



Office of the City Clerk

City Hall
121 N. LaSalle St.
Room 107
Chicago, IL 60602
www.chicityclerk.com

Legislation Details (With Text)

File #: SO2018-2309
Type: Ordinance **Status:** Passed
File created: 3/28/2018 **In control:** City Council
Final action: 5/25/2018
Title: Zoning Reclassification Map No. 5-I at 1759 N Campbell Ave - App No. 19588
Sponsors: Misc. Transmittal
Indexes: Map No. 5-I
Attachments: 1. O2018-2309.pdf, 2. SO2018-2309.pdf

Date	Ver.	Action By	Action	Result
5/25/2018	1	City Council	Passed as Substitute	Pass
5/9/2018	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
3/28/2018	1	City Council	Referred	

#19588-T1

SUBSTITUTE 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 current RS-3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 5-1 in the area bounded by:

The public alley next north of and parallel to west Wabansia Avenue; the public alley east of and parallel to north Campbell Avenue; a line 571.3 north of and parallel to west Wabansia Avenue; and north Campbell Avenue

to those of a RM-5 Residential Multi-Unit District.

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

Address: 1759 North Campbell Avenue

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SUBSTITUTE NARRATIVE AND PLANS AMENDED TO BE A TYPE 1

1759 North Campbell Avenue TYPE I
REGULATIONS

Narrative: The subject property consists of 2,817 square feet and is currently a vacant lot. The Applicant proposes to rezone the property from an RS-3 Residential Single-Unit (Detached House) Districts to an RM-5 Residential Multi-Unit Districts to construct a four-story residential building with three residential dwelling units, 3 parking spots, and no loading. The height of the building will be 43 feet and 4 inches.

Lot Area: 2,817 square feet

FAR: 2.0

FLOOR AREA: 5,634 square feet

MLA 939.6

Residential Dwelling Units 3

Height: 43 feet 4 inches

Automobile Parking: 3

Loading: 0

Setbacks:

Front (North Campbell): South Side:

North Side (North Alley): Rear (East Alley):

14 feet 1 inch 2 feet 5 inches

0 inches 31 feet 3 inches

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