



Office of the City Clerk

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

Legislation Text

File #: O2018-5992, **Version:** 1

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 M1-2 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 6-G in area bound by

SOUTH ARCHER AVENUE; A LINE 55 FEET EAST OF AND PARALLEL TO SOUTH POPLAR AVENUE; SOUTH HOEY STREET; AND SOUTH POPLAR AVENUE

To those of a C1-5 Neighborhood Commercial 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.

2705 South Archer 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 2705 SOUTH ARCHER AVENUE**

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current M1-2 District to that of a C1-5 District for the property commonly known as 2705 South Archer Avenue. The total lot area of the subject site is 5,905 square feet. Applicant seeks to operate a Children's Play Center in the existing building located at the subject site. No expansion of the existing building is proposed through the present application.

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

Density: 0 residential dwelling units

Lot Area Per Unit: no residential proposed

Off Street Parking: 0 spaces proposed or provided by existing building and none

Height: Floor Area: Floor Area Ratio: Front (North) Setback: Rear(South)Setback: West Side Setback: East Side Setback:

required for the building under CI-5 District 27 feet

11,920 square feet

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