



Office of the City Clerk

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

Legislation Details (With Text)

File #: O2020-1907
Type: Ordinance **Status:** Passed
File created: 4/22/2020 **In control:** City Council
Final action: 5/20/2020
Title: Zoning Reclassification Map No. 9-K at 3218 N Karlov Ave - App No. 20390T1
Sponsors: Misc. Transmittal
Indexes: Map No. 9-K
Attachments: 1. O2020-1907 (V1).pdf, 2. O2020-1907.pdf

Date	Ver.	Action By	Action	Result
5/20/2020	1	City Council	Passed	Pass
5/19/2020	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
4/22/2020	1	City Council	Referred	

Final for Publication

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 current RS-3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 9-K in the area bounded by:

a line 49.88 feet south of and parallel to West Melrose Street; North Karlov Avenue; a line 74.88 feet south of and parallel to West Melrose Street; and the public alley next west of and parallel to North Karlov Avenue

to those of a RM-5 Residential Multi-Unit District.

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

Address: 3218 North Karlov Avenue

Publication

NARRATIVE AND PLANS 3218 North Karlov Avenue
TYPE I REGULATIONS

Narrative: The subject property was formerly improved with a single family home with a detached two-car garage but is currently vacant. The Applicant proposes to rezone the property from a RS-3 Residential Single-Unit (Detached House) District to a RM-5 Residential Multi-Unit District to construct a four-story residential building with four dwelling units and four parking spaces. The proposed height is 43.33 feet. One of the four dwelling units will be an affordable unit.

Lot Area: 3,125 square feet

FAR: 1.712

Floor Area: 5,350 square feet

Residential Dwelling Units: 4

ML A: 781.25 square feet

Height: 43.33 feet

Automobile Parking: 4

Setbacks:

Front (North Karlov):

North Side: South Side: Rear (alley):

15.00 feet 2.00 feet 3.00 feet 42.10 feet

A set of plans is attached.

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