



PROPERTY WILL BE REDEVELOPED WITH A DAYCARE USE ON THE GROUND FLOOR AND A TOTAL OF ONE DWELLING UNITS ON FLOOR TWO. APPLICANT IS USING SECTION 17-10-0102-B OF THE CHICAGO ZONING ORDINANCE TO ELIMINATE A PARKING REQUIREMENT FOR THE BUILDING BECAUSE IT IS LOCATED WITHIN 1,320 FEET OF A METRA RAIL STATION ENTRANCE.

- A) FLOOR AREA RATIO: 1.52; TOTAL FLOOR AREA IS 10,959 SQUARE FEET
- B) DENSITY (LOT AREA PER DWELLING UNIT): 7,250 SQUARE FEET
- C) THE AMOUNT OF OFF-STREET PARKING: 0 OFF STREET PARKING SPACES (BASED ON PROVISIONS OF SECTION 17-10-0102-B) AND WILL PROVIDE 2 BIKE PARKING SPACES.
- D) SETBACKS:
  - A. FRONT SETBACK: 0 FEET 0 INCHES (EXISTING)
  - B. REAR SETBACK: 0 FEET 0 INCHES (EXISTING)
  - C. SIDE SETBACKS: 0 FEET 0 INCHES (EAST) (EXISTING) AND 0 FEET 0 INCHES (WEST) (EXISTING)
- (E) BUILDING HEIGHT: 25 FEET 4 INCHES (EXISTING)