



Office of the City Clerk

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

Legislation Details (With Text)

File #: SO2022-1909
Type: Ordinance
Status: Passed
File created: 6/22/2022
In control: City Council
Final action: 7/20/2022
Title: Zoning Reclassification Map No. 3-J at 3552 W Grand Ave - App No. 21071T1
Sponsors: Misc. Transmittal
Indexes: Map No. 3-J
Attachments: 1. O2022-1909.pdf, 2. SO2022-1909.pdf

Date	Ver.	Action By	Action	Result
7/20/2022	1	City Council	Passed as Substitute	Pass
7/19/2022	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
6/22/2022	1	City Council	Referred	

O R D I N A N C E

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 be amended by changing all the MI-2 Limited Manufacturing/Business Park District symbols and indications as shown on Map No.3-J in the area bounded by

West Division Street; the southwest right-of-way line of the Chicago Milwaukee and St. Paul Railroad; a line 524.60 feet southwest of the intersection of North Central Park Avenue and West Grand Avenue as measured along the northerly right-of-way line of West Grand Avenue and perpendicular thereto; the centerline of the now vacated alley next north of West Grand Avenue; a line 475 feet southwest of the intersection of North Central Park Avenue and West Grand Avenue as measured along the northerly right-of-way line of West Grand Avenue and perpendicular thereto; West Grand Avenue; and North Central Park Avenue,

to those of a B3-2 Community Shopping District.

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

Common Address of Property:

**Substitute Narrative and Plans Type-1 Zoning
Map Amendment For 3552 West Grand From
Ml-2 to B3-2**

The applicant seeks to rezone the property in order to change the use at an existing vacant form CVS Store currently zoned Ml-2 to B3-2 to accommodate an active retail grocery store. There will be no expansion or extra additions to the existing building.

FAR	0.26
Building Area	34,562 Square Feet
Density (MLA)	N/A
Lot Area	133,417.23 Square Feet
Building Height	22 Feet 8 Inches-existing
Front Setback	0 Feet 0 Inches-existing
Rear Setback	65 Feet 1 Inches-existing
East Side Setback	None required-existing
West Side Setback	None required-existing
Parking	176 Parking Stalls

30N3AV XUVd TV01N3O N