

(Continued from page 20554)

SECTION 1. That the Chicago Zoning Ordinance be amended by changing all the C3-7 Commercial-Manufacturing District symbols and indications as shown on Map No. 2-F in the area bounded by:

West Monroe Street; a line 233.68 feet east of and parallel to South Franklin Street; a line 199.46 feet south of and parallel to West Monroe Street; a line 196.82 feet east of and parallel to South Franklin Street; West Adams Street; and South Franklin Street,

to reflect the establishment of a Business Planned Development (including a Communications Planned Development for the erection and operation of radio or television towers and earth station receiving dishes) which is hereby established in the area above described, subject to such use and bulk regulations as are set forth in the Plan of Development herewith attached and made a part thereof and to no others.

[Business Planned Development printed on pages 20562 through 20568 of this Journal.]

SECTION 2. This ordinance shall be in force and effect from and after its passage and due publication.

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Reclassification of Area Shown on Map No. 2-F.

PD 364

Be It Ordained by the City Council of the City of Chicago:

SECTION 1. That the Chicago Zoning Ordinance be amended by changing all the B7-7 General Central Business District symbols and indications as shown on Map No. 2-F in the area bounded by:

a line 49.73 feet north of and parallel to West Van Buren Street; the alley next east of and parallel to South Clark Street; West Van Buren Street; and South Clark Street,

to the designation of a Central Area Parking Planned Development which is hereby established in the area above described, subject to such use and bulk regulations as are set forth in the Plan of Development herewith attached and made a part thereof and to no others.

[Central Area Parking Planned Development printed on pages 20569 through 20573 of this Journal.]

SECTION 2. This ordinance shall be in force and effect from and after its passage and due publication.

10/9/85

REPORTS OF COMMITTEES

20569

9897

No. 366

PLAN OF DEVELOPMENT

CENTRAL AREA PARKING PLANNED DEVELOPMENT

STATEMENTS

*NO. 366
being used
for parking
4-26-89*

1. The area delineated herein as "Central Area Parking Planned Development" consists of the property located at 74-86 West Van Buren, Chicago, which totals approximately 5,133.6 square feet, or .18 acres of real property.

That attached Property Line Map identifies the property, legal title to which is owned by LaSalle National Bank & Trust Company, as Trustee under Trust No. 105908. General Parking Corporation is the lessee of the property and will operate the proposed parking lot.

The applicant is seeking permission to expand the existing licensed two-story garage located at 301 South Clark Street by adding 27 additional parking spaces (24 regular and 3 reservoir) on the ground level only of the subject property, so that the entire garage as expanded will accommodate a total of 324 parking spaces. The expanded garage will be operated as an attendant parking facility. The new improvements to be constructed on the subject property include new asphalt paving and guardrail, surrounded by an 8 foot high chain link fence on a 40 foot portion of the alley on the east side of property, and by an 8 foot high brick screening wall on the Clark and Van Buren frontage.

Lights will be mounted on the existing parking garage to overhang the new spaces. These improvements are designated on the Parking Plan attached hereto.

The parking facility shall be used for the parking of passenger cars, light vans and pick-up trucks. No heavy commercial trucks shall be parked upon said lot at any time.

3. Adequate drainage shall be provided so as to permit run-off to flow to an established City of Chicago sewer.

4. Adequate lighting will be maintained at the facility.

5. Ingress and egress will be provided from the existing entrance and exit onto Clark Street. All driveways comply with the Driveway Ordinance of the City of Chicago.

6. The parking facility will operate 24 hours a day, seven days a week.

7. The Applicant or its successors, assigns or grantees shall obtain all required Chicago reviews, approvals and permits in connection with this Plan of Development.

8. Any dedication or vacation of streets or alleys or easements of any adjustments of rights-of-way shall require separate proposal submitted on behalf of the Applicant or its successors, assignees or grantees, and its approval by the City Council.

9. The permitted uses of the property are set forth in that attached Table of Controls.

10. Business signs and business identification signs may be permitted within the Planned Development in accordance with the regulations applicable in a B7-7 zoning district.

11. The zoning classification of the property will revert to B7-7, following the termination of the use of the site as a parking facility.

12. The information in the Plan of Development attached hereto sets forth data concerning the generalized land use plan of the area herein delineated as the Planned Development, and illustrates that the development of such area will be in accordance with the intent and purpose of the Plan of Development.

13. The Plan of Development hereby attached shall be subject to the "Rules, Regulations and Procedures in relation to Planned Development Amendment" as promulgated by the Commissioner of the Department of Planning.

CENTRAL AREA PARKING PLANNED DEVELOPMENT
USE AND BULK REGULATIONS AND DATA

Net Site Area	5,133 sq. ft. ± .18 acres
Gross Site Area	5,133 sq. ft. ± .18 acres
General Description of Land Use	Grade-level public parking facility
Maximum Number of Parking Spaces	27
Maximum Area of Business and Commercial	5,133
Maximum F.A.R.	1.0
Maximum % of Land Covered	100

APPLICANT: General Parking Corporation
c/o 111 West Jackson
Chicago, Illinois

DATE: August 5, 1985

Reclassification of Area Shown on Map No. 2-G.

Be It Ordained by the City Council of the City of Chicago:

SECTION 1. That the Chicago Zoning Ordinance be amended by changing all the Residential-Business Planned Development symbols and indications as shown on Map No. 2-G in the area bounded by:

a line 297 feet north of West Van Buren Street; South Peoria Street; a line 95 feet north of West Van Buren Street; the alley next east of and parallel to South Peoria Street; West Van Buren Street; and a line 126 feet west of South Peoria Street,

to the designation of Residential-Business Planned Development, as amended, subject to such use and bulk regulations as are set forth in the Plan of Development herewith attached and made part hereof and to no others.

[Residential-Business Planned Development printed on pages 20575 through 20579 of this Journal.]

SECTION 2. This ordinance shall be in full force and effect from and after its due passage and publication.

Reclassification of Area Shown on Map No. 3-F.

Be It Ordained by the City Council of the City of Chicago:

SECTION 1. That the Chicago Zoning Ordinance be amended by changing all the Residential-Business Planned Development No. 344, and R7 General Residence District symbols and indications as shown on Map No. 3-F in the area bounded by:

West Elm Street; the alley next east of and parallel to North Dearborn Street; a line 175 feet south of and parallel to West Elm Street; and North Dearborn Street,

to the designation of Residential-Business Planned Development No. 344, as amended, which is hereby established in the area above described, subject to such use and bulk regulations as are set forth in the Plan Development herewith attached and made a part thereof and to no others.

[Residential-Business Planned Development printed on pages 20580 through 20585 of this Journal.]

SECTION 2. This ordinance shall be in force and effect from and after its passage and due publication.