



# Office of the City Clerk

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## Legislation Details (With Text)

**File #:** SO2018-4205  
**Type:** Ordinance  
**Status:** Passed  
**File created:** 5/23/2018  
**In control:** City Council  
**Final action:** 6/27/2018  
**Title:** Zoning Reclassification Map No. 13-L at 5241-5249 N Milwaukee Ave - App No. 19672T1  
**Sponsors:** Misc. Transmittal  
**Indexes:** Map No. 13-L  
**Attachments:** 1. O2018-4205.pdf, 2. SO2018-4205.pdf

Date	Ver.	Action By	Action	Result
6/27/2018	1	City Council	Passed as Substitute	Pass
5/23/2018	1	City Council	Referred	

## FINAL PGR PUBLICATION

### Substitute Ordinance #19672-Ti

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 B3-1 Community Shopping District symbols and indications as shown on Map No. 13-L in area bound by

WEST GETTYSBURG STREET; NORTH MILWAUKEE AVENUE; A LINE 39.14 FEET MEASURED NORTHWEST OF THE INTERSECTION OF WEST GETTYSBURG STREET AND NORTH MILWAUKEE AVENUE AND PERPENDICULAR TO NORTH MILWAUKEE AVENUE; THE ALLEY NEXT EAST OF NORTH MILWAUKEE AVENUE

To those of a B2-3 Neighborhood 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.

5241-49 North Milwaukee Avenue

**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 5241-49 NORTH MILWAUKEE AVENUE**

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current B3-1 District to that of a B2-3 District for the property commonly known as 5241-49 North Milwaukee Avenue. The total lot area of the subject site is 3,300 square feet. Applicant seeks to improve the site with a new construction building containing four residential dwelling units and no commercial space.

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

Density:	4 residential dwelling units
Lot Area Per Unit:	825 square feet
Off Street Parking:	8 spaces
Height:	34 feet 11 inches
Floor Area:	3,783 square feet
<b>Floor Area Ratio:</b>	<b>3</b>
Front (West) Setback:	.67 feet
Rear (East) Setback:	21 feet
North Side Setback:	2.5 feet
South Side Setback:	.67 feet

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