



# Office of the City Clerk

City Hall  
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## Legislation Details (With Text)

**File #:** O2022-3459  
**Type:** Ordinance                      **Status:** Passed  
**File created:** 10/26/2022              **In control:** City Council  
**Final action:** 12/14/2022  
**Title:** Zoning Reclassification Map No. 1-J at 3450 W Lake St - App No. 22009T1  
**Sponsors:** Misc. Transmittal  
**Indexes:** Map No. 1-J  
**Attachments:** 1. O2022-3459 (V1).pdf, 2. O2022-3459.pdf

Date	Ver.	Action By	Action	Result
12/14/2022	1	City Council	Passed	Pass
11/29/2022	1	Committee on Zoning, Landmarks and Building Standards	Recommended to Pass	
10/26/2022	1	City Council	Referred	

## FINAL FOR FOUCAI ION

### ORDINANCE

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

SECTION" I. Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing all of the MI-3 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 1-J in the area bounded by

The public alley next north of West Lake Street; a line 125 feet east of the east line of North St. Louis Avenue as measured along the north line of West Lake Street; West Lake Street; a line 50 feet east of the east line of North St. Louis Avenue as measured along the north line of West Lake Street

to those of a B2-3 Neighborhood Mixed-Use District.

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

Common Street Address: 3450 W. Lake Street

*nWl FOR FUJBLICM.iQ:*

Narrative and Plans

Type 1 Zoning - - Narrative for 3450 West  
Lake Street M1-3 to B2-3

A. The applicant proposes to rezone the subject property from M1-3 Limited Manufacturing/Business Park District to B2-3 Neighborhood Mixed-Use District. The subject property is currently improved with a 2-story building. The purpose of the zoning amendment is to permit the applicant to occupy the existing building with a children's play center.

B. Lot Area

C. FAR

D. Number of Dwelling Units

E. Building Height

F. Front setback (Lake Street)

G. Side setback (East)

H. Side setback (West)

I. Rear Setback (Alley)

J. Parking\*

6,297 square feet 1.5

No dwellings unit permitted

Not to exceed existing building height

0 feet

24 feet

0 feet

0 feet

0 parking spaces

J 13598/ .1

\* Parking relief for a Transit-Served Locations in accordance with 17-10-0102-B.1 will be requested as an administrative

adjustment.

*r<sup>l</sup>Hf\L* *von*  
*Hidumm*

### 3450 W. Lake Street Site Plan

LOTS 04, 03, AND 02 IN JOHN Q. PARKER'S SUBDIVISION OF WEST 0 ACRES OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4, SOUTH OF THE RAILROAD AND NORTH OF LAKE STREET, IN SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER \*20376, IN COOK COUNTY, ILLINOIS.

LAND TOTAL AREA: 0.297 SQ. FT. - 0.118 ACRE.

COMMONLY KNOWN AS 3450 WEST LAKE STREET, CHICAGO ILLINOIS

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