

Meeting Of The Committee on Zoning Landmark & Building Standards

THURSDAY, JULY 24, AT 10:00 AM
COUNCIL CHAMBERS, 2nd Floor, City Hall

Please Note:

Items on this Agenda are subject to change. If you have any questions regarding this Agenda, please contact the Committee on Zoning, Landmarks & Building Standards at 312-744-6845

- I. Roll Call
- II. Deferred Items
- III. New Business
- IV. Adjournment

Items on this Agenda
Appear in Reverse Numerical Order
According to Ward

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NO. MA-183 (MAYORAL APPLICATION) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4257

To amend Titles 13, 15 and 17 of the Municipal Code of Chicago, by adding and deleting language in regards to *Water Tanks*

NO. TAD-518 (25TH WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4225

To amend Title 17 of the Municipal Code of Chicago, The Chicago Zoning Code, by adding and deleting language in regards to *large venue entertainment in PMDs*

NO. TAD-519 (30TH WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4161

To amend Title 17-11 of the Municipal Code of Chicago, The Chicago Zoning Code, by adding and deleting language in regards to *extending the date of compliance with landscape requirements for vehicular use areas*

NO. A-8013 (47TH WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4713

Common Address: 2120-22 W Lawrence Ave

Applicant: Alderman Ameya Pawar

Change Request: B1-1 Neighborhood Shopping District to RS3 Residential Single-Unit (Detached House) District

NO. A-8012 (43RD WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4710

Common Address: 2436-40 N Sheffield Ave

Applicant: Alderman Michele Smith

Change Request: RM4.5 Residential Multi-Unit District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

NO. A-8011 (38TH WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4705

Common Address: 3452-3610 N Harlem; 7207-7227 W Addison; 3601-3607 N Oconto; 3517-3535 N Harlem; 3612-3636 N Harlem

Applicant: Alderman Timothy Cullerton

Change Request: B2-3 Neighborhood Mixed-Use District and B3-2 Community Shopping District to B3-1 Community Shopping District

NO. A-8010 (29TH WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4699

Common Address: 6310 W North Ave

Applicant: Alderman Deborah Graham

Change Request: B3-1 Community Shopping District to RS-1 Residential Single-Unit (Detached House)

NO. A-8009 (25th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4695

Common Address: 2020 and 2100 South Clark Street
Applicant: Alderman Daniel Solis
Change Request: Business Planned Development No. 1100 to M1-3 Limited Manufacturing/ Business Park District

NO. A-8008 (23rd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4692

Common Address: 5173-75 S Archer
Applicant: Alderman Michael Zalewski
Change Request: B3-1 Community Shopping District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

NO. A-8007 (11th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4690

Common Address: 923 W 35th St
Applicant: Alderman James Balcer
Change Request: RS-1 Residential Single-Unit (Detached House) to C2-2 Motor Vehicle Related Commercial District

NO. A-8006 (1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT # O2014-4686

Common Address: 1629-59 W Grand
Applicant: Alderman Joe Moreno
Change Request: C1-2 Neighborhood Commercial District and C2-1 Motor Vehicle Related Commercial District to B3-3 Community Shopping District

NO.18042-T1(47th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4173

Common Address: 1763 West Cullon Avenue, Chicago, IL
Applicant: Greymark Development Group, LLC (Chad Matesi, Tim Derry, Donovan Eckahardt)
Owner: John B. Pitts and Elizabeth Strauch
Attorney: Law Offices of Samuel VP Banks
Change Request: M1-2 Limited Manufacturing/Business Park District to RS3 Residential Single-Unit (Detached House) District
Purpose: Applicant seeks a zoning change to construct a new 2 story single family home with on-site parking for three vehicles at the rear of the lot. There will be no commercial space. The proposed building will be 27.96' in height.

NO.18053 (44th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4184

Common Address: 3717-19 North Ashland Ave., Chicago

Applicant: Forte Royal Ltd. (Ross Babel)

Owner: Forte Royal Ltd. (Ross Babel)

Attorney: Law Office of Mark J. Kupiec & Assoc

Change Request: C1-2 Neighborhood Commercial District to B2-3 Neighborhood Mixed-Use District

Purpose: To demolish the existing building and to build a new four-story 6 dwelling unit residential building; no commercial space; 6 parking spaces; height: 50'

NO.18059 (44th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4190

Common Address: 3012-38 N. Broadway Ave.; 3013-27 N. Waterloo Ct

Applicant: 3030 North Broadway LLC (See application for list of LLC members)

Owner: 1. (Broadway Parcel) : Urban Broadway Mezz, LLC 2. (Waterloo Parcel) : Waterloo Street, LLC

Attorney: John J. George, Schuyler, Roche & Crisham PC

Change Request: B3-2 Community Shopping District & RM-5 Multi Unit District to B3-2 Community Shopping District and B3-2 Community Shopping District and then to a Business Planned Development

Purpose: Planned Development to allow development of a commercial/ retail building. Please see Planned Development Statements and Exhibits for details.

NO.18060-T1 (44th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4191

Common Address: 926-928 West George Street

Applicant: Speedmo George, LLC (Speedwagon Property Management)

Owner: Speedmo George, LLC (Speedwagon Property Management)

Attorney: Law Offices of Samuel VP Banks

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM-5 Multi Unit District

Purpose: Applicant seeks a zoning change to allow the addition of seven dwelling units within the existing six dwelling unit building, for a total of 13 dwelling units. There are currently no on-site parking spaces and applicant proposes to provide a total of seven on-site parking spaces. There is no commercial space within the building, and none is proposed. The height of the building will remain unchanged at 39'-8'.

NO.18039(41st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4170

Common Address: 8535 West Higgins Rd.

Applicant: Host Hotels & Resorts, Inc (See application for list of LLC members)

Owner: Host Hotels & Resorts, Inc (See application for list of LLC members)

Attorney: Edward J.Kus / Taft Stettinius & Hollister LLP

Change Request: Planned Development No. 44 to Planned Development No. 44, as amended

Purpose: Existing Hotel to remain with approximately 548 accessory parking spaces (Subarea A). Proposed office space containing approximately 750000 square feet with approximately 3000 accessory parking spaces (Subarea B). Maximum height is 240' (FAA approved height)

NO.18034 (40th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4165

Common Address: 2309 West Foster Avenue, Chicago, Illinois

Applicant: Maurice Connolly

Owner: North Community Bank, an Illinois Banking Corporation

Attorney: Daniel G. Lauer

Change Request: B1-2 Neighborhood Shopping District to B2-3 Neighborhood Mixed-Use District

Purpose: Construction of a three story building with roof access, consisting of three(3) residential dwelling units with three (3) off street parking spaces. The footprint of the building shall be approximately 20 feet 5 inches by 84 feet in size and the building shall be 37 feet 8 inches high, as defined by City Zoning Code.

NO.18056 (40th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4187

Common Address: 6359-6379 North Ravenswood Avenue

Applicant: Edgewater Storage, LLC (See application for list of LLC members)

Owner: Edgewater Storage, LLC (See application for list of LLC members)

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to B3-1 Community Shopping District

Purpose: Applicant seeks a zoning change to establish a non-required accessory parking lot with 26 parking spaces to serve the self-storage facility across Ravenswood Avenue to the west. There will be no dwelling units or commercial space located on the site. No building is proposed on the site so the height will remain at 0'.

NO.18064 (40th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4195

Common Address: 5145 North Western Avenue

Applicant: William Kaepplinger

Owner: William Kaepplinger

Attorney: Law Office of Mark J. Kupiec & Assoc.

Change Request: B3-2 Community Shopping District to B2-2 Neighborhood Mixed Use District

Purpose: To building an accessory residential garage to a single family house located on the adjacent lot at 5149 North Western; if approved, the subject lots at 5145 and 5149 North Western will be combined into one zoning lot. 2 car, one story garage; no commercial place.

NO.18045 (37th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4176

Common Address: 400-420 N.Laramie Avenue; 5200-5214 W.Kinzie Street

Applicant: By The Hand Club For Kids, an Illinois not-for-profit Corporation

Owner: William Dunn

Attorney: DLA Piper LLP (US), Attn: Jesse Dodson

Change Request: C1-1 Neighborhood Commercial District to C1-2 Neighborhood Commercial District

Purpose: Redevelopment of the Subject Property located at 400-420 N.Laramie Avenue and 5200-5214 W.Kinzie Street. The Applicant seeks a zoning change to C1-2 to allow construction of a three-story school facility with a total building floor area of 53355 square feet. The building height will be 44'-0". There will be 22 off-street parking spaces and 1 loading berth.

NO.18069-T1 (36th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4200

Common Address: 6425 West Grand Avenue / 2316 North Narragansett Avenue, Chicago, Illinois

Applicant: City Lights Church

Owner: Chicago Title Land Trust Co., as Trustee Under Trust Dated 10/7/2009 and Known as Trust No.8002353862

Attorney: Richard C. Baker

Change Request: C1-1 Neighborhood Commercial District, B3-1 Community Shopping District, and M1-1 Limited Manufacturing/ Business Park District to B3-1 Community Shopping District

Purpose: The Applicant seeks to use this former banquet hall as its 224 seat church. It will have 28 parking spaces and no dwelling units. The approximate square footage of the building is 14240 and the Applicant intends to make no additions to the existing building. The height of the building is 26'9" from lowest grade.

NO. 18032 (34th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4163

Common Address: 714 West 115th Street
Applicant: Desiree C. Bideaux
Owner: Desiree C. Bideaux
Attorney: N/A
Change Request: B3-1 Community Shopping District to C1-1 Neighborhood Commercial District
Purpose: Restaurant with liquor and four off- street parking spaces.

NO. 18035 (33rd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4166

Common Address: 3266 N.Elston Ave.
Applicant: Helene Joyce Sax
Owner: Helene Joyce Sax
Attorney: Rolando Ascota
Change Request: RS3 Residential Single-Unit (Detached House) District to C1-1 Neighborhood Commercial District
Purpose: One story building to be used for dog training and boarding with a floor area for parking purposes not exceeding 1400 sq.ft. One parking space and no loading will be provided.

NO.18049 (32nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4180

Common Address: 1618-1620 North Bosworth Avenue
Applicant: Greymark Development Group, LLC (Jonathon Eckhardt; Timothy Derry; and Chad Matesi)
Owner: Greymark Development Group, LLC (Jonathon Eckhardt; Timothy Derry; and Chad Matesi)
Attorney: Law Offices of Samuel VP Banks
Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District
Purpose: The applicant seeks a zoning change to construct a new four-story, 7 dwelling unit building with on-site parking for 7 vehicles. The existing buildings on site will be razed. The proposed building will contain no commercial space, and will rise to a height of 45 feet 0 inches.

NO.18061-T1 (32nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4192

Common Address: 1826 N. Wilmot

Applicant: Laura Krajecki and Darek Smolinski

Owner: Laura Krajecki and Darek Smolinski

Attorney: Law Offices of Samuel V.P. Banks

Change Request: M1-2 Limited Manufacturing/Business Park District to RM-4.5 Residential Multi-Unit District

Purpose: The existing three-story building located at the subject property will remain. The zoning amendment will allow the Applicants to convert the building so that it functions as a single family home. The Applicants are also proposing to construct a partial fourth floor addition and a rear addition to the existing building. After the additions are complete, the height of the building will be 43'. Two(2) garage parking spaces will serve the single family home.

NO.18062 (32nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4193

Common Address: 2206-44 N.Elston Ave./2215-25 N. Honore St./ 1800 – 12 W. Webster Ave

Applicant: 2230 Elston, LLC (Warren Baker)

Owner: 2230 Elston, LLC (Warren Baker)

Attorney: Rolando Acosta

Change Request: C3-3 Commercial, Manufacturing and Employment District to M1-3 Limited Manufacturing/ Business Park District

Purpose: Existing partial one-story, partial two-story building containing approximately 49000 sq.ft. used for office, personal service, food preparation/restaurant and retail with 17 parking spaces to remain with the expansion of the day-care use within the existing bulding to total of approximately 9000 sq.ft.

NO.18068 (29th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4199

Common Address: 7169 West Grand Avenue, Chicago

Applicant: Perfect Science, Inc. DBA P.S. Yoga (Gulia Huertas)

Owner: Cira and Luigi Mollo

Attorney: Law Office of Mark J. Kupiec & Assoc.

Change Request: B1-2 Neighborhood Shopping District to C1-2 Neighborhood Commercial District

Purpose: To add a Massage Establishment License to the existing yoga studio and retail sale of yoga equipment which will continue ; approximately 4600 SF; no existing parking; height: existing one story – no change proposed.

NO.18057(28th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014- 4188

Common Address: 3512-3546 W. Fifth Avenue; 316-326 S. St . Louis Avenue.

Applicant: Harvest Homes Apartments, L . P., an Illinois limited partnership (See application for list of LLC members)

Owner: The People’s Community Development Association of Chicago

Attorney: Steven Friedland, Applegate & Thorne – Thomsen

Change Request: RM-5 Multi Unit District to a Residential Planned Development

Purpose: Applicant intends to develop four apartment buildings with 9 units in each building for a total of 36 units. 44 parking spaces will be provided. The building will each have a building height of approximately 34 feet.

NO.18038 (27th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4169

Common Address: 341-355 W.Walton Street, 325-333 W. Walton Street, 900-920 N.Orleans Street; 901-921 N Orleans St. 324-332 W.Locust St; and 340-354 W.Locust Street

Applicant: Ascend Real Estate Group, LLC (See application for list of LLC members)

Owner: St. Luke Church of God In Christ

Attorney: Carol D.Stubblefield

Change Request: C1-2 Neighborhood Commercial District to C1-5 Neighborhood Commercial District and RT4 Residential Two-Flat, Townhouse and Multi-Unit District to C1-5 Neighborhood Commercial District; and C1-5 Neighborhood Commercial District to a Planned Development

Purpose: Applicant proposes to construct an approximately 227 unit apartment building with approximately 3300 square feet of commercial retail space.

NO.18040 (27th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4171

Common Address: 1001 West Chicago Avenue

Applicant: SP Riverwest, LLC (See application for list of LLC members)

Owner: Gonnella Baking Co.

Attorney: Edward J.Kus / Taft Stettinius & Hollister LLP

Change Request: M1-3 Limited Manufacturing/ Business Park District to B3-5 Community Shopping District and then to a Residential Business Planned Development

Purpose: A two-building mixed-use development with approximately 38000 SF of ground floor retail; 363 dwelling units; 320 parking spaces; a maximum building height of 180 feet.

NO.18048-T1 (27th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4179

Common Address: 873 North Sedgwick Street/357 West Locust Street

Applicant: 873 Sedgwick LLC (See application for list of LLC members)

Owner: The Catholic Bishop of Chicago

Attorney: Chico & Nunes P.C c/o Sylvia C.Michas

Change Request: RT4 Residential Two-Flat, Townhouse & Multi-Unit District to C2-5 Motor Vehicle-Related Commercial District

Purpose: The existing church building will be demolished. The zoning amendment is required in order to permit the construction of a new 6-story residential building containing forty (40) dwelling units and on-site parking for forty-two (42) vehicles. The height of the proposed building is 74'-10".

NO.18070-T1 (27th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4201

Common Address: 1018-1020 North Larrabee Street,

Applicant: Larrabee Street Properties, LLC

Owner: Larrabee Street Properties, LLC

Attorney: Law Offices of Samuel VP Banks

Change Request: C1-2 Neighborhood Commercial District to B2-5 Neighborhood Mixed-Use District

Purpose: Applicant seeks a zoning amendment to allow for the construction of a new six story mixed use building containing 9 dwelling units and 1 ground floor commercial unit, with on-site parking for 9 vehicles. The proposed commercial space will be 1250 square feet, and the proposed building will rise to a height of 70'-0".

NO.18055-T1 (26th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4186

Common Address: 3259 W Crystal Street

Applicant: 3FLTH III LLC (See application for list of LLC members)

Owner: 3FLTH III LLC (See application for list of LLC members)

Attorney: Thomas S. Moore

Change Request: RS3 Residential Single-Unit (Detached House) District to RM-5 Multi Unit District

Purpose: To convert the existing commercial space on the first floor of an existing 3 story masonry building with basement to make a total of 6 residential dwelling units and 3 exterior parking spaces.

NO.18063 (26th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4194

Common Address: 520-522 North Claremont Avenue

Applicant: Sukhmit Kalsi and Mohinder Kalsi

Owner: Sukhmit Kalsi and Mohinder Kalsi

Attorney: Law Offices of Samuel V.P. Banks

Change Request: RS – 3 Residential Single Unit (Detached House) District and RT-4 Residential Two-Flat, Townhouse and Multi-Unit District to RT- 4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant is seeking to amend the zoning at the subject property in order to develop the lot at 520 North Claremont with a new, two-story, single family home. Today, the properties at 520 North Claremont and 522 North Claremont comprise one(1) zoning lot. The zoning amendment will allow the zoning lot to be divided. The proposed single family home at 520 North Claremont will be of masonry construction. It will be 24'-6" in height. There will be onsite parking for two(2) vehicles, for the new home, located at the rear of the lot. The existing 2-story (with basement) multi-unit residential building and 1 ½ -story coach house at 522 North Claremont will remain.

NO.18041-T1(24th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4172

Common Address: 3535 W.Fillmore Street

Applicant: Sunrise Baptist Church (Jimmie E Storey)

Owner: Sunrise Baptist Church (Jimmie E Storey)

Attorney: Panichi & Panichi P.C.

Change Request: M1-2 Limited Manufacturing/ Business Park District to B1-1 Neighborhood Shopping District

Purpose: The proposed use will be to provide 33 parking spaces to accommodate the patrons of Sunrise Baptist Church located across the street at 1101 S.Central Park.

NO.18058 (24th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4189

Common Address: 4339-4347 W. 18th Place; 4314-4346 W. 19th Street

Applicant: Montclare Senior Residences SLF of Lawndale, LLC (See application for list of LLC members)

Owner: City of Chicago

Attorney: Steven Freidland, Applegate & Thorne – Thomsen

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District and then to a Residential Planned Development

Purpose: Applicant intends to develop a 120 unit supportive living facility with 40 parking spaces. The building will have a building height of approximately 52 feet.

NO.18036 (19th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4167

Common Address: 1909 W 95th Street
Applicant: PPF SS 1909 West 95th Street, LLC d/b/a Safeguard Self Storage
Owner: Chicago Title Land Trust Company as Trustee UTA # 1096858
Attorney: Thomas S.Moore
Change Request: B1-1 Neighborhood Shopping District to B3-3 Community Shopping District
Purpose: To build a 3 story with basement, 38' high building for a residential storage facility, with no parking.

NO.18066-T1 (11th WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4197

Common Address: 3000 S Shields Avenue
Applicant: Kasper Development Ltd.
Owner: Young Sun Kang & Yunwon Kang
Attorney: Paul Kolpak
Change Request: M1-2 Limited Manufacturing/ Business Park District to RM4.5 Residential Multi-Unit District
Purpose: To construct 2-story 4 residential dwelling unit townhome building with total height of 29'-3" and four attached 2 car garages.

NO.18047(3rd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4178

Common Address: 2207-2215 S.Michigan Ave, 101-133 E.Cemak Rd., 2206-2258 S.Indiana Ave., 118-132 E.23rd St.
Applicant: 121 E.Cemak LLC (See application for list of LLC members)
Owner: James McHugh Construction Co. AND MPEA 301 E.Cemark Rd. Chicago, IL 60616 AND McCornick Hospitality North 3100 Dundee Rd. Northbrook, IL
Attorney: John J. George, Schuyler, Roche & Crisham
Change Request: DS-5 Downtown Service District and Business Planned Development NO.1153 to DX-7 Downtown Mixed Use District then to Business Development No.1153, as amended
Purpose: To allow construction of a hotel and data storage center

NO.18037 (2nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4168

Common Address: 1343 N Bosworth
Applicant: Bartosz Wisniewski
Owner: Bartosz Wisniewski
Attorney: N/A
Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District
Purpose: (3) Three Dwellings, (3) Three Parking Spaces, 36' height of building

NO.18051-T1(2nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4182

Common Address: 1643-45 N. Milwaukee Avenue
Applicant: LG Development Group, LLC (Marc Lifshin, Brian Goldberg, Barry Howard)
Owner: Stammich Family Limited Partnership and EKG Investments, LLC
Attorney: Rolando Acosta
Change Request: M1-2 Limited Manufacturing/ Business Park District to B3-5 Community Shopping District
Purpose: The subject property contains an approximately 16132 sq.ft. existing four story retail and office building. The Applicant proposes to construct approximately an additional 5494 square feet of office on the third, fourth and new fifth floor added onto the existing building for a total of 21626 sq.ft. of Floor Area to be used for first floor retail and second through fifth floor general office use. No parking spaces will be located on the property and no loading berth will be provided.

NO.18052(2nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4183

Common Address: 1647-57 N. Milwaukee Avenue
Applicant: LG Development Group, LLC (Marc Lifshin, Brian Goldberg, Barry Howard)
Owner: Stammich Family Limited Partnership and EKG Investments, LLC
Attorney: Rolando Acosta
Change Request: M1-2 Limited Manufacturing/ Business Park District to B3-3 Community Shopping District, then to a Planned Development
Purpose: Development of a five story, mixed-use building, consisting of thirty-six residential units, and 7400 square feet of retail space, with one loading berth and eleven parking spaces.

NO.18065-T1 (2nd WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4196

Common Address: 1531 West Haddon Avenue, Chicago

Applicant: Tatiana Boitchouk

Owner: Tatiana Boitchouk

Attorney: Law Office of Mark J.Kupiec & Assoc.

Change Request: RS3 Residential Single-Unit (Detached House) District to RM-5 Multi Unit District

Purpose: The existing building will be demolished and a new four story, 4 dwelling unit residential building will be built; no commercial; 4 parking spaces; height: 45'

NO. 18033 (1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4164

Common Address: 1365-67 N.Milwaukee Ave

Applicant: Cheesie's Wicker Park, LLC

Owner: Chicago Title Lad Trust Co., Trust Number 110586-09

Attorney: Axia Law, LLC – Patrick Wartan

Change Request: B1-2 Neighborhood Shopping District to B3-2 Community Shopping District

Purpose: property is currently zoned as BI-2, which prohibits Eating and Drinking Establishments from using outdoor patios that are located on the rooftop of a building. The Applicant is intending to open an Eating and Drinking Establishment within the parcel and wishes to apply for an outdoor patio license for the rooftop of the building.

NO.18043(1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4174

Common Address: 1237-53 N.Milwaukee Avenue/1230-40 N.Ashland Avenue

Applicant: 1237 North Milwaukee, LLC (Core Campus LLC)

Owner: 1237 North Milwaukee, LLC (Core Campus LLC)

Attorney: Rolando Acosta

Change Request: B1-3 Neighborhood Shopping District to B3-5 Community Shopping District ; then to a Planned Development

Purpose: Development of a seven story, mixed use, residential and commercial building, consisting of sixty residential dwelling units, 12868 square feet of retail space, with one loading berth and no parking spaces.

NO.18050 (1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4181

Common Address: 1442-1446 North Western Avenue

Applicant: 1442 N.Western Avenue, LLC (Greg Hainault)

Owner: 1442 N.Western Avenue, LLC (Greg Hainault)

Attorney: Law Offices of Samuel VP Banks

Change Request: C2-2 Motor Vehicle-Related Commercial District to B2-3 Neighborhood Mixed-Use District

Purpose: The applicant seeks a zoning change to allow for the construction of a new 4-story masonry building with basement, containing 8 dwelling units and on-site parking for 8 vehicles. Six of the dwelling units will contain 3 bedrooms, and the remaining 2 units will contain 2 bedrooms. The building will contain no commercial space. The proposed building height is 50'-6".

NO.18054 (1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4185

Common Address: 2551 West Haddon Avenue, Chicago

Applicant: COSMOPOLITAN & T ATUT 31852 (Juan Juarbe)

Owner: COSMOPOLITAN & T ATUT 31852 (Juan Juarbe)

Attorney: Law Office of Mark J.Kupiec & Assoc

Change Request: RS3 Residential Single-Unit (Detached House) District to RT3.5 Residential Two-Flat Townhouse and Multi-Unit District

Purpose: Three-story 2 dwelling unit residential building; no commercial; 2 parking spaces; height: existing three-story to remain, 30'.

NO.18067 (1st WARD) ORDINANCE REFERRED (5-28-14)
DOCUMENT #O2014-4198

Common Address: 2047-51 W Huron Street

Applicant: Drummin Development Inc. (Padraic Heneghan)

Owner: Danny Roberts & Valentina Astrella

Attorney: Paul Kolpak

Change Request: RS3 Residential Single-Unit (Detached House) District to RM4.5 Residential Multi-Unit District

Purpose: To construct a 3 story (37.8' high) 6 residential dwelling unit building with a 2 car garage on the first floor, a 3 car garage at the rear of the property and one parking space next to the garage, totaling 6 parking spaces.