

# Office of the City Clerk

City Hall 121 N. LaSalle St. Room 107 Chicago, IL 60602 www.chicityclerk.com

### Legislation Details (With Text)

File #: SO2018-8056

Type: Ordinance Status: Passed

File created: 10/31/2018 In control: City Council

**Final action:** 12/12/2018

Title: Zoning Reclassification Map No. 1-G at 1516 W Ohio St - App No. 19853T1

**Sponsors:** Misc. Transmittal

Indexes: Map No. 1-G

Attachments: 1. O2018-8056.pdf, 2. SO2018-8056.pdf

Date	Ver.	Action By	Action	Result
12/12/2018	1	City Council	Passed as Substitute	Pass
12/6/2018	1	Committee on Zoning, Landmarks and Building Standards		
10/31/2018	1	City Council	Referred	

#### **ORDINANCE**

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#### 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 B3-1, Community Shopping District symbols as shown on Map No. 1-G in the area bounded by:

The alley next north of and parallel to West Ohio Street; a line 210 feet east of and parallel to North Ashland Avenue; West Ohio Street; and a line 185 feet east of and parallel to North Ashland Avenue.

To those of an RM4.5, Residential Multi-Unit District

File #: SO2018-8056, Version: 1

SECTION 2. This Ordinance takes effect after its passage and due publication. Common address

of property: 1516 West Ohio Street, Chicago

## FINAL FCR PUBLICATION

### NARRATIVE AND PLANS AMENDED TO BE A TYPE 1 REZONING FOR 1516 WEST OHIO STREET, CHICAGO

The subject property is currently improved with a multi-unit residential building. The Applicant intends to demolish the existing building and build a new four-story residential building with 3 dwelling units. The Applicant needs a zoning change in order to comply with the minimum lot area and the maximum floor area requirements of the Zoning Ordinance

**Project Description:** Zoning Change from a B3-1, Community

Shopping District to an RM4.5, Residential,

Multi-Unit District

Residential Building with 3 Dwelling Units Use:

Floor Area Ratio:

Lot Area: 3,125 Square Feet 5,312 Square Feet Building Floor Area:

1,041 Square Feet per Dwelling Unit Density:

Off- Street Parking: Parking spaces: 3

Set Backs: Front: 11 Feet 7/8 Inches East Side: 3 Feet /

West Side: 2 Feet Rear: 40 Feet, 2 and 1/8

Inches Rear Yard Open space: 203 Square Feet

**Building Height:** 44 Feet 11 Inches

# FINAL FCR PUBLICATION

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14 FT. ALLEY