



City of Chicago



O2017-2226

Office of the City Clerk

Document Tracking Sheet

Meeting Date:

3/29/2017

Sponsor(s):

Misc. Transmittal

Type:

Ordinance

Title:

Zoning Reclassification Map No. 5-G at 2214 N Clybourn
Ave - App No. 19177T1

Committee(s) Assignment:

Committee on Zoning, Landmarks and Building Standards

19177 T1

INTRO DATE
MARCH 29, 2017

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 M1-2 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 5-G in the area bounded by

North Clybourn Avenue; a line 191.70 feet northwest of North Webster Avenue as measured along the southwest line of North Clybourn Avenue and perpendicular thereto; the alley next southwest of North Clybourn Avenue; and a line 166.70 feet northwest of North Webster Avenue as measured along the southwest line of North Clybourn Avenue and perpendicular thereto,

to those of a B1-2 Neighborhood Shopping District.

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

Common Address of Property: 2214 North Clybourn Avenue

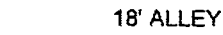
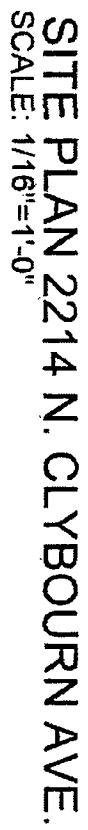
NARRATIVE FOR REZONING REQUEST FOR 2214 NORTH CLYBOURN AVENUE

BY

NEAR LOOP LOFTS, LLC.

The proposed change is to allow the subject property to be used as non-required accessory parking lot to serve the adjoining property located at 2214 North Clybourn Avenue. There will be no buildings located on the lot.

FINAL FOR PUBLICATION



25'

PROPERTY LINE

PROPERTY 1.45

120'

EXISTING ASPHALT PAVED LOT AT 2214 N CLYBOURN

PROFESSIONAL LITMUS

120'

PROPERTY LINE 25'

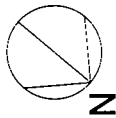
25"

CASTING CONCRETE
DRIVEWAY 2214 N. GUYCLARA

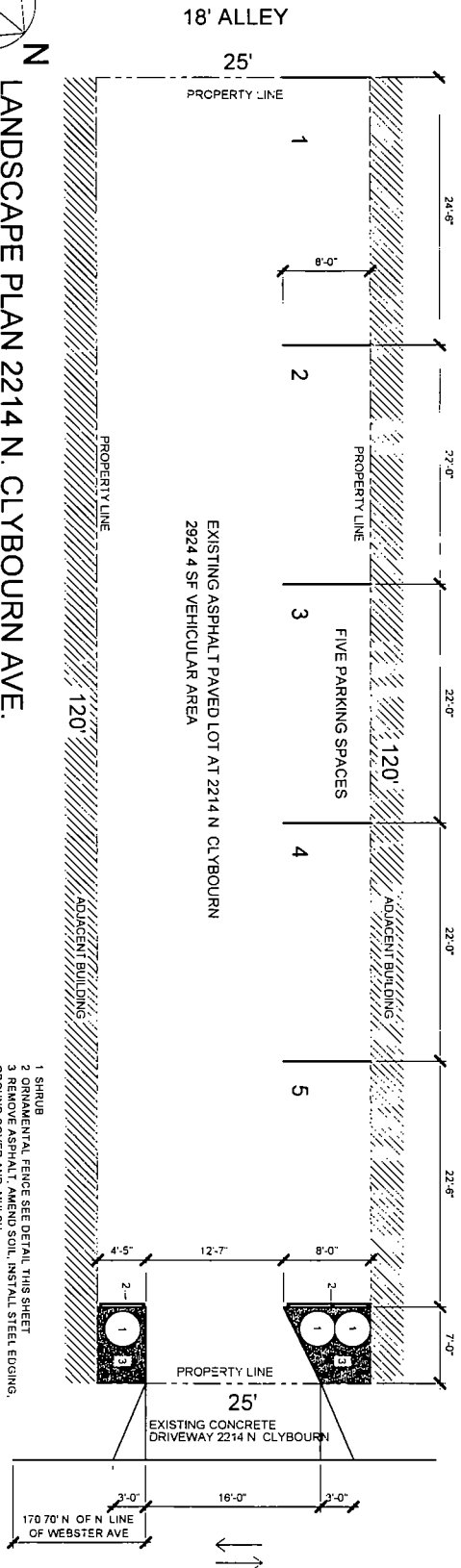
170 TO 1/2 OF N LINE
OF WEBSTER AVE

CLYBOURN AVENUE

FINAL FOR PUBLICATION



LANDSCAPE PLAN 2214 N. CLYBOURN AVE.
SCALE 3/32"=1'-0"



- 1 SHRUB
 - 2 ORNAMENTAL FENCE SEE DETAIL THIS SHEET
 - 3 REMOVE ASPHALT, AMEND SOIL, INSTALL STEEL EDGING, GROUND COVER AND MULCH
- NOTE SHRUBS AND GROUND COVER TO BE SELECTED FROM CITY OF CHICAGO LANDSCAPE GUIDE'S RECOMMENDED SPECIES

SWORN STATEMENT
BY REGISTERED ARCHITECT

THE UNDERSIGNED ARCHITECT, REGISTERED IN THE STATE OF ILLINOIS, ACKNOWLEDGES THAT THE LANDSCAPE PLANTING PLAN AND CONSTRUCTION DETAILS SHOWN ON THE ATTACHED LANDSCAPE PLAN FOR THE PROPERTY AT 2214 N CLYBOURN HAS BEEN DESIGNED IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 10, CHAPTER 32 OF THE CHICAGO MUNICIPAL CODE, THE LANDSCAPING STANDARDS OF THE CHICAGO ZONING ORDINANCE, AND THE GUIDE TO THE CHICAGO LANDSCAPE ORDINANCE.

DOUGLAS B GILLESPIE
ILL ARCH REG NO 001-9476

DATE

LANDSCAPE MAINTENANCE
CERTIFICATION

HEREBY CERTIFY THAT EXISTING PARKWAY AND ON-SITE INTERIOR TREES ARE TO BE PROTECTED WHILE PROJECT IS UNDER CONSTRUCTION AND WILL BE REPLACED BY MYSELF AND SUBSEQUENT OWNER IF DAMAGED

LEWIS KOSTINER
DATE

LANDSCAPE STATEMENT
BY OWNER

THE UNDERSIGNED ACKNOWLEDGES THAT THE LANDSCAPE PLANTING SHOWN ON THE LANDSCAPE PLAN FOR THE PROPERTY AT 2214 N. CLYBOURN AVE. TO THE BEST OF THE UNDERSIGNED APPLICANT'S KNOWLEDGE HAS BEEN DESIGNED AND WILL BE INSTALLED, MAINTAINED AND REPLACED AS REQUIRED, BY CURRENT AND SUBSEQUENT OWNER IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 32 OF THE CHICAGO MUNICIPAL CODE, THE LANDSCAPING STANDARDS OF THE CHICAGO ZONING ORDINANCE, AND THE "GUIDE TO THE CHICAGO LANDSCAPE ORDINANCE".

LEWIS KOSTINER
DATE

INSTALLATION TO BE DONE BY DECEMBER 15TH, 2017

C:\Users\dgillespie\Dropbox\Kostiner Clybourn\A0.1 Site Plan, Code Matrix 100649030.dwg

2214 N. CLYBOURN CHICAGO, ILLINOIS 60614	3-28-2017
LANDSCAPE PLAN	
Mayer Jeffers Gillespie Architects 1017 WEST WENTZ AVENUE CHICAGO, ILLINOIS 60614 773-882-8011 FAX: 882-7320 SHEET:	

FINAL FOR PUBLICATION