



Office of the City Clerk

City Hall
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Chicago, IL 60602
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Legislation Text

File #: SO2021-3976, Version: 1

#20819-T1

SUBSTITUTE 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. 16-G in the area bounded by:

The public alley next north and parallel to West 69th Street; a line 125.00 feet east of and parallel to South Bishop Street; West 69th Street; and a line 75.00 feet east of and parallel to South Bishop Street

to those of an B3-2 Community Shopping District.

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

Address: 1414 - 16 West 69th Street

Amended To Be A Type-1

Narrative and Plans

**Zoning Map Amendment at 1416 West 69th Street
from RS3 to B3-2**

Narrative: The Property contains 6,240 square feet of land and is improved with an existing two-story building with ground floor commercial space and a residential dwelling unit on the upper floor, with one parking space. The Applicant proposes to re-use the existing building and build two-story addition thereto. The building will be used for ground floor and second floor commercial space, including a 1,050 square foot coffee shop on the ground floor and offices on the ground and second floors. Five surface parking spaces will be provided. The proposed height is 25.5 feet.

Lot Area: 6,240 square feet

FAR:

5,100 square feet

Residential Dwelling Units: None

25.5 feet

Automobile Parking:

Loading Berths:

Setbacks:

Front (West 69* Street): West Side: East Side: Rear (alley):
0.00 feet 0.00 feet 3.00 feet 40.58 feet

A set of plans is attached.

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