



Office of the City Clerk

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Legislation Details (With Text)

File #: O2020-88
Type: Ordinance
File created: 1/15/2020
Status: Passed
In control: City Council
Final action: 2/19/2020
Title: Zoning Reclassification Map No. 8-G at 3227 S Aberdeen St - App No. 20318T1
Sponsors: Misc. Transmittal
Indexes: Map No. 8-G
Attachments: 1. O2020-88.pdf (V1), 2. O2020-88.pdf

Date	Ver.	Action By	Action	Result
2/19/2020	1	City Council	Passed	Pass
2/13/2020	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
1/15/2020	1	City Council	Referred	

**FINAL FOR
PUBLICATION**

ORDINANCE

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

SECTION]. 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 House) District symbols and indications as shown on Map No. 8-G in an area bound by

West 32nd Place; the public alley next east of and parallel to South Aberdeen Street; a line

24 feet south of and parallel to West 32nd Place; And South Aberdeen Street

to those of a RM-6, Residential Multi-Unit District.

SECTION 2. This ordinance takes effect after its passage and due publication.

Common Address of Property: 3227 South Aberdeen Street

FINAL FOR PUBLICATION

20318-T1

NARRATIVE & PLANS - 3227 South Aberdeen Street RS-3 to RM-6

The applicant wishes to rezone the property in order to allow sufficient density to legalize the existing 9th dwelling unit and convert the attic into habitable dwelling spaced in the existing 4-story, 9 dwelling unit building. The attached 1-car garage will remain with no changes. There is no planned commercial space at the subject property.

FAR	2.9
Building Area	8,807.15 Square Feet
Lot Area	3,000 Square Feet
Density (MLA)	333.33 Square Feet Per Unit
Building Height	43 Feet 4 ^S A Inches
Front Setback	0 Feet 0 Inches
Rear Setback	0 Feet 0 Inches
North side Setback	0 Feet 0 Inches
South side Setback	0 Feet 10 ⁴ / ₅ Inches
Parking	1 Parking Stall

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