

NARRATIVE AND PLANS
TYPE I Rezoning Attachment
5482 South Ridgewood Court
From RT-4 to RM-4.5

The Property

The subject property is situated in a RT-4, Residential Two-Flat, Townhouse and Multi-Unit District on the west side of South Ridgewood Court. It is located in a Transit Served Location approximately 230.0 feet from the CTA 55th Street Bus (Route 55) Corridor.

The property is improved with a two-story single family home (approx. 27'-1" height) with no parking. The property includes a two story rear addition.

The Project

Nabil M. Abou Baker and Sara G. Jelinek (the "Applicants") seek to replace the two-story rear addition at the same location. The height of the building will remain and no parking will be provided.

To allow the proposed project, the Applicants seek to rezone the property from an RT-4, Residential Two-Flat, Townhouse and Multi-Unit District to an RM-4.5, Residential Multi-Unit District.

As part of the rezoning application, the Applicant also seeks all relief as needed, as allowed by the Chicago Zoning Code, through a Type-1 application under section 17-13-0300(D) for the attached plans and also including: 1) an optional variation under section 17-13-1101-B to reduce the front yard setback per section 17-2-0305 to 3.96' (existing); 2) an optional variation under section 17-13-1101-B to reduce the north and south side setbacks per section 17-2-0309 to zero (existing) (the north side setback for the addition will remain at 1.85' and the south side setback for the addition will remain at 3.15'); 3) an optional variation under section 17-13-1101-B to reduce the combined side setbacks per section 17-2-0309 from 5.0' to zero (existing) (the combined side setback for the addition will remain at 5.0'); 4) an optional variation under section 17-13-1101-B to reduce the rear yard setback per section 17-2-0306 from 18.37' to 2.38' (existing); and 5) an optional variation under sections 17-13-1101-A and 17-13-1003-K to reduce the rear yard open space per section 17-2-0307 to zero.

The following are the relevant zoning parameters for the proposed project:

Lot Area:	1,913 square feet
FAR:	1.57
Floor Area:	2,995 square feet
Height:	27'-1" (existing)
Automobile Parking:	zero (existing)
Rear Yard Open Space:	zero*
Setbacks (existing):	Front (East/Ridgewood): 3.96' * North: zero * South: zero * Rear (West): 2.38' *

A set of plans is attached.

* The Applicant seeks optional variation relief under section 17-13-0300(D).

[illegible]

EXISTING ELECTRICAL FIXTURES LEGEND

QUESTION	ANSWER
1. Which of the following is not a type of cell?	1. Eukaryotic
2. Which of the following is not a type of tissue?	2. Epithelial
3. Which of the following is not a type of organ?	3. Heart
4. Which of the following is not a type of system?	4. Digestive
5. Which of the following is not a type of organism?	5. Plant

[illegible][illegible]

NOTES: WALL LEGEND

Wristle is used for Period 9 riding on 18" East.
 On the Dye at a Yearling, 212 Wood Blade
 @ 18" and 18" Type 2C Dye at 18" (see above)

INTERIOR FINISHES:
WALLS CLASS 1-0-25 FSR
CEILING CLASS 1-0-25 FSR
FLOOR CLASS 1-0-25 FSR
SMOKE DEVELOPED 200
INTERIOR TBM CLASS 1

**Proposed 2-Story
Addition Project**
5482 Ridgewood Cl.
Chicago, IL 60615

Home Science
Sara Feldman & Sabir Ahmed-Tak

[illegible]

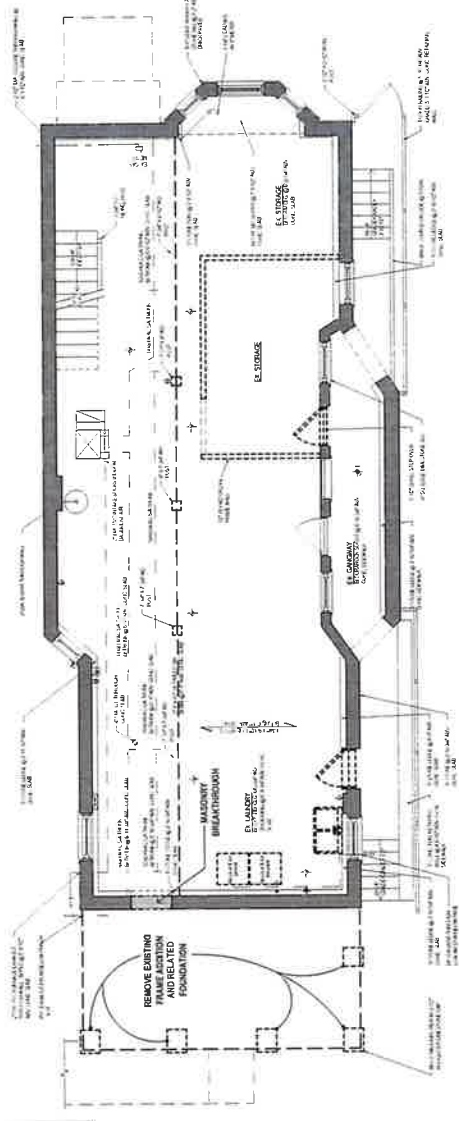
BASEMENT
DEMOLITION WORK &
PROPOSED NEW WORK

DATE	NOVA 8, 1979
PUBLICATION NUMBER	23-112

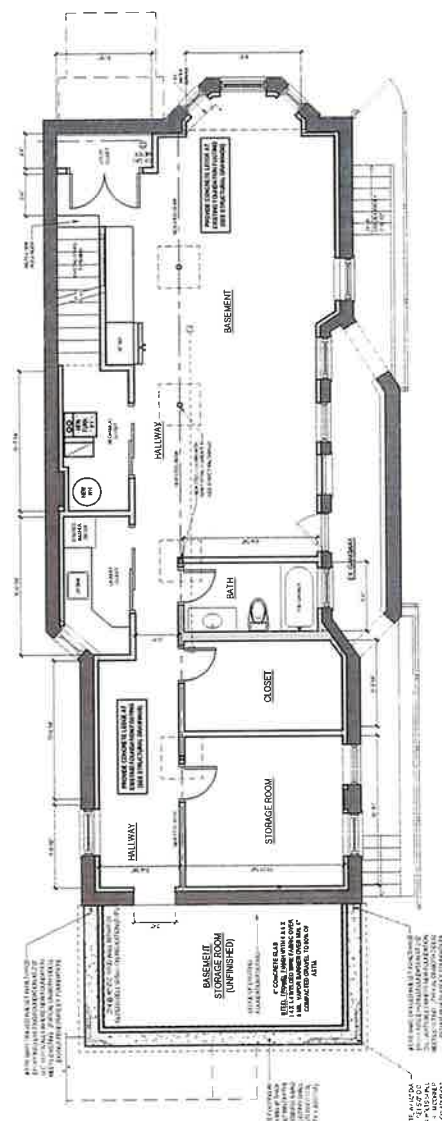
A-1.0

DATE: _____	NAME: _____	PROJECT NUMBER: _____
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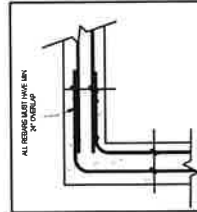
SCALE: 1/4" = 1'-0"



SCALE: 1/4" = 1'-0"



A SCALE: $3/4" = 1'-0"$

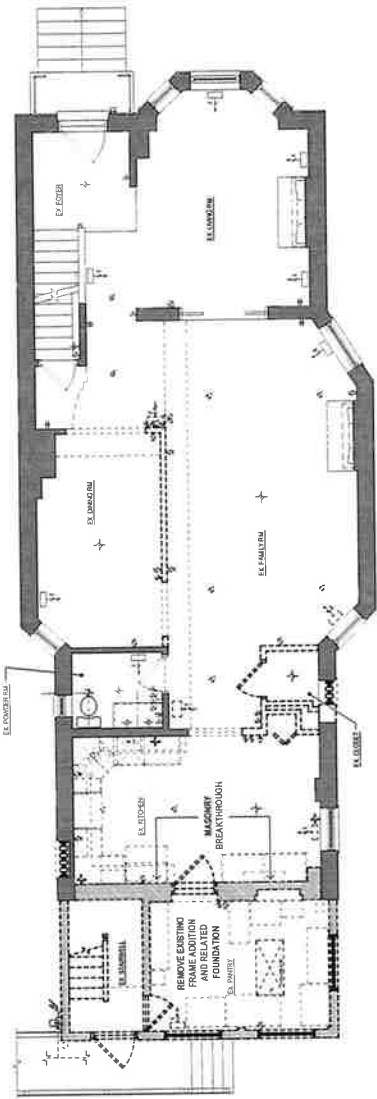


GENERAL CONTRACTORS WANTED
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 individuals. Please call 1-800-368-3683.

DEBATE NOTES

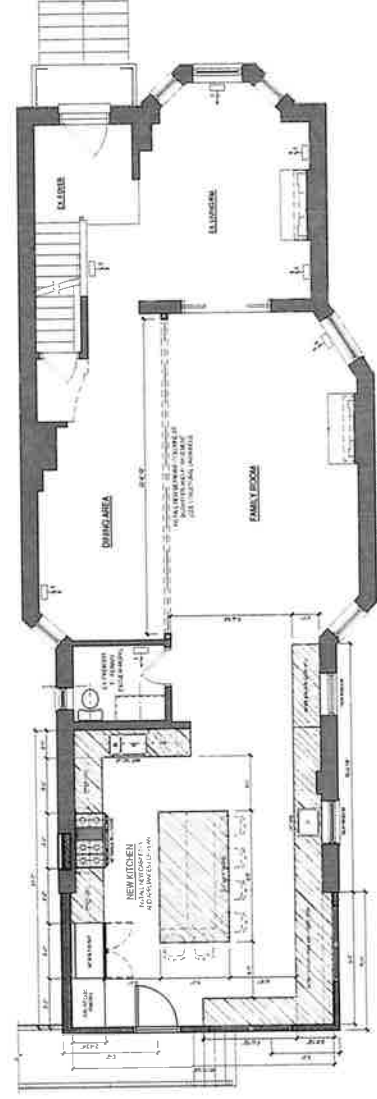
[illegible][illegible]

1000 JOURNAL OF CLIMATE



2
1ST FLOOR PLAN (- DEMOLITION WORK -)

SCALE: 1/4" = 1'-0"



1 1ST FLOOR PLAN (- PROPOSED NEW WORK -)
SCALE: 1/4" = 1'-0"

ISSUE DATES	NOTES
1976-12-15	1976-12-15
1977-01-15	1977-01-15
1977-02-15	1977-02-15
1977-03-15	1977-03-15
1977-04-15	1977-04-15
1977-05-15	1977-05-15
1977-06-15	1977-06-15
1977-07-15	1977-07-15
1977-08-15	1977-08-15
1977-09-15	1977-09-15
1977-10-15	1977-10-15
1977-11-15	1977-11-15
1977-12-15	1977-12-15

1ST FLOOR PLAN
DEMOLITION WORK &
PROPOSED NEW WORK

DATE: 10/10/10
PROJECT NUMBER: 10-10-10
A-1.1

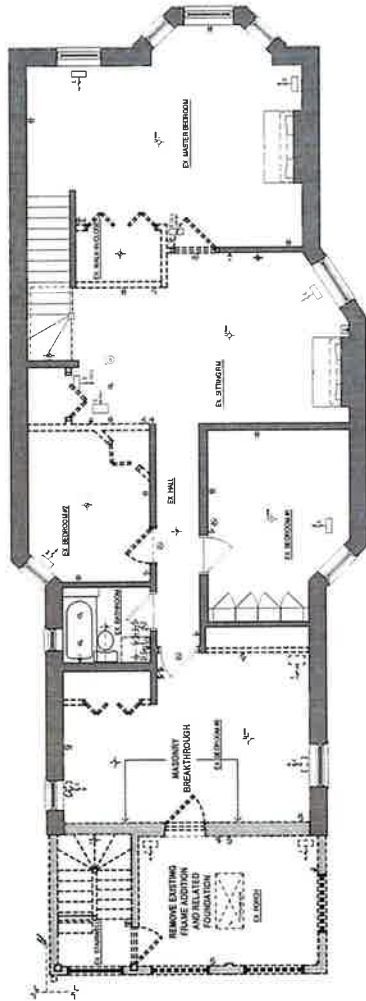
[illegible]

MEANS AND METHODS, AND OTHER FACTS

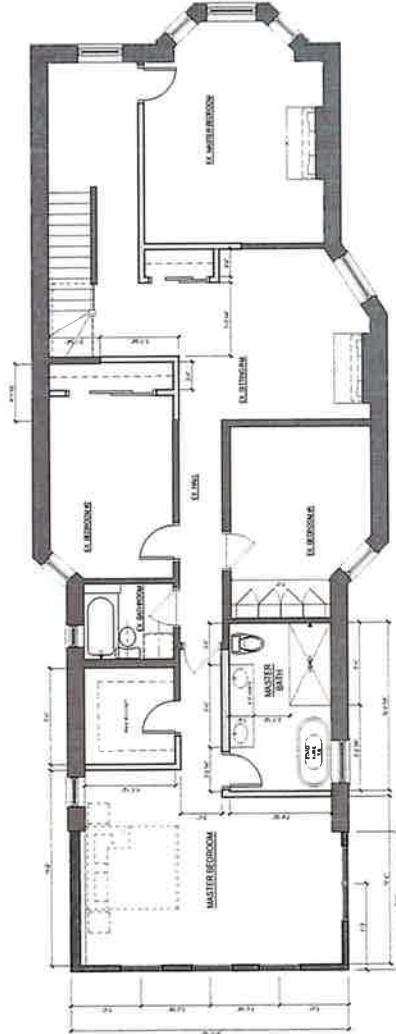
THE FIRST OF THESE FACTS IS THAT THE UNITED STATES IS A FEDERAL REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE SECOND FACT IS THAT THE UNITED STATES IS A DEMOCRATIC REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE THIRD FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE FOURTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE FIFTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE SIXTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE SEVENTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE EIGHTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE NINTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN. THE TENTH FACT IS THAT THE UNITED STATES IS A REPUBLIC, AND THAT THE PEOPLE ARE THE SOVEREIGN.

[illegible]

14. (a) From the graph, the
length of the line is 10 units.
The length of the line is 10 units.



2	2ND FLOOR PLAN (- DEMOLITION WORK -)
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2ND FLOOR PLAN (- PROPOSED NEW WORK -)

THESE DATA SHOW THAT PVPs BEING RECYCLED FROM THE CATALYSTS, OTHER THAN PVP 4000 (75% BY NAME) ARE NOT RECYCLED. THE PVP 4000 IS USED FOR RECYCLING IN ALL THE RECYCLING PLANTS.

NOTES: WALL LEGEND

[illegible]

Homeowners:

ISSUE DATES	NOTES
6-7-8-9-10-11-12-13-14-15-16-17-18-19-20-21-22-23-24-25-26-27-28-29-30-31-32-33-34-35-36-37-38-39-40-41-42-43-44-45-46-47-48-49-50-51-52-53-54-55-56-57-58-59-60-61-62-63-64-65-66-67-68-69-70-71-72-73-74-75-76-77-78-79-80-81-82-83-84-85-86-87-88-89-90-91-92-93-94-95-96-97-98-99-100-101-102-103-104-105-106-107-108-109-110-111-112-113-114-115-116-117-118-119-120-121-122-123-124-125-126-127-128-129-130-131-132-133-134-135-136-137-138-139-140-141-142-143-144-145-146-147-148-149-150-151-152-153-154-155-156-157-158-159-160-161-162-163-164-165-166-167-168-169-170-171-172-173-174-175-176-177-178-179-180-181-182-183-184-185-186-187-188-189-190-191-192-193-194-195-196-197-198-199-200-201-202-203-204-205-206-207-208-209-210-211-212-213-214-215-216-217-218-219-220-221-222-223-224-225-226-227-228-229-230-231-232-233-234-235-236-237-238-239-240-241-242-243-244-245-246-247-248-249-250-251-252-253-254-255-256-257-258-259-260-261-262-263-264-265-266-267-268-269-270-271-272-273-274-275-276-277-278-279-280-281-282-283-284-285-286-287-288-289-290-291-292-293-294-295-296-297-298-299-300-301-302-303-304-305-306-307-308-309-310-311-312-313-314-315-316-317-318-319-320-321-322-323-324-325-326-327-328-329-330-331-332-333-334-335-336-337-338-339-340-341-342-343-344-345-346-347-348-349-350-351-352-353-354-355-356-357-358-359-360-361-362-363-364-365-366-367-368-369-370-371-372-373-374-375-376-377-378-379-380-381-382-383-384-385-386-387-388-389-390-391-392-393-394-395-396-397-398-399-400-401-402-403-404-405-406-407-408-409-410-411-412-413-414-415-416-417-418-419-420-421-422-423-424-425-426-427-428-429-430-431-432-433-434-435-436-437-438-439-440-441-442-443-444-445-446-447-448-449-450-451-452-453-454-455-456-457-458-459-460-461-462-463-464-465-466-467-468-469-470-471-472-473-474-475-476-477-478-479-480-481-482-483-484-485-486-487-488-489-490-491-492-493-494-495-496-497-498-499-500-501-502-503-504-505-506-507-508-509-510-511-512-513-514-515-516-517-518-519-520-521-522-523-524-525-526-527-528-529-530-531-532-533-534-535-536-537-538-539-540-541-542-543-544-545-546-547-548-549-550-551-552-553-554-555-556-557-558-559-560-561-562-563-564-565-566-567-568-569-570-571-572-573-574-575-576-577-578-579-580-581-582-583-584-585-586-587-588-589-590-591-592-593-594-595-596-597-598-599-600-601-602-603-604-605-606-607-608-609-610-611-612-613-614-615-616-617-618-619-620-621-622-623-624-625-626-627-628-629-630-631-632-633-634-635-636-637-638-639-640-641-642-643-644-645-646-647-648-649-650-651-652-653-654-655-656-657-658-659-660-661-662-663-664-665-666-667-668-669-670-671-672-673-674-675-676-677-678-679-680-681-682-683-684-685-686-687-688-689-690-691-692-693-694-695-696-697-698-699-700-701-702-703-704-705-706-707-708-709-710-711-712-713-714-715-716-717-718-719-720-721-722-723-724-725-726-727-728-729-730-731-732-733-734-735-736-737-738-739-740-741-742-743-744-745-746-747-748-749-750-751-752-753-754-755-756-757-758-759-760-761-762-763-764-765-766-767-768-769-770-771-772-773-774-775-776-777-778-779-780-781-782-783-784-785-786-787-788-789-790-791-792-793-794-795-796-797-798-799-800-801-802-803-804-805-806-807-808-809-810-811-812-813-814-815-816-817-818-819-820-821-822-823-824-825-826-827-828-829-830-831-832-833-834-835-836-837-838-839-840-841-842-843-844-845-846-847-848-849-850-851-852-853-854-855-856-857-858-859-860-861-862-863-864-865-866-867-868-869-870-871-872-873-874-875-876-877-878-879-880-881-882-883-884-885-886-887-888-889-890-891-892-893-894-895-896-897-898-899-900-901-902-903-904-905-906-907-908-909-910-911-912-913-914-915-916-917-918-919-920-921-922-923-924-925-926-927-928-929-930-931-932-933-934-935-936-937-938-939-940-941-942-943-944-945-946-947-948-949-950-951-952-953-954-955-956-957-958-959-960-961-962-963-964-965-966-967-968-969-970-971-972-973-974-975-976-977-978-979-980-981-982-983-984-985-986-987-988-989-990-991-992-993-994-995-996-997-998-999-1000-1001-1002-1003-1004-1005-1006-1007-1008-1009-1010-1011-1012-1013-1014-1015-1016-1017-1018-1019-1020-1021-1022-1023-1024-1025-1026-1027-1028-1029-1030-1031-1032-1033-1034-1035-1036-1037-1038-1039-1040-1041-1042-1043-1044-1045-1046-1047-1048-1049-1050-1051-1052-1053-1054-1055-1056-1057-1058-1059-1060-1061-1062-1063-1064-1065-1066-1067-1068-1069-1070-1071-1072-1073-1074-1075-1076-1077-1078-1079-1080-1081-1082-1083-1084-1085-1086-1087-1088-1089-1090-1091-1092-1093-1094-1095-1096-1097-1098-1099-1100-1101-1102-1103-1104-1105-1106-1107-1108-1109-1110-1111-1112-1113-1114-1115-1116-1117-1118-1119-1120-1121-1122-1123-1124-1125-1126-1127-1128-1129-1130-1131-1132-1133-1134-1135-1136-1137-1138-1139-1140-1141-1142-1143-1144-1145-1146-1147-1148-1149-1150-1151-1152-1153-1154-1155-1156-1157-1158-1159-1160-1161-1162-1163-1164-1165-1166-1167-1168-1169-1170-1171-1172-1173-1174-1175-1176-1177-1178-1179-1180-1181-1182-1183-1184-1185-1186-1187-1188-1189-1190-1191-1192-1193-1194-1195-1196-1197-1198-1199-1200-1201-1202-1203-1204-1205-1206-1207-1208-1209-1210-1211-1212-1213-1214-1215-1216-1217-1218-1219-1220-1221-1222-1223-12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DATE	MAR. 1, 1979
PROJECT	23-152
NUMBER	

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CONTRACTOR NOTE:
 DEMOLITION WORK IS TO BE COMPLETED BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE PROTECTION OF ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEMOLISHED MATERIALS FROM THE SITE.

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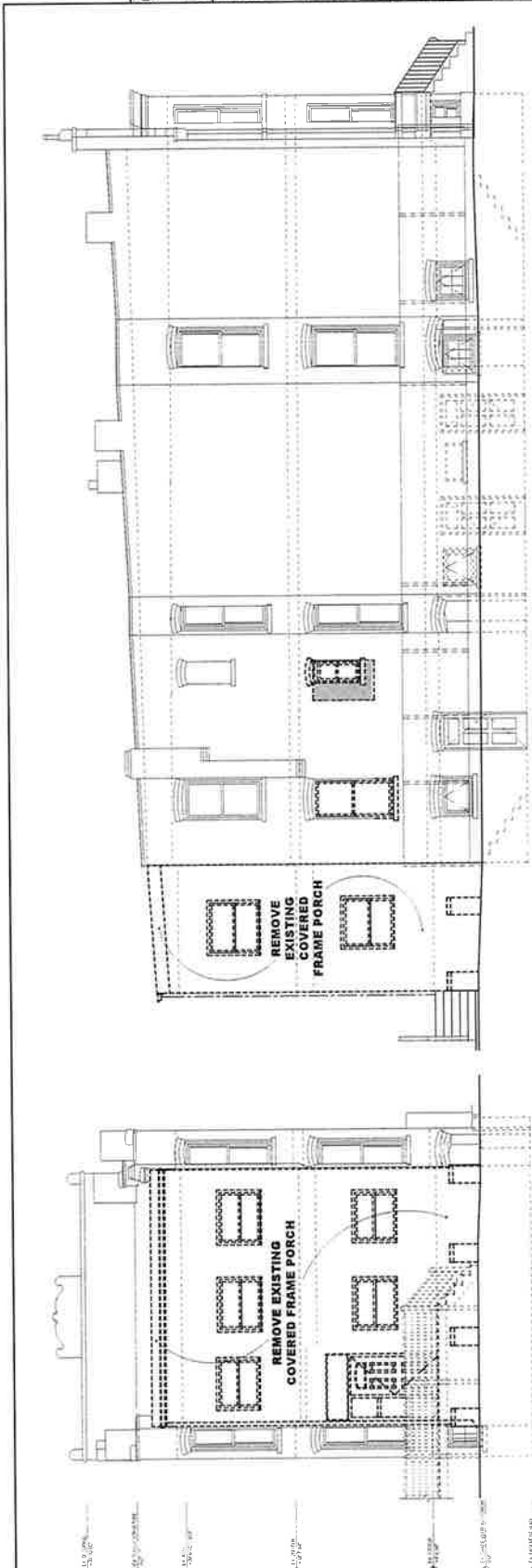
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3 SOUTH ELEVATION (DEMOLITION WORK)
 SCALE: 1/4" = 1'-0"

4 WEST ELEVATION (DEMOLITION WORK)
 SCALE: 1/4" = 1'-0"



1 SOUTH ELEVATION (PROPOSED NEW WORK)
 SCALE: 1/4" = 1'-0"

2 WEST ELEVATION (PROPOSED NEW WORK)
 SCALE: 1/4" = 1'-0"

ELEVATIONS
 DEMOLITION WORK &
 PROPOSED NEW WORK

A-2.1
 SHEET NUMBER

O R E M Architects, Inc.

