



Office of the City Clerk

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Legislation Details (With Text)

File #: SO2017-8980
Type: Ordinance **Status:** Passed
File created: 12/13/2017 **In control:** City Council
Final action: 6/27/2018
Title: Zoning Reclassification Map No. 2-G at 1227 W Jackson Blvd - App No. 19471T1
Sponsors: Misc. Transmittal
Indexes: Map No. 2-G
Attachments: 1. SO2017-8980.pdf, 2. O2017-8980.pdf

| Date | Ver. | Action By | Action | Result |
|------------|------|---|----------------------|--------|
| 6/27/2018 | 1 | City Council | Passed as Substitute | Pass |
| 5/9/2018 | 1 | Committee on Zoning, Landmarks and Building Standards | Held in Committee | |
| 4/12/2018 | 1 | Committee on Zoning, Landmarks and Building Standards | Held in Committee | |
| 12/13/2017 | 1 | City Council | Referred | |

Substitute Ordinance Application No.
19471T1

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO: SECTION 1 That the City Zoning Ordinance be amended by changing all the M1-3 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 2-G in area bound by

WEST JACKSON BOULEVARD; A LINE 261 FEET WEST OF AND PARALLEL TO SOUTH RACINE AVENUE; THE PUBLIC ALLEY NEXT SOUTH OF WEST JACKSON BOULEVARD; AND, A LINE 286 FEET WEST OF AND PARALLEL TO SOUTH RACINE AVENUE

To those of a DX-3 Downtown Mixed-Use District, and a corresponding use district is hereby established in the area above described.

SECTION 2 The ordinance shall be in force and effect from and after its passage and due publication.

1227 West Jackson Boulevard

SUBSTITUTE
ZONING AND DEVELOPMENT NARRATIVE AND PLANS IN SUPPORT OF AN APPLICATION FOR A
TYPE I MAP AMENDMENT OF THE CITY OF CHICAGO ZONING MAP FOR THE PROPERTY
COMMONLY KNOWN AS 1227 WEST JACKSON BOULEVARD

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current MI-3 District to that of a DX-3 District for the property commonly known as 1227 West Jackson Boulevard. The total lot area of the subject site is 4,450 square feet. Applicant seeks to improve the site with a 9 residential dwelling unit building, providing 8 parking spaces (Transit Oriented Development)

The following is a list of the proposed (existing) dimensions of the development:

| | |
|--------------------------|---|
| Density: | 9 residential dwelling units |
| Lot Area Per Unit: | 494 square feet |
| Off Street Parking: | 8 spaces (Transit Oriented Development) |
| Height: | 55 feet |
| Floor Area: | 13,490 square feet |
| Floor Area Ratio: | 3.5 |
| Front (North) Setback: | 0 feet |
| Rear (South) Setback: | 36 feet |
| West Side Setback: | 0 feet |
| East Side Setback: | 3 feet |

FINAL FOR PUBLICATION

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