



Office of the City Clerk

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

Legislation Text

File #: O2017-4801, Version: 1

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 be amended by changing all the RS3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No.5-J in the area bounded by

a line 354.75 feet south of and parallel to West Cortland Street; the alley next east of and parallel to North St. Louis Avenue; a line 404.75 feet south of and parallel to West Cortland Street; and North St. Louis Avenue,

to those of a RM4.5 Residential Multi-Unit District and a corresponding use district is hereby established in the area above described.

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

1819 and 1821 North St. Louis Avenue

NARRATIVE AND PLANS

FOR THE PROPOSED REZONING AT
1819-21 N ST LOUIS AVENUE

The Applicant intends to change the zoning from the existing RS-3 to RM-4.5 to construct 3-story, 8-dwelling unit building with basement, no commercial space.

ZONING: RM-4.5 LOT AREA: 8,725 square feet

FLOOR AREA RATIO: 1.5 BUILDING AREA: 13,046

square feet OFF-STREET PARKING: 8 spaces FRONT

SETBACK: 13 feet 0 inches REAR SETBACK. 63 feet

0 inches

SIDE SETBACK: 5 foot 0 inches on East and 5 foot 0 inches on west = TOTAL 10 feet 0 inches

BUILDING HEIGHT: 45 feet 2 inches

Building material will be primarily face brick with some areas of siding. Elevations are attached.

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N. ST. LOUIS STREET
16' PUBLIC ALLEY

8 UNIT APARTMENT BUILDING

1819-21 N. ST. LOUIS STREET CHICAGO, IL

**van
architects ltd**

312420.470S

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**8 UNIT APARTMENT
BUILDING** 1819-21 N. ST. LOUIS
STREET CHICAGO, IL

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8 UNIT APARTMENT BUILDING

1819-21 N. ST. LOUIS STREET CHICAGO, IL

**van
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8 UNIT APARTMENT BUILDING

1819-21 N. ST. LOUIS STREET CHICAGO, IL

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