



Office of the City Clerk

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Legislation Details (With Text)

File #: O2019-6815
Type: Ordinance **Status:** Passed
File created: 9/18/2019 **In control:** City Council
Final action: 1/15/2020
Title: Zoning Reclassification Map No. 9-K at 3214-3216 N Karlov Ave - App No. 20151T1
Sponsors: Misc. Transmittal
Indexes: Map No. 9-K
Attachments: 1. O2019-6815.pdf (V1), 2. O2019-6815.pdf

Date	Ver.	Action By	Action	Result
1/15/2020		City Council	Passed	Pass
11/19/2019	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
9/18/2019	1	City Council	Referred	

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. 9-K in the area bounded by:

a line 74.88 feet south of and parallel to West Melrose Street; North Karlov Avenue; the public alley next south of and parallel to West Melrose Street; and the public alley next west of and parallel to North Karlov 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: 3214-16 North Karlov Avenue

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NARRATIVE AND PLANS
3214-16 North Karlov Avenue TYPE I
REGULATIONS

Narrative: The subject property is improved with a surface parking lot. The Applicant proposes to rezone the

property from a RS-3 Residential Single-Unit (Detached House) District to a RM-5 Residential Multi-Unit District to construct a four-story residential building with eight dwelling units. There will be eight parking spaces. The proposed height is 47.00 feet.

Lot Area: 6,250 square feet

FAR: 1.72

Floor Area: 10,748 square feet

Residential Dwelling Units: 8

MLA: 781.25 square feet

Height: 47.00 feet

Automobile Parking: 8

Setbacks:

Front (North Karlov): North Side: South Side: Rear (alley):

15.00 feet 5.00 feet 5.00 feet 42.10 feet

A set of plans is attached.

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