



Office of the City Clerk

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

Legislation Details (With Text)

File #: O2019-1340
Type: Ordinance
Status: Passed
File created: 3/13/2019
In control: City Council
Final action: 6/12/2019
Title: Zoning Reclassification Map No. 10-D at 4644-4658 S Drexel Blvd and 832-850 E 47th St - App No. 19951T1
Sponsors: Misc. Transmittal
Indexes: Map No. 10-D
Attachments: 1. O2019-1340.pdf, 2. O2019-1340 (V1).pdf

Date	Ver.	Action By	Action	Result
6/12/2019	1	City Council	Passed	Pass
3/13/2019	1	City Council	Referred	

ORDINANCE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1: That the Chicago Zoning Ordinance be amended by changing all RM-5 Residential Multi-Unit District symbols and indications as shown on Map No. 10-D in the area bounded by

a line 260.00 feet north of and parallel to East 47th Street; South Drexel Boulevard, East 47th Street; the alley next west of and parallel to South Drexel Boulevard;

to those of the BI-1 Neighborhood Shopping District and a corresponding use districts hereby established in the area above described.

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

4644-4658 S. Drexel Blvd. & 832-850 E. 47th Street

48142938;!

Vi

Project Narrative and Plans

Chicago, IL (4644-4658 S. Drexel) LLC, is the applicant, for the property located at 4644-4658 S. Drexel Blvd., Chicago, IL 60653. They seek a zoning map amendment to change the zoning district from RM-5 Zoning District to BI-1. The applicant intends to use the subject property as a physical fitness center, renovating the existing 12,000 square foot building with a building height of approximately 14 feet. The current zoning district for this property does not allow the proposed use. Additionally, the current zoning does not impose a height limitation, but the proposed zoning district does have a height limitation.

A. Floor Area Ratio:

B. Density:

C. Off-street Parking:

D. Setbacks:

E. Building Height:

0.23.

20.826 minimum lot area per dwelling unit; N/A for this site.

83 parking spaces in the attached lot.

Front: 56 feet

Side: West: 9 feet

East: 70 feet

Rear: 104 feet

Exiting building approximately 14 feet

48140624;!

•i .r|)
- .. # '•- ■ V" i eg. Bi^

f -. '«i^U I'. %--ft==:'W^MB^ftl'-'->-,u^;-v.¹ »sU

I :I ' uTfn
I ■ » 1.: 11 o

"il' lit .l» ' i_ -^g);|8
■ ■ .l'.
cl«!ii/.;iii;..M.' ■ /r sl":jl
v. 2. ■
>03
j.i/pBl' A l»M/RSllli'i:'J ld , m't: t iftij ~ '2 •
1 j1.11 -ii^rp " » ' "Gift' FE8"
- ■.. u:- '****... • ' ■ =3:-tA. -

ULii 'ft , i'iiff'i'1 ■ iinu' 8b ' i! ti i i'b%, Sis aS| . i iifi". nni*!; ^1 h • ills, - - '» ■ m 'Jl- •»»>?-

= 0

<*5

o o

u

"<D x d)

Q

ro

v

3 o

m

x ai

in

CU
CO

o a ro y
x: U

If)

"oj x <v

ro >

o
CO
ID
x QJ

in