File #: O2016-7980, **Version:** 1

ORDINANCE

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

SECTION 1: Chapter 17-17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended in Section 17-17-0311-B (5) by striking the language indicated and inserting the language underscored as follows:

Limitations on Rooftop Features in R Districts.

1. Stairway enclosures and elevator penthouses in R districts are allowed to exceed the maximum building height, provided:

a) they are set back at least 20 feet from the front building line, and

b) do not exceed 9 feet in overall height or extend more than 5 feet above the building parapet, whichever results in a lesser height, except that where access to the roof is required under Chapter 18-11 of the Municipal Code, an elevator penthouse may exceed 9 feet but shall not exceed 15 feet in overall height, and may extend more than 5 feet but shall not extend more than 11 feet above the building parapet, whichever results in a lesser height.^

2. Stairway enclosures in R districts may npt contain habitable space and may not exceed 170 square feet in area. "

: 3. Elevator penthouses in R districts may not contain habitable space and msfy not exceed 465 square feel in area.

4. Rooftop wind energy systems shall be considered permitted accessory structures within all districts provided they comply with the height limits and setbacks established in this Section. A rooftop energy conversion system shall consist of a wind turbine(s) and associated equipment for converting wind energy to power. Wind energy conversions systems shall be permitted as rooftop accessory structures provided such structures:

a) are set back at least 20 feet from the front building line, or in the case of corner lots, at least 15 feet from the front and side building line.

b) are limited to a height of no more than 15 feet above the roof or top ofthe parapet, whichever is greater.

c) comply with all noise limitations ofthe Chicago Municipal Code.

d) are safely and securely attached to the rooftop in compliance with the Chicago Building Code.

5. Pergolas, arbors and trellises located on rooftops of principal buildings and private garages in R Districts are allowed to exceed the maximum ~~building height~~ building height provided that:

a) *on principal buildings less than 80 feet tall, they are set back at least 20 feet from the front building line, or in the case of corner lots, at least 15 feet from the front and side building lines;*

b) on principal buildings and private garages, do not exceed 11 feet in overall height above the roof deck, or extend more than 8 feet above the building parapet, whichever is greater;

c) are safely and securely attached to the rooftop. SECTION 2: This

ordinance takes effect after its passage and publication.

Brian Hopkins Alderman, 2nd Ward

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