

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

CommW Address of Property: 17-39 South Aberdeen Street and
r, "" 1052-1054 West Monroe Street

NARRATIVE-17-39 S Aberdeen St., 1052-1054 W Monroe St.

DS-3 to DX-3

Applicant proposes to construct a 4 story, 50 residential dwelling unit building with no commercial space. There will be a total of 55 indoor parking spaces including one handicapped accessible parking space on the first floor with a 10' x 25' x 14' loading berth. The height of the building will be 48' - 3 1/2".

	Proposed Building
	DX-3
FAR	1.94
Lot Area	32,299 sq. ft.
Buildable Area	62,580 sq. ft.
No. of Units	50
Bldg Height	48'-3 1/2"
Front Setback	2'-0"
Rear Setback	22' - 10"*
North Side Setback	4' - 5 1/4"
South Side Setback	28'-8"
Parking	Total of 55 parking spaces including one handicapped space and one 10' x 25' x 14' loading berth
Rear Open Space	3,246 sq. ft.

*Note: Variations will be obtained as necessary.

FINAL FOR PUBLICATION

W. RUNDELL PLACE

MONROE ST.

SITE PLAN

1" = 20'-0"

ABERDEEN AND MONROE PLACE

17-39 S ABERDEEN ST. / 1052-1054 W. MONROE ST CHICAGO. ILLINOIS 60607

W. RUNDELL PLACE

MONROE ST.

FIRST FLOOR PLAN

1" = 20'-0"

ABERDEEN AND MONROE PLACE

17-39 S ABERDEEN ST / 1052-1054 W. MONROE ST. CHICAGO. ILLINOIS 60607
VERSION

A1.1

m-o'

106-0'

19-10"

ABERDEEN AND MONROE PLACE

17-39 S. ABERDEEN ST / 1052-1054 W MONROE ST. CHICAGO. ILLINOIS 60607

7 75-7 7 1/2"

ROOF PLAN

1" = 20'-0"

ABERDEEN AND MONROE PLACE

17-39 S. ABERDEEN ST. / 1052-1054 W. MONROE ST. CHICAGO. ILLINOIS 40607

SPACE ! VERSION "-L_^ j A1.3