

*Reclassification Of Area Shown On Map Number 9-P.
(Application Number 12112)*

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 R2 Single-Family Residence District symbols and indications as shown on Map Number 9-P in the area bounded by:

West Bloomingdale Avenue; North Wood Street; the alley next south of West Bloomingdale Avenue; and North Honore Street,

to those of an R4 General Residence 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.

*Reclassification Of Area Shown On Map Number 13-G.
(As Amended)*

(Application Number A-3774)

IPD 653

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 R4 General Residence District symbols and indications as shown on Map Number 13-G in the area bounded by:

West Bryn Mawr Avenue; North Glenwood Avenue; a line 72 feet south of West Bryn Mawr Avenue; the alley next west of and parallel to North Glenwood Avenue; West Gregory Street; a line 632.46 feet west of the alley next west of and parallel to North Glenwood Avenue; a line 190.29 feet north of West Gregory Street; and a line 558 feet west of the alley next west of and parallel to North Glenwood Avenue, to West Bryn Mawr Avenue (point of beginning),

to those of an Institutional Planned Development which is hereby established in the area above described subject to such Use and Bulk Regulations as set forth in the Plan of Development herewith attached and made a part hereof and to no others.

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

Plan of Development Statements referred to in this ordinance read as follows:

Institutional Planned Development Number 653.

Plan Of Development Statements.

1. The area delineated herein as an Institutional Planned Development consists of approximately one hundred eighty thousand one hundred forty-one (180,141) square feet (four and fourteen hundredths (4.14) acres) net site area which is depicted on the attached Planned Development Boundary and Property Line Map (the "Property") and is owned or controlled by the applicant, the Board of Education, City of Chicago.
2. The applicant ("Applicant") shall obtain all applicable official reviews, approvals or permits which are necessary to implement this Planned Development. Any dedication or vacation of streets or alleys, or easements, or adjustments of right-of-way, or consolidation or resubdivision of parcels, shall require a separate submittal on behalf of the Applicant or their successors, assignees or grantees and approval by the City Council.
3. The requirements, obligations and conditions contained within this Planned Development shall be binding upon the Applicant, their successors and assigns, grantees and Lessees, if different than the Applicant, the legal title holders or any ground lessors. All rights granted hereunder to the Applicant shall inure to the benefit of the Applicant's successors and assigns and, if different than the Applicant, the legal title holder or any ground lessors. Furthermore, pursuant to the requirements of Section 11.11-1 of the Chicago Zoning Ordinance, the Property, at the time applications for amendments, modifications or changes (administrative, legislative or otherwise) to this Planned Development are made, shall be under single ownership or under single designated control. Single designated control for purposes of this paragraph shall mean that any application to the City for any amendment to this Planned Development or any other modification or change thereto (administrative, legislative or otherwise) shall be made or authorized by all the owners of the Property and any ground lessors.
4. This Planned Development consists of thirteen (13) statements; a Bulk Regulations and Data Table; an Existing Zoning Map; an Existing Land-Use Map; a Planned Development Boundary and

Property Line Map; a Site/Landscape Plan; and Building Elevations, prepared by DeStefano & Partners, dated September 11, 1997. Full size sets of the Site/Landscape Plan and Building Elevations are on file with the Department of Planning and Development. The Planned Development is applicable to the area delineated herein and these and no other zoning controls shall apply. The Planned Development conforms to the intent and purpose of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, and all requirements thereof, and satisfies the established criteria for approval as a Planned Development.

5. The uses permitted within the area delineated herein as "Institutional Planned Development" shall be educational and recreational facilities, accessory parking and related uses incidental thereto.
6. Identification and other necessary signs, including temporary construction signs, may be permitted within the area delineated herein as "Institutional Planned Development", subject to the review and approval by the Department of Planning and Development.
7. Off-street parking and off-street loading facilities shall be provided in compliance with this Planned Development, subject to review of the Departments of Transportation and Planning and Development. The minimum number of off-street parking spaces shall be determined in accordance with the attached Bulk Regulations and Data Table. A minimum of two percent (2%) of all parking spaces shall be designated for parking for the handicapped.
8. Height restriction of any building or any appurtenance thereto, shall, in addition to the Bulk Regulations and Data Table, be subject to height limitations as certified and approved by the Federal Aviation Administration.
9. The maximum permitted Floor Area Ratio (F.A.R.) shall be in accordance with the attached Bulk Regulations and Data Table. For purposes of F.A.R. calculations and floor area measurements, the definitions in the Chicago Zoning Ordinance shall apply.
10. Improvements of the Property, including landscaping and all entrances and exits to the parking area, shall be designed and installed in substantial conformance with the Site/Landscape Plan, Building Elevations and the Bulk Regulations and Data Table attached hereto and made a part hereof. In addition, parkway trees and other landscaping shall be installed and maintained at all times in accordance with the Site/Landscape Plan and the parkway tree and parking lot landscaping provisions of the Chicago Zoning Ordinance and corresponding regulations and guidelines.

11. The Applicant acknowledges that it is in the public interest to design, construct and maintain all buildings in a manner which promotes and maximizes the conservation of energy resources. The Applicant shall use best and reasonable efforts to design, construct and maintain all buildings located within this Planned Development in an energy efficient manner, generally consistent with the most current energy efficiency standards published by the American Society of Heating, Refrigerating and Air-Conditioning Engineers ("A.S.H.R.A.E.") and the Illuminating Engineering Society ("I.E.S."). Copies of these standards may be obtained from the Department of Planning and Development.
12. The terms, conditions and exhibits of this Planned Development Ordinance may be modified administratively by the Commissioner of the Department of Planning and Development, upon the application for such a modification by the Applicant and after a determination by the Commissioner of the Department of Planning and Development that such a modification is minor, appropriate and consistent with the nature of the improvements contemplated in this Planned Development and the purposes underlying the provisions in the Planned Development as contemplated by Section 11.11-3(c) of the Chicago Zoning Ordinance hereof. Any such modification of the requirements of this statement by the Commissioner of the Department of Planning and Development shall be deemed to be a minor change.
13. Unless substantial new construction on the property has commenced within five (5) years following adoption of this Planned Development, and unless completion is thereafter diligently pursued, then this Planned Development shall expire, provided, however, that if the City Council amends the Chicago Zoning Ordinance to provide for a shorter expiration period which is applicable to all planned developments, then this Planned Development shall expire upon the expiration of such shorter time period as provided for by said amendatory ordinance (the first day of which as applied to this Planned Development shall be the effective date of the amendatory ordinance). If this Planned Development expires under the provisions of this statement, then the zoning of the Property shall automatically revert to an R4 General Residence District.

[Existing Zoning Map; Existing Land-Use Map; Planned Development Boundary and Property Line Map; Site/Landscape Plan; and Building Elevation Drawings referred to in these Plan of Development Statements printed on pages 53776 through 53780 of this Journal.]

Bulk Regulations and Data Table referred to in these Plan of Development Statements reads as follows:

Institutional Planned Development. 653
Bulk Regulations And Data Table.

Gross Site Area	Public Right-Of-Way	New Site Area
229,835 square feet (5.28 acres)	49,694 square feet (1.14 acres)	180,141 square feet (4.14 acres)
Maximum Permitted Floor Area Ratio to Total Net Site Area:	0.9.	
Minimum Number of Off-Street Parking Spaces:	62.	
Minimum Number of Off-Street Loading Spaces:	1.	
Maximum Building Height:	55 feet, 0 inches.	
Minimum Setbacks:	Per Site Plan.	

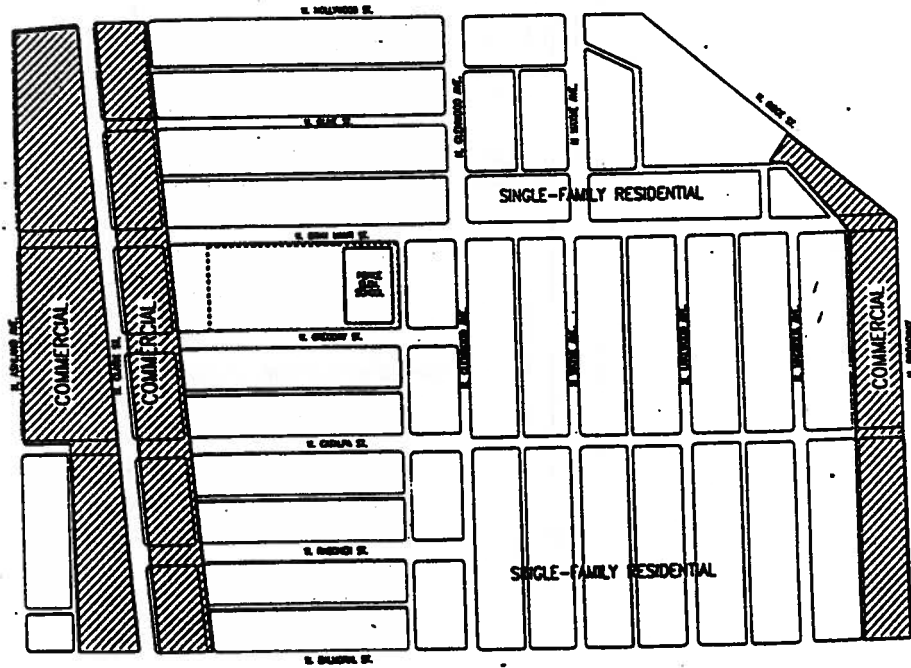
*Reclassification Of Area Shown On Map Number 13-H.
 (As Amended)
 (Application Number 12137)*

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 M1-2 Restricted Manufacturing District symbols and indications as shown on Map Number 13-H in the area bounded by:

(Continued on page 53781)

Existing Land-Use Map.



FINAL FOR PUBLICATION

APPLICANT: BOARD OF EDUCATION OF CHICAGO
ADDRESS: 1423 W. BRYN MAWR AVE

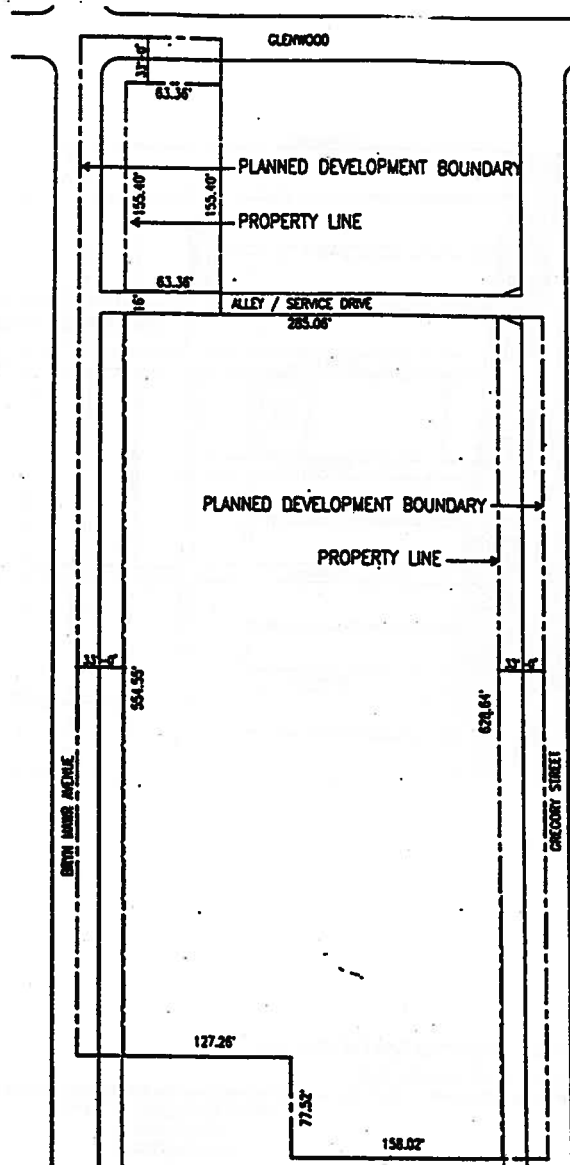
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DATE: JULY 2, 1997
PREPARED BY: DESTEFANO • PARTNERS

SCALE: 1"=400'

CHICAGO PUBLIC SCHOOLS
CAPITAL PROGRAM
NEW CONSTRUCTION



Planned Development Boundary And Property Line Map.



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APPLICANT: BOARD OF EDUCATION OF CHICAGO
ADDRESS: 1423 W. BRYN MAWR AVE.

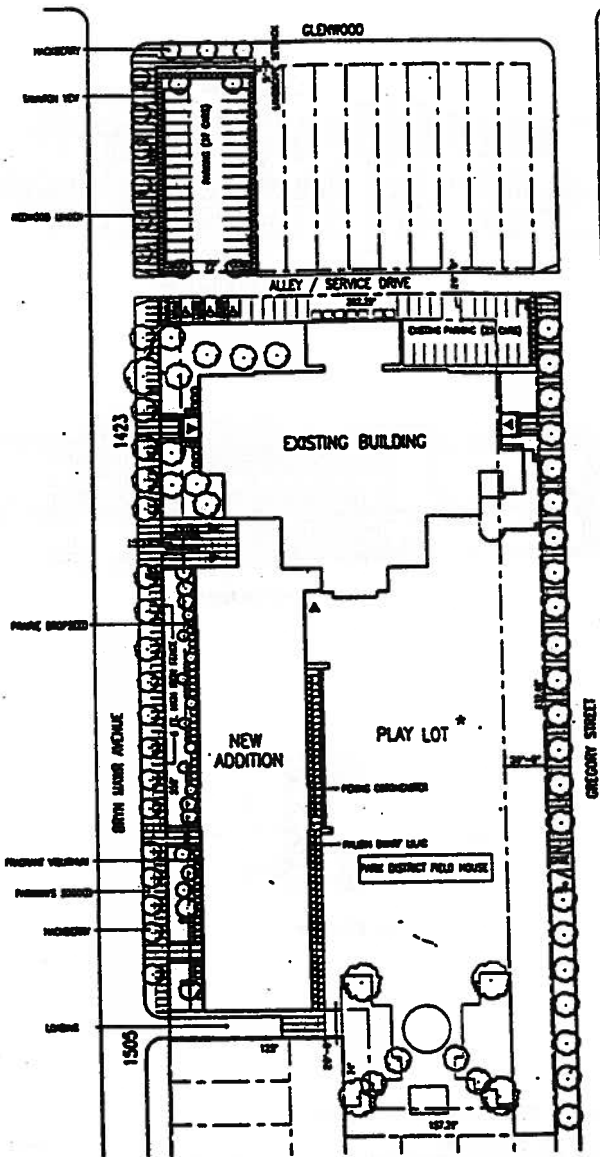
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DATE: JULY 2, 1997
PREPARED BY: DESTEFANO • PARTNERS

SCALE 1"=100'

CHICAGO PUBLIC SCHOOLS
CAPITAL PROGRAM
NEW CONSTRUCTION



Site/Landscape Plan.



FINAL FOR PUBLICATION

* TO BE IMPROVED AS PART OF THE 1999 SCHOOL/PARK CAMPUS PROGRAM

APPLICANT: BOARD OF EDUCATION OF CHICAGO
ADDRESS: 1423 W. BRYN MAWR AVE.

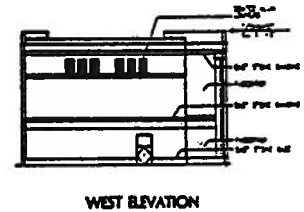
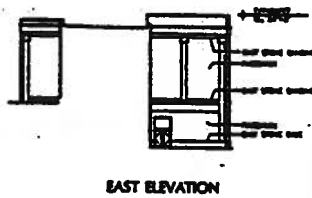
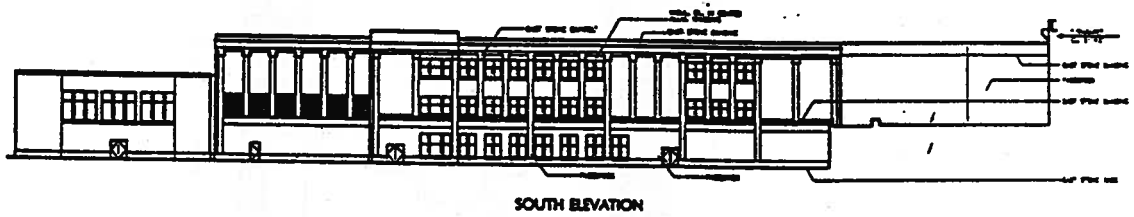
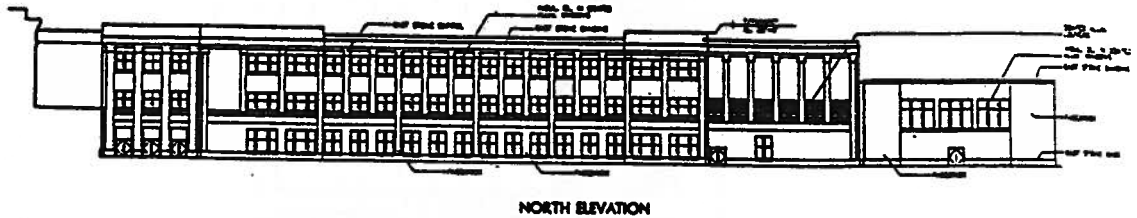
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CHICAGO PUBLIC SCHOOLS
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SCALE: 1"=100'



Building Elevations.



APPLICANT: BOARD OF EDUCATION OF CHICAGO
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