



City of Chicago



O2016-4790

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	6/22/2016
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 4-F at 1700 S Clinton St - App No. 18871T1
Committee(s) Assignment:	Committee on Zoning, Landmarks and Building Standards

#18871 TI
INTRO. DATE:
JUNE 22, 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 the M2-3 Light Manufacturing/ Business Park District symbols and indications as shown on map 4-F in the area bounded by

The alley next West and parallel to South Clinton Street, a line 373 feet North of and parallel to West 18th Street, South Clinton Street, a line 349 feet North of and parallel to West 18th Street

To those of a RT-4 Residential Two-Flat, Townhouse and 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: 1700 S Clinton

MADE
FILE #

NARRATIVE 1700 S. Clinton

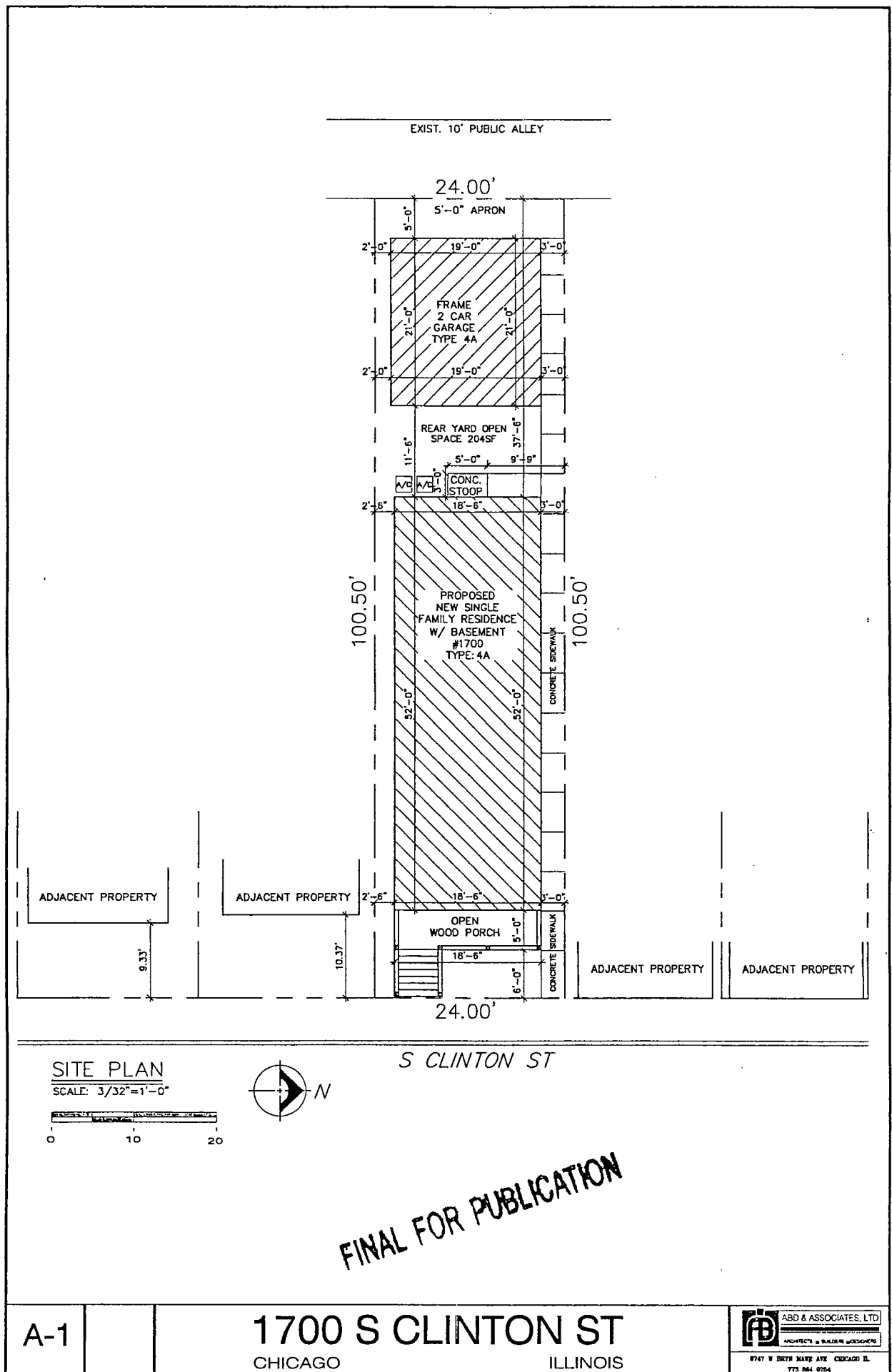
M2-3 – RT4

To Construct a 2 Story Single Family Residence and a 2 Car Garage

	Proposed Building
FAR	0.8
Lot Area/Dwelling Unit	2412 Sq. Ft.
Buildable Area	1924 Sq. Ft.
No. of Units	1
Bldg Height	28'-0"
Front Setback	6'-0" *
Rear Setback	37'-6"
North Setback	3'-0"
South Setback	2'-6"
Parking Spaces	2
Rear Yard Open Space	204 Sq. Ft.

- Will apply for a variation or administrative adjustment if necessary

FINAL FOR PUBLICATION



240# ASPHALT SHINGLES CLASS "A"
ON 15# ROOF FELTS ON 1/2"
EXTERIOR GRADE PLYWOOD SHEATHING.
SEE PLAN FOR RAFTER SIZES AND DIRECTION.
VENT PER CODE.

SELF-ADHESIVE ICE/WATER
SHIELD FROM EDGE OF ROOF
TO A POINT 24" INSIDE
EXTERIOR WALL LINE.

CONT. MTL. FLASHING

PRE-FINISH ALUM. GUTTER

1 = 10 FASCIA
ALUM. SOFFIT

UL# U379 —————
1HR. FRAME WALL
CONSTRUCTION

CEMENT SIDING (HARDBOARD)
TYNEX
5/8" EXT. GYP. BD. TYPE "X"
2 x 6 STUDS @ 16" O.C.
BATT INSULATION W/ VAPOR BARRIER
(R-19) OR EQUAL
5/8" INT. GYP. BD. TYPE "X"
CROSS BRACING DWN.
TO BEARING (TYP.)
COTR. PLYWOOD @ CORNERS

NOTE: WRAP END OF TRUSS
WITH BUILDING PAPER.

LA # U379 _____
1HR. FRAME WALL
CONSTRUCTION

CEMENT SILING (HARDIE BOARD)
TYNEX
3/8" EXT. GYP. BD. TYPE "X"
2 x 6 STUDS @ 16" O.C.
BATT INSULATION W/ VAPOR BARRIER
(R-19) OR EQUAL
3/8" INT. GYP. BD. TYPE "X"
• CROSS BRACING DOWN
TO BEARING (TYP.)
CDX PLYWOOD @ CORNERS)

TOP BEARING TRUSS →
1ST FLR ONLY

NOTE:
FOOTINGS TO
BE ON
DISTURBED SOIL
COMPRESSIVE
STRENGTH OF 3000 PSF.

4" DRAIN TILE WITH
2" (MIN.) STONE BASE &
6" (MIN.)
GRAVEL COVER (TYP.)
AND FILTER FABRIC
RUN TO SUMP PUMP

CEILING
CONSTRUCTION
GYP BD TYPE "X"
W/ 1/2" JTS
S AND DIRECTION.

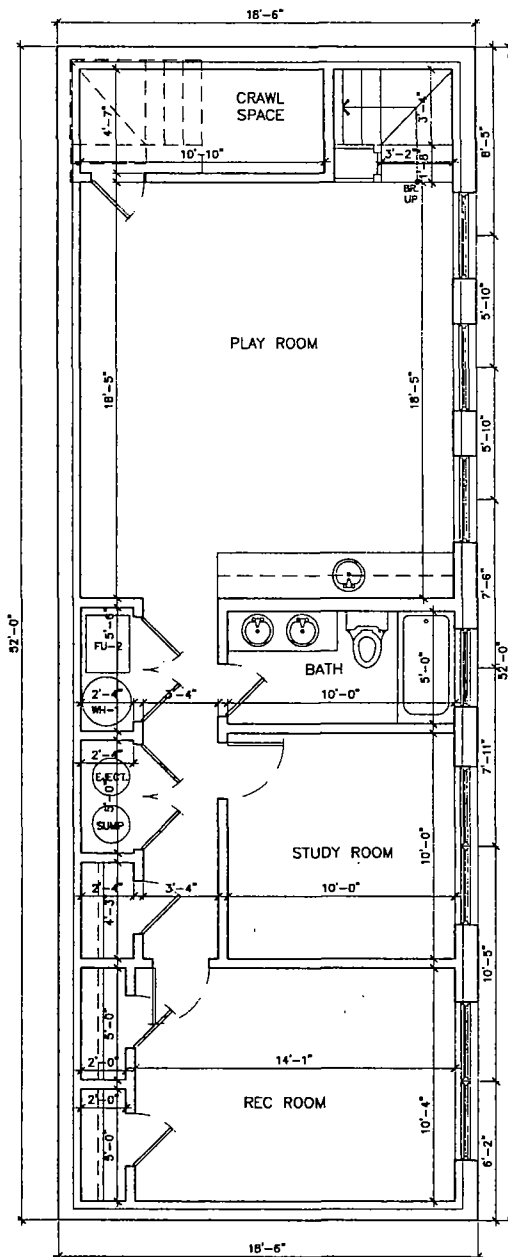
2ND. FLR.

1ST FLR.

BASEMENT

WOLF
WOLF
WOLF

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SCALE: 1/4"=1'-0"

NO. 11	DATE	TIME	PLACE
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1 2 3 4

0 2 4 6

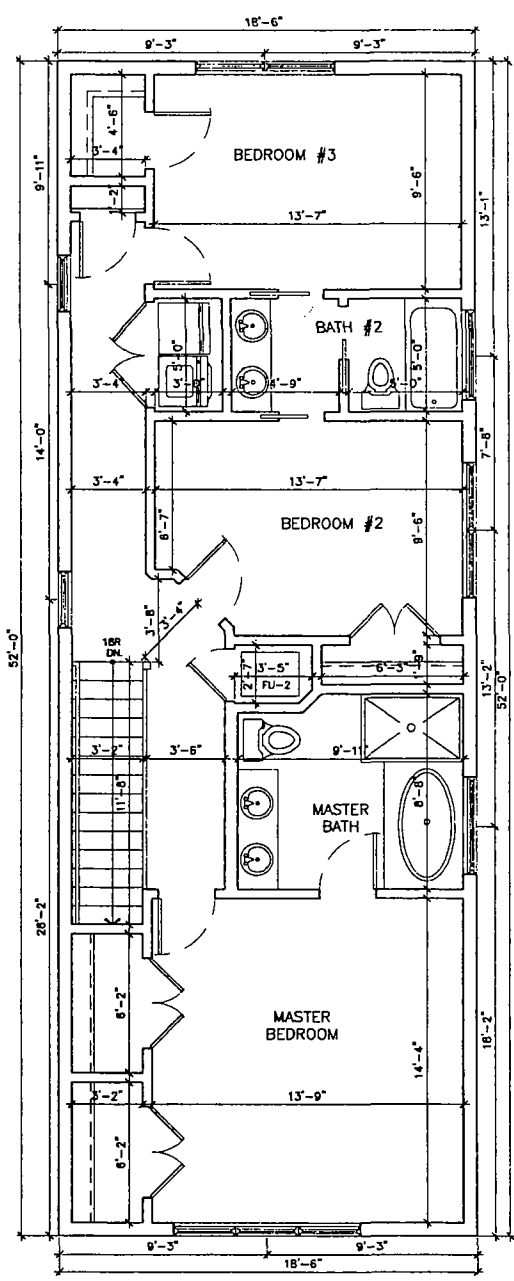
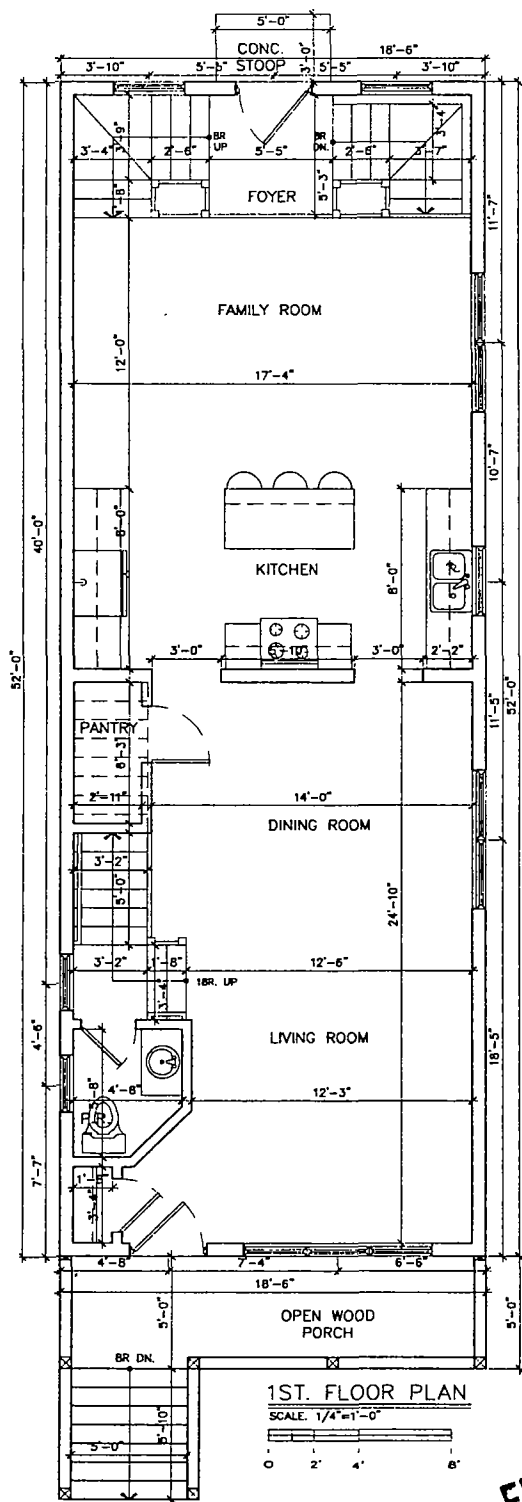
A-2

1700 S CLINTON ST
CHICAGO ILLINOIS



ABD & ASSOCIATES, LTD

8747 W DUTCH MAVER AVE CHICAGO IL
773 864 9754

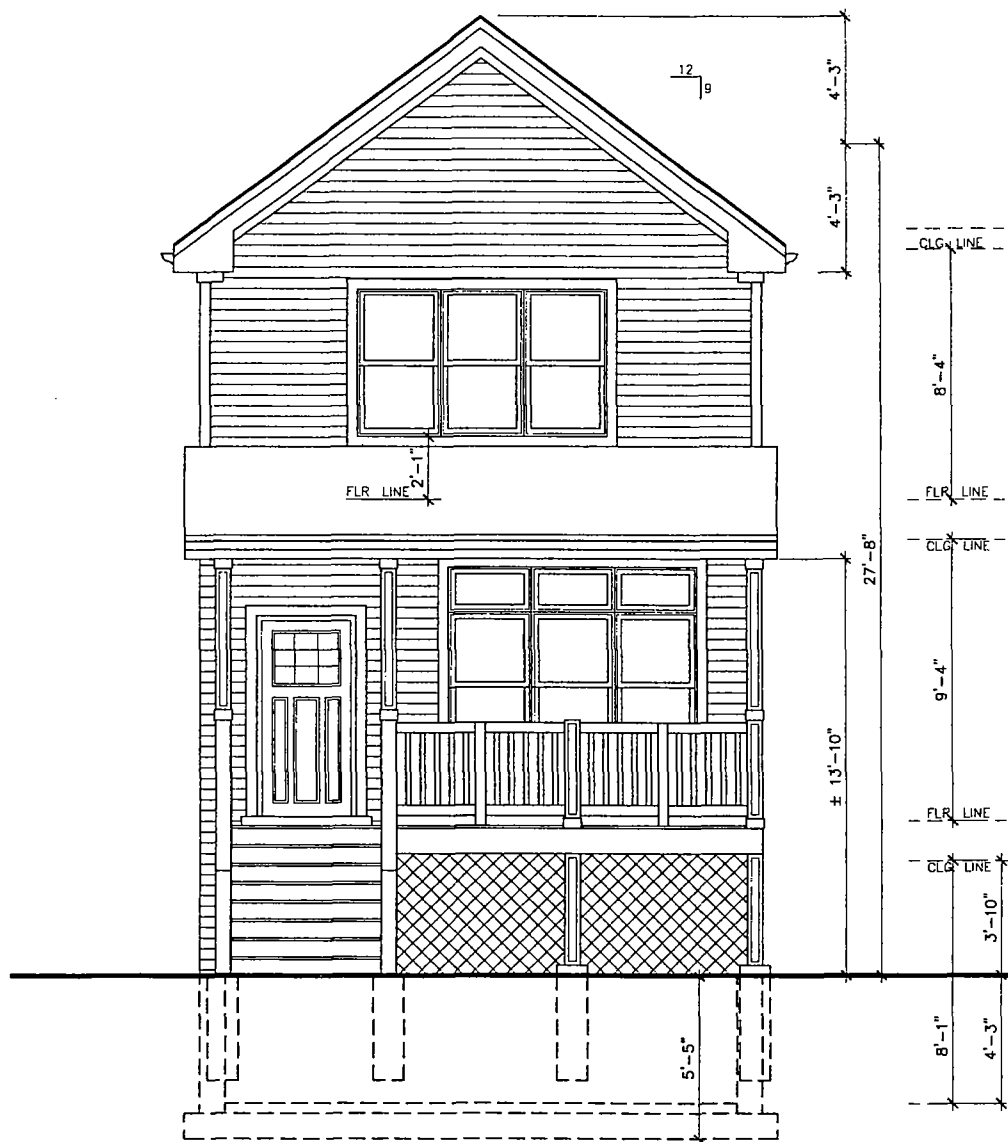


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A-3

1700 S CLINTON ST
CHICAGO
ILLINOIS

ADD & ASSOCIATES, LTD.
ARCHITECTS & INTERIORS
8747 N. BETH AVE. CHICAGO, IL
773.864.9754



FRONT ELEVATION

SCALE: 1/4"=1'-0"

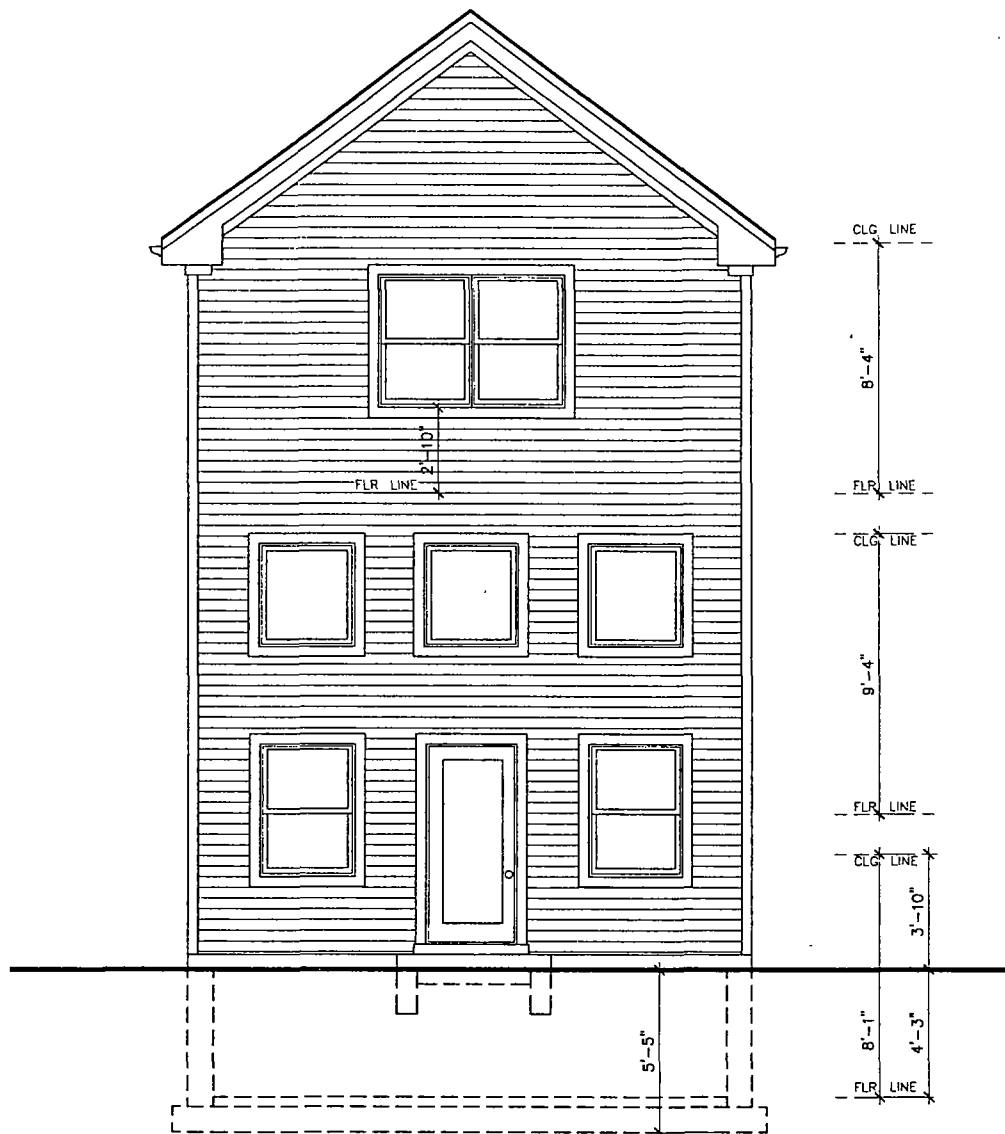


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A-4

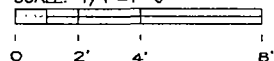
1700 S CLINTON ST
CHICAGO ILLINOIS

ABD & ASSOCIATES, LTD.
ARCHITECTS & BUILDING DESIGNERS
8747 W BETH MARIE AVE CHICAGO IL
773 864 8754



REAR ELEVATION

SCALE: 1/4"=1'-0"

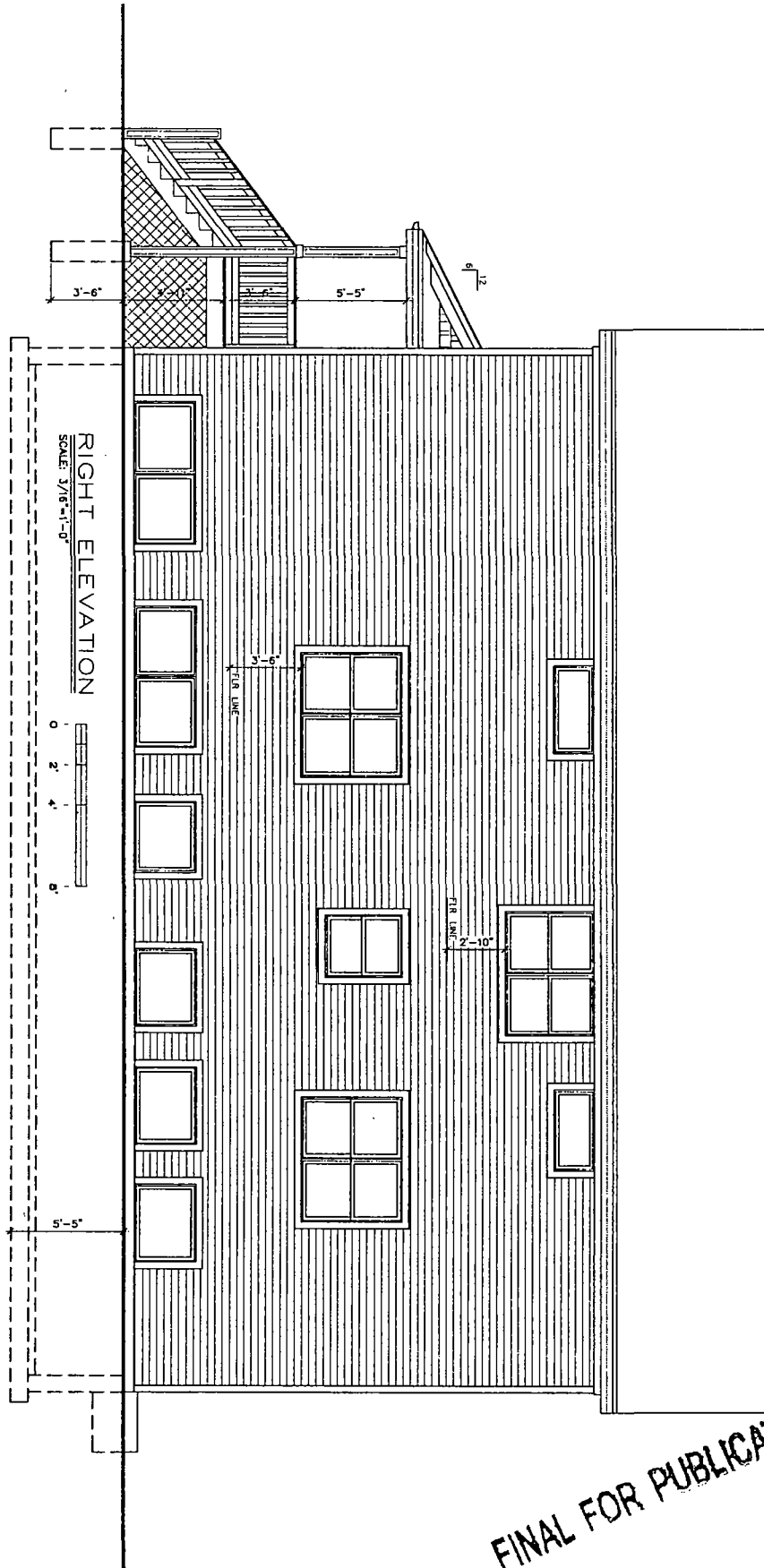


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1700 S CLINTON ST
CHICAGO ILLINOIS

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ARCHITECTS & BUILDING DESIGNERS
8747 W. BETH MARIE AVE. CHICAGO, IL.
773.864.8754



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1700 S CLINTON ST
CHICAGO ILLINOIS

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ARCHITECTS & INTERIORS DESIGNERS
8747 W. DIXIE AVE. APT. 400 CHICAGO, IL.
773.864.7754