

Summary of a Meeting
Committee on Zoning,
Landmarks & Building Standards
December 13, 2011

RECEIVED
CITY OF CHICAGO DIVISION

2011 DEC 13 PM 3:59

NO. MA-133 (MAYORAL APPLICATION) ORDINANCE REFERRED (11-16-11)
DOCUMENT # O2011-9595

OFFICE OF THE
CITY CLERK

To add a new section to Title 17 of the Municipal Code of Chicago, the Chicago Zoning Code, Section 17-7-1200 in regards to *The Midway International Height Overlay District*

NO. MA-134 (MAYORAL APPLICATION) ORDINANCE REFERRED (11-16-11)
DOCUMENT # A2011-185

To appoint Lynette Santiago as a member of the Zoning Board of Appeals for a term effective immediately and expiring July 1, 2015, to complete the unexpired term of Micheal T Ivers, who has resigned.

NO. TAD-473 (5th WARD) ORDINANCE REFERRED (9-8-11)
DOCUMENT # O2011-7230

PASS AS AMENED

To amend Section 13-196-206 of the Municipal Code of Chicago by adding and deleting language in regards to *Life Safety Evaluation of existing high-rise buildings*

NO. TAD-480 (35th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8799

To amend Title 17 Section 17-3-0503 of the Municipal Code of Chicago, the Chicago Zoning Code, by adding and deleting language in regards to *redesignating certain segments of North Milwaukee Avenue as pedestrian streets*

NO. TAD-478 (42nd WARD) ORDINANCE REFERRED (10-5-11)
DOCUMENT # O2011-8079

PASS AS AMENDED

To amend Title 17 Section 17-13-0611 of the Municipal Code of Chicago, the Chicago Zoning Code, by adding and deleting language in regards to *minor changes and amendments to approved planning developments*

NO. TAD-468 (44th WARD) ORDINANCE REFERRED (9-8-11)
DOCUMENT # O2011-7168

WITHDRAWN

To amend Section 13-196-206 of the Municipal Code of Chicago by adding and deleting language in regards to *Life Safety Evaluation of existing high-rise buildings*

NO. TAD-471 (44th WARD) ORDINANCE REFERRED (9-8-11)
DOCUMENT # O2011-7212

To amend Section 13-196-209 of the Municipal Code of Chicago by adding and deleting language in regards to *changing effective date from 2012 to 2015 for compliance of all existing residential buildings to conform to fire resistance rating of one hour*

NO. A-7763 (28th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-9365

Common Address: 3322-3330 West Carroll Avenue

Applicant: Alderman Jason Ervin

Change Request: M1-2 Limited Manufacturing/ Business Park District to RT4
Residential Two-Flat, Townhouse and Multi-Unit District

NO. A-7762 (32nd WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-9363

Common Address: 2019-2025 West Fullerton Avenue
Applicant: Alderman Scott Waguespack
Change Request: B2-5 Neighborhood Mixed Use District to M3-3 Heavy Industry District

NO. A-7761 (35th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8808

Common Address: Kedzie/ Sawyer/ Milwaukee (See ordinance for specific boundaries)
Applicant: Alderman Rey Colon
Change Request: To Remove Pedestrian Street Designation

NO. A-7766 (40th WARD) ORDINANCE REFERRED (11-9-11)
DOCUMENT # O2011-9562

Common Address: 6366-82 N Hermitage Avenue and 1743-51 W Devon Avenue
Applicant: Alderman Patrick O'Connor
Change Request: RS3 Residential Single-Unit (Detached House) District to B2-1 Neighborhood Mixed-Use District

NO. A-7765 (44th WARD) ORDINANCE REFERRED (11-9-11)
DOCUMENT # O2011-9462

Common Address: 3530 North Clark Street
Applicant: Alderman Thomas Tunney
Change Request: C1-3 Neighborhood Commercial District to B3-2 Community Shopping District

NO. 17370 (1st WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8884

Common Address: 1612-14 West Ontario Street
Applicant: Two Point Development, LLC (Mark Buckner)
Owner: Robert E Birkmeyer
Attorney: Daniel Lauer
Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District
Purpose: Rezoned in order to allow for construction of 2 attached single family homes. Each single family home will receive 2 garage parking spaces. The footprint of the building will be 37 ft by 45.6 ft. (each home 18.6 ft by 45.6 ft) the height of the homes will be 24.1 ft

NO. 17360 (11th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8871

Common Address: 2714 South Lowe Avenue
Applicant: Huan Yi Fang
Owner: Huan Yi Fang
Attorney: Thomas S Moore
Change Request: RS3 Residential Single-Unit (Detached House) District to RM4.5 Residential Multi-Unit District
Purpose: Four residential dwelling units with approximately 3,284 sq.ft., 2 existing parking spaces, 26 feet 11 inches in height

NO. 17362 (11th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8874

Common Address: 2022-2026 West 35th Street
Applicant: Elena Olivos
Owner: Jose Olivos
Attorney: Dean Maragos
Change Request: RS3 Residential Single-Unit (Detached House) District to B3-2 Community Shopping District
Purpose: A first floor restaurant with liquor and food service and existing two second floor residential dwelling units

NO. 17371 (12th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8886

Common Address: 1725 West 43rd Street
Applicant: Jose Popoca
Owner: Jose Popoca
Attorney: Homero Tristan
Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District
Purpose: To convert 2 dwelling unit into a 3 dwelling unit building- 3 dwelling units, 3 parking spaces, no commercial space, height of building will remain as 29.69 ft

NO. 17366 (13th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8879

Common Address: 6225 South Pulaski Road

Applicant: Marquette Bank (See application for list of LLC members)

Owner: Marquette Bank (See application for list of LLC members)

Attorney: Bernard Citron

Change Request: B1-1 Neighborhood Shopping District to B3-1 Community Shopping District

Purpose: To allow for the operation of an automotive parts store in a currently vacant one story commercial/ retail building. The sole purpose of the rezoning is for the use of an auto supply/ accessory sales for vehicles

NO. 17303 (27th WARD) ORDINANCE REFERRED (7-6-11)
DOCUMENT # O2011-5466

PASS AS REVISED

Common Address: 3300-3320 West Chicago; 800-920 North Spaulding; 801-803 and 811-923 North Christiana

Applicant: The Salvation Army

Owner: The Salvation Army

Attorney: Scott Saef, Sidley Austin LLP

Change Request: M1-1 Limited Manufacturing/ Business Park District to C1-2 Neighborhood Commercial District and then to a Institutional Planned Development

Purpose: The Salvation Army's Freedom Center of approx 194,000 gross sq.ft. including a Corps Community Center, Harbor Light Program and Pathway Forward Program. Proposed height of the building not to exceed 60 feet and a minimum of 150 off street parking spaces to be provided

NO. 17346 (27th WARD) ORDINANCE REFERRED (9-8-11)
DOCUMENT # O2011-7045

Common Address: 401 N Ogden Avenue

Applicant: River North Holdings (Yosef Jackson and Phillip Birnbaum)

Owner: River North Holdings (Yosef Jackson and Phillip Birnbaum)

Attorney: Rolando Acosta

Change Request: C3-5 Commercial, Manufacturing and Employment District to C3-3 Commercial, Manufacturing and Employment District

Purpose: River North Sales & Service LLC a wholesale malt beverage distributor and affiliate of the applicant will renovate the existing building and use it for the warehousing and distribution of promotional material (neon bar signs ect.) office space and other uses related to the wholesale distribution of malt beverages

NO. 17379 (27th WARD) ORDINANCE REFERRED (11-16-11)
DOCUMENT # O2011-9579

Common Address: 529-31 North Milwaukee Avenue

Applicant: Fox Chicago LLC (Michael Fox)

Owner: Fox Chicago LLC (Michael Fox)

Attorney: Law Offices of Mark J Kupiec & Assoc

Change Request: M1-3 Limited Manufacturing/ Business Park District to B3-3
Community Shopping District

Purpose: To establish one retail unit on ground level and four dwelling units
above; approximately 1,540 sq.ft. of retail space; existing height of 49'-
3"; required parking

NO. 17378 (34th WARD) ORDINANCE REFERRED (11-16-11)
DOCUMENT # O2011-9578

Common Address: 319 West 115th Street

Applicant: The All Star Quick mart, Inc. (Shawn Battle, Sean Usher)

Owner: The All Star Quick mart, Inc. (Shawn Battle, Sean Usher)

Attorney: Richard Zulkey

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

Purpose: First floor of structure will reopen as a convenience food facility with
a deli; Upper levels will have a single residential apartment; 2 parking
places in rear; commercial space will be approximately 1000 sq.ft.;
existing building height; no changes or additions

NO. 17318 (42nd WARD) ORDINANCE REFERRED (7-28-11)
DOCUMENT # O2011-6698

PASS AS REVISED

Common Address: 237-259 East Erie Street; 628-648 North Fairbanks Court; 238-258
East Ontario Street; and Institutional Planned Development No. 3, as
amended

Applicant: Northwestern University

Owner: Northwestern University, Northwestern Memorial Hospital, and The
Children's Memorial Hospital

Attorney: Neal & Leroy

Change Request: Institutional Planned Development No. 3 and DX-12 Downtown
Mixed-Use District to Institutional Planned Development No. 3, as
amended

Purpose: To facilitate construction by NMH of a new outpatient care pavilion
with clinical and doctors offices. There will be retail space; 575 off
street parking spaces, and the proposed height of the building is
approx 380 feet

NO. 17341 (45th WARD) ORDINANCE REFERRED (9-8-11)
DOCUMENT # O2011-7040

PASS AS REVISED

Common Address: 5689 North Elston, 5707-5711 North Central Ave

Applicant: Colletti Family Limited Partnership (Richard and Robert Colletti, Rock & Sons INC)

Owner: Colletti Family Limited Partnership (Richard and Robert Colletti, Rock & Sons INC)

Attorney: Law Offices of Mark J Kupiec & Assoc

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

Purpose: To obtain a permit to allow the expansion of full service restaurant to include additional seating and outdoor patio

NO. 17373 (47th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8901

Common Address: 3911 North Leavitt Street

Applicant: Richard Unizycki

Owner: Richard Unizycki and Marianne Wojak

Attorney: NA

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

Purpose: To add a dormer addition in the attic and rebuild existing porch. Two dwelling residential building. Three car detached garage proposed building height 33.9375'

NO. 17365 (49th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8877

Common Address: 6971-81 North Sheridan

Applicant: 6981 Sheridan Inc (David Gassman)

Owner: 6981 Sheridan Inc (David Gassman)

Attorney: Thomas Moore

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B2-3 Neighborhood Mixed-Use District

Purpose: Existing Mixed use 4 story building with 5 existing retail units and the 1 vacant to be a proposed retail unit on the ground floor with a Sheridan entrance and 37 existing residential apartments on the 1st, 2nd, 3rd, and 4th floors with a Lunt entrance, with no parking

DOC# Or-2011-1122 (1st WARD) ORDER REFERRED (11-16-11)

Waiver of Building Permit Fees for the property located at 1552-1554 North Milwaukee Avenue

DOC# Or-2011-1061 (43rd WARD) ORDER REFERRED (11-16-11) WITHDRAWN

Cancellation of Warrants for Collection Account No. 334246 which is located in a Historic District

LARGE SIGNS OVER 100 SQ.FT. IN DIAMETER, 24 FT ABOVE GRADE

Business ID Signs

<u>Doc#</u>	<u>Ward</u>	<u>Location</u>	<u>Sign Company</u>
Or2011-1121	2	501-509 S Wabash Ave	Landmark Sign Group
Or2011-9617	4	1358 E 47 th Street	Integrity Sign Company
Or2011-9616	4	1358 E 47 th Street	Integrity Sign Company
Or2011-1107	7	2425 E 71 st Street	Grate Sign
Or2011-1120	32	1209 N Noble Street	American Sign and Lighting
Or2011-1116	42	151 N State Street	Icon Identity Solutions
Or2011-1115	42	151 N State Street	Icon Identity Solutions
Or2011-1114	42	151 N State Street	Icon Identity Solutions
Or2011-1113	42	151 N State Street	Icon Identity Solutions
Or2011-1112	42	151 N State Street	Icon Identity Solutions
Or2011-1111	42	151 N State Street	Icon Identity Solutions
Or2011-1106	44	2827 N Clark St	American Sign Factory
Or2011-1108	47	1415 W Irving Park Rd	Doyle Signs Inc
Or2011-1109	47	3757 N Lincoln Ave	Doyle Signs Inc
Or2011-1110	49	2225 W Howard St	American Public Art
Or2011-1088	50	2817 W Touhy Ave	Robert Brian Awning Co