



Office of the City Clerk

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

Legislation Text

File #: SO2018-4205, Version: 1

FINAL PGR PUBLICATION

Substitute Ordinance #19672-Ti

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO: SECTION 1 That the City Zoning Ordinance be amended by changing all the B3-1 Community Shopping District symbols and indications as shown on Map No. 13-L in area bound by

WEST GETTYSBURG STREET; NORTH MILWAUKEE AVENUE; A LINE 39.14 FEET MEASURED NORTHWEST OF THE INTERSECTION OF WEST GETTYSBURG STREET AND NORTH MILWAUKEE AVENUE AND PERPENDICULAR TO NORTH MILWAUKEE AVENUE; THE ALLEY NEXT EAST OF NORTH MILWAUKEE AVENUE

To those of a B2-3 Neighborhood Mixed-Use District, and a corresponding use district is hereby established in the area above described.

SECTION 2 The ordinance shall be in force and effect from and after its passage and due publication.

5241-49 North Milwaukee Avenue

ZONING AND DEVELOPMENT NARRATIVE AND PLANS IN SUPPORT OF AN APPLICATION FOR A TYPE I MAP AMENDMENT OF THE CITY OF CHICAGO ZONING MAP FOR THE PROPERTY COMMONLY KNOWN AS 5241-49 NORTH MILWAUKEE AVENUE

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current B3-1 District to that of a B2-3 District for the property commonly known as 5241-49 North Milwaukee Avenue. The total lot area of the subject site is 3,300 square feet. Applicant seeks to improve the site with a new construction building containing four residential dwelling units and no commercial space.

The following is a list of the proposed (existing) dimensions of the development:

Density:	4 residential dwelling units
Lot Area Per Unit:	825 square feet
Off Street Parking:	8 spaces
Height:	34 feet 11 inches
Floor Area:	3,783 square feet
Floor Area Ratio:	3
Front (West) Setback:	.67 feet
Rear (East) Setback:	21 feet
North Side Setback:	2.5 feet
South Side Setback:	.67 feet

O

-.J CO

O

CJ)

D J
3 CQ

<

LU
D CO
LU

3
Q/ 3

O
LL.

O

U
3 DZ h-CO
O O

LU

I-
to
LU 3
a
LU Q/
LU CJ)
<
H
O CD

O N

Eg

• Z 3= O O IN

Pr k^o
LU O_"3I-

a e)

u_>^z

• -
O r0

CD

o ^

O I-

b O

1- LL
^ TS
LU LJ Z tt<

0/ LV
UJ
LV
Uz
-

li

Z-Ci
o iy
IS! LV

CD

O
N
CO i
CM CD
TL

D
UJ
m o

PQ
UJ U (D IV O °-
CL =
< ^

O Z ° - *
ro ro oO -N 2 ro '2

O
D
UJ
b
N '<t
V-

uj TZ
3. o
< 3

o l O z

ci <
o <J

r0§
4/5!
^Z O iü Zi 9 < m
, UJ
< V.
5 oo

m im
m \ I
m

^•Tf "

in
<J) rv j
CD
in

uJ
(J)

U_l

LU > <
LU LU)Z

<

to rd ^- ~ CM O

'CM JZ LO U