

# Office of the City Clerk

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

### **Legislation Text**

File #: O2019-6869, 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 Cl-1, Neighborhood Commercial District symbols as shown on Map No. 9-1 in the area bounded by:

The public alley next north of and parallel to West Belmont Avenue; a line 74 feet west of and parallel to North Sacrament Avenue; West Belmont Avenue; and a line 98 feet west of and parallel to North Sacrament Avenue.

To those of a Cl-3, Neighborhood Commercial District

SECTION 2. This Ordinance takes effect after its passage arid due publication. Common

address of property: 3008 West Belmont Avenue, Chicago

## NARRATIVE AND PLANS FOR TYPE 1 REZONING FOR 3008 WEST BELMONT AVENUE, CHICAGO, IL

The subject property is currently improved with a vacant one story mixed-use building (one commercial unit and one dwelling unit). The Applicant intends to demolish the existing building and build a new 4 story, mixed-use building with a commercial unit on the ground floor and 3 dwelling units above. The Applicant needs a zoning change in order to comply with the minimum lot area and the maximum floor area requirements of the Zoning Ordinance

Project Description: Zoning Change from a Cl-1, Neighborhood

Commercial District to a Cl-3, Neighborhood

Commercial District

Use: Mixed-use building with commercial on the

ground floor and 3 dwelling units on the upper

floors

Floor Area Ratio: 2.761

Lot Area: 3,000 Square Feet Building Floor Area: 8,283 Square Feet

Density: 1,000 Square Feet per Dwelling Unit

Off- Street parking: Parking spaces: 3

Set Backs: Front: 0 Feet Sides: 0 Feet Rear: 37 Feet

Building height: 47 Feet

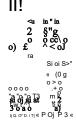
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