



# Office of the City Clerk

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## Legislation Text

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File #: O2018-4047, Version: 1

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### 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 RM5, Residential Multi-Unit District symbols as shown on Map No. 1-1 in the area bounded by:**

**West Washington Boulevard; a line 665.45 feet west of and parallel to North Campbell Avenue; the public alley next south of and parallel to West Washington Boulevard; a line 700.45 feet west of and parallel to North Campbell Avenue.**

**To those of an RM5, Residential Multi-Unit District, as amended.**

**SECTION 2. This Ordinance takes effect after its passage and due publication. Common**

**address of property: 2601 West Washington Boulevard, Chicago**

## **NARRATIVE FOR TYPE 1 REZONING FOR 2601 WEST WASHINGTON BOULEVARD, CHICAGO**

The subject property is currently vacant. The Applicant needs a zoning change in order to revise previously approved Type 1 Plans and Narrative and build a new 3 story, 3 dwelling unit residential building with accessory on-site parking.

Project Description:	Zoning Change from an RM5 to an RM5, as amended
Use:	Residential Building with 3 Dwelling Units
Floor Area Ratio:	1.1
Lot Area:	4,410 Square Feet
Building Floor Area:	4,728 Square Feet
Density:	1,470 Square Feet per Dwelling Unit
Off- Street parking:	Parking spaces: 4
Set Backs:	Front: 15 Feet West Side: 5 Feet 3 Inches East Side: 7 Feet 9 Inches Rear: 39 Feet Rear Yard
Building height:	Open space: 349 Square Feet 31 Feet 2 Inches



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