



Office of the City Clerk

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

Legislation Details (With Text)

File #: O2016-1621
Type: Ordinance
File created: 3/16/2016
Status: Passed
In control: City Council
Final action: 5/18/2016
Title: Zoning Reclassification Map No. 3-G at 1415 W Walton St - App No. 18696T1
Sponsors: Misc. Transmittal
Indexes: Map No. 3-G
Attachments: 1. O2016-1621.pdf, 2. O2016-1621 (V1).pdf

Date	Ver.	Action By	Action	Result
5/18/2016		City Council	Passed	Pass
5/17/2016	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
4/26/2016	1	Committee on Zoning, Landmarks and Building Standards	Held in Committee	Pass
3/16/2016	1	City Council	Referred	

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 of the RS-3 Residential Single-Unit (Detached Housing) District, as shown on Map 3-G in the area bounded by:

West Walton Street, a line 144 feet West of North Noble Street, the alley North and parallel to West Walton Street and a line 168 feet West of North Noble Street.

To those of RM-4.5 Residential Multi-Unit District

SECTION 2. This ordinance takes effect after its passage and approval.

Common Address of Property: 1415 West Walton Street, Chicago, IL

NARRATIVE DESCRIPTION AND PLANS FOR
THE PROPOSED REZONING AT 1415 WEST
WALTON STREET

The Application to change zoning for 1415 West Walton from RS-3 to RM-4.5. The Applicant intends to construct a three (3) dwelling unit building with basement at 1415 West Walton Street. The footprint of the building shall be approximately 19 feet by 76 feet 1 inch in size and the building shall be 44 feet 11 inches high (a 3 1/4 story building with basement) as defined by City Zoning Code.

LOT AREA: 3,084 SQUARE FEET

FLOOR AREA RATIO: 1.7

BUILDING AREA: 5,242 SQUARE FEET

DENSITY. LOT AREA per DWELLING UNIT: 1,747 SQUARE FEET

OFF-STREET PARKING: THERE WILL BE A THREE CAR CONCRETE PARKING PAD LOCATED IN THE REAR OF THE PROPERTY ASSESSABLE BY THE PUBLIC ALLEY

FRONT SETBACK: 13 FEET 10 1/4 INCHES

REAR SETBACK: 38 FEET 6 1/2 INCHES

SIDE SETBACK: 3 FEET (EAST) AND 2 FEET (WEST)

REAR YARD OPEN SPACE: 251 SQUARE FEET

BUILDING HEIGHT: 44 FEET 11 INCHES

W. WALTON STS"

MX**."

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-j^Jiir^r? ' Phone:312-750-1800
ARCHITECTS, INC.

professional design firm

<mailto:hannaarcbitects@sbcglobal.net>

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180 W. WASHINGTON AVE.
TJ A A/AT" J CHICAGO, ILLINOIS 60602

Fax; 312.750-1801

email: hannaarcbitects@sbcglobal.net

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SOUTH ELEV
jjCALE: 3/16" = 1'-0"