



Office of the City Clerk

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Legislation Text

File #: SO2018-4965, 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 M1-2 Limited Manufacturing/Business Park District symbols and indications as shown on Map No 1-1 in the area bounded by:

West Carroll Avenue; a line 350.37 feet east of and parallel to North Kedzie Avenue; the public alley next south of and parallel to West Carroll Avenue; and a line 230.37 feet east of and parallel to North Kedzie Avenue.

To those of a C1-2 Neighborhood Commercial District and an accompanying. use district is hereby established in the area described above.

SECTION 2. This ordinance takes effect after its passage and due publication.

Common Address of the Property: 3127-37 West Carroll

Final for Publication

SUBSTITUTE PROJECT
NARRATIVE AND PLANS 3127-37
West Carroll

The Applicant requests a zoning change for the property located at 3127-3137 West Carroll from

the M1-2 Limited Manufacturing Business Park District to the C1-2 Neighborhood Commercial District in order to construct a 2-story, 7,550 square foot religious assembly use with a basement. The proposed development will have 27 parking automobile parking spaces and 3 bicycle parking spaces on site.

Floor Area Ratio	2.37
Building Square Footage	7,550 square feet
Off-Street Parking	27 parking spaces
Bicycle Parking Spaces	3
Setbacks:	
Front:	0.0 feet
Side (east)	3.0 feet
Side (west)	31.0 feet
Rear	101.17 feet
Building Height	37.5 feet to underside of ceiling joist
Lot Size	17,900 square feet

** The use itself will require a Special Use which approval will be sought at the City of Chicago Zoning Board of Appeal at a later date.

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