



Office of the City Clerk

City Hall
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Legislation Text

File #: O2019-6815, 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, the Chicago Zoning Ordinance, is hereby amended by changing all the current RS-3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 9-K in the area bounded by:

a line 74.88 feet south of and parallel to West Melrose Street; North Karlov Avenue; the public alley next south of and parallel to West Melrose Street; and the public alley next west of and parallel to North Karlov Avenue

to those of a RM-5 Residential Multi-Unit District.

SECTION 2. This Ordinance shall be in force and effect from and after its passage and due publication.

Address: 3214-16 North Karlov Avenue

ma\ for Publication

NARRATIVE AND PLANS 3214-16 North Karlov Avenue TYPE I REGULATIONS

Narrative: The subject property is improved with a surface parking lot. The Applicant proposes to rezone the property from a RS-3 Residential Single-Unit (Detached House) District to a RM-5 Residential Multi-Unit District to construct a four-story residential building with eight dwelling units. There will be eight parking spaces. The proposed height is 47.00 feet.

Lot Area:	6,250 square feet
FAR:	1.72
Floor Area:	10,748 square feet
Residential Dwelling Units:	8

MLA: 781.25 square feet

Height: 47.00 feet

Automobile Parking: 8

Setbacks:

Front (North Karlov): North Side: South Side: Rear (alley):

15.00 feet 5.00 feet 5.00 feet 42.10 feet

A set of plans is attached.

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