

### Legislation Details (With Text)

File #:	SO2017-7358				
Туре:	Ordi	nance	Status:	Passed	
File created:	10/1	1/2017	In control:	City Council	
		I	Final action:	11/21/2017	
Title:	Zoning Reclassification Map No. 11-J at 3431-3445 W Montrose Ave - App No. 19413T1				
Sponsors:	Misc. Transmittal				
	Map No. 11-J				
indexes:	wap	NO. 11-J			
Indexes: Attachments:		2017-7358.pdf, 2. SO2017-7	358.pdf		
			358.pdf Act	ion	Result
Attachments:	1. 0	2017-7358.pdf, 2. SO2017-7	Act	ion ssed as Substitute	Result Pass
Attachments: Date	1. O Ver.	2017-7358.pdf, 2. SO2017-7 Action By	Act		
Attachments: Date 11/21/2017	1. O Ver. 1	2017-7358.pdf, 2. SO2017-7 Action By City Council Committee on Zoning, Land	Act Pa dmarks		

### **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 B2-5 Neighborhood Mixed-Use District symbols and

indications as shown on Map No. 11-J in the area bounded by

West Montrose Avenue; North Bernard Street; a line 123 feet south of and parallel to West Montrose Avenue; and a line 133.46 feet west of and parallel to North Bernard 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 Street Address: 3431 - 3445 West Montrose Avenue

201397.1

### SUBSTITUTE Type 1 Zoning Narrative and Plans for 3431-3445 West Montrose Avenue B2-5 to B2-5

The applicant proposes to rezone the subject property from B2-5 Neighborhood Mixed-Use District to B2-5 Neighborhood Mixed-Use District. The purpose of the zoning amendment is to permit the applicant to construct a four-story building with 48 dwelling units.

The following is the bulk table for the development which is in accordance with the plans that are attached hereto.

16	,416 square feet		
2.8	30		
48	48 dwelling units		
rea Per Dwelling U34	0 square feet		
46	,000 square feet		
56	feet		
Of	eet		
38	feet 3 inches		
k 0 f	eet		
ck 12	feet 2 <sup>1</sup> A inches for the building 10 feet 11 inches for		
the	e rear trash enclosure		
1 0 1 (	ll dwelling units are Government Subsidized) (all dwe elling units under 600 square feet • 16 dwelling units b		
	2.8 48 rea Per Dwelling L34 46 56 Of 38 k 0 f ck 12 the 22 parking spaces (a		

## **m FOR PUBLICATION**

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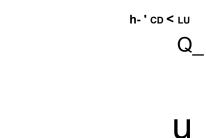
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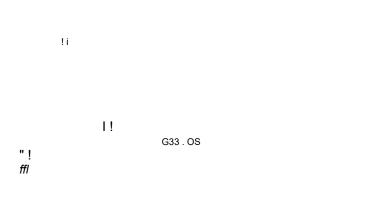
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#### File #: SO2017-7358, Version: 1



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