



City of Chicago



O2018-6010

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	7/25/2018
Sponsor(s):	Misc. Transmittal
Type:	Ordinance
Title:	Zoning Reclassification Map No. 13-L at 5270-5274 N Luna Ave/5550 W Farragut Ave - App No. 19758T1
Committee(s) Assignment:	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 RS-3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 13-L in the area bounded by

A line 50 feet north of and parallel to West Farragut Avenue; North Luna Avenue; West Farragut Avenue; the alley next west of and parallel to North Luna Avenue

to those of a RM-5 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: 5270-5274 North Luna Avenue/5550 West Farragut Avenue

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PROJECT NARRATIVE AND PLANS
TYPE 1 ZONING AMENDMENT
5270-5274 N LUNA AVENUE/5550 W FARRAGUT
AVENUE

RM-5 Residential Multi-Unit District

The applicant is requesting a zoning amendment from a RS-3 Residential Single-Unit (Detached House) District to a RM-5 Residential Multi-Unit District to legalize two existing garden units in a 2 story, 10 dwelling unit residential building. After rezoning, the building will have a total of 10 dwelling units, and will remain the same height. 2 parking spaces will be provided.

Lot Area	6,250 square feet
MLA	625 square feet
Parking	2 parking spaces
Rear Setback	6 feet
North Setback	0 feet
Front Setback	14.81 feet
South Setback	0 feet
FAR	1.65
Building Square Footage	10,314 square feet
Building Height	22 feet 7 inches

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DRAWING FOR TYPE ONE ZONING

LOT 7

LOT 8

LOT 9

CONCRETE ALLEY

W. FARRAGUT AVENUE (66' RW)

N. LUNA AVENUE (66' RW)

3 STORY BRICK & FRAME RES. # 5270.74

SET CROSS 3.00' NWLY

SET CROSS 3.00' W

SET CROSS 3.00' SE

SET CROSS 3.00' SE

CONC. CURB & GUTTER

CONC. CURB & GUTTER

CONC. CURB & GUTTER

0.8' ON

0.9' ON

0.24

15.71'

15.33'

14.81'

20.89'

29.07'

25.45'

20.70'

60.70'

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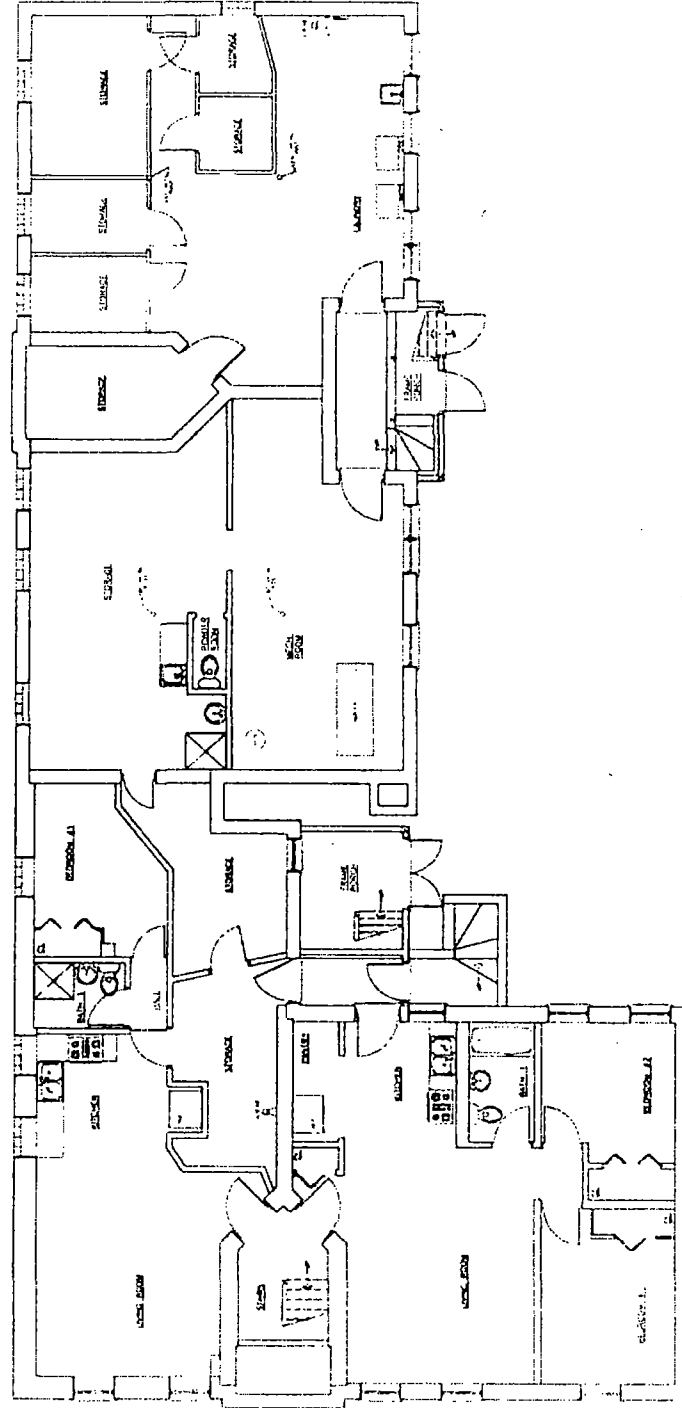
SITE PLAN

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A1



EXISTING
BASEMENT LEVEL
FINISHED



ARCHITECTS

5272 N. LUNA AVE.
CHICAGO, IL

EXISTING FLOOR PLAN

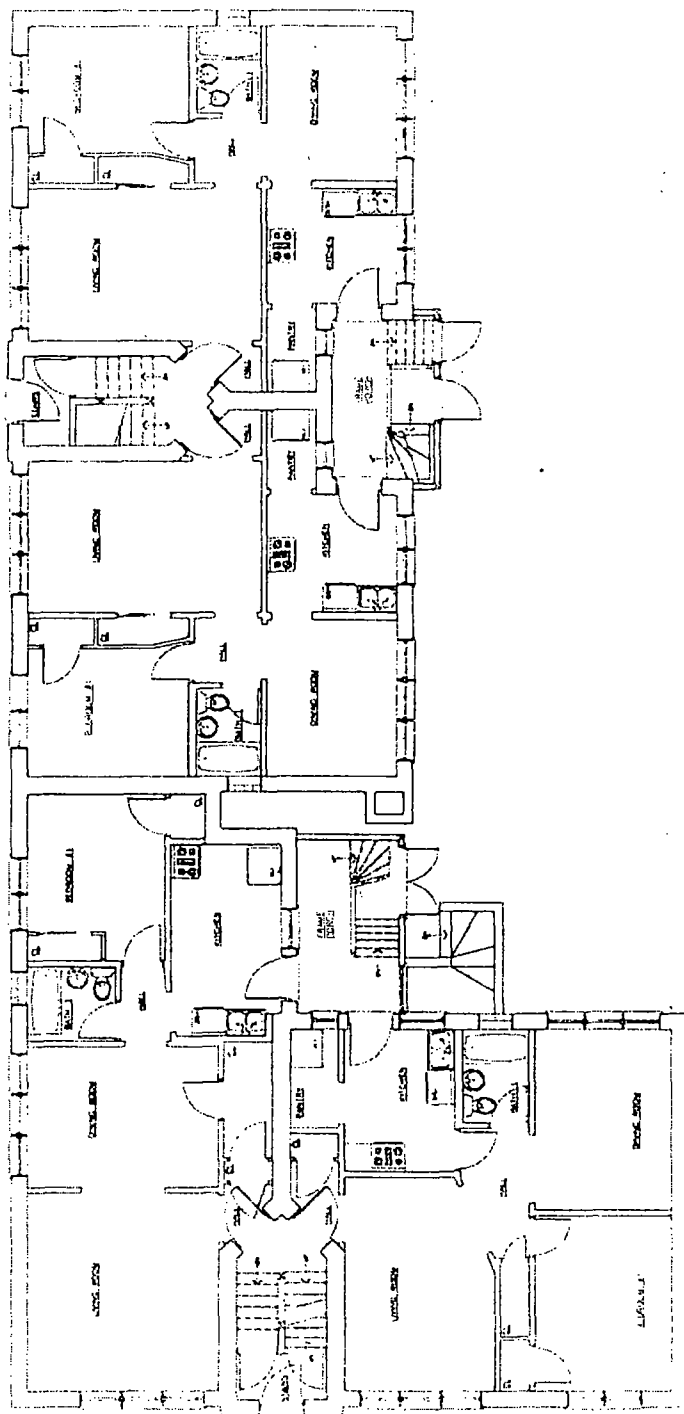
EXISTING
BASEMENT LEVEL
FINISHED

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A2



EXISTING FLOOR PLAN
NO. 123456789
DATE: 12/15/2018



EXISTING FLOOR PLAN

5272 N LUNA AVE
CHICAGO, IL

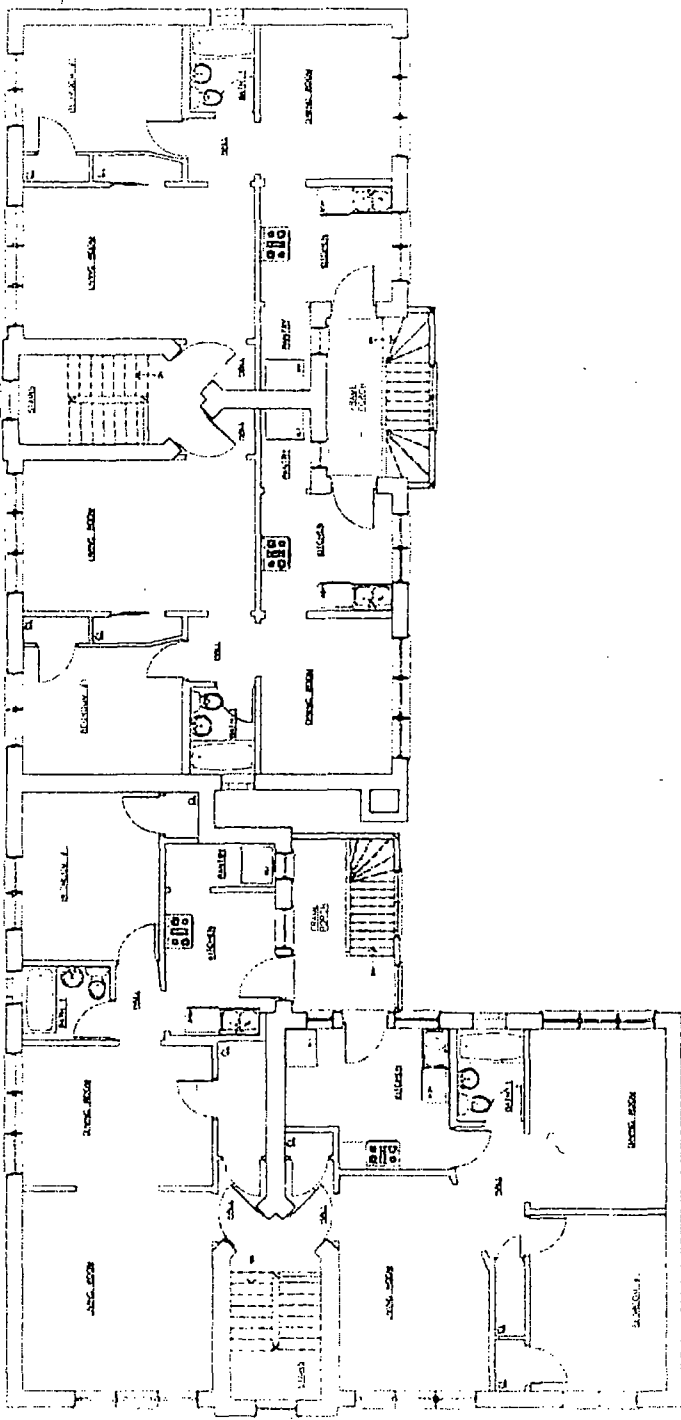
ARCHITECTS
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A3



EXISTING
2ND FLOOR PLAN
12/1/2010



ARCHIT
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5272 N. LUNA AVE.
CHICAGO, IL

EXISTING FLOOR PLAN

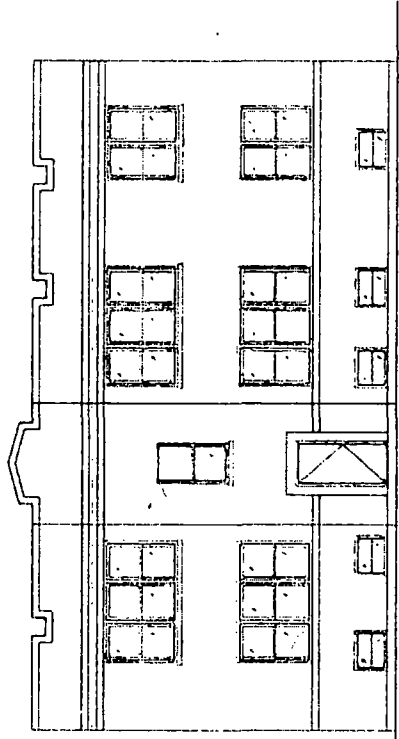


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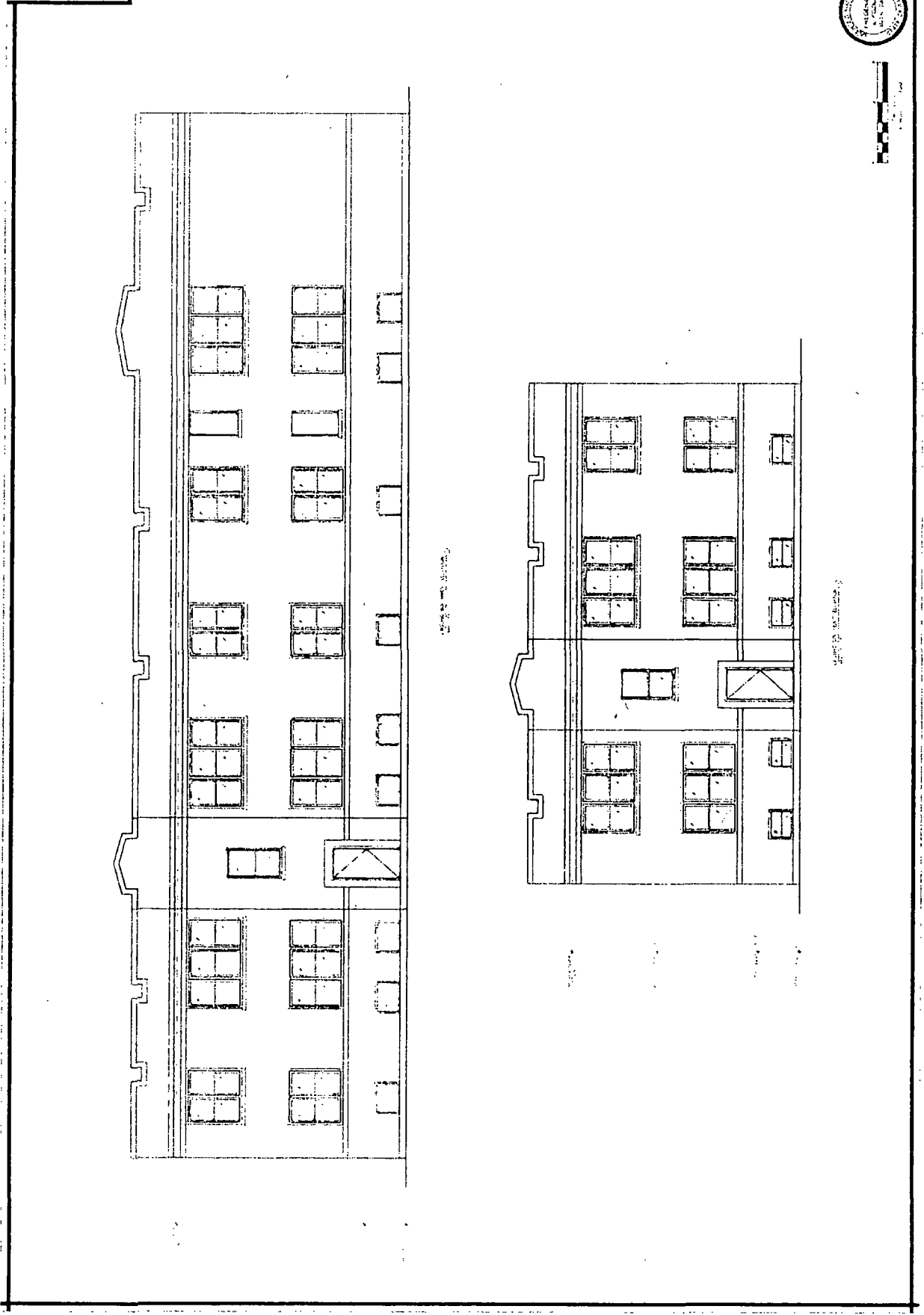
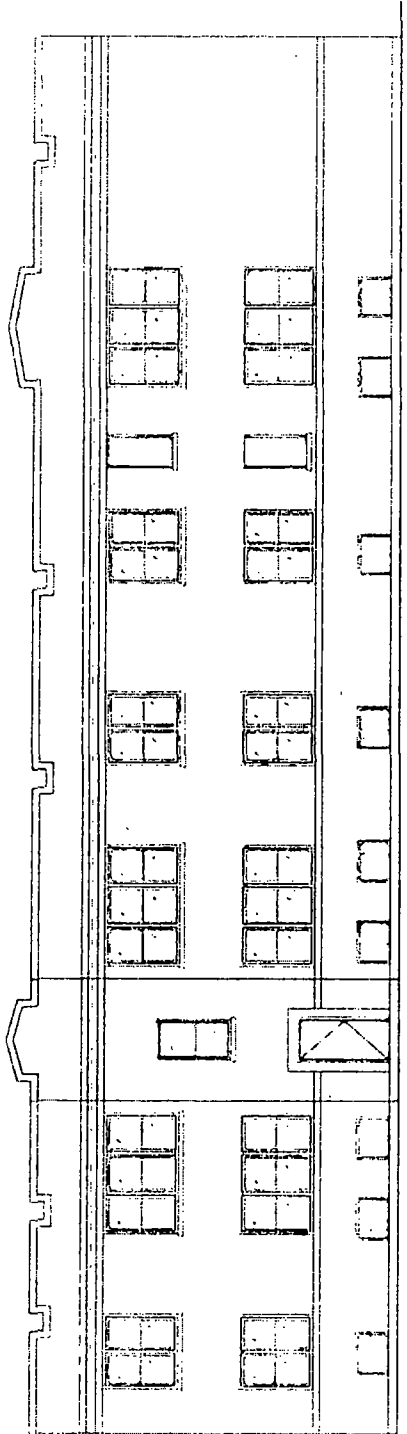
5272 N. LUNA AVE.
CHICAGO, IL

EXISTING ELEVATIONS



EXISTING FRONT ELEVATION

EXISTING SIDE ELEVATION



EXISTING ELEVATIONS



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