

COMMITTEE ON ZONING.

CHICAGO ZONING ORDINANCE AMENDED TO RECLASSIFY
PARTICULAR AREAS.

The Committee on Zoning submitted the following report:

CHICAGO, September 30, 1986.

To the President and Members of the City Council:

Your Committee on Zoning begs leave to recommend that Your Honorable Body *Pass* the proposed ordinances transmitted herewith (referred to your committee on June 25 and July 29, 1986) to amend the Chicago Zoning Ordinance for the purpose of reclassifying particular areas.

This recommendation was concurred in by the members of the committee, with no dissenting vote.

Respectfully submitted,
(Signed) TERRY M. GABINSKI,
Chairman.

On motion of Alderman Gabinski, the committee's recommendation was *Concurred In* and each of the said proposed ordinances was *Passed* by yeas and nays as follows:

Yeas -- Aldermen Roti, Rush, Tillman, Evans, Bloom, Sawyer, Beavers, Humes, Hutchinson, Vrdolyak, Huels, Majerczyk, Madrzyk, Burke, Carter, Langford, Streeter, Kellam, Sheahan, Kelley, Sherman, Garcia, Krystyniak, Henry, Soliz, Gutierrez, W. Davis, Smith, D. Davis, Hagopian, Santiago, Gabinski, Mell, Frost, Kotlarz, Banks, Giles, Cullerton, Laurino, O'Connor, Pucinski, Natarus, Oberman, Hansen, McLaughlin, Orbach, Schuller, Volini, Orr, Stone -- 50.

Nays -- None.

Alderman Natarus moved to reconsider the foregoing vote. The motion was lost.

The following are said ordinances as passed (the italic heading in each case not being a part of the ordinance);

Reclassification of Area Shown on Map No. 5-J.

pp 392

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 R3 General Residence District symbols and indications as shown on Map No. 5-7 in area bounded by

West Bloomingdale Avenue on the north, the alley lying east of and parallel to North St. Louis Avenue on the east, West Wabansia Avenue on the south and North St. Louis Avenue on the west,

to the designation of an Institutional 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.

[Institutional Planned Development printed on pages
34843 through 34847 of this Journal.]

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

Reclassification of Area Shown on Map No. 6-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 R3 General Residence District symbols and indications as shown on Map 6-F in area bounded by

the center line of West 26th Street, the center line of the first alley east of and parallel to South Emerald Avenue, a line 125 feet north of and parallel to West 26th Street, and a line 50 feet east of and parallel to the first alley east of South Emerald Avenue,

to those of an R4 General Residence District, and a corresponding use district is hereby established in the area above described.

SECTION 2. That this ordinance shall be in full force and effect from and after its date of passage and due publication.

Reclassification of Area Shown on Map No. 12-H.

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 R3 General Residence District symbols and indications as shown on Map No. 12-H in area bounded by

(Continued on page 34848)

10023

10/6/86

REPORTS OF COMMITTEES

34843

STOWE SCHOOL

INSTITUTIONAL PLANNED DEVELOPMENT No. 392

PLAN OF DEVELOPMENT STATEMENTS

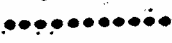
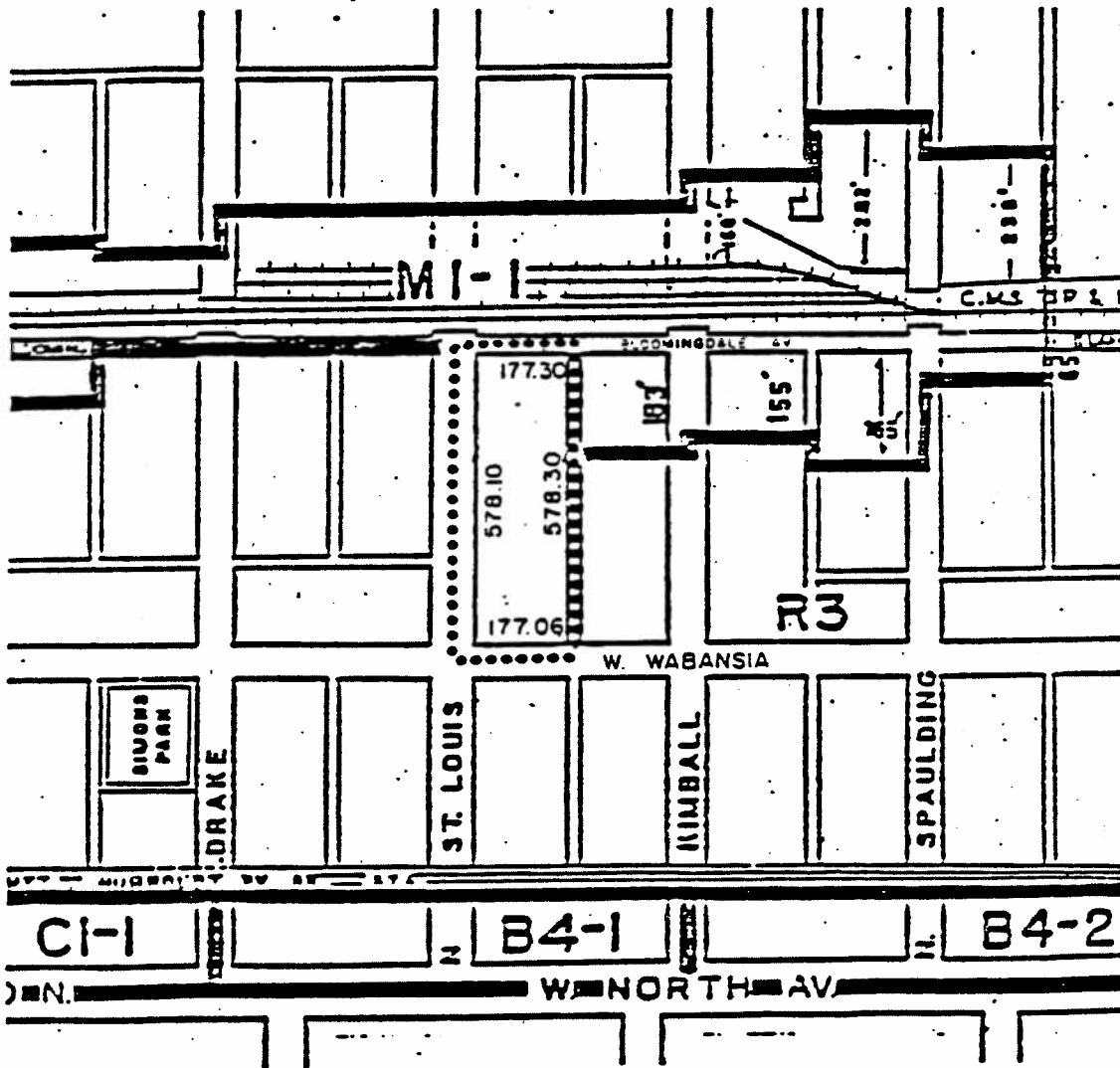
1. The area delineated hereon as "Institutional Planned Development" is owned and controlled by the Public Building Commission of the City of Chicago.
2. Off-stree parking and loading facilities will be provided in compliance with this Plan of Development.
3. Any dedication of streets or alleys or adjustments of the rights-of-way or consolidation or resubdivision of parcels shall require a separate submittal on behalf of the Public Building Commission, City of Chicago, and approval by the City Council.
4. All applicable official reviews, approvals or permits are required to be obtained by the Public Building Commission or its successors.
5. Service drives or any other ingress or egress shall be adequately designed and paved in accordance with the regulations of the Department of Streets and Sanitation and in compliance with the Municipal Code of Chicago, to provide ingress and egress for motor vehicles, including emergency vehicles. There shall be no parking permitted within such paved areas.
6. Use of land will consist of academic and related uses and areas as authorized by this Plan of Development.
7. The following information sets forth data concerning the property included in said planned development and data concerning a generalized land use plan (Site Plan) illustrating the development of said property in accordance with the intent and purpose of this Plan of Development.
8. Permanent identification and other necessary signs may be permitted within the Planned Development in accordance with the Chicago Zoning Ordinance and subject to the review and approval of the Commissioner of Planning and the Department of Inspectional Services.
9. The Plan of Development shall be subject to the "Rules, Regulations and Procedures in Relation to Planned Developments," as promulgated by the Commissioner of Planning.

APPLICANT: Public Building Commission of the City of Chicago

Date: June 20, 1986

STONE SCHOOL

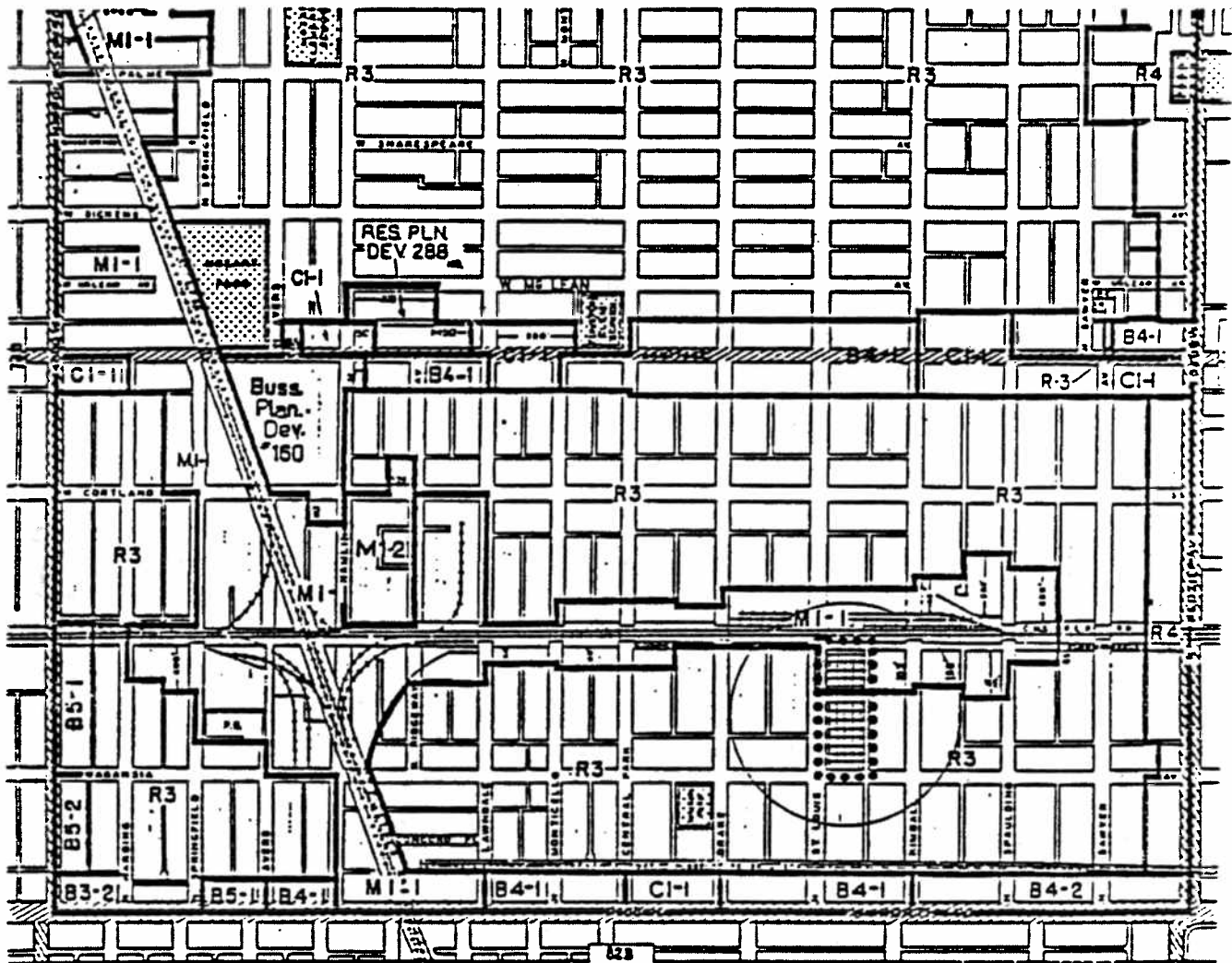
INSTITUTIONAL PLANNED DEVELOPMENT PROPERTY LINE MAP

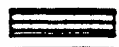

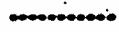
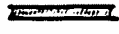



PLANNED DEVELOPMENT BOUNDARY

APPLICANT: THE PUBLIC BUILDING COMMISSION OF CHICAGO
 DATE: June 20, 1986

INSTITUTIONAL PLANNED DEVELOPMENT EXISTING ZONING AND PREFERENTIAL STREET SYSTEM



-  PROPOSED PLANNING DEVELOPMENT
ACADEMIC AND RELATED USE
-  PUBLIC, QUASI PUBLIC
-  PLANNED DEVELOPMENT BOUNDARY
-  PREFERENTIAL STREETS
-  ZONING DISTRICTS



APPLICANT: THE PUBLIC BUILDING COMMISSION OF CHICAGO
 DATE: June 20, 1986

INSTITUTIONAL PLANNED DEVELOPMENT

PLANNED DEVELOPMENT USE AND BULK REGULATIONS AND DATA

Net Site Area Square Feet	Acres	General Description of Land Use	Maximum Floor Area Ratio	Maximum % of Land Covered
102,445	2.35	Use of land will consist of academic and related uses including recreational, and off-street parking and loading facilities	1.40	50,520 sq.ft. 49.31%

Gross Area = Net Site Area, 2.35 acres; plus public rights-of-way, 0.91 acres = 3.26 acres Gross Site Area.

MAXIMUM PERMITTED F.A.R. FOR TOTAL NET SITE AREA: 1.40

Minimum number of off-street parking spaces: 22

Minimum number of off-street loading berths: 1

Minimum Periphery Building Setbacks

north boundary - 0'

east boundary - 14'

south boundary - 10'

west boundary - 0'

Setback and yard requirements may be adjusted where required to permit conformance to the pattern of, or architectural arrangement related to, existing structures, or when necessary because of technical reasons, subject to the approval of the Department of Planning and Community Development.

Maximum percentage of land covered for the Net Site Area: 49.31%

APPLICANT: Public Building Commission of the City of Chicago

DATE: June 20, 1986

(Continued from page 34842)

West 53rd Street on the north, South Hermitage Avenue on the east, the alley lying south of and parallel to West 53rd Street on the south, and South Wood Street on the west,

to those of a Institutional Planned Development and a corresponding use district is hereby established in the area above described.

[Institutional Planned Development printed on pages 34849 through 34853 of this Journal.]

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

*Action Deferred -- CHICAGO ZONING ORDINANCE AMENDED
TO RECLASSIFY PARTICULAR AREAS.*

The Committee on Zoning submitted the following report, which was, on motion of Alderman Evans and Alderman Bloom, *Deferred* and ordered published:

CHICAGO, September 30, 1986.

To the President and Members of the City Council:

Your Committee on Zoning begs leave to recommend that Your Honorable Body *Pass* said proposed ordinances transmitted herewith (referred to your committee on March 12, April 9, 23, May 14, June 6, 25, July 9, 29, August 28, September 8 and 12, 1986) to amend the Chicago Zoning Ordinance for the purpose of reclassifying particular areas.

This recommendation was concurred in by the members of the committee, with no dissenting vote.

Respectfully submitted,
(Signed) TERRY M. GABINSKI,
Chairman.

The following are said proposed ordinances transmitted with the foregoing committee report (the italic heading in each case not being a part of the ordinance):

Reclassification of Area Shown on Map No. 1-F.

(Continued on page 34854)