



Office of the City Clerk

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Legislation Details (With Text)

File #: SO2016-1628
Type: Ordinance **Status:** Passed
File created: 3/16/2016 **In control:** City Council
Final action: 5/18/2016
Title: Zoning Reclassification Map No. 1-G at 715-717 N Milwaukee Ave, 701-709 N Morgan St and 963-965 W Huron St - App No. 18703T1
Sponsors: Misc. Transmittal
Indexes: Map No. 1-G
Attachments: 1. SO2016-1628.pdf, 2. O2016-1628.pdf

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

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ORDINANCE

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BE IT ORDArNED 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 the CI-3 Neighborhood Commercial District symbols and indications as shown on Map No. 1-G in the area bounded by:

West Huron Street; a line 52.00 feet east of North Morgan Street as measured along the south line of West Huron Street; a line from a point 17.14 feet south of West Huron Street running in a southwesterly direction for a distance of 118.87 feet to a point 50.60 feet southeast of North Morgan Street as measured along the northeasterly line of North Milwaukee Avenue; North Milwaukee Avenue; and North Morgan Street

to those of a B2-5 Neighborhood Mixed-Use District.

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

Common Address: 715 -17 N. Milwaukee Ave./701 - 09 N. Morgan St./ 963 - 65 W. Huron St.

SUBSTITUTE NARRATIVE

715 -17 N. Milwaukee Ave./701 - 09 N. Morgan St./963
TYPE I REGULATIONS

Narrative: The subject property contains approximately 5,852 square feet and is currently vacant. The Applicant proposes to rezone the property to a B2-5 district and construct a six-story, 70.0 ft. in height mixed-use building containing 25 residential dwelling units, approximately 1,500 sq. ft. retail/commercial space on the ground floor, ten parking spaces and no loading berths.

Lot Area: 5,852 sq. ft.

FAR: 5.0

FLOOR AREA: 29,260 sq. ft.
MLA:

Residential Dwelling Units: 25

201.70 sq.ft.

70.0 ft.

Bicycle Parking:

Automobile Parking:

Loading:

Setbacks:

Milwaukee Ave: Morgan St: Huron St:
West Property Line: Southwest Property Line:

None None None None None

Applicant will apply for variations for setback and loading reductions

N. MILWAUKEE AVE.

Address: 715-17 N. Milwaukee Ave./

N. MILWAUKEE AVE.

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