



Office of the City Clerk

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Legislation Details (With Text)

File #: O2017-8606
Type: Ordinance
Status: Passed
File created: 12/13/2017
In control: City Council
Final action: 2/28/2018
Title: Zoning Reclassification Map No. 20-D at 1048 E 81st St, 1035 E 81st St and 1014 E 82nd St - App No. 19461T1
Sponsors: Misc. Transmittal
Indexes: Map No. 20-D
Attachments: 1. O2017-8606 (V1).pdf, 2. O2017-8606.pdf

Date	Ver.	Action By	Action	Result
2/28/2018	1	City Council	Passed	Pass
1/25/2018	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
12/13/2017	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 M1-2 Limited Manufacturing/Business Park District, C1-2 Neighborhood District, and RT-4 Two-flat, Townhouse and Multi-Unit District symbols and indications as shown on Map No. 20-D in the area bounded by

the alley next south of and parallel to East 80th Street; the westerly line of the Illinois Central Railroad right-of-way; East 81st Street; a line 25 feet westerly of and parallel to the westerly line of the Illinois Central Railroad right-of-way; the (north line [of the vacated]) alley next south of and parallel to East 81st Street; the westerly line of the Illinois Central Railroad right-of-way; East 82nd Street; the alley next west of and parallel to South Dobson Avenue; a line 87.06 feet north of and parallel to East 82nd Street; South Dobson Avenue; East 81st Street; and the alley next east of and parallel to South Dobson Avenue;

to those of a C2-2 Motor Vehicle-Related District.

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

Common Addresses of property: 1048 E. 81st Street, 1035 E. 81st Street,
1014 E. 82nd Street

*** FOR PUBLICATION**

Type 1 Zoning Amendment Narrative

Addresses: 1048 E. 81st St
1035 E. 81st St. 1014 E. 82nd St.

C2-2 Motor Vehicle Related District

Project: The applicant intends to use the subject property to allow school bus dispatch, storage, offices, and employee parking at the above captioned addresses.
1048 E. 81st Street is School bus storage in a 45,548 square foot parcel and 21,421 square foot 1-story building.
1035 E. 81st Street is a 70,302 square foot parcel, with bus parking north in a 17,571 square foot parcel, bus garage and dispatch office in 40,562 square feet and employee parking in 9,672 square feet.
1014 E. 82nd St. is off-site accessory employee parking.
A total of 126,733 square feet 3 zoning lots, 1 and 2-story existing buildings, no residential.

Zoning: 1048 E. 81st Street C2-2

Lot area: 45,548 square feet

Min Lot Area/Dwelling unit: not applicable

Zoning:, 1035 E. 81st Street C2-2

Lot area: 70,302 square feet

Min. Lot Area/Dwelling unit not applicable

F.A.R.: .60

Zoning:

Lot area:

Min. Lot Area/Dwelling unit not applicable F.A.R.:

West zero North zero East zero South zero
not applicable (no buildings)

24 spaces

zero