



# Office of the City Clerk

City Hall  
121 N. LaSalle St.  
Room 107  
Chicago, IL 60602  
[www.chicityclerk.com](http://www.chicityclerk.com)

## Legislation Text

---

File #: SO2012-1311, Version: 1

---

# 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 of the M2-3, Light Industry District symbols as shown on Map No. 1-G in the area bounded by:**

**A line 127.96 feet South of and parallel to West Carrol Avenue; North Carpenter Street; a public alley next South of and parallel to West Carrol Avenue; a public alley next West of and parallel to North Carpenter Street.**

**To those of a CI-3, Neighborhood Commercial District**

**SECTION 2. This Ordinance takes effect after its passage and approval. Common address of property: 312 North Carpenter Street, Chicago IL.**

**FINAL FOR  
PUBLICATION**

**FINAL FOR  
PUBLICATION**

**FINAL FOR  
PUBLICATION**

**Type 1 Narrative for 312 North Carpenter  
Street, Chicago**

**Proposed Project**

*Net Site Area*

*# Resid. units*

*# Off-street parking spaces*

F.A.R.

Min. Lot Area (MLA)

Uses

Front

Side

Rear

Height

**Zoning Change from M2-3 to C1-3**

7.486 SF

5 dwelling units

5 parking spaces to be provided on the adjacent lot via Special Use

MAX allowed -3.0 Existing FAR 2.3 (16,810 SF/7,486 SF)

(existing 1,498.4 square Feet per unit)

Commercial on the ground floor (retail and offices -approximately 7,360 square feet) and 5 dwelling units above

0

0

0 (existing building - no change)

Existing three story building (no change) - 39'-6"

.Applicant:  
.Address:  
Introduced Date:  
Plan Commission Date:  
Birdland Properties. LLC .3 I 2 N. Carpenter Street March 13. 2012 May 16. 2013

**FINAL FOR PUBLICATION**

**FINAL FOR  
PUBLICATION**

**FINAL FOR  
PUBLICATION**

**FINAL FOR PUBLICATION**

**.S §1 111 ;a ME JS ill iii] iHis] fas**

**FINAL FOR PUBLICATION**

# FINAL FOR PUBLICATION