



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

**FINAL FCR  
PUBLICATION**

Common Address of Property:

3701 W. MONTROSE, CHICAGO, IL 60618

**NARRATIVE AND PLANS  
FOR THE PROPOSED REZONING  
AT  
3701 W. MONTROSE AVENUE**

The Application is to change zoning for 3701 W. Montrose Avenue from B3-1 Community Shopping District to B3-2 Community Shopping District. The Applicant intends to add a third story addition to the 2 V2 story existing multi-unit building. The Applicant will convert the top level of the building into a second dwelling unit. The existing footprint of the building will not change. The new building height shall be 34 feet 0 inches.

LOT AREA: 4,125 SQUARE FEET

**FLOOR AREA RATIO: 1.2**

BUILDING AREA: 3,783 SQUARE FEET

**DENSITY, per DWELLING UNIT:**



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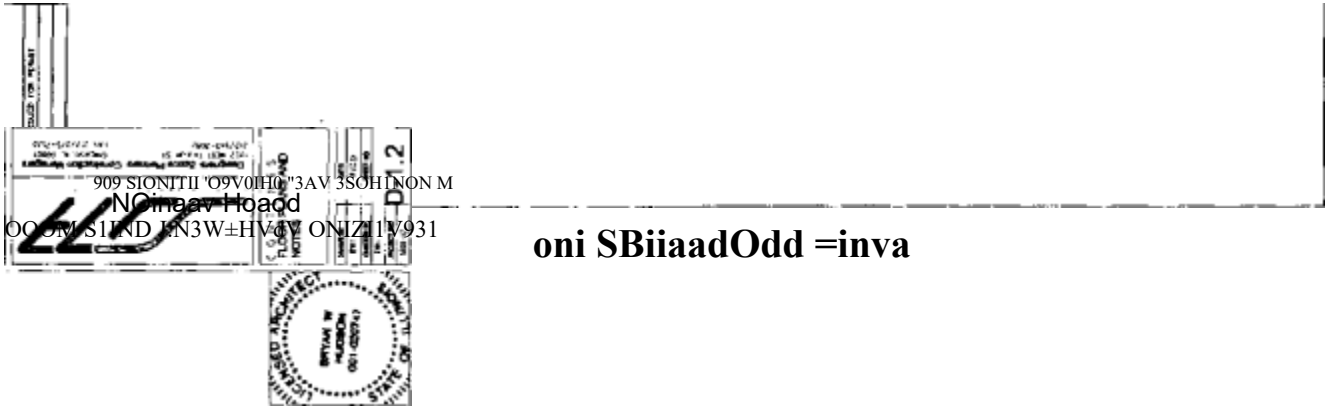
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