

SUMMARY OF A MEETING
SEPTEMBER 8, 2021
COMMITTEE ON ZONING, LANDMARKS & BUILDING STANDARDS
TO BE REPORTED OUT SEPTEMBER 14, 2021

APPOINTMENTS

A-2021-136 APPOINTMENT REFERRED (7-21-21)

Re-Appointment of Laura L Flores as a member of the Chicago Plan Commission

A-2021-137 APPOINTMENT REFERRED (7-21-21)

Re-Appointment of Guacolda E. Reyes as a member of the Chicago Plan Commission

TEXT AMENDMENTS

O2021-3249 ORDINANCE REFERRED (7-21-21)

PASS AS AMENDED

Amendment of Municipal Code Chapters 17-3, 17-7, 17-9 and 17-14 regarding cannabis related establishments

O2021-3239 ORDINANCE REFERRED (7-21-21)

PASS AS AMENDED

Amendment of Municipal Code Chapter 18-28 regarding mechanical systems and building provisions, and coordinating amendments of Chapters 2-116, 4-344, 4-376, 11-20, 14A-1, 14M-1 and 18-36

NO. A-8713 (17th & 6th WARDS) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-733

Common Address: 543-555 W 78th St; 7800-7838 S Fielding Ave; and 552-574 W 79th St

Applicant: Alderman David Moore and Alderman Roderick Sawyer

Change Request: M1-2 Limited Manufacturing/ Business Park District to T Transportation District

NO. A-8714 (17th WARD) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-3085

Common Address: 615-659 W 79th St; 7901-7909 S Union Ave and 7901-7915 S Lowe Ave

Applicant: Alderman David Moore

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

NO. A-8712 (40th WARD) ORDINANCE REFERRED (5-26-21)

DOCUMENT #02021-1997

To classify a segment of the North Lincoln Ave right of way from the centerline North Western Ave on the south and the Centerline of West Bryn Mawr Ave on the North as a Pedestrian Retail Street

Applicant: Alderman Andre Vasquez

NO. A-8709 (44th WARD) ORDINANCE REFERRED (6-25-21)
DOCUMENT #02021-2418

PASS AS AMENDED

Common Address: 3401-3425 N Seminary Ave; 1014-1048 W Roscoe St; 1015-1043 W Roscoe St

Applicant: Alderman Tom Tunney

Change Request: RT4 Residential Two Flat, Townhouse and Multi Unit District to RM5 Residential Multi-Unit District

NO. 20795T1 (1st WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3169

Common Address: 2739 W. Hadden Avenue

Applicant: Nir Berkovich

Owner: Nir Berkovich

Attorney: Sara K. Barnes- Law Offices of Samuel V.P. Banks

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

Purpose: To permit the existing dwelling unit within the basement of the three-story residential building - for a total of four (4) permitted dwelling units at the subject site and within said building

NO. 20711 (2nd WARD) ORDINANCE REFERRED (5-26-21)
DOCUMENT #02021-2001

PASS AS REVISED

Common Address: 739-755 N. Wells Street

Applicant: Chicago 741, LLC

Owner: Chicago 741, LLC

Attorney: Katie Jahnke Dale- DLA Piper, LLP

Change Request: DX-5 Downtown Mixed-Use District then to Residential-Business Planned Development

Purpose: Mandatory planned development pursuant to Sections 7-4- 100 (Bonus Floor Area), 17-8-0513-B (Tall Buildings'), and 17-4-0405. 17-4-0405-B & 17-5-0513-B (Unit Count/MLA Reduction)

NO. 20663T1 (2nd WARD) ORDINANCE REFERRED (3-24-21)
DOCUMENT #02021-1209

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 1341 W. Wrightwood Avenue

Applicant: Eirpol, LLC

Owner: Alex A. Martinez and Loretta J. Martinez

Attorney: Daniel G. Lauer, Esq.

Change Request: C1-1 Neighborhood Commercial District to RM5, Residential Multi-Unit District

Purpose: To construct a three dwelling-unit building with a partial fourth floor and Basement

NO. 20728 (2nd WARD) ORDINANCE REFERRED (5-26-21)

DOCUMENT #02021-2144

PASS AS REVISED

Common Address: 1120-1130 N. State Street

Applicant: Quick's, LLC

Owner: Quick's, LLC

Attorney: Rich Klawiter & Katie Jahnke Dale - DLA Piper, LLP

Change Request: DX-7 Downtown Mixed-Use District then to Residential-Business Planned Development

Purpose: Mandatory Planned Development Pursuant to Section 17-8-0512-A (Tall Buildings), 17-8-0513 (Large Residential Developments) and 17-8-0514 (Bonus Floor Area)

NO. 20723 (3rd WARD) ORDINANCE REFERRED (5-26-21)

DOCUMENT #02021-2055

PASS AS REVISED AND SUBSTITUTED

Common Address: 1338 to 1408 South Wabash Avenue

Applicant: 1400 Land Holdings, LLC

Owner: 1400 Land Holdings, LLC and Filmworks II Condominium Association

Attorney: Andrew Scott

Change Request: Residential-Business Planned Development No. 1353 and DX-7, Downtown Mixed-Use District to Residential-Business Planned Development No. 1353, as amended

Purpose: To allow for an FAR transfer, FAR increase and increase in the number of dwelling units

NO. 20790T1 (3rd WARD) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-3115

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 3920-3932 S. Calumet Avenue

Applicant: Eagle OZB I, LLC

Owner: Eagle OZB I, LLC

Attorney: Tyler Manic, Schain Banks

Change Request: M1-3, Limited Manufacturing/Business Park District to RM5, Residential Multi-Unit District

Purpose: To comply with the use table and standards of the RM5 and meet the bulk and density requirements to subdivide one zoning lot into 7 individual zoning lots to construct seven 3-story, 3 dwelling-unit buildings with 3-car parking garages

NO. 20779T1 (11th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3090

Common Address: 3511 S. Halsted Street

Applicant: Ronald Li

Owner: Ronald Li

Attorney: Gordon and Pikarski Chartered

Change Request: RS3, Residential Single-Unit (Detached House) District to B1-3, Neighborhood Shopping District

Purpose: The applicant seeks to re-establish the ground floor commercial space for retail clothing sales.

NO. 20796T1 (11th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3172

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 2626 S. Throop Street

Applicant: Eric M. Rogulich, as Trustee under the provisions of a Trust Agreement dated June 25, 2009 and known as Trust #640

Owner: Eric M. Rogulich, as Trustee under the provisions of a Trust Agreement dated June 25, 2009 and known as Trust #640

Attorney: Richard A. Toth

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

Purpose: The existing residential building is in a manufacturing district. The Applicant proposes to renovate the existing 3 dwelling-unit residential building, to add a new dormer, facilitate permits for previously-enclosed rear floor space, and make other internal renovations.

NO. 20798T1 (11th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3117

Common Address: 315-325 W. 32nd Street

Applicant: Bertco Development, LLC

Owner: Bertco Development, LLC

Attorney: Stephen R. Patterson

Change Request: M1-2, Limited Manufacturing/Business Park District to RM4.5, Residential Multi-Unit District

Purpose: To comply with the use standards, bulk and density standards to allow for the construction of a 3 story, 6 dwelling-unit townhouse building

NO. 20799T1 (11th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3118

Common Address: 3209-31 S. Shields Avenue

Applicant: Bertco Development, LLC

Owner: Bertco Development, LLC

Attorney: Stephen R. Patterson

Change Request: M1-2, Limited Manufacturing/Business Park District to RS3, Residential Single-Unit (Detached House) District

Purpose: To comply with the use standards, bulk and density standards to allow for the construction of 10 detached single family residential buildings

NO. 20781 (12th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3094

Common Address: 3215 W. 38th Place

Applicant: Sergio Jaime

Owner: Sergio Jaime

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

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

Purpose: To allow non-required accessory parking, accessory to the existing auto-glass business located at 3846-58 S. Kedzie.

NO. 20782 (12th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3096

Common Address: 2455-57 South Christiana Avenue

Applicant: A2M Enterprises, Inc.

Owner: A2M Enterprises, Inc.

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

Change Request: RT4, Residential Two-Flat, Townhouse and Multi-Unit District and B3-1, Community Shopping District to B3-1, Community Shopping District

Purpose: To correct the split zoning lot into one zoning district and to establish a general restaurant within the existing commercial building located at the subject property

NO. 20709 (20th WARD) ORDINANCE REFERRED (5-26-21)

DOCUMENT #02021-1983

PASS AS REVISED

Common Address: 835-61 East 63rd Street/6301-25 South Maryland Avenue

Applicant: 63rd Maryland, LLC

Owner: City of Chicago

Attorney: Graham C. Grady c/o Taft, Stettinius & Hollister, LLP

Change Request: B3-3, Community Shopping District to B3-3, Community Shopping District then to a Residential-Business Planned Development

Purpose: The Applicant is seeking an elective Planned Development (Section 17-8-0600-A) in order to construct a 5-story mixed-use building, containing retail, two (2) live-work units and fifty-six (56) dwelling units. The proposed development will also include thirty-two parking spaces (8 parking spaces for retail use and 32 parking spaces for residential use.)

NO. 20778 (25th WARD) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-3088

Common Address: 1916 S. Leavitt Street

Applicant: SZP-1916 S Leavitt, LLC

Owner: SZP-1916 S Leavitt, LLC

Attorney: Sara K. Barnes- Law Offices of Samuel V.P. Banks

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

Purpose: To permit the rehabilitation and conversion of the existing three-story front building - from three-units to four-units, for a total of six (6) dwelling units at the subject site. The proposed Zoning Amendment will also bring the existing non-conforming conditions into compliance with the current Zoning Ordinance.

NO. 20794T1 (25th WARD) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-3162

Common Address: 2243 W. 23rd Place

Applicant: Agar Holdings, LLC—2243 W. 23^d Series

Owner: Agar Holdings, LLC—2243 W. 23^d Series

Attorney: Tyler Manic, Schain Banks

Change Request: RS3, Residential Single-Unit (Detached House) District to RM5 Residential Multi-Unit District

Purpose: To comply with the bulk and density to allow the conversion from a 6 DU to 7 DU residential building with a third floor addition to the existing 2.5 story building. This will allow the owner to maintain affordable rents, rehabilitate the empty building which is in poor condition, and make one of the dwelling units an accessible unit by adding a ramp

NO. 20803T1 (26th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3198

Common Address: 1650 N. Spaulding Avenue

Applicant: Chicago Title Land Trust No. 8002369019. Dated August 24, 2015

Owner: Chicago Title Land Trust No. 8002369019. Dated August 24, 2015

Attorney: Sara K. Barnes- Law Offices of Samuel V.P. Banks

Change Request: RS3, Residential Single-Unit (Detached House) District to RM5.5 Residential Multi-Unit District

Purpose: To permit the rehabilitation, expansion, and conversion of the existing three-story front building - from four units to six units, for a total of eight (8) dwelling units, at the subject site. The proposed Zoning Amendment will also bring the existing non-conforming conditions into compliance with the current Zoning Ordinance.

NO. 20742 (27th WARD) ORDINANCE REFERRED (6-23-21)
DOCUMENT #02021-2456

PASS AS REVISED

Common Address: 1201-35 W Washington Boulevard; 22-42 N Racine Ave

Applicant: DAC Developments LLC

Owner: 1201 Washington LLC; Peppercorn 1217, LLC, Peppercorn 1229, LLC

Attorney: Michael Ezgur

Change Request: C1-3 Neighborhood Commercial District to DX-5 Downtown Mixed Use District and then to a Residential Business Planned Development

Purpose: To allow for construction of a new mixed use residential development with ground floor commercial space and the creation of shared modern amenities for the existing commercial buildings

NO. 20764-T1 (27th WARD) ORDINANCE REFERRED (6-23-21)
DOCUMENT #02021-2645

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 537-547 W Oak Street; 939-957 N Larrabee St

Applicant: Oak-Larrabee LLC

Owner: The Chicago Housing Authority

Attorney: Steve Friedland

Change Request: M1-2 Limited Manufacturing/ Business Park District to DR-3 Downtown Residential District

Purpose: To permit the development of 78 dwelling units with accessory parking

NO. 20730 (27th WARD) ORDINANCE REFERRED (5-26-21)

DOCUMENT #02021-2130

PASS AS REVISED

Common Address: 901 N. Halsted Street

Applicant: Omni Halsted Street Chicago, LLC

Owner: Omni Halsted Street Chicago, LLC

Attorney: Rich Klawiter & Katie Jahnke Dale - DLA Piper, LLP

Change Request: DX-5, Downtown Mixed-Use District then to a Residential-Business Planned Development

Purpose: Mandatory Planned Development pursuant to Sections 17-8-0509 (Development Along Waterways), 17-8-0512 (Tall Buildings), 17-8-0513 (Large Residential Developments) and 17-8-0514 (Bonus Floor Area)

NO. 20789T1 (28th WARD) ORDINANCE REFERRED (7-21-21)

DOCUMENT #02021-3114

Common Address: 1218 W. Lexington Street

Applicant: Honore Properties, LLC

Owner: The Catholic Bishop of Chicago

Attorney: Tyler Manic, Schain Banks

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

Purpose: To adaptively redevelop an existing 3-story convent into a residential building containing 14 dwelling units

NO. 20501T1 (29th WARD) ORDINANCE REFERRED (9-9-20)

DOCUMENT #02020-4542

**PASS AS REVISED
SUBSTITUTE NARRATIVE AND PLANS**

Common Address: 1819 North Major Avenue

Applicant: Whitecap Lofts, LLC

Owner: Whitecap Lofts, LLC

Attorney: Nicholas J. Ftikas, Law Offices of Samuel V.P. Banks

Change Request: M1-2, Limited Manufacturing/Business Park District to C3-5, Commercial, Manufacturing & Employment District

Purpose: To permit the location and establishment of commercial uses within the existing building, as part of its general rehabilitation.

NO. 20793T1 (33rd WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3152

Common Address: 3661-3663 N. Elston Avenue

Applicant: Branislav Podrumedzic

Owner: Branislav Podrumedzic

Attorney: Robert M. Walker

Change Request: C1-1, Neighborhood Commercial District to C1-3, Neighborhood Commercial District

Purpose: To comply with the bulk and density requirements to allow the conversion from 4 units to 6 units (3 units on the 2nd Floor and 3 units on the 3rd Floor) with retail restaurant on the first floor to remain with no changes.

NO. 20800 (34th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3175

Common Address: 10857 S. Halsted Street

Applicant: Timesquare, Inc.

Owner: Timesquare, Inc.

Attorney: Sara K. Barnes- Law Offices of Samuel V.P. Banks

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

Purpose: To permit the licensing and re-establishment of a new quick service convenience (food and beverage-retail) store, with delicatessen, within the existing one-story building, at the subject property.

NO. 20777 (37th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3087

Common Address: 630 N. Long Avenue

Applicant: 630 Long, LLC

Owner: 630 Long, LLC

Attorney: Christopher Koczwar

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

Purpose: To comply with the required Use Table and Standards and the bulk and density requirements of the RT4 in order to allow the subdivision of one zoning lot measuring 50' x 158 feet into two zoning lots measuring 25' x 158 feet to allow for the construction of a 3 story, 3 dwelling-unit building on each lot.

NO. 20700 (41st WARD) ORDINANCE REFERRED (5-26-21)
DOCUMENT #02021-1960

PASS AS REVISED

Common Address: 7400-04 W. Talcott Avenue/7401-7425 W. Everell Avenue

Applicant: Lexington Homes, LLC

Owner: Sisters of the Resurrection, an Illinois not-for-profit corporation and Amazing Grace Luxury Living, LLC, an Illinois limited liability company

Attorney: Katriina S. McGuire-Thompson Coburn LLP

Change Request: RS2, Residential Single-Unit (Detached House) District to Residential Planned Development

Purpose: To redevelop the subject property with single-family homes and accessory parking

NO. 20572 (42nd WARD) ORDINANCE REFERRED (12-16-20)
DOCUMENT #02020-6237

PASS AS REVISED

Common Address: 523-45 S Wabash Ave; 63-69 E Ida B. Wells Dr.; 50-66 E Harrison St

Applicant: Eterra Plus, LLC

Owner: Auditorium Park One, LLC; Wabash Harrison Park One, LLC

Attorney: Michael Ezgur

Change Request: DX-12 Downtown Mixed Use District to a Residential Business Planned Development

Purpose: The Applicant proposes to construct a new, mixed-use, residential and hotel development consisting of a 23 story and 36 story building connected by a commercial and parking base. The commercial space is approximately 42,000 square feet on the first and second floors. There are 777 residential units, 314 hotel keys 151 automobile parking spaces.

NO. 20703 (42nd WARD) ORDINANCE REFERRED (5-26-21)
DOCUMENT #02021-1954

PASS AS REVISED

Common Address: 601 W. Monroe

Applicant: Jamal Properties (601 W. Monroe) Inc.

Owner: Jamal Properties (601 W. Monroe) Inc.

Attorney: Rich Klawiter & Katie Jahnke Dale - DLA Piper, LLP

Change Request: DC-12, Downtown Core District to Residential-Business Planned Development

Purpose: Mandatory Planned Development pursuant to Sections 17-8-0514 (Bonus Floor Area) 17-8-0513 (Large Residential Developments) and 17-8-0512 (Tall Buildings)

NO. 20758-T1 (44th WARD) ORDINANCE REFERRED (6-23-21)
DOCUMENT #02021-2601

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 1113-1115 W Patterson Ave

Applicant: The Thomas Romano Living Trust No. 25-8346

Owner: The Thomas Romano Living Trust No. 25-8346

Attorney: Law Offices of Samuel VP Banks, Sara Barnes

Change Request: RT3.5 Residential Two Flat, Townhouse and Multi Unit District to RM5.5 Residential Multi Unit District

Purpose: To permit the construction of a new four story multi-unit residential building with an attached garage at the subject site

NO. 20791 (44th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3126

Common Address: 3549-3551 North Sheffield Avenue

Applicant: XGolf Chicago, LLC

Owner: James R. Petrozzini 25 Year Trust

Attorney: Thomas S. Moore

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

Purpose: The applicant wishes to rezone the property to establish a Public Place of Amusement for an entertainment golf facility with alcohol sales on-site and limited food menu in the existing 1 & 2 story commercial building. No kitchen is planned on-site.

NO. 20776 (45th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3076

AMENDED TO TYPE 1

Common Address: 5120 N. Elston Avenue

Applicant: 5120 N. Elston Avenue, LLC

Owner: 5120 N. Elston Avenue, LLC

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

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

Purpose: To comply with the minimum lot area per unit and the maximum floor area ratio requirements of the ordinance, in order to build a new 2-story residential building with 2 dwelling units

NO. 20785 (45th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3108

PASS AS REVISED

Common Address: 4712-4738 W. Irving Park Road

Applicant: Six Corners Real Estate Devt., LLC

Owner: Six Corners Real Estate Devt., LLC

Attorney: Tyler Manic, Schain Banks

Change Request: Planned Development No. 617 to Planned Development No. 617, as amended

Purpose: In Sub Area B1, to construct a 6-story, mixed-use development. The ground floor will contain 49,964 SF of retail space. The 2nd-6th floor will contain a total of 209 dwelling units & 270 interior parking spaces. Property is in a TSL. Height is 97 feet. Height to the rooftop mechanical equipment is 112'7". Sub Area B2: 143,394 SF. Existing with no change.

NO. 20788T1 (47th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3112

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 4901-4917 N. Paulina Street

Applicant: N. Paulina Street Properties, LLC

Owner: 4901 N Paulina, LLC

Attorney: Warren E. Silver

Change Request: Institutional Planned Development No. 17 and RS3, Residential Single-Unit (Detached House) District to RM4.5, Residential Multi-Unit District

Purpose: To create a single zoning district to meet bulk and density requirements for construction of a multi-unit residential apartment building containing 32 dwelling units and 27 parking spaces at 4907-4917 N. Paulina Street. Existing 15 unit apartment building at 4901 N. Paulina to remain

NO. 20787 (47th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3111

PASS AS REVISED

Common Address: 1601-1717 West Winnemac Avenue; 1614-1640 West Winnemac Avenue; 4900-5028 North Ashland Avenue; 1600-1614 West Ainslie Street; 5001-5029 North Paulina Street; 4916-5028 North Paulina Street; and 4901-4909 and 4917 North Paulina Street

Applicant: N. Paulina Street Properties, LLC

Owner: Thorek Memorial Hospital

Attorney: Warren E. Silver

Change Request: Institutional Planned Development No. 17 to Institutional Planned Development No. 17, as amended

Purpose: To amend the boundary of Institutional Planned Development 17 to incorporate adjacent parcels containing accessory parking and open space serving the hospital, health care, senior living and other permitted uses within the boundary of IPD 17; and to remove parcels not used in connection with such permitted uses from the boundary of IPD 17.

NO. 20780 (48th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3092

Common Address: 1101-1109 W. Granville Ave./6172 N. Winthrop Ave.

Applicant: 1101 Granville, LLC

Owner: 1101 Granville, LLC

Attorney: Thomas S. Moore

Change Request: B3-5, Community Shopping District to B2-3, Neighborhood Mixed-Use District

Purpose: The applicant wishes to establish a qualifying transit-served location at the subject property in order to allow for conversion of a vacant, ground floor commercial space into 8 residential dwelling units in the existing 2-story, mixed use building for a new total of 18 dwelling units at the property. The applicant will seek relief, as necessary, for reduction in parking per applicable transit-served location regulations. The exterior of the existing building will remain with no changes.

NO. 20801T1 (48th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3193

SUBSTITUTE NARRATIVE AND PLANS

Common Address: 5354-56 North Sheridan Road

Applicant: Tempus Group Holding, LLC

Owner: Tempus Group Holding, LLC

Attorney: Nicholas J. Ftikas, Law Offices of Samuel V.P. Banks

Change Request: B2-3, Neighborhood Mixed-Use District to B2-3, Neighborhood Mixed-Use District

Purpose: To permit a new five-story, fifty (50) unit residential building at the subject property

NO. 20792T1 (48th WARD) ORDINANCE REFERRED (7-21-21)
DOCUMENT #02021-3137

Common Address: 5033-5035 N. Broadway Street

Applicant: TimeLine Theater Company

Owner: TimeLine Theater Company

Attorney: Bridget O'Keefe

Change Request: B1-2 Neighborhood Shopping District to C2-5, Motor Vehicle-Related Commercial District

Purpose: To comply with the bulk and density requirements to permit the construction and operation of a theatre.

DIRECT INTRODUCTION

A correction to Ordinance, O2020-5757, for the property located at 1810-1820 N Wells St

DEMOLITION

Or2021-173 (43rd Ward) ORDER REFERRED (7-21-21)

Demolition of a non-contributing building in a historical landmark district located at 513 W Fullerton Parkway (Mid-North Landmark District)

LARGE SIGNS OVER 100 FEET IN AREA, 24 FEET ABOVE GRADE –

<u>DOC#</u>	<u>WARD</u>	<u>LOCATION</u>	<u>PERMIT ISSUED TO</u>
Or20201-186	2	919 N Michigan Ave	David Yurman
Or2021-188	2	60 W Superior St	PharmaCann, Inc.
Or2021-189	2	300 W Division St	Arthurs of Old Town
Or2021-190	4	3357 S Dr. Martin Luther King Jr. Dr.	Citi Trends
Or2021-191	4	2937 S Dr. Martin Luther King Jr. Dr	Prairie Shores, LLC
Or2021-174	8	9421 S Stoney Island Ave	Huddle House
Or2021-183	9	10900 S Doty Ave	Walmart
TBD	20	6033 S Wentworth Ave	Ada S McKinley Community Services Inc.
TBD	20	1129 W 47 th St	Chicago Meat Authority
TBD	20	1120 W 47 th St	Chicago Meat Authority
TBD	20	1138 W 48 th St	Chicago Meat Authority
TBD	22	3501 S Pulaski Road	Target Corp.
TBD	25	404 W Harrison St	Uber Technologies Inc.
Or2021-179	27	1001 W North Ave	Wild Fork Foods
Or2021-180	27	1001 W North Ave	Wild Fork Foods
Or2021-181	27	1001 W North Ave	Wild Fork Foods
Or2021-182	27	1001 W North Ave	Wild Fork Foods
TBD	38	4801 N Austin Ave	Printers Row Brewing