

Meeting Of The Committee on Zoning Landmark & Building Standards

WEDNESDAY, JUNE 3, 2015 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. A-8115 (30th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2683

Common Address: 3757 North Cicero Ave

Applicant: Alderman Ariel Reboyras

Change Request: B3-1 Community Shopping District, C1-1 Neighborhood Commercial District, C-1.5 Neighborhood Commercial District, C2-1 Motor Vehicle Related Commercial District to B3-1 Community Shopping District

NO. A-8116 (30th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2684

Common Address: 3401-59 North Pulaski Road; 3330-3464 N Pulaski Road

Applicant: Alderman Ariel Reboyras

Change Request: C1-1 Neighborhood Commercial District and C1-2 Neighborhood Commercial District to B3-1 Community Shopping District

NO. A-8117 (30th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2685

Common Address: 3201-59 N Pulaski Road; 3900-68 W Belmont Ave and 3200-98 N Milwaukee Ave

Applicant: Alderman Ariel Reboyras

Change Request: B1-1 Community Shopping District, C1-2 Neighborhood Commercial District and M1-2 Limited Manufacturing/ Business Park District to B3-1 Community Shopping District

NO. A-8118 (30th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2686

Common Address: 6034-58 W Fullerton Ave

Applicant: Alderman Ariel Reboyras

Change Request: B3-2 Community Shopping District and C1-1 Neighborhood Commercial District to B3-1 Community Shopping District

NO. A-8105 (16th WARD) ORDINANCE REFERRED (3-18-15)
DOCUMENT #02015-1825

Common Address: 6100-28 S Winchester Ave

Applicant: Alderman Toni Foulkes

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

NO. A-8121 (4th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2676

Common Address: 1303-1315 East 50th Street

Applicant: Alderman William Burns

Change Request: RS1 Residential Single Unit (Detached House) District and RS3 Residential Single-Unit (Detached House) District to RS3 Residential Single-Unit (Detached House) District

NO. A-8122 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT #02015-2720

Common Address: 2326 W Erie St

Applicant: Alderman Joe Moreno

Change Request: RS3 Residential Single-Unit (Detached House) District to RS1 Residential Single Unit (Detached House) District

NO. 18356-T1 (46th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2624

Common Address: 4813-4815 N Kenmore Ave

Applicant: Lawrence House Commons LLC (See Application for list of LLC Members)

Owner: Lawrence House Commons LLC (See Application for list of LLC Members)

Attorney: Mara Georges, Daley & Georges

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B3-5 Community Shopping District

Purpose: A rear yard open space area to be used by the adjacent mixed use (primarily residential) building at 1020 W. Lawrence Ave.

NO. 18375 (45th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3700

Common Address: 5433 N Milwaukee Ave

Applicant: Herband, Inc (See Application for list of LLC Members)

Owner: Kolasa Real Estate Investment, Inc.

Attorney: Paul Kolpak

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

Purpose: The elevations of the existing building will not change, the current building is zoned for residential use. In the event that the zoning change is approved the property will be used for retail sale of vitamins, minerals, and cosmetics

NO. 18331-T1 (44th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2582

Common Address: 647 W Melrose Street

Applicant: Jennifer and Eric Rockhold

Owner: Jennifer and Eric Rockhold

Attorney: Thomas Moore

Change Request: RM4.5 Residential Multi-Unit District to RM-6 Multi Unit District

Purpose: To construct a 4 story with basement 5 residential dwelling unit building with roof deck and two, 3-car detached garages for a total of 6 parking spaces. The building height will be 51 - 7" and no commercial space.

NO. 18369-T1 (44th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3694

Common Address: 3037 N Sheffield Ave

Applicant: Keeper Properties LLC (See Application for list of LLC Members)

Owner: Keeper Properties LLC (See Application for list of LLC Members)

Attorney: Law Office of Samuel VP Banks

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

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story (with basement) all residential building, with detached garage, at the subject property. The existing two-story frame building and two-story brick coach house will be razed. The proposed new building will contain three (3) dwelling (duplex) units, between the basement and 4th floors. The proposed new development will also provide garage parking for three (3) vehicles at the rear of the lot. The new building will be masonry in construction, with glass and metal accents, and will measure 44'-11" (approx.) in height

NO. 18378 (44th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3703

Common Address: 3201-3225 N Ashland; 1522-1556 West Belmont Ave

Applicant: Ashland Belmont LLC (See Application for list of LLC Members)

Owner: Ashland Belmont LLC (See Application for list of LLC Members)

Attorney: William JP Banks of Schain, Burney, Banks, Kenny & Schwartz

Change Request: Residential Business Planned Development No. 1052 to Residential Business Planned Development No. 1052, as amended

Purpose: The Applicant proposes to construct a 3-story Whole Foods containing 79,500 square feet of retail. Parking will consist of 182 spaces at basement level and 123 parking spaces on ground level for a total of 305 parking spaces

NO. 18357 (42nd WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2625

Common Address: 201-223 W Hubbard Street; 412-420 N Wells St.

Applicant: 215 Hubbard LLC (See Application for list of LLC Members)

Owner: Chicago Transit Authority/ Design Studio LLC

Attorney: DLA Piper

Change Request: DX-5 Downtown Mixed-Use District to DX-7 Downtown Mixed Use District, and then to a Residential Business Planned Development

Purpose: The Applicant requests a rezoning of the subject property from DX-5 to a unified DX-7 Downtown Mixed-Use District and then to Residential-Business Planned Development to allow for construction of +/- 170' office building and +/- 270' residential building containing an overall FAR of 10.15, up to 193 dwelling units, accessory parking, approximately 9,798 square feet of commercial uses on the ground floor, and accessory and incidental uses.

NO. 18358 (41st WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3684

Common Address: 5524, 5526, 5528, and 5530 N Neva

Applicant: O'Hare Holdings LLC (See Application for list of LLC Members)

Owner: O'Hare Holdings LLC (See Application for list of LLC Members)

Attorney: Alan Stefaniak

Change Request: RS2 Residential Single-Unit (Detached House) to B1-1 Neighborhood Shopping District

Purpose: 46 parking spaces

NO. 18354 (40th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2622

Common Address: 5212-5214 N Clark St

Applicant: M & O Gourmet (See Application for list of LLC Members)

Owner: REJ Investors

Attorney: Webster Powell PC

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

Purpose: Specialty beer, wine cheese & food shop with a café for an premise consumption of food and alcoholic beverages. Sq Footage approx: 3,898

NO. 18338-T1 (39th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2590

Common Address: 6313-25 North Pulaski Road

Applicant: John Michael

Owner: John Michael

Attorney: Gordon & Pikarski

Change Request: B1-1 Neighborhood Shopping District to B2-3 Neighborhood Mixed-Use District

Purpose: The property will be used for one, three dwelling unit residential building and one, six dwelling unit residential building. The project will provide nine dwelling units with nine parking spaces, no commercial is proposed Height- 37 ft 5 inches. the zoning code 6 parking spaces will be provided for the dwelling unit building and 6 parking spaces will be provided for the 6 dwelling unit building.

NO. 18371 (39th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3696

Common Address: 6024-26 N Keystone Ave

Applicant: Peter Spyroboulos

Owner: Peter Spyroboulos

Attorney: Paul Kolpak

Change Request: B1-1 Neighborhood Shopping District to C2-1 Motor Vehicle Related Commercial District

Purpose: The applicant intends to add a one story 33 X 103.2 addition to the existing building to conduct a wholesale food manufacturing and processing company.

NO. 18340 -T1 (37th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2592

Common Address: 4759 W North Ave/ 1555 N Cicero Ave

Applicant: VO Group (North & Cicero) LLC

Owner: VO Group (North & Cicero) LLC

Attorney: Dean Maragos

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

Purpose: Retail use, 6 dwelling units, 5 parking spaces 6,400 sq ft of commercial space

NO. 18351 (35th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2604

Common Address: 3723 W Palmer St.

Applicant: Access Housing I, LLC

Owner: Access Housing I, LLC

Attorney: Steven Friedland

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

Purpose: Applicant intends to tear down the existing building and construct a new 2 - dwelling unit residential building with 2 parking spaces. Building height: 30.7 feet

NO. 18366 (35th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3691

Common Address: 4853 N Lawndale Ave

Applicant: Maria And Ruben Roman

Owner: Maria And Ruben Roman

Attorney: Law Office of Samuel VP Banks

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

Purpose: The Applicant is seeking a zoning amendment in order to permit a fourth dwelling unit within the existing three-story building located at the subject property. The new dwelling unit will be located in the basement level of the existing building. The existing three-story building will otherwise remain unchanged. There are no proposed additions to or physical expansions of the existing three-story building

NO. 18362 (33rd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3687

Common Address: 2955-2957 N Troy

Applicant: Dermot Logan

Owner: Dermot Logan

Attorney: Dan Lauer

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

Purpose: the applicant intends to construct a 3 story three (3) dwelling building with a basements and a three (3) parking spaces. the footprint of each building will be 20'8" feet by 75 feet 7 inches in size and the height of the building shall be 38 feet high, as defined by city zoning code.

NO. 18367-T1 (33rd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3692

Common Address: 3138 North Elston Ave

Applicant: OG Management Inc. (See Application for list of LLC Members)

Owner: OG Management Inc. (See Application for list of LLC Members)

Attorney: Dan Lauer

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

Purpose: this zoning change is needed to allow the conversion of the front building, 1st floor commercial space to be used as a third dwelling unit. The existing rear coach house will contain one dwelling unit (for a total of four dwelling units). The existing building height is 31 feet high. The footprint of the building will not change no parking will be provided

NO. 18373 (33rd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3698

Common Address: 2814-24 West Addison Street/ 3601-11 North Mozart Street

Applicant: Barry Sidel

Owner: Ideal RE Inc.

Attorney: Michael Ezgur

Change Request: C1-1 Neighborhood Commercial District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: Building five single-family homes; each home will have a two parking space garage. Each home will be 26 feet 1/2 inch tall.

NO. 18355-T1 (32nd WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2623

Common Address: 1945-1947 W Diversey

Applicant: 1945 Diversey LLC (See Application for list of LLC Members)

Owner: 2751 N Clybourn LLC

Attorney: Law Office of Samuel VP Banks

Change Request: M1-2 Limited Manufacturing/ Business Park District and RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B2-3 Neighborhood Mixed-Use District

Purpose: The subject property will be redeveloped with a new four-story residential building containing seven (7) dwelling units. Seven (7) onsite parking spaces will be located in an attached garage that will be accessed via the public alley that runs along the western side of the subject lot. There will be no commercial or retail units. The height of the new building will be 48'-6".

NO. 18365 (32nd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3690

Common Address: 2310-2316 West Belmont Ave

Applicant: MGKD Development LLC (See Application for list of LLC Members)

Owner: Please see Application for list of Owners

Attorney: Law Office of Samuel VP Banks

Change Request: C1-1 Neighborhood Commercial District to B2-2 Neighborhood Mixed-Use District

Purpose: The Applicant is seeking a zoning amendment in order to divide the subject zoning lot into two (2) separate and distinct zoning lots. The Applicant will then develop the newly created lot at 2312-2316 W. Belmont with a new three-story building containing six (6) dwelling units. The proposed building will be masonry in construction. The proposed building will measure 35'-5" in height. On-site garage parking for six (6) vehicles will be provided at the rear of the subject lot. The existing three-story mixed-use building located at 2310 W. Belmont, which contains a retail unit at grade and two (2) dwelling units above will remain without change

NO. 18374-T1 (32nd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3699

Common Address: 1301 W Schubert

Applicant: 1301 W Schubert LLC (See Application for list of LLC Members)

Owner: 1301 W Schubert LLC (See Application for list of LLC Members)

Attorney: Thomas Moore

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

Purpose: Applicant proposes to construct a 4 story single family residential home with 2 car detached garage. The height of the building will be 38 feet.

NO. 18345 -T1 (30th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2597

Common Address: 2852 North Hamlin Ave

Applicant: George Jasinski

Owner: George Jasinski

Attorney: Paul Rickelman

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

Purpose: 3 dwelling units, 2 parking spaces, 4th floor modification will be a proposed height of 41'10"

NO. 18349 (28th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2601

Common Address: 1017 S Claremont Ave

Applicant: Richard Ursitti and Anthony Pope

Owner: Richard Ursitti and Anthony Pope

Attorney: William JP Banks of Schain, Burney, Banks, Kenny & Schwartz

Change Request: C1-2 Neighborhood Commercial District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant proposes to construct a 3-story building providing 3 residential units with 3 parking spaces.

NO. 18332 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2583

Common Address: 920 N Franklin St

Applicant: SALF 920 LLC (Fergus Rooney and Gabrielle Martinez)

Owner: SALF 920 LLC (Fergus Rooney and Gabrielle Martinez)

Attorney: Del Gado Law Group

Change Request: C1-3 Neighborhood Commercial District to C1-5 Neighborhood Commercial District

Purpose: Medium Venue for corporate events, meetings, and conferences with capacity up to 600 persons. First three floors will remain as existing office space. There will be zero dwellings and zero parking spaces. Square footage is 36,645 existing commercial space plus 5,300 proposed commercial space equaling 41,945 total square footage of commercial space. The existing four story building, after the zoning change, will have a fifth floor addition which will bring the building height to 70 feet.

NO. 18335 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2586

Common Address: 200-214 N Peoria St; 900-924 W Lake St and 201-215 N Sangamon St.

Applicant: Lake Street Lofts LLC (See Application for list of LLC Members)

Owner: Lake Street Lofts LLC (See Application for list of LLC Members)

Attorney: Carol Stubblefield

Change Request: C1-2 Neighborhood Commercial District to C1-5 Neighborhood Commercial District and C1-1 Neighborhood Commercial District to C1-5 Neighborhood Commercial District and C1-5 Neighborhood Commercial District to a Planned Development

Purpose: The Applicant proposes to expand on an existing building which has 89 residential dwelling units above grade and commercial space on the ground floor. The new building will have 81 dwelling units, 65 parking spaces, 143.5 feet in height and approximately 2,415 SF of commercial space. Upon completion, the site will have 170 dwelling units, 65 parking spaces and approximately 18,165 SF of commercial space

NO. 18336 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2587

Common Address: 1101-1145 East 63rd Street; 1100-1144 East 64th Street 6300-6336 South University Ave; 6301-6337 South Greenwood Ave

Applicant: The University of Chicago

Owner: City of Chicago

Attorney: Carol Stubblefield

Change Request: Residential Planned Development No. 723, as amended to B3-2 Community Shopping District and then to a Planned Development

Purpose: The property will be rezoned to a planned development to allow for school use in excess of 2 acres

NO. 18337 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2588

Common Address: 115 N Elizabeth St.

Applicant: Macon Construction Inc. (Matthew Wilbur)

Owner: Peppercorn 113 and peppercorn 124, LLC

Attorney: Law Office of Samuel VP Banks

Change Request: C1-3 Neighborhood Commercial District to B2-5 Neighborhood Shopping District

Purpose: The Applicant is seeking a zoning change in order to permit the location and establishment of a new seven-story all residential building at the subject property. The existing one-story building will be razed. The site will then be redeveloped with a new seven-story all residential building. The proposed new building will contain twenty-four (24) dwelling units, with a total of thirty (30) interior (garage) parking spaces, located at grade-level. The proposed new building will measure 72'-0" (approx.) in height.

NO. 18339 T1 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2591

Common Address: 513 N May

Applicant: Keeper Property Holdings (See Application for list of LLC Members)

Owner: Keeper Property Holdings (See Application for list of LLC Members)

Attorney: Law Office of Samuel VP Banks

Change Request: M1-2 Limited Manufacturing/ Business Park District to B2-2 Neighborhood Mixed-Use District

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story (with basement) all residential building, with detached garage, at the subject property. The existing two-story frame building will be razed and the existing detached garage will be restored and re-used to match the new proposed primary building. The proposed new building will contain three (3) dwelling (duplex) units, between the basement and 4th floors. There will be garage parking for three (3) vehicles located at the rear of the lot. The new building will be masonry in construction, with glass and metal accents, and will measure 44'-6" in height.

NO. 18347-T1 (27th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2599

Common Address: 1250 West Augusta Boulevard

Applicant: West Augusta LLC (Gregory Day)

Owner: West Augusta LLC (Gregory Day)

Attorney: Law Office of Samuel VP Banks

Change Request: M3-3 Heavy Industry District to B3-3 Community Shopping District

Purpose: The Applicant is seeking to locate and establish an instructional dance studio within the 1st floor commercial space of the existing two-story building. The Chicago Zoning Ordinance defines an instructional dance studio as a personal service use, which is not currently recognized as a permitted use in any of the "M" zoning districts. As a result, the Applicant requires a zoning change in order to permit the licensing of the proposed dance studio. There will be no physical expansion of the existing two-story commercial building (6,000 sq. ft.). The Applicant intends to undertake minor interior renovations of the 1st floor space to accommodate for the proposed dance studio. Parking will be provided off-site.

NO. 18368-T1 (27th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3693

Common Address: 1154 W Ohio St

Applicant: 1154 Ohio LLC (See Application for list of LLC Members)

Owner: Edmond and Ruth Fernandez

Attorney: Law Office of Samuel VP Banks

Change Request: M1-2 Limited Manufacturing/ Business Park District to B2-3 Neighborhood Mixed-Use District

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story (with basement) all residential building, with detached garages, at the subject property. The existing one-story frame building and detached garage will be razed. The proposed new building will contain three (5) dwelling units, between the basement and 4th floors. There will be onsite parking for five (5) vehicles, located at the rear of the lot. The new building will be masonry in construction, with glass and metal accents, and will measure 46'-3" in height

NO. 18370(27th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3695

Common Address: 462 North May Street

Applicant: Keeper Properties LLC (See Application for list of LLC Members)

Owner: Keeper Properties LLC (See Application for list of LLC Members)

Attorney: Law Office of Samuel VP Banks

Change Request: M2-2 Light Industry District to B2-3 Neighborhood Mixed-Use District

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story (with basement) all residential building, with detached garage, at the subject property. The existing two-story frame building will be razed. The proposed new building will contain three (3) dwelling units, between the basement and 4th floors. There will be (outdoor) parking for three (3) vehicles located at the rear of the lot. The new building will be masonry in construction With glass and metal accents, and will measure 46'-4" in height.

NO. 18341 (26th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2593

Common Address: 529 North Claremont Ave

Applicant: SustainaBuild LLC – 529 Claremont

Owner: Joy and Lars Jahl

Attorney: Law Office of Samuel VP Banks

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

Purpose: To demolish the existing building and build a new 3 story, 3 dwelling unit residential building; 3 parking spaces; no commercial space; 3 story, height 38'

NO. 18360 (26th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3686

Common Address: 1754 N Whipple Ave

Applicant: Midwest Advisors LLC (See Application for list of LLC Members)

Owner: Midwest Advisors LLC (See Application for list of LLC Members)

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: To demolish the existing building and build a new 3 story, 3 dwelling unit residential building; 3 parking spaces; no commercial space; 3 story, height 38'

NO. 18372 (25th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3697

Common Address: 915-935 West 19th Street/ 918-934 West 19th Street

Applicant: 19th Street Parcel LLC (See Application for list of LLC Members)

Owner: 19th Street Parcel LLC (See Application for list of LLC Members))

Attorney: Rolando Acosta

Change Request: M1-2 Limited Manufacturing/ Business Park District to B2-5 Neighborhood Shopping District and then to a Residential Planned Development

Purpose: Interior remodeling of the existing 5 .story building, with the addition of a new sixth floor for a total height of 79 feet and containing a total of 111 residential dwelling units, 70 parking spaces, 70 bicycle parking spaces and one loading berth

NO. 18380 (25th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3705

Common Address: 2014-2122 S Clark St.; 2017-2023 S Archer Ave

Applicant: MPI Contracting (See Application for list of LLC Members)

Owner: Archer Clark LLC

Attorney: Mara Georges, Daley and Georges

Change Request: M1-3 Limited Manufacturing/Business Park District to C2-3 Motor Vehicle Related Commercial District

Purpose: A one story commercial building (approximately 11,400 s.f.), a five story office building (approximately 24,600 s.f) parking lot with approximately 29 parking spaces. No dwelling units.

NO. 18379 (23rd WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3704

Common Address: 3335 West 63rd Street

Applicant: Constantine Danos

Owner: See application for owner

Attorney: Mara Georges, Daley and Georges

Change Request: B1-1 Neighborhood Shopping District to B3-2 Community Shopping District

Purpose: A two story, mixed use commercial building and residential building (existing / not changing). Approximately 1,200 s.f. of commercial space, 1 dwelling unit, and 2 garage parking spaces; the building height is approximately 30 feet (existing/not changing)

NO. 18344 (20th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2596

Common Address: 6001-6027 S Wentworth Ave

Applicant: Wentworth Project LLC

Owner: Wentworth Project LLC

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: To allow an ambulance company to park ambulances outdoors in the parking lot

NO. 18359 (18th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3685

Common Address: 7301-11 S Western Ave

Applicant: My Choice Motors LLC (See Application for list of LLC Members)

Owner: My Choice Motors LLC (See Application for list of LLC Members)

Attorney: Law Office of Mark Kupiec & Associates

Change Request: C1-2 Neighborhood Commercial District to C2-2 Motor Vehicle related Commercial District

Purpose: Outdoor auto sales approximately 3,150 sq.ft. of commercial space within the existing one story commercial building; required parking. No dwelling units.

NO. 18376 (14th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3701

Common Address: 4910-4960 S Kedzie commonly known as 4938 S Kedzie;

Applicant: 49th & Kedzie LLC (See Application for list of LLC Members)

Owner: 49th & Kedzie LLC (See Application for list of LLC Members)

Attorney: Mara Georges, Daley & Georges

Change Request: PD 411 to PD 411, as amended

Purpose: A one story, multi-store commercial building (existing/not changing)
Approximately 86,000 sf of commercial space (existing/not changing).
The building height is approximately 24 feet (existing/not changing)
The property has 279 parking spaces (existing/not changing)

NO. 18377(14th WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3702

Common Address: 4901-13 S Cicero Ave

Applicant: Core Proerty Group LLC (See Application for list of LLC Members)

Owner: See application for list of owners

Attorney: Graham Grady

Change Request: B3-1 Community Shopping District to C2-1 Motor Vehicle Related Commercial District

Purpose: automobile rental facility with off street parking spaces and rental automobile storage spaces

NO. 18352 (12th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2620

Common Address: 3600-3636 South Western Ave

Applicant: 3600 Western Group LLC

Owner: 3600 Western Group LLC

Attorney: Amy Kurson, Reyes Kurson Ltd.

Change Request: Residential Planned Development No. 990 to B3-3 Community Shopping District and B3-3 Community Shopping District to RT3.5 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: Ten single family homes with detached garages (accommodating 2 cars per dwelling unit) facing 36th Street. Future development to be driven by market demands.

NO. 18353 (6th WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2621

Common Address: 8053 S MLK Jr. Dr.

Applicant: New Venture Reality LLC (See Application for list of LLC Members)

Owner: New Venture Reality LLC (See Application for list of LLC Members)

Attorney: Anthony B Ferguson

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B1-2 Neighborhood Shopping District

Purpose: The property is Improved with a two story building with a storefront on the first floor and two bedroom apartment on the second floor. There is a two car garage at the rear of the lot. The property after re-zoning will continue in its current use. The storefront will be leased as office space. The building is approximately 28 Feet in height

NO. 18334 (3rd WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2585

Common Address: 3844-56 S MLK Jr Drive; 324-58 East Pershing Road; 3851-57 S Calumet

Applicant: Eddie McBrearty

Owner: Eddie McBrearty

Attorney: Gordon & Pikarski

Change Request: RM-5 Multi Unit District to B3-3 Community Shopping District

Purpose: The property will be improved with two, one story commercial buildings. One building will be approximately 8,400 square feet in size. The second building will be approximately 1,600 square feet in size. 23 parking spaces will be provided on site no residential use is proposed, max height of 27 feet

NO. 18333 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2584

Common Address: 1947 W Chicago

Applicant: BCL-1947 Chicago LLC (See Application for list of LLC Members)

Owner: BCL-1947 Chicago LLC (See Application for list of LLC Members)

Attorney: Thomas Moore

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

Purpose: Applicant proposes to renovate the interior of the existing building and convert the first floor into a commercial space, convert the second floor into two residential dwelling units, convert the third floor into two residential dwelling units and convert the fourth floor into one residential dwelling unit for a total of 5 residential dwelling units, along with three parking spaces. The height of the building will remain as existing at 46' - 1".

NO. 18342 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2594

Common Address: 1551 North Milwaukee Ave

Applicant: Jin Cho Wang and Xi Ding Zhu

Owner: Jin Cho Wang and Xi Ding Zhu

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: to demolish the existing building and build a new 4 story mixed use building with commercial on the ground floor and 3 dwelling units on the upper floors; 3 parking spaces Height' 50'

NO. 18343 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2595

Common Address: 1619-1627 N Campbell Ave

Applicant: Jan Gugala

Owner: Jan Gugala

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: to comply with the min lot area and max floor area requirements in order to build 2 new single family homes and a new 6 Dwelling unit residential building

NO. 18346 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2598

Common Address: 2253 West Huron Street

Applicant: The Domain Group LLC

Owner: The Domain Group LLC

Attorney: Law Office of Mark Kupiec & Associates

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

Purpose: To demolish the existing building and build a new 3 story, 3 dwelling unit residential building; 3 parking spaces: no commercial space: 3 story, height 45'

NO. 18348 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2600

Common Address: 1921 N Sawyer

Applicant: Access Housing I LLC

Owner: Access Housing I LLC

Attorney: Steve Friedland

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

Purpose: to tear down the existing building and construct a new 4 dwelling unit residential building with 4 parking spaces. The height of the building is 34.8 feet

NO. 18350-T1 (1st WARD) ORDINANCE REFERRED (4-15-15)
DOCUMENT # O2015-2602

Common Address: 1850 N California

Applicant: DR Homes LLC (See Application for list of LLC Members)

Owner: DR Homes LLC (See Application for list of LLC Members)

Attorney: William JP Banks of Schain, Burney, Banks, Kenny & Schwartz

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

Purpose: The Applicant proposes to construct a 3-story building providing 3 residential units with 3 parking spaces.

NO. 18361 (1st WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3728

Common Address: 1517 W Superior

Applicant: Tech Development (See Application for list of LLC Members)

Owner: Tech Development (See Application for list of LLC Members)

Attorney: Dan Lauer

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

Purpose: the applicant intends to construct a 3 story three (3) dwelling unit residential building with a basement and a three (3) car garage. the footprint of the building will be 20 feet by 82 feet 5 inches in size and the height of the building shall be 44 feet 11 inches high, as defined by city zoning code.

NO. 18363 (1st WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3688

Common Address: 1632 North Western Ave

Applicant: Kevin Newell

Owner: Dickens Central Properties

Attorney: Dan Lauer

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

Purpose: the applicant intends to construct a 3 story, three (3) dwelling unit residential building with a basement and a three (3) car garage the footprint of the building will be 20 feet 4 inches by 76 feet 11 inches in size and the height of the building shall be 38 feet high, as defined by city zoning code

NO. 18364 (1st WARD) ORDINANCE REFERRED (5-6-15)
DOCUMENT # O2015-3689

Common Address: 543 N Wood

Applicant: Robert Oliver and Taylor Oliver

Owner: Robert Oliver and Taylor Oliver

Attorney: Law Office of Samuel VP Banks

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

Purpose: The Applicant is seeking a zoning amendment in order to permit a new single family home at the subject property. A two (2) car attached garage will be located behind the new home. The garage will be accessed via the public alley running behind the subject property. The new home will be frame construction with panel and siding accents. The building will measure 33 ft. in height.