



# City of Chicago



O2020-4538

Office of the City Clerk

## Document Tracking Sheet

<b>Meeting Date:</b>	9/9/2020
<b>Sponsor(s):</b>	Misc. Transmittal
<b>Type:</b>	Ordinance
<b>Title:</b>	Zoning Reclassification Map No. 9-F at 3343 N Halsted St - 20514T1
<b>Committee(s) Assignment:</b>	Committee on Zoning, Landmarks and Building Standards

Final for Publication  
**ORDINANCE**

***BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:***

***SECTION 1.*** Title 17 of the Municipal Code, the Chicago Zoning Ordinance,  
be amended by changing all the C1-2 Neighborhood Commercial District  
symbols and indications as shown on Map No. 9-F in the area bounded by  
a line 93.68 feet north of and parallel to West Buckingham Place; the  
Alley next east of and parallel to North Halsted Street; a line 66.68 feet  
north of and parallel to West Buckingham Place; and North Halsted Street;  
to those of a C1-3 Neighborhood Commercial District is hereby established in the  
area above described.

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

Common Address of Property:      3343 N. Halsted Street

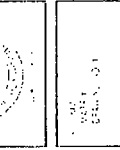
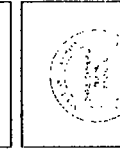
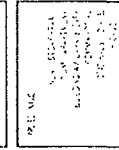
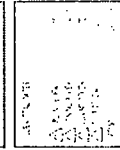
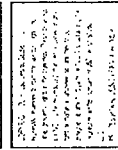
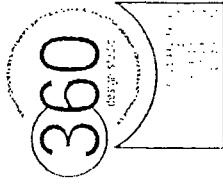
ZONING NARRATIVE FOR 3343 N. HASTED STREET, CHICAGO, IL 60657

TYPE 1 NARRATIVE AND PLANS

Use:	The subject property is improved with a partially built, 4-story mixed use building. Originally, the FAR for the proposed building was around 6,468 sq. ft. pursuant to permit #100844364. The Applicant/Owner would like to amend the plans and add around of 470 sq. ft. to the first floor of the building, which will contain commercial/retail space and a vestibule for the dwelling units. Around 380 sq. ft. will be added to the commercial/retail space, while 90 sq. ft. will be added to the vestibule. When complete, the proposed mixed use building will contain around 6,938 sq. ft.
Project's Floor Area:	2.36
Project's Density:	2 Dwelling Units, 1,470.5 sq. ft.
Parking:	Two (2) parking spaces. New attached 2-car garage.
Setbacks:	Front: 0' Rear: 30'-0" Side Setbacks: <ul style="list-style-type: none"><li>▪ North Side Setback: 0'</li><li>▪ South Side Setback: 0'</li></ul>
Building Height:	45'-10"

# Final Publication

## EXISTING 4 STORY 2 DWELLING UNIT BUILDING W/ ROOF DECKS AND 2 CAR GARAGE W/ NEW GROUND FLOOR BUSINESS USE AND EXPANSION OF ALLOWABLE SQFT ON GROUND FLOOR 3343 NORTH HALSTED STREET CHICAGO, IL



<p><b>APPLICABLE CODES</b></p> <p>2015 IBC 2015 IRC 2015 IFC 2015 ILCS 2015 CMR 2015 CCR 2015 CFC 2015 CFCR 2015 CFCR</p>	<p><b>LIMITATION OF WARRANTY OF ARCHITECT'S WORK PRODUCT</b></p> <p>THE ARCHITECT'S WORK PRODUCT IS PROVIDED AS IS, WITHOUT WARRANTY OF ANY KIND, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO THE WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE AND NONINFRINGEMENT. THE ARCHITECT DOES NOT WARRANT THAT THE WORK PRODUCT IS FREE OF ERRORS OR OMISSIONS, OR THAT THE WORK PRODUCT WILL MEET THE REQUIREMENTS OF ANY PARTICULAR JURISDICTION. THE ARCHITECT'S WORK PRODUCT IS NOT TO BE USED FOR ANY PURPOSE OTHER THAN THAT FOR WHICH IT WAS DESIGNED.</p>	<p><b>ARCHITECT'S STATEMENT &amp; SEAL</b></p> <p>STATE OF ILLINOIS COUNTY OF COOK I, [Signature], Architect, do hereby certify that I am the author of the foregoing work product, and that I am a duly licensed architect in the State of Illinois.</p>
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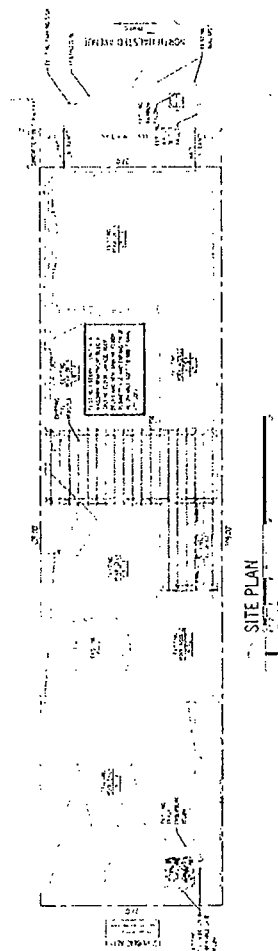
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GENERAL NOTES

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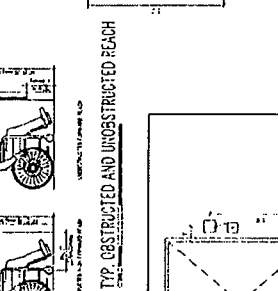


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Floor plan of the first floor of the 'HOTEL' building. The plan shows a large central hall with a circular feature in the center. To the left of the hall is a kitchen area with a stove and sink. To the right of the hall are several smaller rooms, including a bathroom and a bedroom. A north arrow is located in the upper right corner. Numbered locations 1 through 10 are marked throughout the plan.



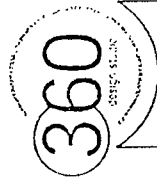
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*[Faint handwritten notes and markings]*

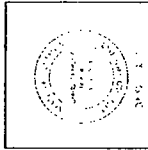
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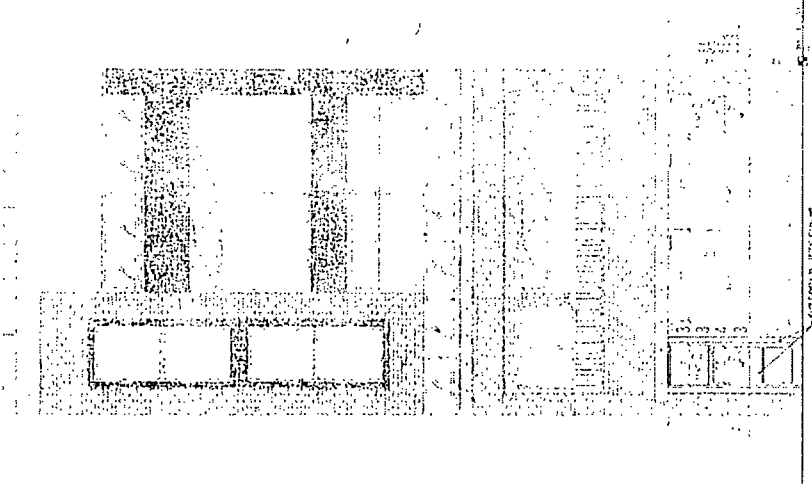
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