



# City of Chicago



O2018-2296

Office of the City Clerk

## Document Tracking Sheet

<b>Meeting Date:</b>	3/28/2018
<b>Sponsor(s):</b>	Misc. Transmittal
<b>Type:</b>	Ordinance
<b>Title:</b>	Zoning Reclassification Map No. 6-H at 2350 S Leavitt St - App No. 19576T1
<b>Committee(s) Assignment:</b>	Committee on Zoning, Landmarks and Building Standards

**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 RS3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 6-H in an area bound by

The alley next West of and parallel to South Leavitt Street; a line 96.06 feet North of and parallel to West 24<sup>th</sup> Street, South Leavitt Street; a line 72.06 feet North of and parallel to West 24<sup>th</sup> Street.

to those of an RM5 Residential Multi-Unit District.

SECTION 2. This ordinance takes effect after its passage and due publication.

Common Address of Property: 2350 South Leavitt Street.

**FINAL FOR PUBLICATION**

**NARRATIVE AND PLANS**

**2350 South Leavitt**

**Zoning Change from RS3 to RM5**

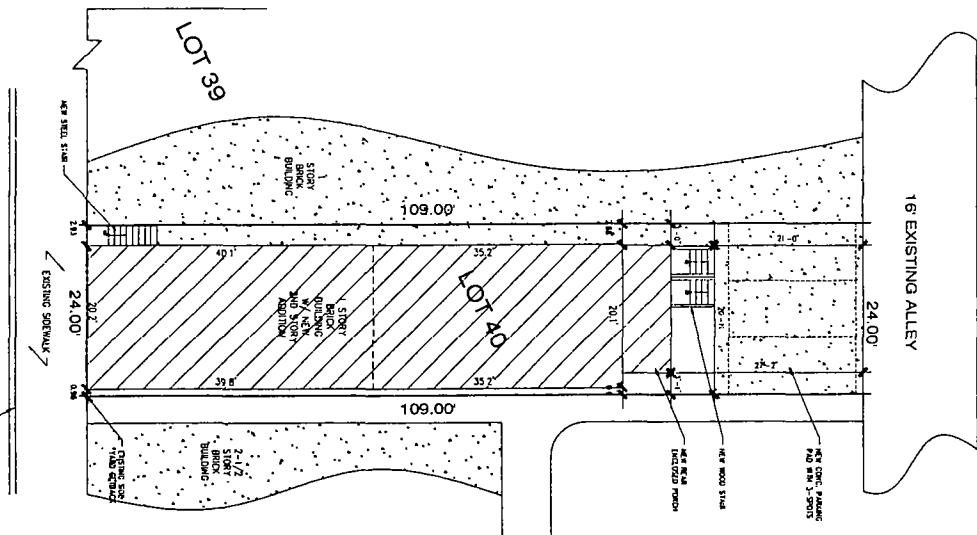
Applicant seeks to build 1 additional story on an existing 1 story 1 dwelling unit building for a total of 2 stories with 4 dwelling units, 3 parking spaces and a total building height of 23 feet 6 inches.

FAR	3.274
Lot Area	2,616 Square Feet
Building Area	1,637 Square Feet
Building Height	23 Feet 6 Inches
Front Setback	0.0 Feet
Rear Setback	27 Feet 2 Inches
North side Setback	0.6 Feet
South side Setback	2.88 Feet
Parking	3 Spaces

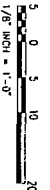
**FINAL FOR PUBLICATION**

Site Plan  
1/8" = 1'-0"

S. LEAVITT ST



FINAL FOR PUBLICATION



N

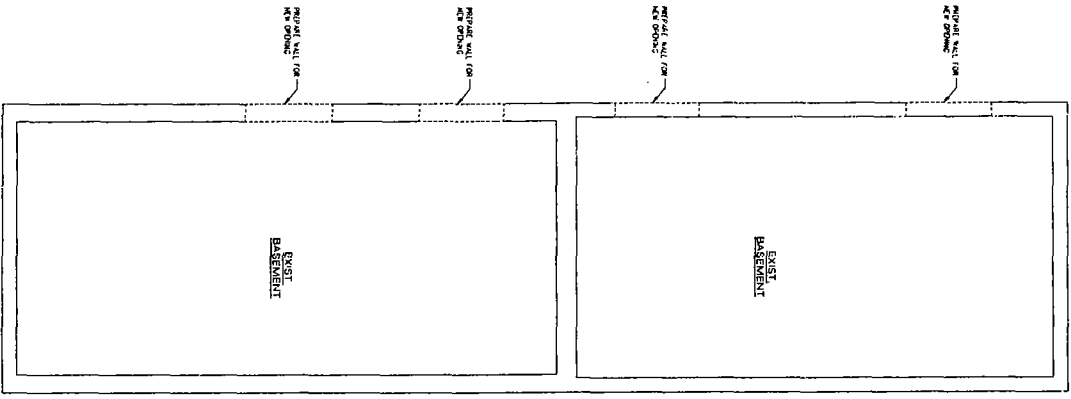
**Mohr Architecture**  
177 N Ada St Chicago, IL  
(773) 230-1030

REMODEL AND ADDITION TO EXISTING 1-STORY BRICK BUILDING  
/CONVERSION FROM 1-DU TO 4-DU  
2350 S LEAVITT ST Chicago, IL 60608

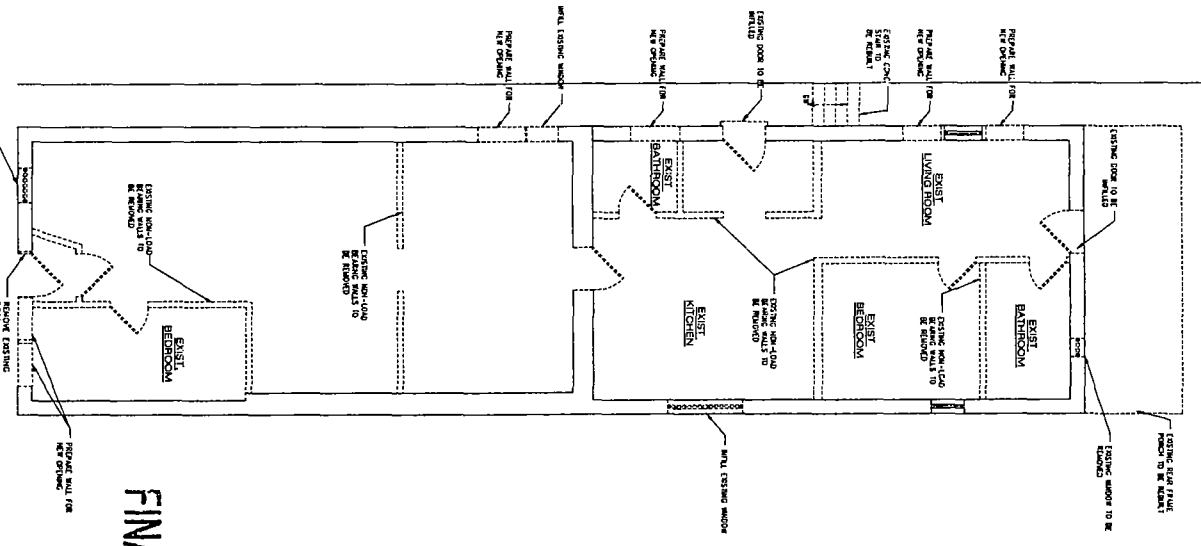
DATE	
BY	
CHECKED BY	
APP. SCALE	
REVISIONS	
SCALE	

NO.	SYMBOL	DESCRIPTION
1	(Symbol)	EXIST. WALL TO REMAIN - 1/2" GROUT
2	(Symbol)	EXIST. WALL TO BE DEMO'D

WALL/PARTITION SCHEDULE



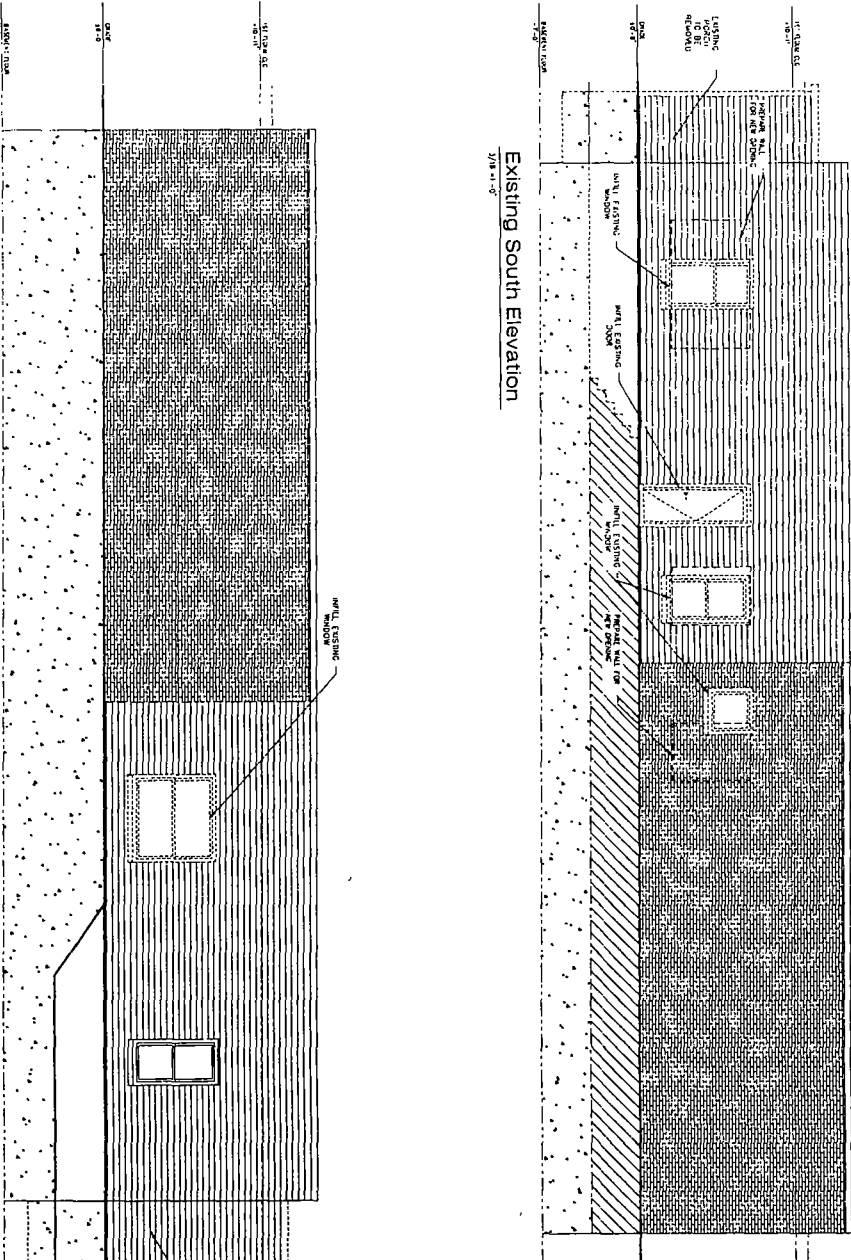
Exist/Demo Basement Plan  
SCALE 1/4" = 1'



Exist/Demo First Floor Plan  
SCALE 1/4" = 1'

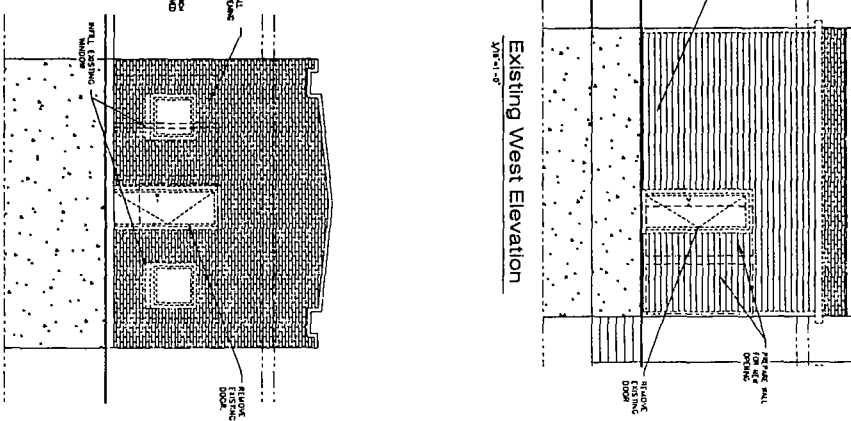
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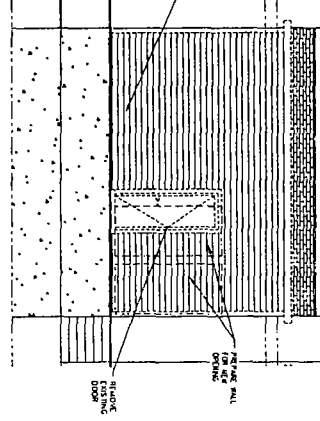
Existing North Elevation

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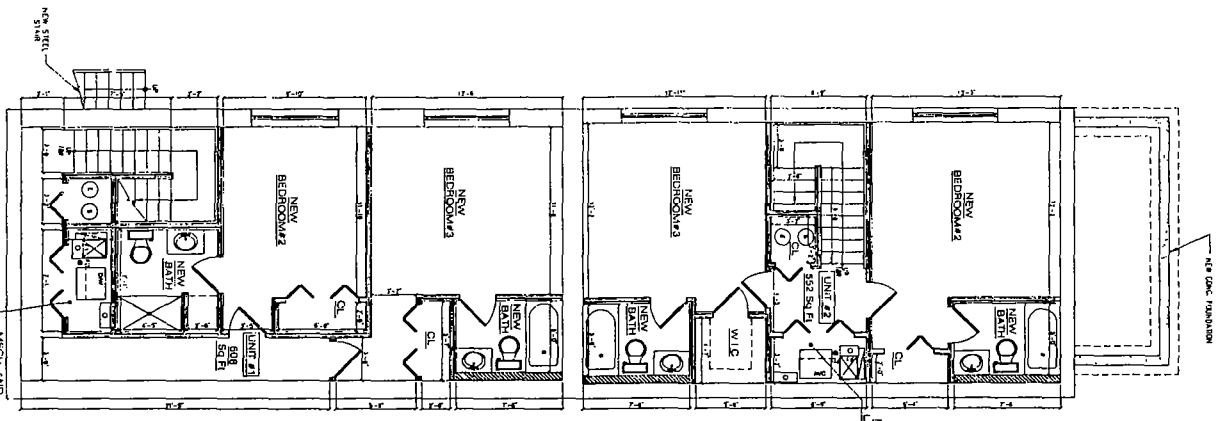
Existing South Elevation

Existing East Elevation

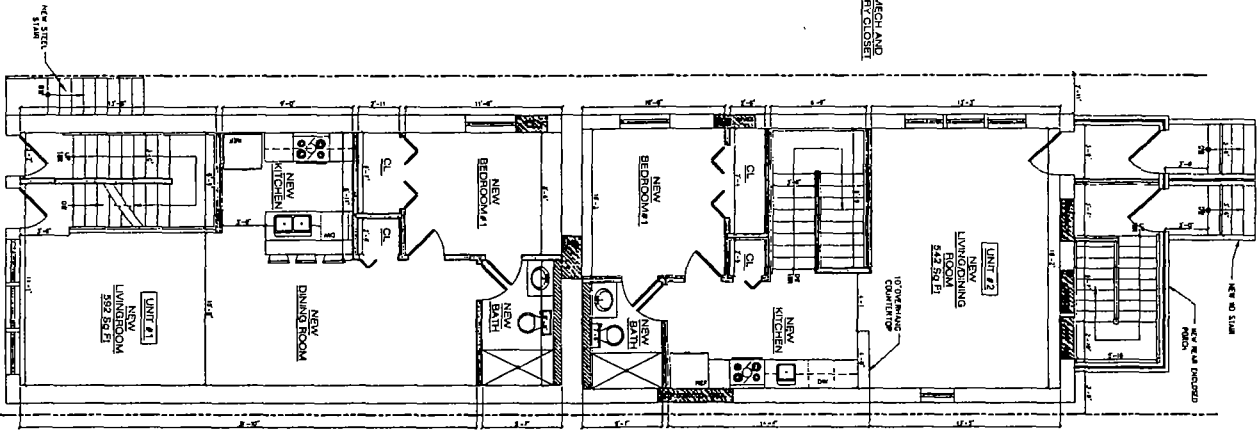


Existing West Elevation

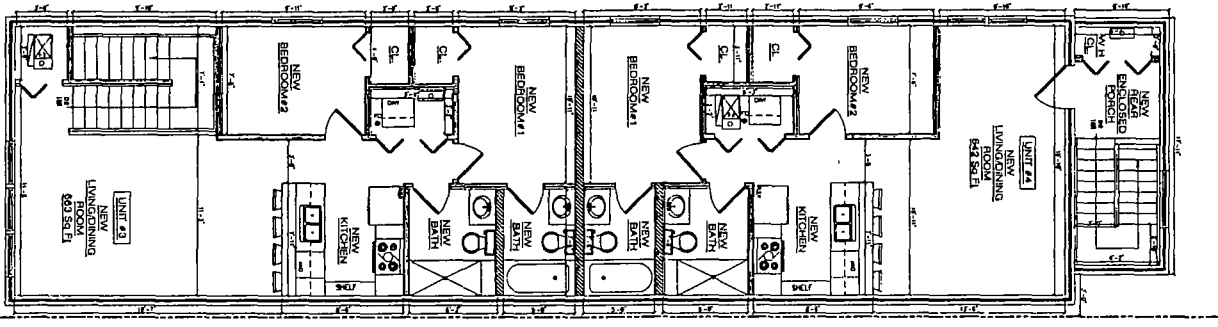




Proposed Basement Plan  
SCALE: 1/4" = 1'-0"



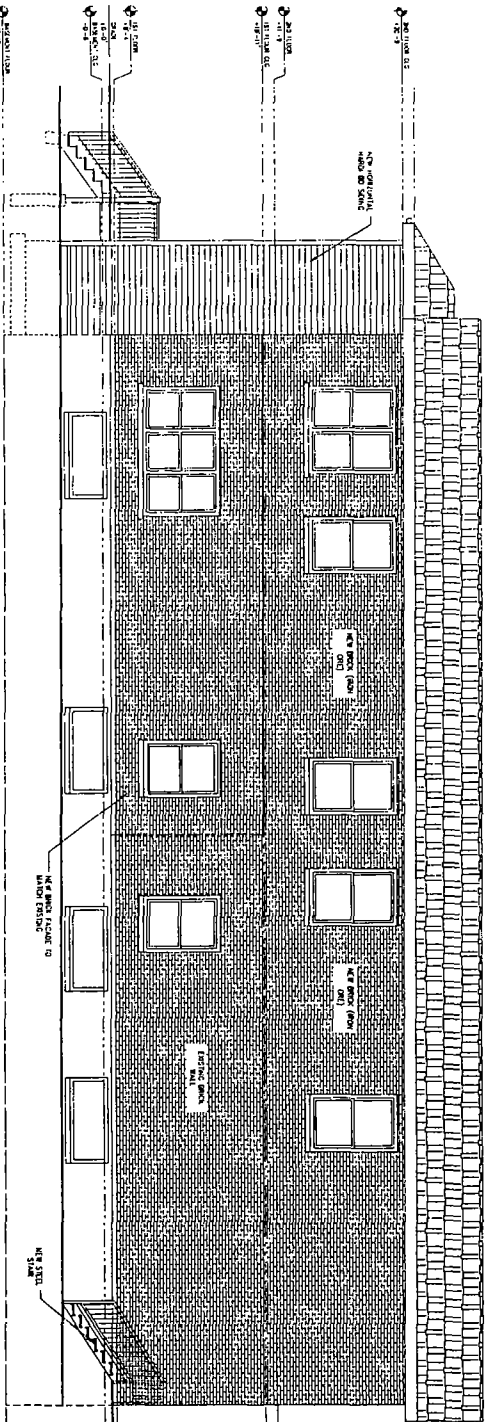
Proposed First Floor Plan  
SCALE: 1/4" = 1'-0"



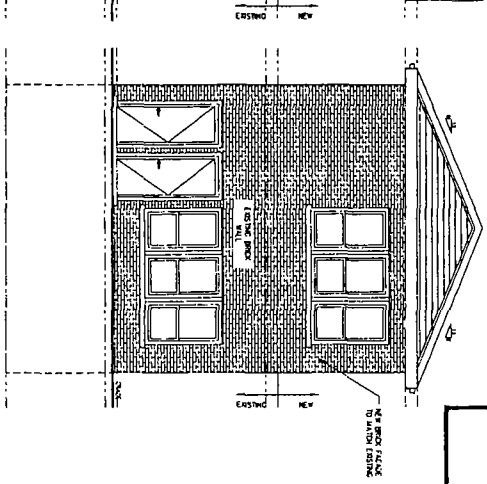
Proposed Second Floor Plan  
SCALE: 1/4" = 1'-0"

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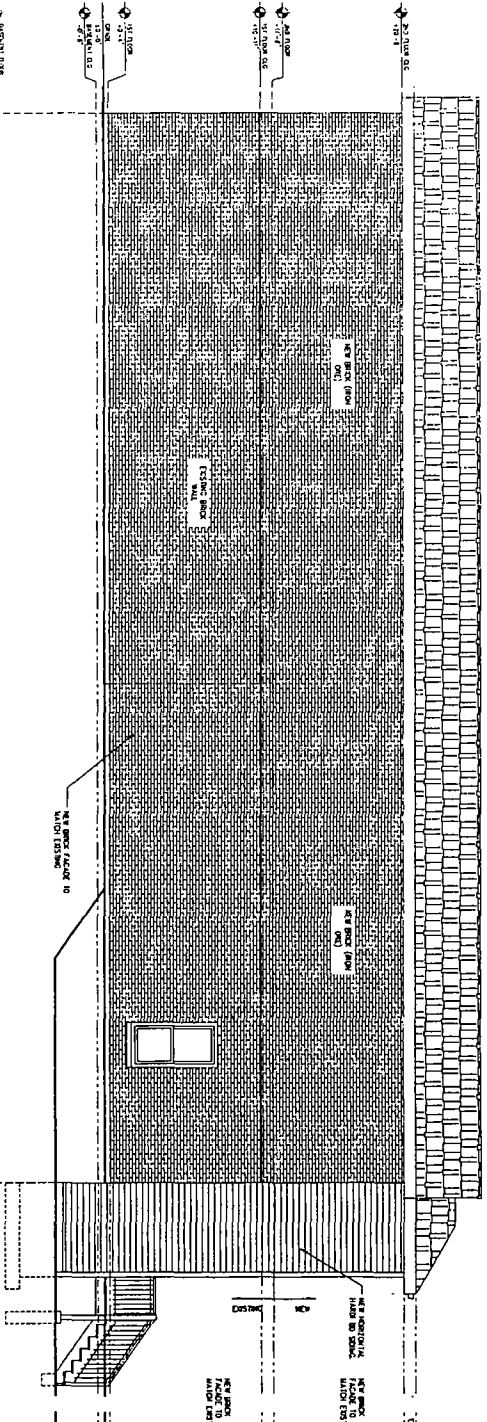
A1	Mohr Architecture 177 N Ada St. Chicago, IL (773) 230-1030	REMODEL AND ADDITION TO EXISTING 1-STORY BRICK BUILDING /CONVERSION FROM 1-DU TO 4-DU 2350 S LEAVITT ST CHICAGO, IL 60608	DATE	
			DESIGNER	
			NO. SHEETS	
			TOTAL	



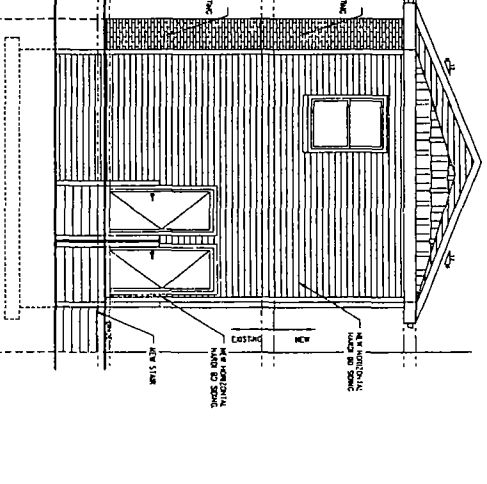
Proposed South Elevation  
1/4" = 1'-0"



Proposed East Elevation  
1/4" = 1'-0"



Proposed North Elevation  
1/4" = 1'-0"



Proposed West Elevation  
1/4" = 1'-0"

FINAL FOR PUBLICATION

A2	<b>Mohr Architecture</b> 177 N Ada St. Chicago, IL (773) 230-1030	REMODEL AND ADDITION TO EXISTING 1-STORY BRICK BUILDING /CONVERSION FROM 1-DU TO 4-DU 2350 S LEAVITT ST Chicago, IL 60608	DATE	
			SCALE	