



# Office of the City Clerk

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

## Legislation Details (With Text)

**File #:** O2021-3994  
**Type:** Ordinance  
**File created:** 9/14/2021  
**Status:** Passed  
**In control:** City Council  
**Final action:** 10/14/2021  
**Title:** Zoning Reclassification Map No. 5-K at 4614-4620 W Armitage Ave - App No. 20821T1  
**Sponsors:** Misc. Transmittal  
**Indexes:** Map No. 5-K  
**Attachments:** 1. O2021-3994 (V1).pdf, 2. O2021-3994.pdf, 3. SO2021-3994.pdf

Date	Ver.	Action By	Action	Result
10/14/2021	1	City Council	Passed	Pass
10/12/2021	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
9/14/2021	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 Cl-1, Neighborhood Commercial District and a Ml-1, Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 5-K in the area bounded by:

The public alley next north of and parallel to West Armitage Avenue; a line 389.0 feet east of and parallel to North Kilpatrick Avenue; West Armitage Avenue; and a line 314.0 feet east of and parallel to North Kilpatrick Avenue

to those of a Cl-1, Neighborhood Commercial District.

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

Address: 4614-20 West Armitage Avenue

### **NARRATIVE AND PLANS**

4614-20 West Armitage Avenue TYPE I  
REGULATIONS

Narrative: The subject property is primarily a vacant lot that is improved with a garage at the rear of the property. The Applicant proposes to rezone the property from a Cl-1, Neighborhood Commercial District and a Ml-1, Limited Manufacturing/Business Park. District to a Cl-1, Neighborhood Commercial District to build a 1 1/2 story, 3,514.516 square foot commercial building with office use that will include eight surface parking

spaces. The proposed height of the building will be 21'-9".

Lot Area: 9,356.25 square feet

FAR: 0.375

Floor Area: 3,514.516 square feet

Height: 21'-9" Automobile Parking: 8

Setbacks:

Front (West Armitage Avenue): East Side: West Side: Rear (alley):

0.0 feet (existing) 45.0 feet (existing) 0.0 feet (existing) 3.0 feet (proposed)

A set of plans is attached.