

Common Address of Property: 9510-9522 South Torrence Avenue/2615-2619 East 95th Street

9519 South Colfax Avenue

AMENDED PROJECT NARRATIVE TYPE 1
ZONING AMENDMENT 9510-9522 SOUTH
TORRENCE AVENUE/ 2615-2619 EAST 95TM
STREET 9519 SOUTH COLFAX AVENUE

CI-I Neighborhood Commercial District

The applicant is requesting a zoning amendment from a MI-1 Limited Manufacturing/Business Park District to a CI-I Neighborhood Commercial District for the proposed development of a one-story 7,907 square foot medical use building with 11 on-site parking spaces and a non-required accessory parking lot containing 18 parking spaces.

	PARKING LOT	BUILDING	TOTAL
Lot Area	12,850 SF	19,630 SF	32,480 SF
Parking	18 SPACES	11 SPACES .	29 SPACES
Height	N/A	23 FEET	
North Setback	0 FEET	4'3"	
South Setback	9 FEET	21' 10 "A"	
East Setback.	52 FEET	7 FEET	
West Setback	16.72 FEET	; 68' 7 X"	

FINAL FOR PUBLICATION