



Office of the City Clerk

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

Legislation Text

File #: SO2015-1354, Version: 1

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 RS-3 Residential Single-Unit (Detached Housing) District, as shown on Map 1-G in the area bounded by:

West Erie Street, a line 150.00 feet east of North Armour Street, the alley south and parallel to West Erie Street and a line 175.07 feet east of North Armour Street.

To those of RM-4.5 Residential Multi-Unit District

SECTION 2. This ordinance takes effect after its passage and approval.

Common Address of Property: 1465 West Erie Street, Chicago, IL 60642

NARRATIVE AND PLANS FOR THE
PROPOSED REZONING AT
1465 WEST ERIE STREET

The Application to change zoning for 1465 West Erie Street from RS-3, Residential Single-Unit (Detached House) District to RM-4.5 Residential Multi-Unit District. The Applicant intends to construct a three (3) unit residential building.

LOT AREA: 3,125 SQUARE FEET FLOOR AREA RATIO:

1.4 BUILDING AREA: 4.390 SQUARE FEET

DENSITY, LOT AREA PER DWELLING UNIT: 1,041 SQUARE FEET OFF-STREET PARKING: THE

PROPERTY WILL HAVE A THREE CAR GARAGE. FRONT SETBACK: 8 FEET 10 INCHES

REAR SETBACK: 20 FEET (APPLICANT WILL SEEK A VARIATION FOR YARD REDUCTION). SIDE SETBACK:

2 FEET (WEST) 3 FEET (EAST) REAR YARD OPEN SPACE: 203 SQUARE FEET BUILDING HEIGHT: 37 FEET 10 INCHES

**FINAL FOR
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