

Summary of a Meeting
Committee on Zoning, Landmarks & Building Standards
Meeting of October 28, 2014
To be reported out November 5, 2014

MA-189 (Mayoral Application) ORDINANCE REFERRED (10-8-14)
DOCUMENT # O2014-8373

To amend Chapter 2-14-155 of the Municipal Code of Chicago, by adding and deleting language in regards to *modifying defenses to building code violations regarding smoke and carbon monoxide detectors*

NO. TAD-527 (12th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-6831

WITHDRAWN

To amend Title 17 of the Municipal Code of Chicago, the Chicago Zoning Code, by adding and deleting language in regards to *modifying a segment of West Cermak Road as a pedestrians street*

NO. TAD-525 (25th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-6915

To amend Title 17 Section 17-10-0102 and 17-13-1003-EE of the Municipal Code of Chicago, the Chicago Zoning Code, by adding and deleting language in regards to *Landmark off street parking exemptions and parking reductions for Transit Served Locations*

NO. TAD-524 (42nd WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-6915

To amend Title 17 Section 17-12-1101-B of the Municipal Code of Chicago, the Chicago Zoning Code, by adding and deleting language in regards to *a Michigan Ave Corridor Special Sign District*

NO. A-8035 (9th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-7944

WITHDRAWN

Common Address: 11146 S Michigan Ave
Applicant: Alderman Anthony Beale
Change Request: B1-3 Neighborhood Shopping District to RS2 Residential Single-Unit (Detached House)

NO. A-8039 (11th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-6864

PASS AS REVISED

Common Address: generally bounded by South Ashland Avenue, West 35th Street, South Iron Street, West 36th Street, approximately South Laflin Street, West 37th, a line 543 feet east of and parallel to Ashland Avenue, and West 38th Street.
Applicant: Alderman James Balcer
Change Request: To create PMD 8 Subdistrict A and Subdistrict B

NO. A-8021 (14th WARD) ORDINANCE REFERRED (7-30-14)
DOCUMENT # O2014-5906

PASS AS AMENDED AND REVISED

Common Address: 4849 South Kedzie Ave
Applicant: Alderman Edward Burke
Change Request: C2-1 Motor Vehicle Related Commercial District Light Industry District and C2-1 Motor Vehicle Related Commercial District Light Industry District to C2-1 Motor Vehicle Related Commercial District Motor Vehicle Related Commercial District

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NO. A-8022 (19th WARD) ORDINANCE REFERRED (7-30-14)
DOCUMENT # O2014-5908

PASS AS AMENDED

Common Address: 10609-15 South Western Ave
Applicant: Alderman Matthew O'Shea
Change Request: B1-1 Neighborhood Shopping District to POS-2 Parks and Open Spaces District

NO. A-8032 (19th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-7892

Common Address: 11449-11541 S Western Ave
Applicant: Alderman Matthew O'Shea
Change Request: B1-1 Neighborhood Shopping District and RS3 Residential Single-Unit (Detached House) District to POS-2 Parks and Open Spaces District

NO. A-8033 (25th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT # O2014-7947

Area Bounded By: West Rundell Place; a line 276.5 feet east of and parallel to South Aberdeen Street; West Monroe Street; and South Aberdeen Street
Applicant: Alderman Daniel Solis
Change Request: DX-3 Downtown Mixed Use District to DS-3 Downtown Service District

NO. A-8016 (33rd WARD) ORDINANCE REFERRED (6-25-14)
DOCUMENT # O2014-5045

Common Address: 3000-3600 W Lawrence Ave; 2800-3400 W Montrose Ave; 4400-4800 N Kedzie Ave
Applicant: Alderman Deborah Mell
Change Request: To be designated as a Pedestrian Street

NO. A-8015 (45th WARD) ORDINANCE REFERRED (6-25-14)
DOCUMENT # O2014-5016

Common Address: 5200-5400 West Lawrence and 4744-4830 N Milwaukee
Applicant: Alderman John Arena
Change Request: To be designated as a Pedestrian Street

NO.18117 (1st WARD) ORDINANCE REFERRED (7-30-14)
DOCUMENT #02014-5804

PASS AS REVISED

Common Address: 1822-1850 West Chicago Avenue
Applicant: FRC 1850 Chicago LLC (See Application for list of LLC Members)
Owner: FRC 1850 Chicago LLC (See Application for list of LLC Members)
Attorney: Richard Klawiter- DLA Piper LLP(US)
Change Request: B3-2 Community Shopping District to B3-3 Community Shopping District
Purpose: The applicant requests a rezoning of the subject property to construct a 4- story residential building containing up to 59 dwelling units, approximately 49 parking spaces, approximately 14,656 square feet of retail and commercial uses on the ground floor , and other accessory uses.

NO.18143-T1 (1st WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6784

VOLUNTARY TYPE-1

Common Address: 2133 N Campbell

Applicant: SNS Reality Group (Michael Schwartz & Scott Schiller)

Owner: Helen Yoder

Attorney: Thomas Moore

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: Applicant proposes to replace the current single family dwelling to construct an eight dwelling unit building with 8 parking spaces and no commercial space. The proposed building height will be 36'.

NO.18155-T1 (1st WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6796

Common Address: 1456-58 N Maplewood Ave

Applicant: DSC LLC – Series Three (See Application for list of LLC Members)

Owner: DSC LLC – Series Three (See Application for list of LLC Members)

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: To convert the existing storefront at 1458 North Maplewood to a dwelling unit with in the existing multi-unit residential building for a total of 9 dwelling units at the subject property. 4 existing parking spaces to remain; no commercial space; existing 3 story; height approx. 39'

NO.18161-T1(1st WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6802

VOLUNTARY TYPE-1

Common Address: 2129 North Campbell Ave

Applicant: 2129 N Campbell LLC (See Application for list of LLC Members)

Owner: 2129 N Campbell LLC (See Application for list of LLC Members)

Attorney: Katriina McGuire/ Schain Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: to build a 9 dwelling unit building with 9 parking spaces

NO.18169 (1st WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6813

PASS AS AMENDED

Common Address: 1348-1352 North Milwaukee Ave

Applicant: Saxony 1348 LLC (See Application for list of LLC Members)

Owner: Saxony 1348 LLC (See Application for list of LLC Members)

Attorney: Andrew Scott

Change Request: B1-2 Neighborhood Shopping District to C1-3 Neighborhood Commercial District

Purpose: The applicant proposes to re-tenant the building with a general restaurant or tavern. No changes to the envelope of the building are proposed. No dwelling units are proposed

NO.18158(2nd WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6799

Common Address: 1445 N Cleaver St.
Applicant: David Groebner
Owner: David Groebner
Attorney: Bernard Citron
Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District
Purpose: to construct a three story single family home and a private parking garage

NO. 18023 (2nd WARD) ORDINANCE REFERRED (4-30-14)
DOCUMENT # O2014-3303

PASS AS REVISED

Common Address: 801-833 North Clark St/ 77 West Chestnut
Applicant: Ryan Companies US, Inc. (See application for list of LLC members)
Owner: U.S. Bank National Association
Attorney: Katriina McGuire
Change Request: DX-5 Downtown Mixed-Use District and DX-7 Downtown Mixed Use District to DX-7 Downtown Mixed Use District and DX-7 Downtown Mixed Use District to a Residential Business Planned Development
Purpose: The proposed development will consist of 392 dwelling units. 159 parking spaces. 50 bike spaces and will be 380 feet tall. The existing bank building located at the northeast corner of West Chicago —Avenue and North Clark Street will remain.

NO.18153 (4th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6794

Common Address: 4330 South Langley Ave
Applicant: Ana and Susan Velazquez
Owner: Ana and Susan Velazquez
Attorney: Law Office of Mark Kupiec & Associates
Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District
Purpose: To add an additional dwelling unit at the ground level/ below grade unit for a total of 3 DU at the property; 2 parking spaces; no commercial space; existing 2.5 story to remain

NO.18137 (19TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6778

Common Address: 10618 S Western Ave
Applicant: Bernard Callaghan
Owner: Bernard Callaghan
Attorney: Thomas S. Moore
Change Request: B1-1 Neighborhood Shopping District to C1-1 Neighborhood Commercial District
Purpose: Applicant proposes to expand the existing business in a one story one commercial unit building, from 30 x 60 s.f. to a one story, one commercial unit building, increasing to be square footage to 30 x 100 s.f with no dwelling units. The height of the building will remain at the existing height of 14 ft. There will be 12 parking spaces.

NO.18147 (19TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6788

Common Address: 11814 S Hale

Applicant: XXL Holding Companies LLC (John Eastman & William Lynch)

Owner: XXL Holding Companies LLC (John Eastman & William Lynch)

Attorney: Thomas S. Moore

Change Request: RS2 Residential Single-Unit (Detached House) to RT3.5 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: Applicant seeks to convert the existing basement into a residential dwelling unit increasing the number of dwelling units from 2 to a total of 3 residential dwelling units with three outdoor parking spaces. The proposed dwelling unit will be 1,190 s.f. The existing height of the building will remain the same.

NO.18152 (26TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6793

Common Address: 1254-56 North Campbell

Applicant: Jozef Guzik

Owner: Jozef Guzik

Attorney: Gordon & Pikarski

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The subject site will be used as a 6 dwelling unit building. The building will provide six parking spaces and reach a height of 37 feet 11 inches as defined in the ordinance. No Commercial component is proposed.

NO.18167-T1 (26TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6811

Common Address: 2645-2647 West Potomac Ave

Applicant: March One Properties (Steven Komie)

Owner: March One Properties (Steven Komie)

Attorney: Law Office of Samuel VP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to B2-3 Neighborhood Mixed-Use District

Purpose: The applicant seeks a zoning change in order to permit an additional dwelling unit within the existing 3 dwelling unit building for a total of 4 dwelling units. There is no commercial space proposed and the height of the building will remain as existing. Two on-site parking spaces are provided at the rear of the lot

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

PASS AS REVISED

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.18077-T1 (27th WARD) ORDINANCE REFERRED (6-25-14)
DOCUMENT #O2014-4948

TYPE 1 PLANS AMENDED

Common Address: 832-856 West Fulton Market Street

Applicant: 832 W.Fulton, LLC (See application for list of LLC members)

Owner: 832 W.Fulton, LLC (See application for list of LLC members)

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

Change Request: C1-1 Neighborhood Commercial District to C3-2 Commercial, Manufacturing and Employment District

Purpose: No dwelling units. There will be about 60000 SF of commercial space and about 18000 SF of ground floor retail space with 50 on-site parking spaces. The maximum height is 50 feet. New additions will be added to the existing historical buildings

NO.18157-T1 (27TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6798

Common Address: 602 N May St

Applicant: Slate GC, Ltd. (Larry Whetstone, Jesse McGrath, Frank Pressel)

Owner: John Bernardini and Sylvia Bernardini

Attorney: Law Office of Samuel VP Banks

Change Request: M1-2 Limited Manufacturing/ Business Park District to RM-5 Multi Unit District

Purpose: To permit a new three dwelling unit building with on-site parking for three vehicles. There will be no commercial space, and the building will be 44'4" in height

NO.18151 (30th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6792

Common Address: 3632-44 N Cicero

Applicant: Ave Horowitz

Owner: Ave Horowitz

Attorney: Gordon & Pikarski

Change Request: C1-1 Neighborhood Commercial District to C2-1 Motor Vehicle Related Commercial District

Purpose: The applicant intends to demolish the existing front building at 3638-44 North Cicero. Applicant will use the entire subject for the sale of automobiles. Applicant will maintain the existing rear building at 3638-44 and the building at 3632-36. No expansion is proposed.

NO. 18001 (31st WARD) ORDINANCE REFERRED (4-2-14)
DOCUMENT # O2014-2338

Common Address: 4000-4180 West Diversey Ave; 4029-4153 West George

Applicant: 4K Diversey Partners LLC (See application for list of LLC members)

Owner: 4K Diversey Partners LLC (See application for list of LLC members)

Attorney: DLA Piper

Change Request: M1-1 Limited Manufacturing/ Business Park District to C2-2 Motor Vehicle Related Commercial District and then to a Planned Development

Purpose: The Applicant seeks approval of a Planned Development to allow for adaptive re-use of the structures on the property and activation of currently unused property. The proposed uses include approximately 1,000,000 square feet of industrial space, approximately 300,000 square feet of accessory parking, approximately 110,000 square feet of commercial space, and approximately 100,000 square feet of business live/work units (approx 82 units)

PASS AS REVISED
AND AS AMENDED

NO.18170-T1 (32nd WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6814

PLANS AMENDED

Common Address: 1704 N Damen Ave

Applicant: 1704 N Dame LLC (See Application for list of LLC Members)

Owner: 1704 N Dame LLC (See Application for list of LLC Members)

Attorney: Andrew Scott

Change Request: B3-2 Community Shopping District to B3-3 Community Shopping District

Purpose: The applicant proposes to develop a three story approximately 5705 square foot retail building with no parking spaces. The building will be approximately 39'10" in height

NO.18148 (33rd WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6789

Common Address: 3538 North Albany Ave

Applicant: Alan Devey

Owner: Alan Devey

Attorney: Law Office of Samuel VP Banks

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

Purpose: The applicant seeks a zoning change in order to divide an improved zoning lot. The zoning change is needed at 3538 North Albany Avenue to comply with the minimum lot area per dwelling unit standards on the northern half of the divided zoning lot for the existing two dwelling unit building with on-site parking for two vehicles. There is no commercial space proposed and the height of the building will remain as existing. The applicant also intends to construct a new single family home at 3536 North Albany Avenue, on the southern half of the divided zoning lot that lies directly south of the subject property.

NO.18150 (35th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6791

Common Address: 3532-3534 W Medill

Applicant: Renewal Group LLC (John Murphy and Marcin Kwasnik)

Owner: Renewal Group LLC (John Murphy and Marcin Kwasnik)

Attorney: Thomas Moore

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: Applicant proposes to construct a new 3 story, 4 residential dwelling unit building, no basement, no commercial space, with an enclosed masonry garage with 4 parking spaces. The proposed height of the new building will be 37 feet

NO.18154 (35th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6795

Common Address: 2760-2778 North Milwaukee

Applicant: Fox Chicago LLC (Michael Fox)

Owner: Fox Chicago LLC (Michael Fox)

Attorney: Law Office of Mark Kupiec & Associates

Change Request: B1-3 Neighborhood Shopping District to C1-3 Neighborhood Commercial District

Purpose: To establish a craft brewery with a restaurant within the ground floor of the existing building at 2760 North Milwaukee. (out of the 38,452 SF of the existing commercial retail/ space at the property, approximately 6,250 SF will be occupied by the proposed brewery with a restaurant); existing dwelling units on the upper floor to remain; no existing parking; existing 2 to 4 story buildings with existing heights between 41'3 to 55'2 at the highest point to remain.

NO.18160 (36th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6801

PASS AS REVISED

Common Address: 2231 North Central Ave
Applicant: Chicago Board of Education
Owner: Public Building Commission of Chicago
Attorney: Scott R. Borstein
Change Request: Institutional Planned Development No. 1105 and RS3 Residential Single-Unit (Detached House) District to Institutional Planned Development No1105, as amended
Purpose: The applicant intends to add a temporary modular building on the property with 8 additional classrooms to relieve overcrowding in the school

NO.18171 (39th WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6816

Common Address: 6278-82 North Cicero Ave
Applicant: Cicero Ave Properties LLC (George Golemes)
Owner: Cicero Ave Properties LLC (George Golemes)
Attorney: F4 Consulting Ltd.
Change Request: RS3 Residential Single-Unit (Detached House) District to B3-1 Community Shopping District
Purpose: Building is existing one story commercial retail building with 3 storefronts. No exterior changes or additions will result from the rezoning.

18110T1
NO.18110 (44th WARD) ORDINANCE REFERRED (7-30-14)
DOCUMENT #02014-5797

VOLUNTARY TYPE-1

Common Address: 1418 West Addison Street
Applicant: CA Residential 1418 W Addison, LLC
Owner: CA Residential 1418 W Addison, LLC
Attorney: Law office of Samuel VP Banks
Change Request: RT3.5 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Multi Unit District
Purpose: The applicant is seeking a zoning change to permit 10 dwelling units to be located within the existing building with a proposed rear addition. There will be no commercial space and the height of the building with addition will be 36'-6'. There will be no site parking for 10 vehicles.

NO.18076(44th WARD) ORDINANCE REFERRED (6-25-14)
DOCUMENT #O2014-4947

Common Address: 1431 West Roscoe Street
Applicant: 1431, LLC (Joseph Kiferbaum)
Owner: 1431, LLC (Joseph Kiferbaum)
Attorney: Law Offices of Samuel V.P. Banks
Change Request: RT-3.5 Residential Two-Flat, Townhouse, and Multi-Unit District to RT-4 Residential Two-Flat, Townhouse, and Multi-Unit District
Purpose: The Applicant is seeking a zoning amendment in order to permit the redevelopment of the subject property with a new three-story (with basement), three(3) dwelling unit, residential building, with on-site parking for three vehicles. The existing two-and-half (2 ½) story, two-unit, residential building will be razed. The proposed new building will be masonry in construction and measure 38' (approx.) in height

NO.18116 (44th WARD) ORDINANCE REFERRED (7-30-14)
DOCUMENT #02014-5803

Common Address: 2941-2947 North Clark Street
Applicant: Oxford, LLC (See Application for list of LLC Members)
Owner: Cimpar Investments, LLC
Attorney: Law office of Samuel VP Banks
Change Request: B3-2 Community Shopping District to B3-3 Community Shopping District

Purpose: The applicant is seeking a zoning change in order to permit the development of a new 5 story mixed –use building containing 20 residential dwelling units and 1 ground floor commercial unit . the proposed commercial space will be 5,000 square feet. The applicant will seek a variation to reduce on-site parking to 16 vehicles. The height of the proposed building is 58'-0".

NO.18138 (44TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6779

Common Address: 3828 North Racine Ave
Applicant: Dearborn Developers LLC (Todd Braun)
Owner: Dearborn Developers LLC (Todd Braun)
Attorney: Law Office 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 is seeking a zoning amendment in order to permit the development of the subject property with a new three-story, three-unit, all residential building, interior (garage) parking for three (3) vehicles, with detached garage. The proposed new building will be masonry in construction and measure 38'-3¾ in height.

NO.18165 (44TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6809

Common Address: 1338 West Belmont Ave
Applicant: CCI 1338 W Belmont, LLC
Owner: Theodore Frankel
Attorney: Rolando Acosta
Change Request: B3-2 Community Shopping District to B3-3 Community Shopping District

Purpose: Existing two story commercial building will be demolished and the property will be developed with a four story building containing 3 residential dwelling units, approximately 1,400 sq. ft. of commercial space (retail/office), 3 parking spaces and no loading berth

NO.18140 (45TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6781

Common Address: 4050 N Lowell Ave
Applicant: Heaney Group LLC (Ronan Heaney)
Owner: Heaney Group LLC (Ronan Heaney)
Attorney: Thomas Moore
Change Request: RS2 Residential Single-Unit (Detached House) to RS3 Residential Single-Unit (Detached House) District

Purpose: To split the existing 50' lot into a 35' x 144.1' lot and use the remaining 15 feet as a side yard for the property located at 4056 N Lowell which is owned by the same person, and build a single family home on the southern parcel with a height of 25' to the midpoint, and a two car garage underneath the home

NO.18146-T1 (45TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6787

Common Address: 3821-23 N Monticello

Applicant: Macher LLC (Ron Abrams and Jereome Ettinger)

Owner: Macher LLC (Ron Abrams and Jereome Ettinger)

Attorney: Thomas Moore

Change Request: RS2 Residential Single-Unit (Detached House) to RM-5 Multi Unit District

Purpose: Applicant proposes to convert an existing 9 residential dwelling unit building to a 10 residential dwelling unit building by converting the existing basement space into a dwelling unit. The building dimensions will remain as is. The height of the building will remain at the existing height of 37'. There are no proposed additional parking spaces other than the existing street parking.

NO.18156-T1 (45TH WARD) ORDINANCE REFERRED (9-10-14)
DOCUMENT #02014-6797

TYPE-1 PLANS AMENDED

Common Address: 3616-3622 North Milwaukee Ave/ 4328-4336 West Addison Street

Applicant: Nick Cave

Owner: Adam Falkiewicz

Attorney: Law Office of Samuel VP Banks

Change Request: M1-1 Limited Manufacturing/ Business Park District to C1-2 Neighborhood Commercial District

Purpose: The applicant seeks a zoning change to locate and establish artist work and sales space on the ground floor with two residential dwelling units proposed for the second floor. The ground floor will contain 9,350 square feet of commercial space, with two on-site parking spaces. The building height will remain at 29'-10".

LARGE SIGNS OVER 100 FEET IN DIAMETER, 24 FEET ABOVE GRADE

Business ID Signs

<u>Doc#</u>	<u>Ward</u>	<u>Location</u>	<u>Permit Issued To</u>
Or2014-489	1	1471N Milwaukee Ave	Pro Image
Or2014-490	2	627 Roosevelt Road	Signco Inc.
Or2014-493	2	1212 S Michigan Ave	All-Right Sign, Inc.
Or2014-494	2	1212 S Michigan Ave	All-Right Sign, Inc.
Or2014-537	8	1955 E 75th St	Express Signs and Lighting
Or2014-475	11	2707 S Wells St	Visible Media
Or2014-531	13	6737 S Pulaski Road	Integrity Sign Company
Or2014-474	19	10944 S Western Ave	Icon Identity Solutions
Or2014-476	35	3250 N Kedzie Ave	Doyle Signs Inc.
Or2014-477	42	280 S Columbia Drive	Professional Graphics Inc.
Or2014-478	42	280 S Columbia Drive	Professional Graphics Inc.
Or2014-479	42	280 S Columbia Drive	Professional Graphics Inc.
Or2014-484	42	600 N Michigan	Chicago Sign and Light Company
Or2014-485	42	600 N Michigan	Chicago Sign and Light Company
Or2014-486	42	600 N Michigan	Chicago Sign and Light Company
Or2014-487	42	600 N Michigan	Chicago Sign and Light Company
Or2014-480	42	900 N Michigan	Poblocki Sign Company
Or2014-482	42	255 E Grand Ave	Doyle Signs Inc
Or2014-483	42	255 E Grand Ave	Doyle Signs Inc
Or2014-472	44	3801 N Clark St.	View Chicago
Or2014-481	49	6550 N Sheridan	Impact Signs

Substituted Business ID Signs

<u>Doc#</u>	<u>Ward</u>	<u>Location</u>	<u>Permit Issued To</u>	
O2014-7951	32	1232 W North Ave	QT Sign Inc.	PASS AS AMENDED
O2014-6868	32	1930 N Clybourn Ave	Omega Sign & Lighting Company	PASS AS AMENDED
O2014-6869	32	1930 N Clybourn Ave	Omega Sign & Lighting Company	PASS AS AMENDED

LANDMARK DESIGNATIONS

DOC# O2014-8011 (2nd WARD) ORDINANCE REFERRED (10/8/14)

Designation of the Polish National Alliance Building at 1514-1520 W Division St as a Chicago Landmark

LANDMARK FEE WAIVERS

DOC# Or2014-488 (9th WARD) ORDER REFERRED (10/8/14)

Waiver of Building Permit Fees for the property located at 612 E 112th St

DOC# Or2014-513 (32nd WARD) ORDER REFERRED (10/8/14)

Waiver of Building Permit Fees for the property located at 2907-2909 W Logan Blvd