

Common Address of Property:

FINAL FOR PUBLICATION

SUBSTITUTE NARRATIVE AND PLANS IN SUPPORT OF AN APPLICATION FOR A TYPE I MAP AMENDMENT OF THE CITY OF CHICAGO ZONING MAP FOR THE PROPERTY COMMONLY KNOWN AS 4014 WEST PARKER AVENUE

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current M 1-2 District to that of a C2-2 District for the property commonly known as 4014 West Parker Avenue. The applicant seeks to permit the use of the existing two-story building as a warehouse/workshop on the ground floor and one residential dwelling unit on the second floor. A new rooftop deck accessed by an enclosed stairway will be created on the roof of second floor. The total lot area of the subject site is 4,210 square feet.

The following is a list of the proposed (existing) dimensions of the development:

Density:

Lot Area Per Unit: Off Street Parking: Height: Floor Area: Floor Area Ratio: Front(South)Setback: Rear (North)

Setback: East Side Setback: West Side Setback:

1 residential dwelling units

4,210 square feet

2

24 feet 6 inches (existing)

approximately 6,727 square feet

approximately 1.6

0 feet (existing)

0 feet (existing)

0 feet (existing)

0 feet (existing)

j

mkov mucipwt

'lf|

J 3

r r

' M
SLSS
las*
i'
Hit

Johnson Building

ii
if

iii

HP r™
~T")
CO
■Tr-)
CT" CO

o y: o
↓ \$
o

I

X
/

/

SI]lH If HUif *ll|if I
HiiliHi iiril

m i j i

'II

!!!! j i Hi!

Johnson Building

r 0
=3

IL./,...

;!">*;;
I?!!c

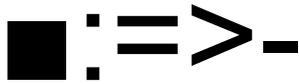
~Jk4

I.

lli!
!!!
Million™ JJ
|| 'I''

IS;

li.l



\

lfrq™ 1

lf'

j(

5

CO
.^J

r- CO

-HI

O

CO

O

k -sans:fo-sw

m

\m

a3JSr.if.Si <http://a3JSr.if.Si>

F II

¹3C;JIS iil:

*L: ijj to; ?i ilj fa- *i iia a< fj !. M*

L?I M

! »S l»i

i Wli3|ffl!

life!* H|l|!" i

/jp^{co}%_s moss.

v..... CU
i? -
CO
-i O