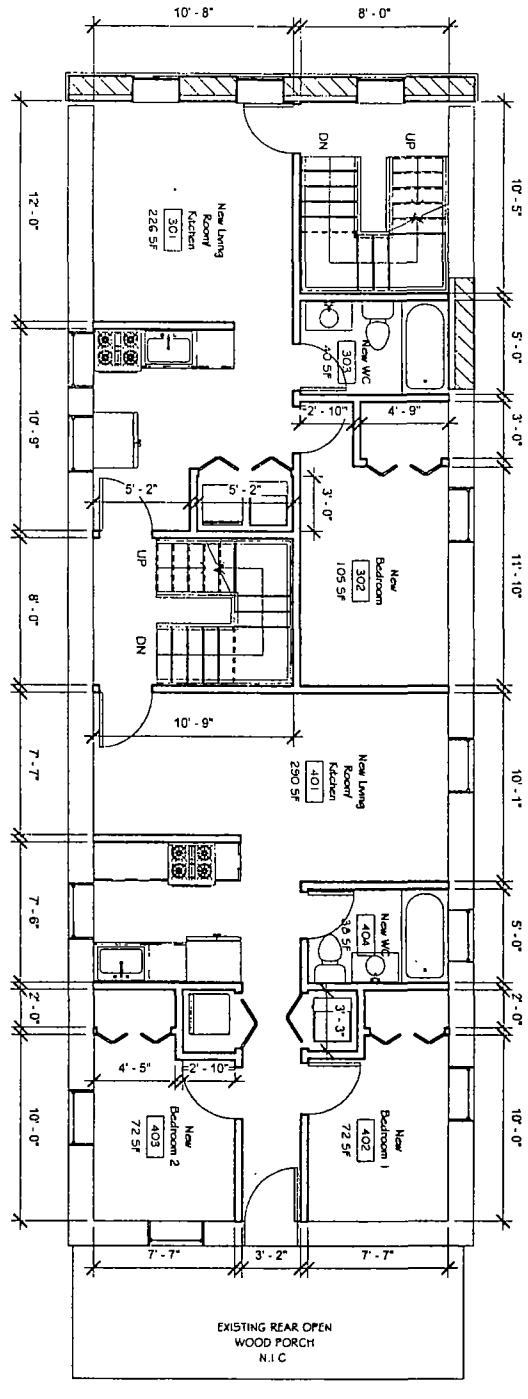
Project number -
Drawn by AC
Checked by OA

SHEET NO
ASK-2

DRAWING TITLE PROPOSED 1ST FL

JOB TITLE
NEW RESIDENTIAL 6 UNIT BLDG ON EXISTING RESIDENTIAL BLDG

ARCHITECTONIC
SOLUTIONS INC.
2225 S Western Ave Chicago, IL 60608
Tel (312)887-4489
Email projectmanager@asi-chicago.com



1 Proposed 2nd Floor Level
3/16" = 1'-0"

N

GRAPHIC SCALE
0 5 10 15 20

Project number -
Drawn by AC
Checked by OA

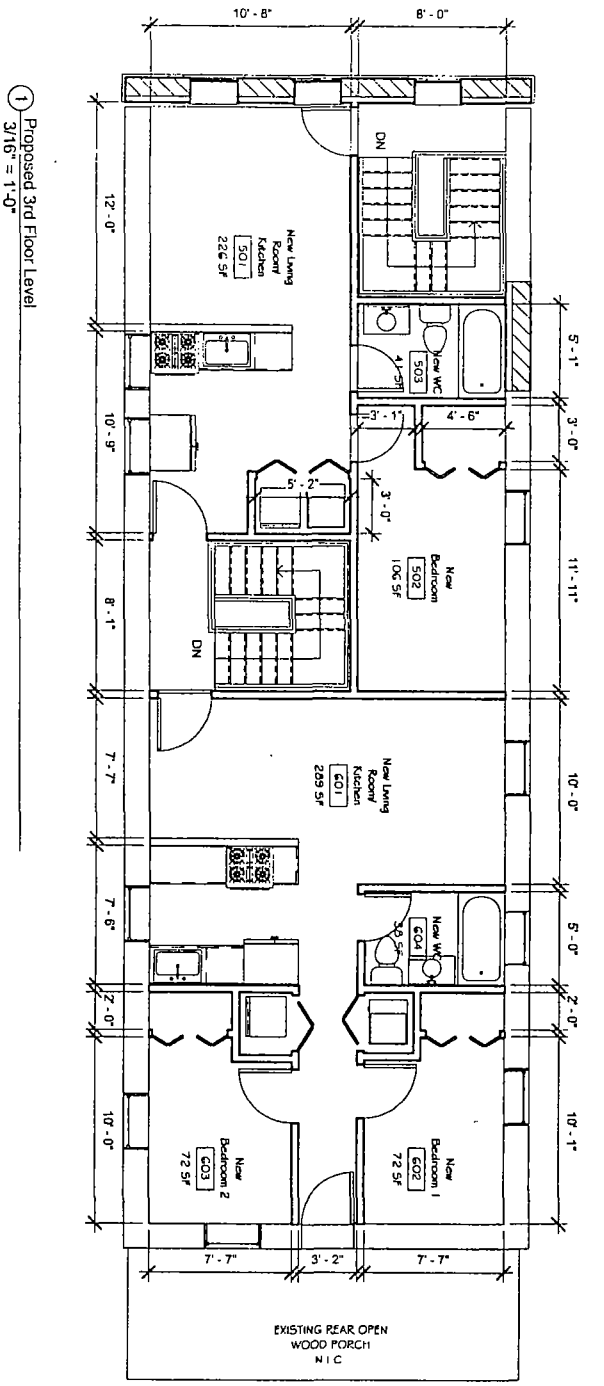
SHEET NO
ASK-3

DRAWING TITLE PROPOSED 2ND FL

JOB TITLE
NEW RESIDENTIAL 6 UNIT BLDG ON EXISTING RESIDENTIAL BLDG

ARCHITECTONIC SOLUTIONS INC
2225 S Western Ave Chicago, IL 60608
Tel (312)567-4489
Email projectmanager@asi-chicago.com

FINAL FOR PUBLICATION



1 Proposed 3rd Floor Level
3/16" = 1'-0"

N

GRAPHIC SCALE
0 5 10 15 20

Project number -
Drawn by AC
Checked by OA

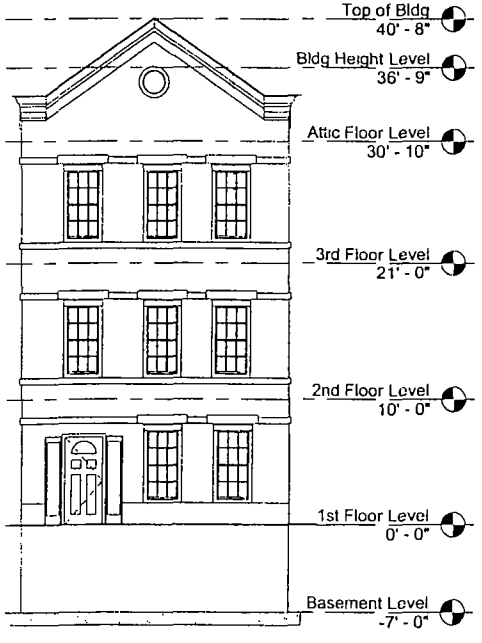
SHEET NO
ASK-4

DRAWING TITLE PROPOSED 3RD FL

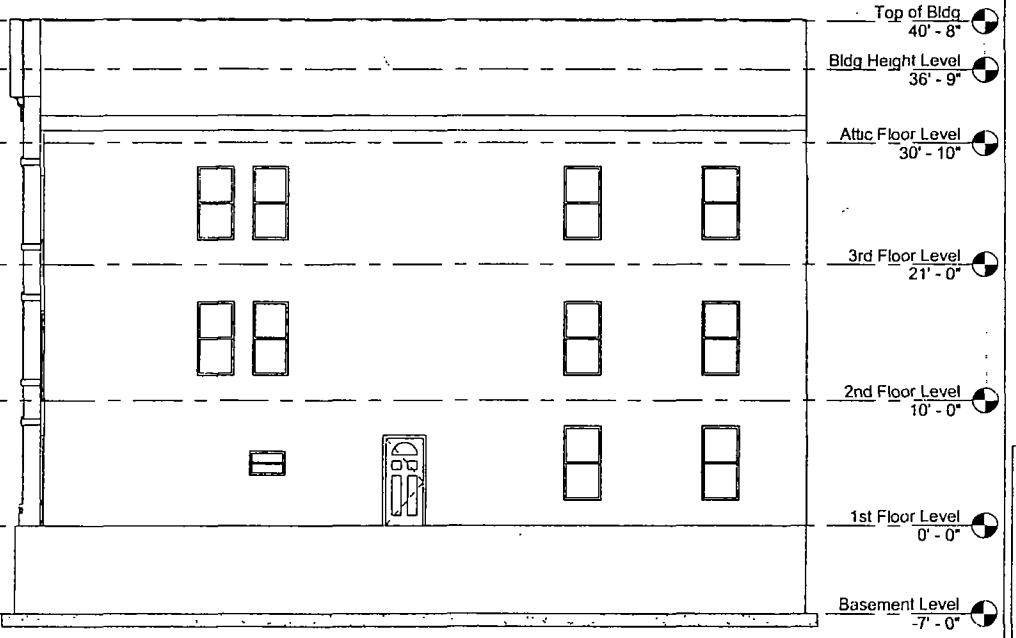
JOB TITLE
NEW RESIDENTIAL 6 UNIT BLDG ON EXISTING RESIDENTIAL BLDG

ARCHITECTONIC
SOLUTIONS INC
2725 S Western Ave Chicago, IL 60608
Tel. (312)957-4489
Email: projectmanager@asi-chicago.com

FINAL FOR PUBLICATION



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



2 Proposed East Elevation
1/8" = 1'-0"

ARCHITECTONIC
SOLUTIONS, INC
2225 S. Western Ave. Chicago, IL 60608
Tel. (312)567-4469
Email: projectmanager@asi-chicago.com

FINAL FOR PUBLICATION

DRAWING TITLE: PROPOSED ELEVATIONS

JOB TITLE: NEW RESIDENTIAL 6 UNIT BLDG ON EXISTING RESIDENTIAL BLDG

SHEET NO
ASK-5

Project number -
Drawn by AC
Checked by OA