

Office of the City Clerk

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

Legislation Text

File #: SO2021-3115, Version: 1

ORDINANCE

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

SECTION L Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing the Ml-3 Limited Manufacturing/Business Park District symbols and indications as shown on Map No. 10-E in the area bounded by

A line 190,76 feel south of and parallel to East Pershing Road; South Calumet Avenue; A line 364.26 feet south of and parallel lo East Pershing Road; and the alley next west of and parallel lo South Calumet Avenue.

to those of a RM5 Residential Multi-Unit District

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

3920-3932 South Calumet Avenue

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SUBSTITUTE PROJECT NARRATIVE AND PLANS TYPE 1 ZONING AMENDMENT 3920-3932 S

Calumet Avenue

MI-3 Limited Manufacturing/Business Park District to a RM5 Residential Multi-Unit District.

The purpose of the rezoning is to comply with the use table and standards of the RM5 and meet the bulk and density requirements to sub divide one zoning lot and develop into 7 individual zoning lots to construct 7 3-story 3 dwelling unit masonry residential buildings with three-car parking garages. The height of the buildings will be 32 feet. No commercial will be provided.

PROPOSED

Lot Area 22,555 SF (total area) Lot Area (per lot) 24.8 x 130 = 3,224

Density - MLA (per lot) 1074.66

Off Street Parking (per lot) 3

Rear Setback (per lot) 39 feet Side (North) Setback (per 2 feet

lot)

Side (South) Setback (per 3.05 feet

lot)

Front Setback 15 feet FAR 1.33 Building Height 32 feet

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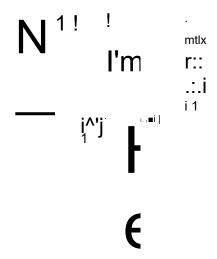
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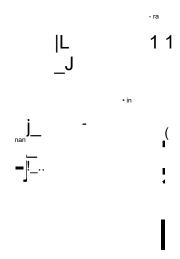
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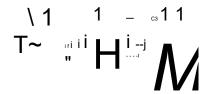
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Chicago, Illinois

Final tor Hublication

4' STONE COPING -

8' STONE BAND-12" SOLDIER COURSE-

V ROOF SHEATH

EL: + 3Z-Q" STONEHEAD-

UTIL1TY BRICK- (4'x 12"NOM) 8" STONE JAMB-

8" STONE HEAD

CASEMENT WDW

6" STONE JAMB

8" STONE SILL

UNIT # 3 TI 3RD FLOOR EL: + 21'4"

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STONE VENEER -PANEL

TRANSOM WOW-

CASEMENT WOW-UTILITY BRICK - H'xITNOM)

UNIT #2 T/2NO FLOOR EL: +10'-8" STONE VENEER -PANEL

WALL SCONCE-

-STONE VENEER

S'STONE SILL-UNIT #1 V 1ST FLOOR EL'.-Q'-O"

TYPE #1

3920-32 S. Calumet Ave Chicago, Illinois

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-8' STONE BAND UNIT #3 T/3R0 FLOOR -UTILITY BRICK SOLDIER COURSE EL + 21M*

-12'STONE HEAD

UTILITY BR1CK-I4'ic12"NOM)

UNIT #2 T/2NDa00R EL: + 10'-B"

1T STONE HEAO -TRANSOM WDW--8" STONE BAND

-STANDING SEAM METAL ROOF

CASEMENT WOW -

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■STONE SILL-UNIT If 1 TI 1ST FLOOR FI.:.n'.(T

-STONE COL BASE

TYPE #2

3920-32 S. Calumet Ave Chicago, Illinois

Rubiicatic

FINISH GRADE

TYPE #3

3920-32 S. Calumet Ave Chicago, Illinois