

A2653

10/4/89

UNFINISHED BUSINESS

5713

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. 6-J in the area bounded by:

~~a line 25 feet north of and parallel to West 30th Street; the alley next east of and parallel to South Drake Avenue; West 30th Street; South Drake Avenue,~~

~~to those of a B1-2 Local Retail District and a corresponding use district is hereby established in the area above described.~~

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

#492

*Reclassification Of Area Shown On Map No. 6-K.*

*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. 6-K in the area bounded by:

West 30th Street; South Komensky Avenue; West 28th Street; and the alley next east of and parallel to South Komensky Avenue,

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

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

Plan of Development attached to this ordinance reads as follows:

*Institutional Planned Development**Plan Of Development*

#492

*Statements.*

1. The area delineated hereon as "Institutional Planned Development" is owned and controlled by the Board of Education of the City of Chicago.
2. Off-street 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 Board of Education of the City of Chicago, and approval by the City Council.
4. All applicable official reviews, approvals or permits are required to be obtained by the Board of Education 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 the Chicago Zoning Ordinance.
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.
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.

[Existing Zoning Map, Property Line Map and Property Line Map  
(Proposed Planned Development Academic Use) printed  
on pages 5716 through 5718  
of this Journal.]

Use and Bulk Regulations and Data attached to this Plan of Development reads as follows:

*Use And Bulk Regulations And Data.*

Net Site Area		General Description Of Land Use	Number Of Dwelling Units	Maximum Floor Area Ratio	Maximum Percentage Of Land Covered
Sq..Ft.	Acres				
75,457	1.73	Educational and Related Uses	0	1.5	50%

Gross Site Area = Net Site Area + Area of Public Streets  
111,341                      75,457                      35,884

Maximum Permitted F.A.R. for Total Net Site Area: 1.5

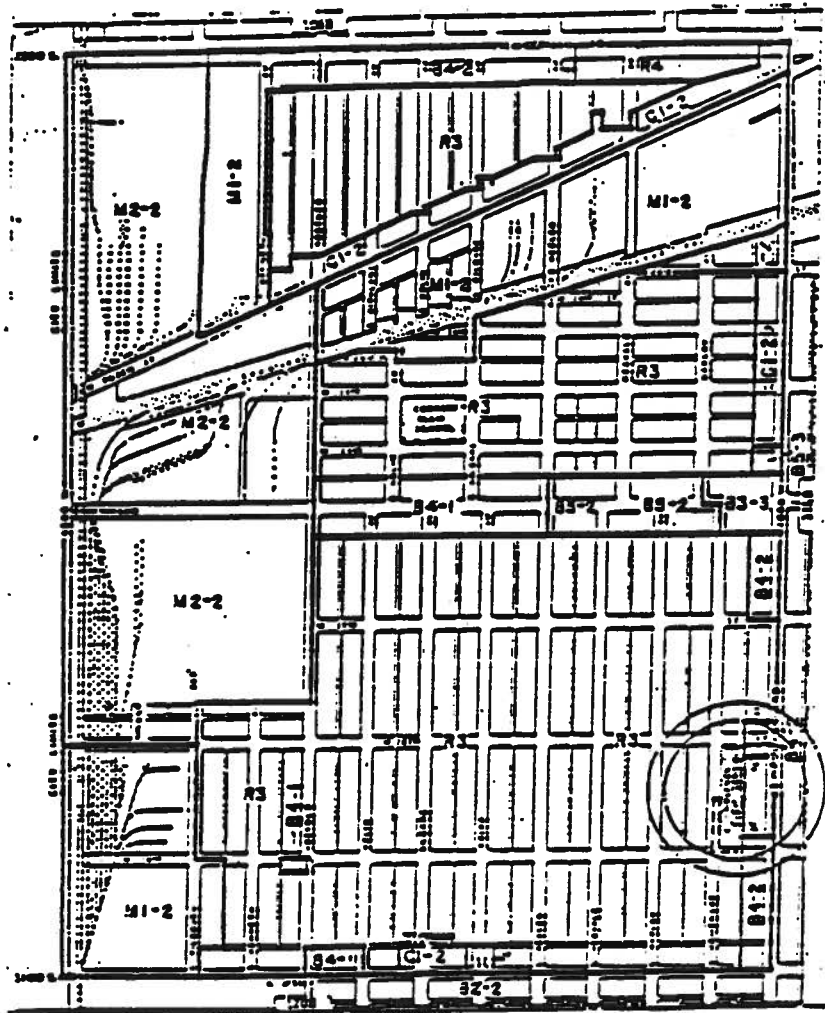
Minimum Number of Off-Street Parking Spaces: 24

Employees: 48

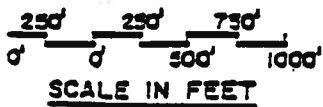
Minimum Number of Off-Street Loading Spaces: 1




Minimum Setbacks:    South --    45 feet  
                                 East --    0 feet  
                                 West --    0 feet

INSTITUTIONAL PLANNED  
DEVELOPMENT  
EXISTING ZONING



WHITNEY SCHOOL ANNEX

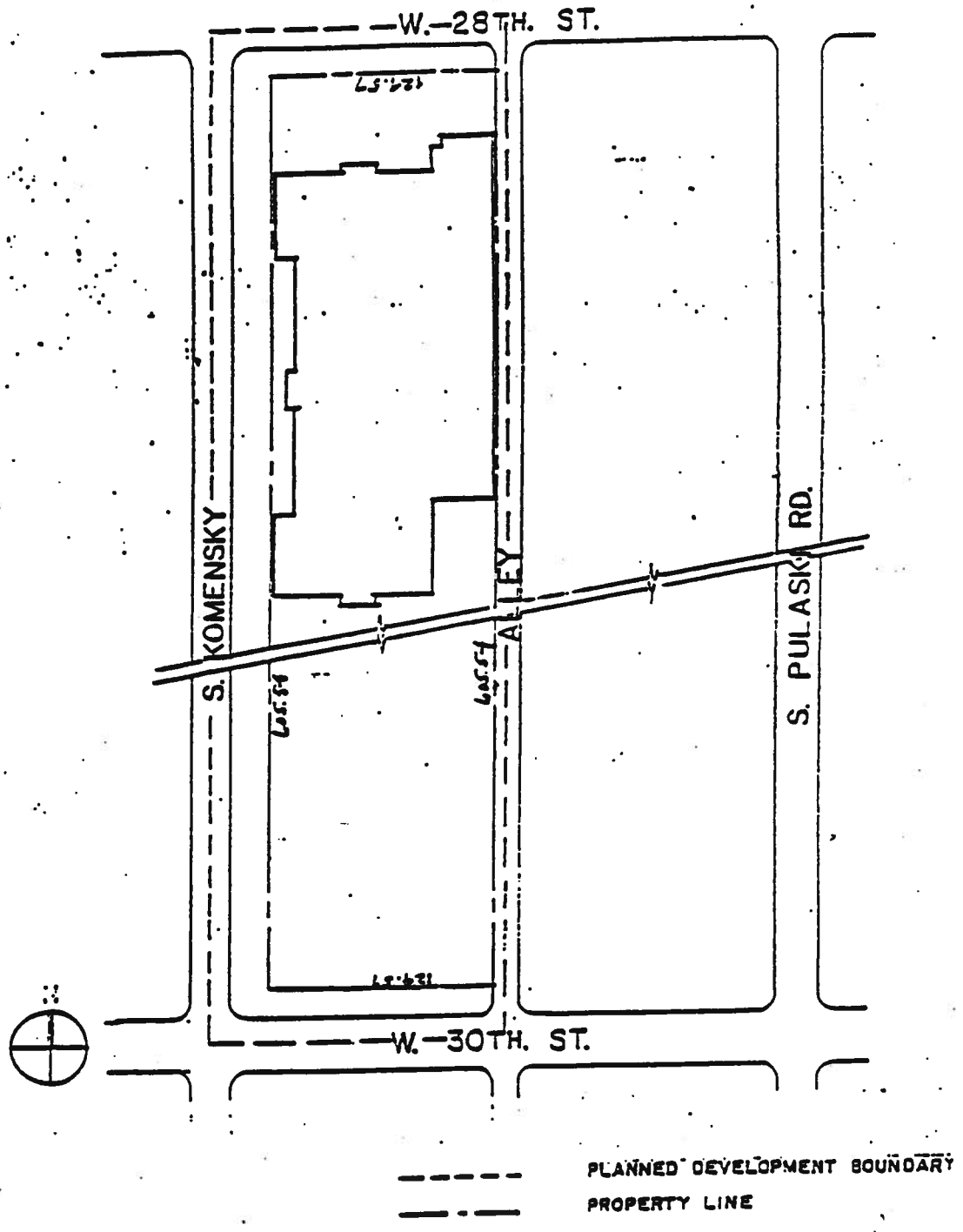


-  PROPOSED PLANNING DEVELOPMENT  
ACADEMIC AND RELATED USE
-  PLANNED DEVELOPMENT BOUNDARY
-  ZONING DISTRICTS

APPLICANT: THE BOARD OF EDUCATION OF THE CITY OF CHICAGO.

WHITNEY SCHOOL ANNEX  
INSTITUTIONAL PLANNED DEVELOPMENT PROPERTY LINE MAP

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WHITNEY SCHOOL ANNEX  
INSTITUTIONAL PLANNED DEVELOPMENT PROPERTY LINE MAP  
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