



Office of the City Clerk

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

Legislation Details (With Text)

File #: O2019-8488
Type: Ordinance
File created: 11/13/2019
Status: Passed
In control: City Council
Final action: 12/18/2019
Title: Zoning Reclassification Map No. 4-F at 2117-2119 S Halsted St - App No. 20255T1
Sponsors: Misc. Transmittal
Indexes: Map No. 4-F
Attachments: 1. O2019-8488.pdf, 2. O2019-8488.pdf (V1)

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	

FINAL FOR
PUBLICATION

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 M1-2 Limited Manufacturing /Business Park District symbols and indications as shown on Map No. 4-F in the area bounded by

A line 50 feet north of and parallel to West 21st Place; the alley next east of and parallel to South Halsted Street; West 21st Place; and South Halsted Street,

to those of a B3-3 Community Shopping District and a corresponding uses district is 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.

2117-2119 South Halsted Street

FINAL FOR PUBLICATION

NARRATIVE AND PLANS FOR THE PROPOSED TYPE 1 REZONING AT

2119 S. Halsted, Chicago, IL 11th Ward

The Applicant intends to change the zoning from the existing M1-2 to B3-3 to maintain and legalize the use of the property, to continue the operation of the existing business/restaurant with accessory liquor and with 8 dwelling units. This establishment is described as:

ZONING: B3-3

LOT AREA: 5000 square feet

MINIMUM LOT AREA PER DWELLING UNIT: 625 Square Feet

FLOOR AREA RATIO: 3.0

BUILDING AREA: 9804 square feet

OFF-STREET PARKING: 3 parking spots

FRONT SETBACK: 0 feet 0 inches

REAR SETBACK: 0 feet 0 inches

SIDE SETBACK: 0 feet 0 feet on each side

BUILDING HEIGHT: 40 feet

Attachments included.