

City of Chicago



Office of the City Clerk

Document Tracking Sheet

Meeting Date: 11/13/2019

Sponsor(s): Misc. Transmittal

Type: Ordinance

Zoning Reclassification Map No. 10-F at 4241 S Halsted St and 748-758 W 43rd St - App No. 20252T1 Title:

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 the RS1 Residential Single-Unit (Detached House)

District symbols and indications as shown on Map No.10-F in the area bounded by

a line 25 feet north of and parallel to West 43rd Street; the alley next east of and parallel to South Halsted Street; West 43rd Street; and South Halsted Street,

to those of a B2-3 Neighborhood Mixed-Use District.

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

Common Address of Property:

4241 South Halsted Street and

748-758 West 43rd Street

NARRATIVE AND PLANS FOR THE PROPOSED TYPE 1 REZONING

AT

4241 S. Halsted, Chicago, IL 11th Ward

The Applicant intends to change the zoning from the existing RS-1 to B2-3 to construct a 2 story masonry single family residence with two car frame detached garage.

ZONING: B2-3

LOT AREA: 2,970 square feet

MINIMUM LOT AREA PER DWELLING UNIT: 2,970 square feet

FLOOR AREA RATIO: .92

BUILDING AREA: 2600 square feet

OFF-STREET PARKING: 2 car garage

FRONT SETBACK: 10 feet 0 inches

REAR SETBACK: 43.89 feet

SIDE SETBACK: 9 inches north and 2 feet 11 inches south, 3 feet 8 inches combined

BUILDING HEIGHT 21 feet 9 inches

Architectural drawings attached

NEW 2 STORY MASONRY (3B CONSTRUCTION) OUTLINE SPECEICATIONS
CENERAL CONDITIONS SINGLE FAMILY RESIDENCE & GARAGE 4241 S HALSTED ST defined two than M² AFF are to be proposed given.

I freelin of statem and desire per since up the foreign and as a fine and include held in not reasonably limited to the interview of AF annotation.

If they are given to be an implement on density. A ST leading the process, process, special analysis and ground the contents and the completion of a content of that content profes devices, is the contents shall be proced that is being contently containing the content. CHICAGO ILLINOIS 2018 ELECTRICAL CODE come.

The desirable deal and have any states door or storage of each and inrepresents to the passiveless matters, and their behaviours, requests only of
passivers of a first to take presentant and of provinces to the second of
passivers of the states of their control of the second to the
passivers of the second to describe the second to the second to the
passive the first one passive per or described the first one of
passive that the case appears and others of the first of
passive the second of the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the describes of the second of passiveness of the
passive that the second of the second of the second of the
passive that the describes of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the
passive that the second of the second of the second of the
passive that the second of the second of the 7. If bloking pay-reprinting goal still for the end came brainflow business, ignifies with extensive conditionant for many of most or defined in its develope for the end for loss beautique to temperation, depending, business, and desires of materials on 2 regions to the project and also. \$. The part-computers glad fundating this part of the probability of pulsars, and only them, depolars, on they had the fundation in the great state of the part of A Stand Salvator phil diek all Dr. Anthodox, Sudovici & Explica Salvator for species, almost, aption, Empera, all Salvators and other beat related to antivide unit and stall results for expensibly from the proper landston before proving seconds. المستناد المستند المستناد المستند المستند المستناد المستند المستند المستناد المستناد المستناد المستناد المستناد المستناد Constitution that make the property of the second of the s I of second had be detailed by the second update of a special to work day of the second to work to the second to the s 2222222 WILT RESIDENCE & GARAGE
S HALSTED ST
LLINDS · Director find contract of costs on \$1 cm and state of \$1 cm and NEW 2 STORY MASO SINGLE FAMILY RI 4241 S.H. CERTIFICATION STATEMEN 16. Oath bening ord Van, Dit Albahy.
16. Public Biller Souther derrows for filterine out inflations calculated and construction.
5. For pilot in the secondary of country of the country WIND INDEX
SITE PLAN & NOTES
PLOOR PLANS, WALL SECTION & NOTES
EXTEROR LILIVATIONS
GARAGE PLANS, SCOTIONO, DETAILS





