



Office of the City Clerk

City Hall
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Legislation Text

File #: SO2018-7774, Version: 1

ORDINANCE

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

SECTION 1■:- - Title 17 of the Municipal Code of Chicago, Chicago Zoning Ordinance, is amended by changing all the B1-5 Neighborhood Shopping District symbols and indications as shown on Map No. 6-F in the area bounded by:

West 28th Street;
the public alley next east of and parallel to South Halsted Street; a line 85
feet south of and parallel to West 28th Street; South Halsted Street

to those of a B1-3 Neighborhood Shopping District, which is hereby established in the area described.

SECTION 2: This ordinance shall take effect upon its passage and due publication.

FINAL FCR PUBLICATION

Common Address(es): 2801-2807 South Halsted Street; 739-747 West 28th Street

SUBSTITUTE TYPE I NARRATIVE AND PLANS Re: 2807

South Halsted

The proposed zoning change is from B1-5 to a B1-3.

The proposed project is a 4-story mixed use building with 30 residential units and approximately 1,225 square feet of ground floor commercial space, 20 auto parking spaces and 30 bicycle parking spaces.

Site Area:	11,305 square feet
Maximum Floor Area Ratio:	3.3
Minimum Lot Area Per Dwelling Unit:	376.8 square feet
Off-Street Parking*:	20 Autos / 30 Bicycle
Front Setback (Halsted Street):	0'
Side Setback (north):	0'
Side Setback (south):	0'
Rear Setback (alley):	0'
Building Height (per § 17-17-0311, and excluding allowable rooftop features):	47'

*Transit Served Location allows for reduction in automobile parking spaces

FINAL FCR PUBLICATION

1655 0000 9-8-2018

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