



Office of the City Clerk

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

Legislation Text

File #: SO2019-7962, Version: 1

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 B3-1, Community Shopping District symbols and indications as shown on Map No. 5-N in an area bound by

North Normandy Avenue; the public alley next north of and parallel to West North Avenue; North Natoma Avenue; And West North Avenue

to those of a B2-3, Neighborhood Mixed-Use District.

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

Common Address of Property: 6632-58 West North Avenue

Final for Publication

Type-1 Zoning Map Amendment: SUBSTITUTE NARRATIVE & PLANS

6632-58 West North Avenue - B3-1 to B2-3

The applicant wishes to rezone the property in order to construct two proposed 4-story residential dwelling unit buildings. Building 1 will have 30 dwelling units, 45 interior parking spaces and 23 interior bicycle parking stalls. Building 2 will have 29 residential units, 45 interior parking stalls and 23 interior bicycle parking stalls. There are no planned commercial spaces at the subject property.

BUILDING 1

FAR	2.79
Lot Area	16,692.06 Square Feet
Building Area	46,500 Square Feet
Lot Area Per Unit	556 Square Feet
Building Height	59 Feet 11 Inches
Front Setback	0 Feet 0 Inches
Rear Setback	17 Feet 0 Inches*
North side Setback	0 Feet 0 Inches
South side Setback	0 Feet 0 Inches
Parking	45 Auto / 23 Bicycle

BUILDING 2

FAR	2.79
Lot Area	16,692.07 Square Feet
Building Area	46,500 Square Feet
Lot Area Per Unit	575 Square Feet
Building Height	59 Feet 11 Inches
Front Setback	0 Feet 0 Inches
Rear Setback	17 Feet 0 Inches
North side Setback	0 Feet 0 Inches
South side Setback	0 Feet 0 Inches
Parking	45 Auto / 23 Bicycle

* The applicant will seek relief, as necessary, to accommodate the reduced rear yard setback.

Office of the City Clerk

CD O

C3

a

3

4-

>

<

O

m

<0

-(>-

O

3

©

cr IT

<D> <

c

0 Z

o

<0 to
3 CQ

o
H o
!c o
cd

"CO
C
01

Q) > <

lb. O

O
If) (0
(0
CN

C

■ MM
3 CQ

"3

5

T

N

ÖÖ
Ö N N T J
?S

l » "5
Q . O O
o o
a o o

-(j_LL^ CT CT CT
,5" cn to a) " o o @

^ of t
±f a sz o

Z >■ >-
S 2S
U. WCL

B a 2

O TJ 2
£ W QC
o o

oo j-1 c
311 |
£ \$ m & ^
" a t t >.