



# City of Chicago



O2018-4016

Office of the City Clerk

## Document Tracking Sheet

<b>Meeting Date:</b>	5/23/2018
<b>Sponsor(s):</b>	Misc. Transmittal
<b>Type:</b>	Ordinance
<b>Title:</b>	Zoning Reclassification Map No. 8-H at 3515-3519 S Oakley Ave - App No. 19657T1
<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 the current M1-2 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 8-H in the area bounded by:

The public alley next south of West 35<sup>th</sup> Street; the public alley next east of South Oakley Avenue; a line 193.75 feet south of and parallel to West 35<sup>th</sup> Street; and South Oakley Avenue

to those of a RS-3 Residential Single-Unit (Detached House) District.

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

Address: 3515-19 South Oakley Avenue

**FINAL FOR PUBLICATION**

**NARRATIVE AND PLANS**  
3515-19 South Oakley Avenue  
TYPE I REGULATIONS

Narrative: The property measures 6,639 square feet and is currently a vacant lot. The Applicant proposes to rezone the property from an M1-2. Limited Manufacturing/Business Park District to an RS-3 Residential Single-Unit (Detached House) District for the construction of two two-story single family homes with detached two car garages on 3515 and 3519 South Oakley Avenue. The height of both single family homes will be 26 feet and 3 inches.

**3515 South Oakley (Lot 12)**

Lot Area: 3,375 square feet

FAR: 0.60

Floor Area: 2,040 square feet

Automobile Parking: 2

Height: 26 feet 3 inches

Setbacks:

Front (South Oakley): 20 feet  
South Side: 4 feet  
North Side: 3 feet  
Rear (Alley): 48.5 feet

**3519 South Oakley (Lot 13)**

Lot Area: 3,263 square feet

FAR: 0.62

Floor Area: 2,040 square feet

Automobile Parking: 2

Height: 26 feet 3 inches

Setbacks:

Front (South Oakley): 20 feet  
South Side: 3 feet  
North Side: 3 feet  
Rear (Alley): 54.5 feet

\* A set of plans for both addresses is attached.

**FINAL FOR PUBLICATION**

# Single Family Residence 3515 S OAKLEY AVE Chicago, IL

## City of Chicago Energy Code Compliance

### General Notes

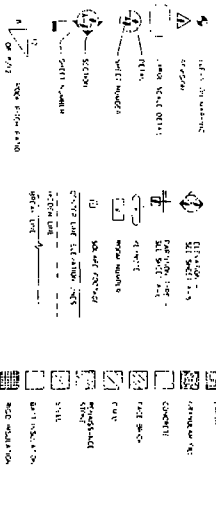
1. THIS DOCUMENT IS THE PROPERTY OF THE ARCHITECT. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. IT IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT.

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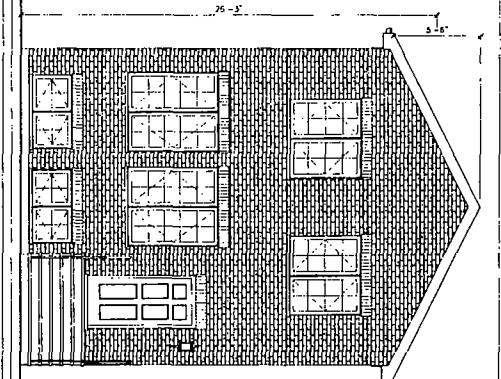
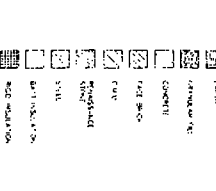
3. THE ARCHITECT HAS CONDUCTED A VISUAL INSPECTION OF THE PROJECT AND HAS FOUND THAT THE PROJECT APPEARS TO COMPLY WITH THE CITY OF CHICAGO ENERGY CODE. THE ARCHITECT HAS NOT CONDUCTED A DETAILED ENERGY ANALYSIS. THE ARCHITECT IS NOT TO BE HELD RESPONSIBLE FOR THE RESULTS OF THE ENERGY ANALYSIS OR FOR THE PERFORMANCE OF THE BUILDING.

4. THE ARCHITECT HAS CONDUCTED A VISUAL INSPECTION OF THE PROJECT AND HAS FOUND THAT THE PROJECT APPEARS TO COMPLY WITH THE CITY OF CHICAGO ENERGY CODE. THE ARCHITECT HAS NOT CONDUCTED A DETAILED ENERGY ANALYSIS. THE ARCHITECT IS NOT TO BE HELD RESPONSIBLE FOR THE RESULTS OF THE ENERGY ANALYSIS OR FOR THE PERFORMANCE OF THE BUILDING.

### Drawing Legend



### Material Legend



### DOCS CODE MATRIX

THIS TABLE IS A SUMMARY OF THE DOCUMENTS AND REVIEWS REQUIRED FOR THE PROJECT.

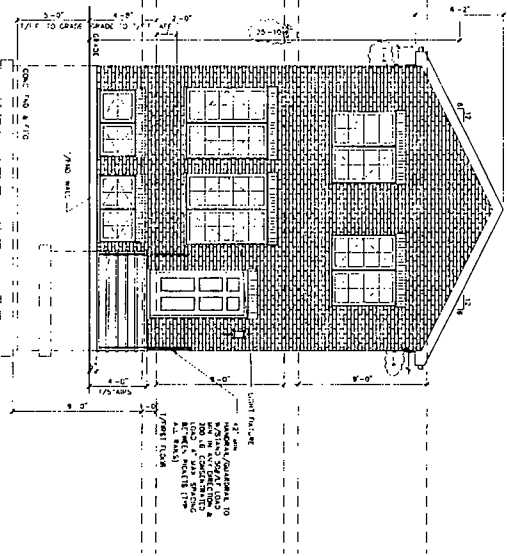
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### List of Abbreviations

Abbreviation	Full Name
AC	Architect
AD	Architectural Designer
AE	Architectural Engineer
AF	Architectural Firm
AG	Architectural Group
AH	Architectural Home
AI	Architectural Institute
AJ	Architectural Journal
AK	Architectural Knowledge
AL	Architectural Language
AM	Architectural Method
AN	Architectural Name
AO	Architectural Office
AP	Architectural Practice
AQ	Architectural Quality
AR	Architectural Record
AS	Architectural Style
AT	Architectural Technique
AV	Architectural Value
AW	Architectural Work
AX	Architectural Experience
AY	Architectural Year
AZ	Architectural Zone
BA	Business Architect
BB	Business Building
BC	Business Center
BD	Business District
BE	Business Environment
BF	Business Facility
BG	Business Group
BH	Business Home
BI	Business Institute
BJ	Business Journal
BK	Business Knowledge
BL	Business Language
BM	Business Method
BN	Business Name
BO	Business Office
BP	Business Practice
BQ	Business Quality
BR	Business Record
BS	Business Style
BT	Business Technique
BV	Business Value
BW	Business Work
BX	Business Experience
BY	Business Year
BZ	Business Zone
CA	Construction Architect
CB	Construction Building
CC	Construction Center
CD	Construction District
CE	Construction Environment
CF	Construction Facility
CG	Construction Group
CH	Construction Home
CI	Construction Institute
CJ	Construction Journal
CK	Construction Knowledge
CL	Construction Language
CM	Construction Method
CN	Construction Name
CO	Construction Office
CP	Construction Practice
CQ	Construction Quality
CR	Construction Record
CS	Construction Style
CT	Construction Technique
CV	Construction Value
CW	Construction Work
CX	Construction Experience
CY	Construction Year
CZ	Construction Zone
DA	Design Architect
DB	Design Building
DC	Design Center
DD	Design District
DE	Design Environment
DF	Design Facility
DG	Design Group
DH	Design Home
DI	Design Institute
DJ	Design Journal
DK	Design Knowledge
DL	Design Language
DM	Design Method
DN	Design Name
DO	Design Office
DP	Design Practice
DQ	Design Quality
DR	Design Record
DS	Design Style
DT	Design Technique
DV	Design Value
DW	Design Work
DX	Design Experience
DY	Design Year
DZ	Design Zone
EA	Engineering Architect
EB	Engineering Building
EC	Engineering Center
ED	Engineering District
EE	Engineering Environment
EF	Engineering Facility
EG	Engineering Group
EH	Engineering Home
EI	Engineering Institute
EJ	Engineering Journal
EK	Engineering Knowledge
EL	Engineering Language
EM	Engineering Method
EN	Engineering Name
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EV	Engineering Value
EW	Engineering Work

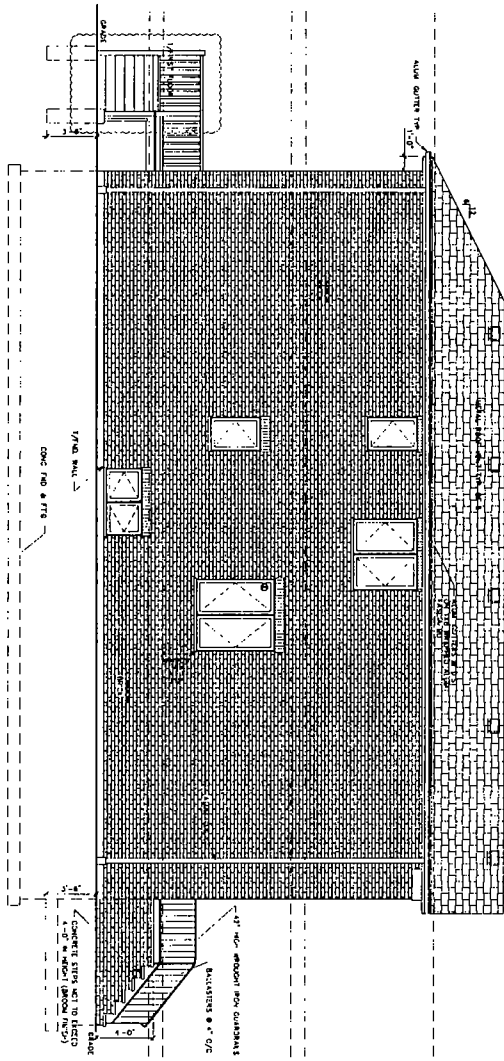
FRONT ELEVATION

1/4" = 1'-0"



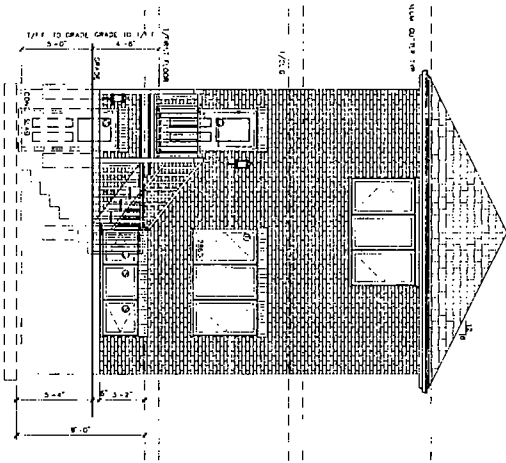
LEFT ELEVATION

1/4" = 1'-0"



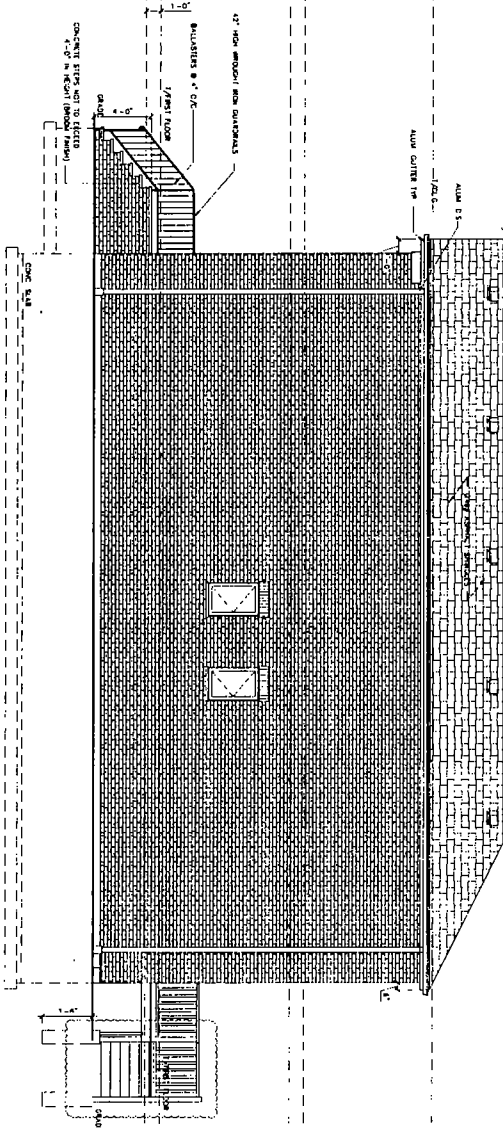
REAR ELEVATION

1/4" = 1'-0"



RIGHT ELEVATION

1/4" = 1'-0"



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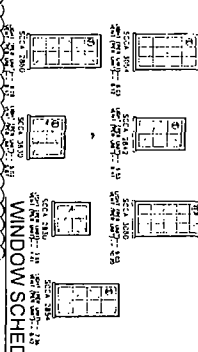
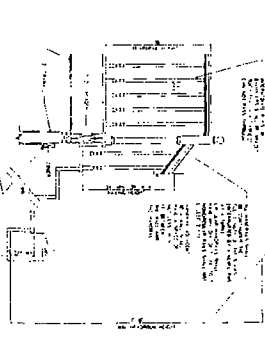
UIM  
ARCHITECTS

82 S La Grange Rd  
Suite 205  
La Grange, IL 60525  
708-469-7674  
P 708-404-4431

One Story Residence  
3515 S. OAKLEY AVE.  
CHICAGO, IL.



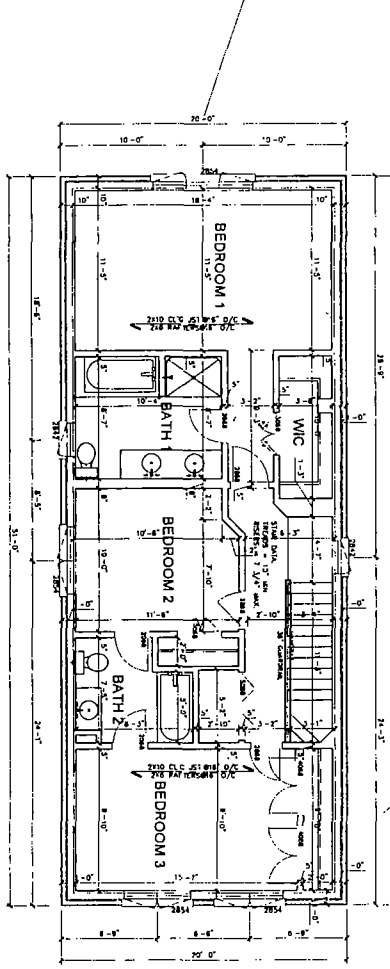
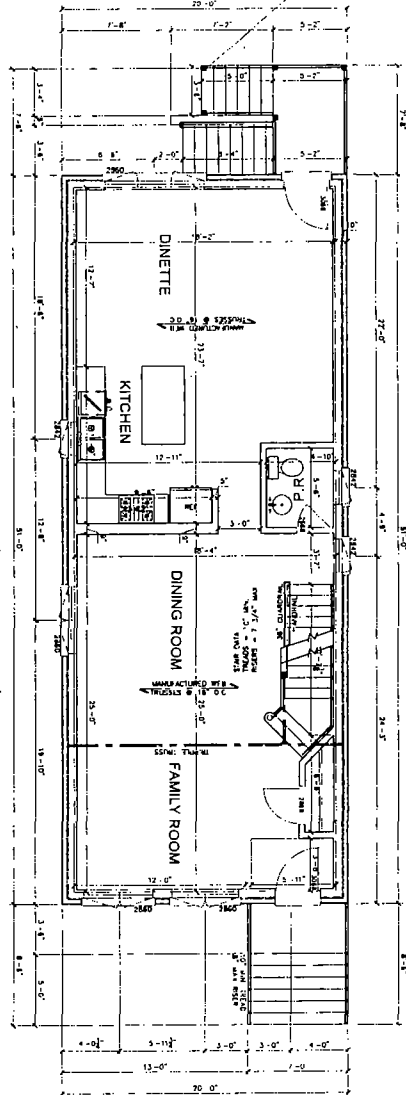
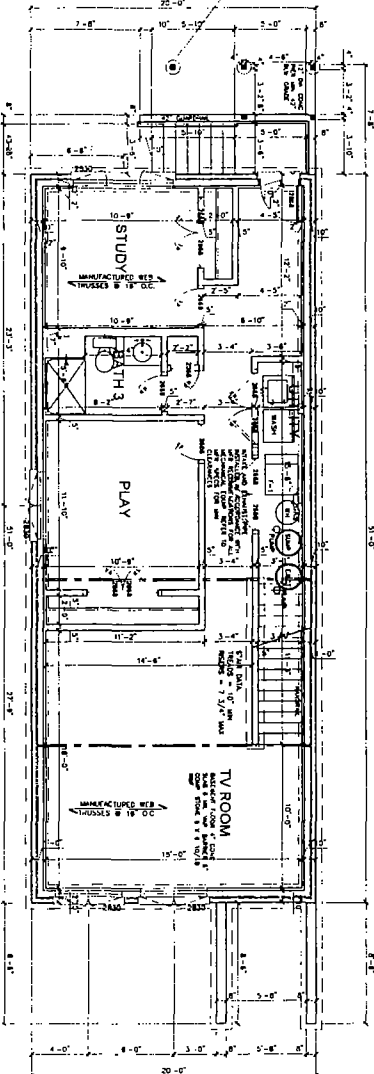
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2018-75  
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6" x 8"	5 1/2" x 8 1/2" = 3 1/2" x 5/8"
8" x 10"	6" x 9" = 3 1/2" x 5/8"
10" x 12"	6 1/2" x 9 1/2" = 3 1/2" x 5/8"
12" x 14"	7" x 10" = 3 1/2" x 5/8"
14" x 16"	7 1/2" x 10 1/2" = 3 1/2" x 5/8"
16" x 18"	8" x 11" = 3 1/2" x 5/8"
18" x 20"	8 1/2" x 11 1/2" = 3 1/2" x 5/8"



FINAL FOR PUBLICATION

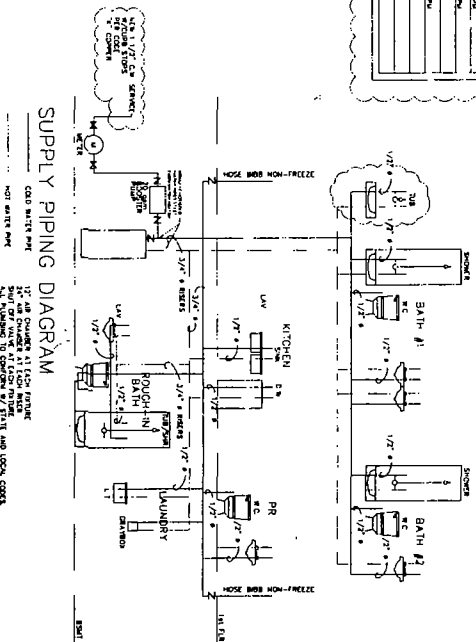
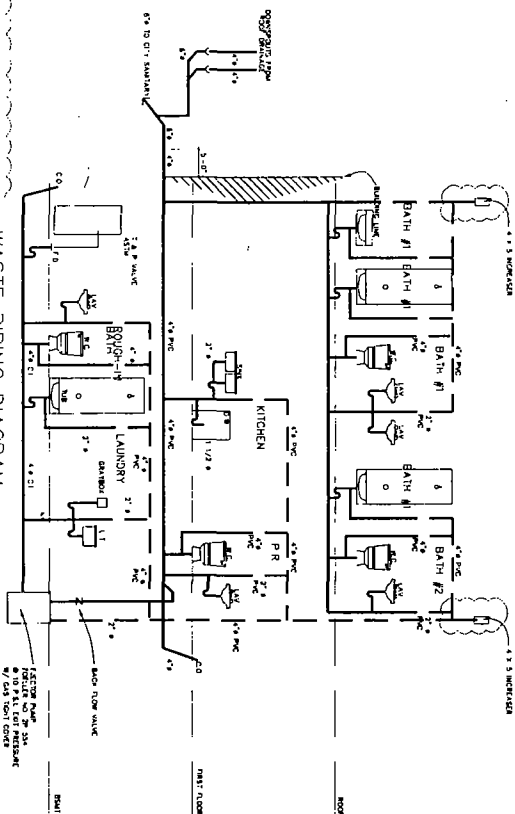
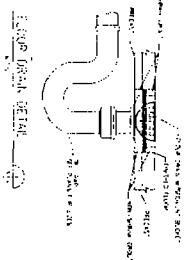
8825 La Grange Rd  
Suite 205  
La Grange, IL 60525  
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7708-469-7672  
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7708-404-4451

One Story Residence  
3515 S. OAKLEY AVE.  
CHICAGO, IL

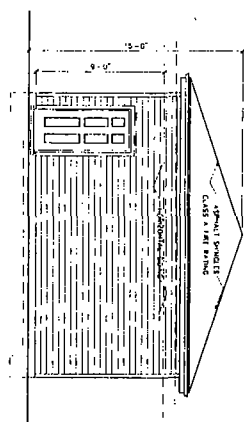


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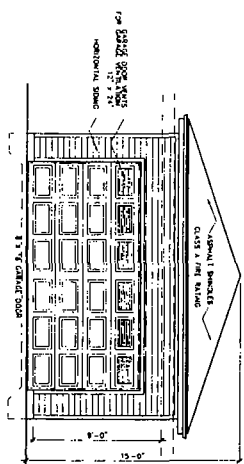
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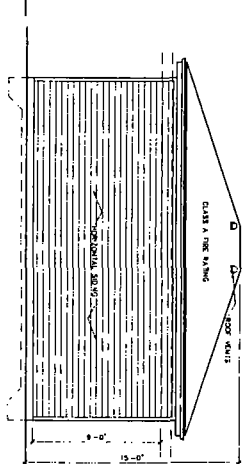
UM ARCHITECTS		83 S. La Grange Rd. Suite 205 La Grange, IL 60525 708-469-7074 708-404-4452		One Story Residence 3915 S. OAKLEY AVE. CHICAGO, ILL.				3-15-18		2018-75		A-3.0
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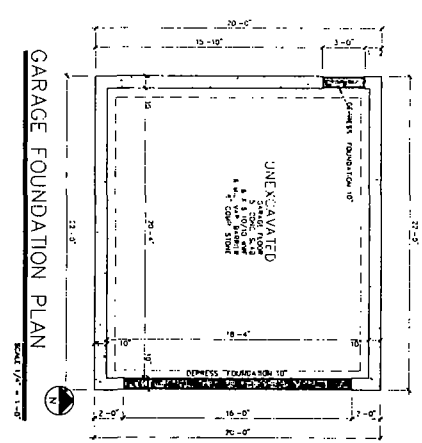
GARAGE REAR ELEVATION  
SCALE 1/4" = 1'-0"



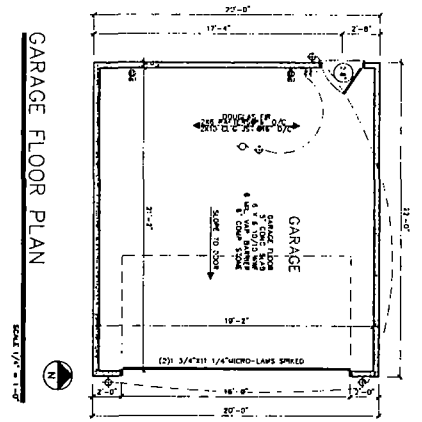
GARAGE FRONT ELEVATION  
SCALE 1/4" = 1'-0"



GARAGE SIDE ELEVATIONS  
SCALE 1/4" = 1'-0"



GARAGE FOUNDATION PLAN  
SCALE 1/4" = 1'-0"



GARAGE FLOOR PLAN  
SCALE 1/4" = 1'-0"

FINAL FOR PUBLICATION

