Office of the City Clerk

City Hall
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Room 107
Chicago, IL 60602
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Legislation Text

File #: SO2020-2375, **Version:** 1

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SECTION I   Title 17 ofthe Municipal Code o I'Chicago, the Cliicago Zoning Ordinance, i:, hereby

amended by changing all Cl-2 Neighborhood Commercial District symbols and indications

as shown on Map No. 9T in the area bounded by

> A line 208.39 feet north of and parallel to West Cornelia Avenue; a line 65 feet west of and parallel to North Halsted Street; a line 125 feet north of and parallel to West Cornelia Avenue; a line 100 feet west of and parallel to North Halsted Street; West Cornelia Street; and North Halsted Street

to those of a Ci-5 Neighborhood Commercial District.

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

3501-3519 North Halsted Street, Chicago, Illinois

SUBSTITUTE PROJECT

NARRATIVE AND PLANS TYPE 1 ZONING

AMENDMENT 3501-3519 North Halsted

CI-5 Neighborhood Commercial District

The applicant is requesting a zoning amendment from a CI-2 Neighborhood Commercial District to a CI-5 Neighborhood Commercial District to construct a 5 story medical office building. The first floor of the building will contain 7,600 square feet of retail. The building will contain 27 parking spaces and 20 bicycle spaces. The height of the building is 67 feet. The property is on a pedestrian street (Halsted) and in a transit served location within 2,640 feet from the CTA Red Line Addison Station.

	PROPOSED
Lot Area	17,931 SF
Parking	27
Rear Setback	5 feet
East Setback	5 feet
West Setback	0
Front Setback	0
FAR	3.96
Building Height	67 feet

*This is a transit served location.

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