

Common Address of Property:

873 North Sedgwick Street and 355-357 West Locust Street

App. #18252T1

SUBSTITUTE NARRATIVE AND PLANS

- 1) Project Description: Six-story residential building containing forty-five (45) residential units and on-site interior parking for fifty-one (51) vehicles
- 2) Lot Size: Oddly shaped lot: 24,389 sq. ft.
- 3) Zoning Amendment: B2-5 Neighborhood Mixed-Use District and RT4 Residential Two-Flat, Townhouse & Multi-Unit District to B2-5 Neighborhood Mixed-Use District
- 4) FAR: 3.9 (93,898 sq. ft.)
- 5) Minimum Lot Area: 45 Dwelling Units (542 sq. ft./dwelling unit)
- 6) Height: 74.8'
- 7) **Front Setback (North): 0'**

Sideyard setback (West - Reverse corner): 0'
 - **the Applicant will seek a Variation from the Zoning Board of Appeals for west sideyard relief****Sideyard setback (East): 0'**

Rear Setback (South): 19' (at residential level)
 - **the Applicant will seek a Variation from the Zoning Board of Appeals for rear setback relief**
- 8) **Parking (Auto): 51**
- 9) **Parking (Bike) 29**
- 10) **Loading Berth: 1**

FINAL FOR PUBLICATION

LOCUST SEDGWICK LLC
DEVELOPER
NOVEMBER 14, 2014
REVISED - MARCH 23, 2015

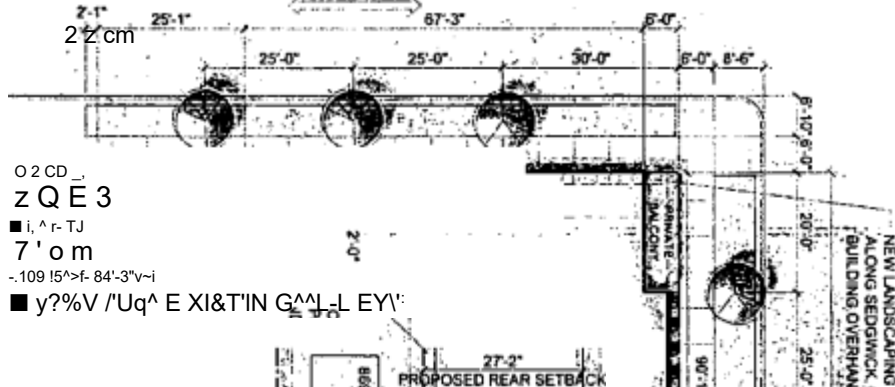
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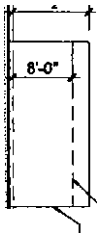
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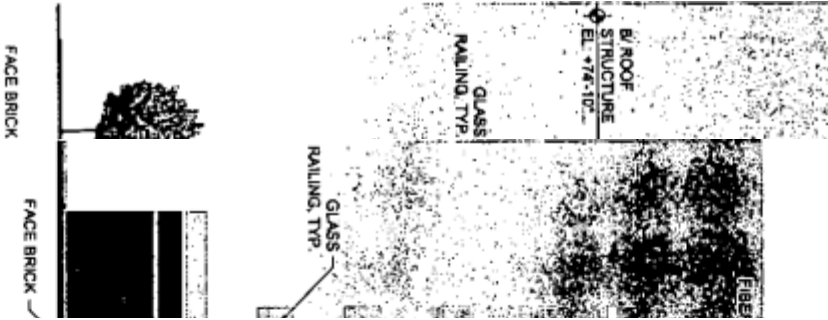
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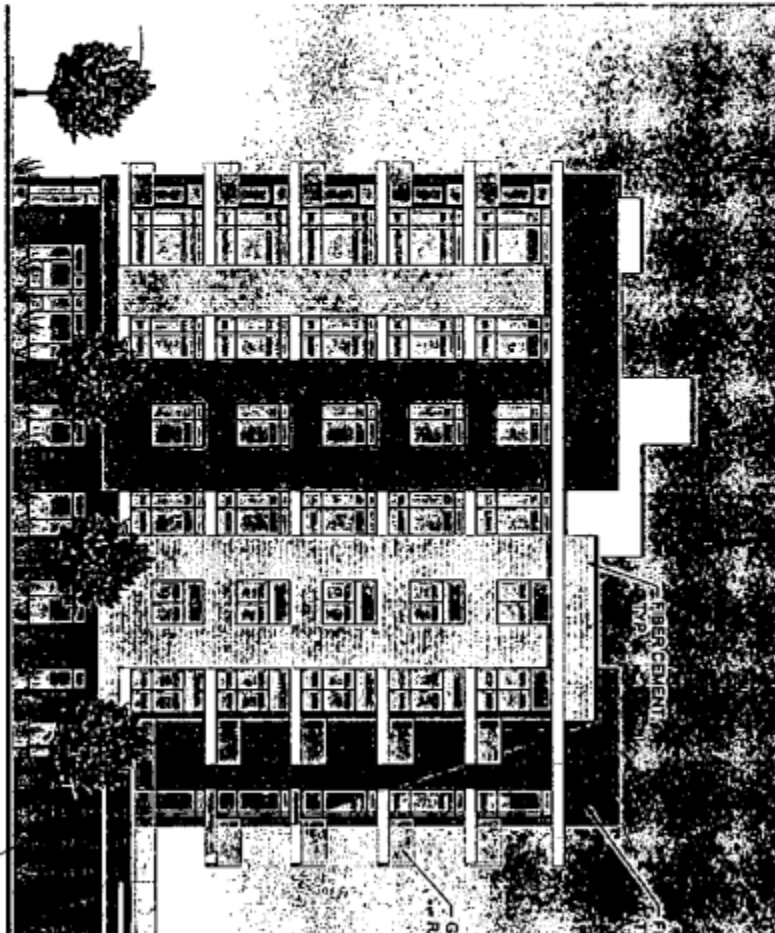
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LOCUST
DEVELOPER
NOVEMBER
REVISIONS

LOCUST SEDGWICK LLC
DEVELOPER
NOVEMBER 14, 2014
REVISIONS MARCH 23, 2015



- T/1 ELEVATOR PENTHOUSE
EL. +91'-10"
- T/1 STAIR PENTHOUSE
EL. +87'-1 1/2"
- B/ ROOF STRUCTURE
EL. +74'-10"



**873 N SEDGWICK ST
AND
355-357 W LOCUST ST**
CHICAGO, ILLINOIS

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DIVISION DEVELOPER
NOVEMBER/DECEMBER 1, 2014
REVISED: MARCH 23, 2011
REVISED: NOVEMBER 2011
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