



Office of the City Clerk

City Hall
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Chicago, IL 60602
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Legislation Details (With Text)

File #: O2016-3882
Type: Ordinance **Status:** Passed
File created: 5/18/2016 **In control:** City Council
Final action: 6/22/2016
Title: Zoning Reclassification Map No. 4-F - 1706 S Clinton St - App No. 18761T1
Sponsors: Misc. Transmittal
Indexes: Map No. 4-F
Attachments: 1. O2016-3882 (V1).pdf, 2. O2016-3882.pdf

Date	Ver.	Action By	Action	Result
6/22/2016	1	City Council	Passed	Pass
6/20/2016	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	Pass
5/18/2016	1	City Council	Referred	

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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 the M2-3 Light Industry District symbols and indications as shown on Map No. 4-F in the area bounded by:

a line 378.00 feet south of the public alley next south of West 16th Street; South Clinton Street; a line 402.00 feet south of the public alley next south of West 16^h Street; and the alley next west of South,Clinton Street

, to those of a RT-.4 Residential Two-Flat, Townhouseand Multi-Unit District. ;

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

Common Address: 1706 S. Clinton Street, Chicago, Illinois 606i6

NARRATIVE

1706	S.	Clinton	Street	TYPE	I
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REGULATIONS

Narrative: The subject property contains approximately 2,412 square feet and is currently vacant. The Applicant proposes to rezone the subject property to the RT-4 district to allow the construction of a three-story (35 feet, 4 inches) single-family home with a detached two-car garage.

2,412 sq. ft.

FAR:

Floor Area: 2,894 sq. ft.

Residential Dwelling Units: 1

MLA: 2,412 sq. ft.

Height: 35 feet 4 inches

Bicycle Parking: None

Parking: Two spaces

Setbacks:

Clinton Street (East) Property Line (Front Yard): 10.00 ft.

South Property Line (Side Yard): 2.50 ft.

Alley (West) Property Line (Rear Yard): 36.58 ft.

North Property Line (Side Yard): 3.00 ft.

10 FT PUBLIC ALLEY

24.00'

2'-ON,

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TP

EXIST. MASONRY BUILDING
#1710
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o / ' .
NEW 3,000 S.F. 2 CAR GARAGE
GARAGE
S CLINTON STREET
SHEET PILING TO -1CT BELOW EXISTING GROUND SURFACE

EXIST. MASONRY BUILDING

#1702

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NEW 3- STORY SINGLE FAMILY RESIDENCE NEW 2 CAR GARAGE
1706 S CLINTON ST CHICAGO, IL. 60616

BASEMENT FLOOR 3/8= 1'-0"



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FIRST FLOOR PLAN 3/8 = 1'-0-

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NEW 3- STORY SINGLE FAMILY RESIDENCE NEW 2 CAR GARAGE
1706 S CLINTON ST CHICAGO, IL 60616
18'-6"

5- ^5'-5"

14" OPEN WE_B_\ /pOD_ TRUSSES @ 12"

- OAK STAIRS
- 8- RISER (MAX.)
 - 10" TREAD (MIN)
 - 3'-0" HANDRAIL ■ 6'-8- (MIN.) CLEAR HEADROOM MEASURED FROM THE NOSE OF THE STAIR

-3'-4" 3'-4" 5"
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14" OPEN WEB WOOD TRUSSES @12" O.C.

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5" ,s>'-4"

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SECOND FLOOR PLAN 3/8 = V-0-
THIRD FLOOR PLAN 3/8 = 1'-0"



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NEW 3- STORY SINGLE FAMILY RESIDENCE NEW 2 CAR GARAGE
1706 S CLINTON ST CHICAGO, IL 60616

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