

# Office of the City Clerk

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

## Legislation Details (With Text)

**File #:** O2019-8467

Type: Ordinance Status: Passed

File created: 11/13/2019 In control: City Council

**Final action:** 12/18/2019

Title: Zoning Reclassification Map No. 1-G at 1455 W Huron St - App No. 20234T1

**Sponsors:** Misc. Transmittal

Indexes: Map No. 1-G

Attachments: 1. O2019-8467.pdf (V1), 2. O2019-8467.pdf

Date	Ver.	Action By	Action	Result
12/18/2019	1	City Council	Passed	Pass
12/10/2019	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
11/13/2019	1	City Council	Referred	

#### **ORDINANCE**

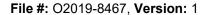
#### BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1. Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing all of the RS-3, Residential Single-Unit (Detached Hours) District symbols and indications as shown on Map No. 1-G in the area bounded by

West Huron Street; a line 100 feet west of and parallel to North Bishop Street; the alley next to, south of and parallel to West Huron Street; and a line 125 feet west of and parallel to North Bishop Street

to those of an RM-5, Residential Multi-unit 5 District.

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



1455 WEST HURON ST, CHICAGO, IL 60642

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### NARRATIVE & PLANS - 1455 WEST HURON STREET, CHICAGO, IL 60642

#### TYPE 1 ZONING AMENDMENT

#### RS-3 to RM-5

Existing building was built circa 1890 and is a 3 story residential, 5 dwelling unit multifamily building with no commercial units and an existing 2 car garage. The applicant wishes to rezone the existing building to comply with current bulk requirement of the zoning code in order to convert from 5 to 6 dwelling total units.

FAR 1.54

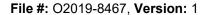
Lot Area 3,125 square feet

Density: Minimum Lot Area (per 520.83 square feet

dwelling unit)

Building Height 38 ft
Front Setback 3.55 ft
Rear Setback 55 ft
East Setback 4 ft
West Setback Oft

Parking Existing 2 car garage



Common Address of Property: 1455 W. Huron St., Chicago, IL 60642

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# ACTA

PROPERTY ADDRESS USS W HURON S'IRLII, CHICAGO, ILLINOIS 60642

REVISION DATE(S) iRrvo 5/26/2019)

FIELD WORK DATE: S/24/2019

1905.3208

#### BOUNDARY SURVEY COOK COUNTY

LOT 5 IN BLOCK S IN BICXERDIKTS ADDITION TO CHICAGO, SECTION S TOWNSHIP 39 NORTH, RANGE I 4, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS TABLE

LI N 39" I 7'52" E 25 23' (M) 25.00' (R) L2 5 39°! 7'53" W 25 25' (M) 25 00' (R)

STATE OF ILLINOIS T, " coun rr of DuPage J

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TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY GIVEN UNDER MY HAND AND SEAL THIS I GTh DAY OF OCTOBER 20ISAT3I2S RALE STREET IN WHEATON. IL GO IS7

ILLINOIS PROFESSION/\*/! LAND SURVEYOR No 2971 LICENSE EXPIRES I 1/30/2015 EXACT\* i.AN0 5LWEYOKS L8\* 57S3 Cp FND MAG NAIL 5 IOS

File	#:	O2019-8	467. <b>\</b>	/ersion:	1
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GRAPHIC SCALE (In Feet) 1 inch = 30' ft.

THE ABOVE SURVEY IS A PROFESSIONAL SERVICE IN COMPLIANCE WITH I HE [SI POINTS OF INTEREST MINIMUM STANDARDS OF THE STATE OF ILLINOIS NO IMPROVEMENTS SHOW a BE MADE ON THE BASIS OF THIS PLAT ALONE PIXASE REFER BI ALSO TO YOUR DEED. TITLE POLICY AND LOCAL ORDINANCES COPYRIGHT BY EXACTA ILLINOIS SURVEYORS TI IIS DOCUMENT MAY ONLY BE USED BY THE PARTIES TO WHICH IT IS CERTIFIED PLF.ASE DIRECT QUESTIONS OR CLIENT NUMBER:

COMMENTS TO EXAC IA ILLINOIS SURVEYORS. INC AT THE NUMBER IN TI IF IJIILJHIMJ'B#IIM#fH BOTTOM RIGHT CORNER I"

5 DATE: 05/26/19

SELLER.

#### EXACTA LAND-SURVEYORS.. LLC.

LBH 184008059 '
316 East Jackson Street. MonIvIL 60450 •
Ph'6ne: 77J.30S.401i <a href="http://77J.30S.401i">http://77J.30S.401i</a>: - m<sup>-7-2-1</sup>

This is page 1 of 2 and is not valid without all pages.

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HALL 1

BEDROOM t2

ore

I-HL

BFDROOM

a.

**DINING ROOM** 

I MNG ROOM /

PROPOSED FIRST FLOOR PLAN N r\

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RFDROOM 11
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<u>UV1NG ROOM</u>

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i

KITCHEN

W.I.C.

<b>File #:</b> O2019-8467, <b>Version:</b>	•
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SATES

L.

DINING ROOM

STAIRS

I MNG ROOM

PROPOSED SECOND FLOOR PLAN f scAii. i/<-=Y-6'- ^

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PROPOSED THIRD FLOOR\_PLAN

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