



Office of the City Clerk

City Hall
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Legislation Details (With Text)

File #: SO2016-3893
Type: Ordinance **Status:** Passed
File created: 5/18/2016 **In control:** City Council
Final action: 11/16/2016
Title: Zoning Reclassification Map No. 7-H at 2465 N Clybourn Ave - App No. 18772T1
Sponsors: Misc. Transmittal
Indexes: Map No. 7-H
Attachments: 1. O2016-3893.pdf, 2. SO2016-3893.pdf

| Date | Ver. | Action By | Action | Result |
|------------|------|---|----------------------|--------|
| 11/16/2016 | | City Council | Passed as Substitute | Pass |
| 11/15/2016 | 1 | Committee on Zoning, Landmarks and Building Standards | Amended in Committee | |
| 11/15/2016 | 1 | Committee on Zoning, Landmarks and Building Standards | Recommended to Pass | |
| 8/24/2016 | 1 | Committee on Zoning, Landmarks and Building Standards | Held in Committee | Pass |
| 6/20/2016 | 1 | Committee on Zoning, Landmarks and Building Standards | Held in Committee | Pass |
| 5/18/2016 | 1 | City Council | Referred | |

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ORDINANCE V ~"

fil 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 M1-2 Limited Manufacturing /Business Park District symbols and indications as shown on Map No.7-H in the area bounded by

a line 425 feet southeast of and parallel to West Terra Cotta Place; the alley next northeast of and parallel to North Clybourn Avenue; a line 450 feet southeast of and parallel to West Terra Cotta Place; and North Clybourn Avenue,

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

SECTION2. This ordinance shall be in force and effect from and after its passage and due publication.

2465 North Clybourn Avenue

SUBSTITUTE

**NARRATIVE AND PLANS
FOR THE PROPOSED REZONING AT
2465 N CLYBOURN AVENUE**

The Applicant wishes to change the zoning for 2465 N Clybourn Avenue from MI-2 to RM-4.5. The Applicant intends to build a 3-story 3-unit building with basement and a 3-car detached garage with no commercial space.

LOT AREA: 3,750 SQUARE FEET FLOOR AREA

RATIO 15 BUILDING AREA 5,610 SQUARE FEET

OFF-STREET PARKING: THERE WILL BE A 3-CAR DETACHED GARAGE FRONT

SETBACK: 8 FEET 0 INCHES REAR SETBACK: 21 FEET 6 INCHES

SIDE SETBACK: 2 FEET (NW) AND 3 FEET (SE) = 5 FEET TOTAL REAR YARD

OPEN SPACE 244 SQUARE FEET BUILDING HEIGHT: 38 FEET 0 INCHES

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