

# PD 810

## Table of Contents

<b>06/28/2006 PD Amendment</b> .....	<b>2</b>
Ordinance .....	2
Statements .....	2
Bulk Table .....	6
Exhibits .....	7
<b>12/01/2004 Minor Change</b> .....	<b>28</b>
<b>01/16/2002 PD Adoption</b> .....	<b>30</b>
Ordinance .....	30
Statements .....	30
Bulk Table .....	34
Exhibits .....	35

6/28/2006

REPORTS OF COMMITTEES

15473  
79987

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 Number 1-F.*

(As Amended)

(Application Number 15473)

RBPD 810, aa

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

SECTION 1. That Title 17 of the Municipal Code, the Chicago Zoning Ordinance, be amended by changing all the Residential-Business Planned Development Number 810, symbols and indications as shown on Map Number 1-F in the area bounded by:

a line 40.11 feet north of and parallel to the alley next north of and parallel to West Superior Street; North LaSalle Street; West Superior Street; a line 120.25 feet west of and parallel to North LaSalle Street; the alley next north of and parallel to West Superior Street; and the alley next west of and parallel to North LaSalle Street,

to those of Residential-Business Planned Development Number 810, as amended, which is hereby established in the area described, subject to such use and bulk regulations as are 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 force and effect from and after its passage and due publication.

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

*Residential-Business Planned Development Number 810, As Amended.*

*Plan Of Development Statements.*

1. The area delineated herein as Residential-Business Planned Development Number 810, as amended, consists of approximately fifteen thousand five hundred seventeen (15,517) square feet (thirty-six hundredths (0.36) of acres) of property which is depicted on the attached Planned Development Boundary Line and Property Line Map (the "Property") and is owned or controlled by the applicant 742 North LaSalle, L.L.C.
2. All applicable official reviews, approvals or permits are required to be obtained by the applicant or its successors, assignees or grantees. Any

dedications or vacations of streets or alleys, easements, or adjustments of right-of-way, or consolidation or resubdivision of parcels, shall require a separate submittal on behalf of the applicant or its successors, assigns, 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, its successors and assigns and, if different than the applicant, the legal titleholder and 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, then to the owners of record title to all of the property and any ground lessors. Furthermore, pursuant to the requirements of Section 17-8-0400 of the Chicago Zoning Ordinance, the Property, at the time any 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. An agreement among property owners, the board of directors or any property owners association or a covenant binding property owners, may designate the authorized party for any future amendment, modification or change.
4. This planned development consists of the following fourteen (14) statements; a Bulk Regulations and Data Table; an Existing Zoning Map; an Existing Land-Use Map; a Planned Development Property Line and Boundary Map; a Site Plan, a Landscape Plan; and Elevations. Full-size versions of the site plan, landscape plan and elevations are on file with the Department of Planning and Development. This planned development is applicable to the area delineated hereto and these and no other and no other zoning controls shall apply, is in conformity with the Intent and Purposes of the Chicago Zoning Ordinance (Title 17 of the Municipal Code of the City of Chicago) and all requirements thereof and satisfies the established criteria for approval of a planned development. In any instance, where a provision of this planned development conflicts with the City Building Code, the Building Code shall apply.
5. The following uses shall be permitted within the area delineated herein as "Residential Business Planned Development Number 810, as Amended": all uses permitted in the DX-7 Downtown Mixed-Use District, including sixty (60) residential units, business uses, parking , loading and related and accessory uses.

6. On-premise signs shall be permitted within the planned development subject to the review and approval of the Department of Planning and Development. Temporary signs, such as construction and marketing signs shall be permitted, subject to the review and approval of the Department of Planning and Development. Temporary sales offices shall also be allowed.
7. Ingress and egress shall be subject to the review and approval of the Department of Transportation and the Department of Planning and Development. All work proposed in the public way must be designed and constructed in accordance with the Chicago Department of Transportation Construction Standards for Work in the public way and in compliance with the Municipal Code of the City of Chicago. Closure of all or part of any public streets or alleys during demolition or construction shall be subject to the review and approval of the Chicago Department of Transportation.
8. In addition to the maximum height of the building and any appurtenance thereto prescribed in this planned development, the height of any improvement shall also be subject to height limitations approved by the Federal Aviation Administration.
9. The maximum permitted floor area ratio for the parcel shall be in accordance with the attached Bulk Regulations and Data Table. For purposes of floor area ratio ("F.A.R.") calculations, the definitions in the Chicago Zoning ordinance shall apply.
10. The improvements on the Property, including landscaping and all entrances and exits to the parking and loading areas, shall be designed and installed in substantial conformance with the Bulk Regulations and Data Table, the Site Plan, and the Landscape Plan 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 applicable standards of the Chicago Zoning Ordinance. Specifically, the applicant has agreed to: (a) the west, south and east building elevations will be constructed with brick and masonry as described on the building elevations; (b) a minimum of two (2) off-street loading spaces will be provided; (c) a minimum of five thousand one hundred five (5,105) square feet of retail/commercial space shall be provided at the ground floor as indicated on the first floor; (d) integral planter boxes will be installed as indicated on the Landscape Plan.
11. 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 Planning and Development that such modification is minor, appropriate

and consistent with the nature of the improvements contemplated in this planned development and the purposes underlying the provisions hereof. Any such modifications of the requirements of this statement by the Commissioner of the Department of Planning and Development shall be deemed to be a minor change in the planned development as contemplated by Section 17-13-0611-A of the Chicago Zoning Ordinance. Notwithstanding the provisions of subclause 4 of Section 17-13-0611-A of the Chicago Zoning Ordinance, such minor changes may include a reduction in the minimum required distance between structures, a reduction in periphery setbacks or subsequent setback reductions pertaining to individual residential units.

12. 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 Leadership in Energy and Environmental Design Green Building Rating System ("L.E.E.D."). Copies of these standards may be obtained from the Department of Planning and Development.
13. The applicant acknowledges that it is in the public interest to design, construct and maintain the project in a manner which promotes, enables and maximizes universal access throughout the property. Plans for all buildings and improvements on the property shall be reviewed and approved by the Mayor's Office for People with Disabilities ("M.O.P.D.") to ensure compliance with all applicable laws and regulations related to access for persons with disabilities and to promote the highest standard of accessibility.
14. Unless substantial construction of the improvements contemplated within this planned development has commenced within six (6) years following adoption of this planned development, and unless completion is thereafter diligently pursued, then this planned development shall expire and the zoning of the property shall automatically revert to the prior Residential-Business Planned Development Number 810. This six (6) year period may be extended for up to one (1) additional year if, before expiration of the six (6) year period, the Commissioner of Planning and Development determines that good cause for the extension is shown.

[Existing Land-Use Map referred to in these Plan of  
Development Statements unavailable  
at time of printing.]

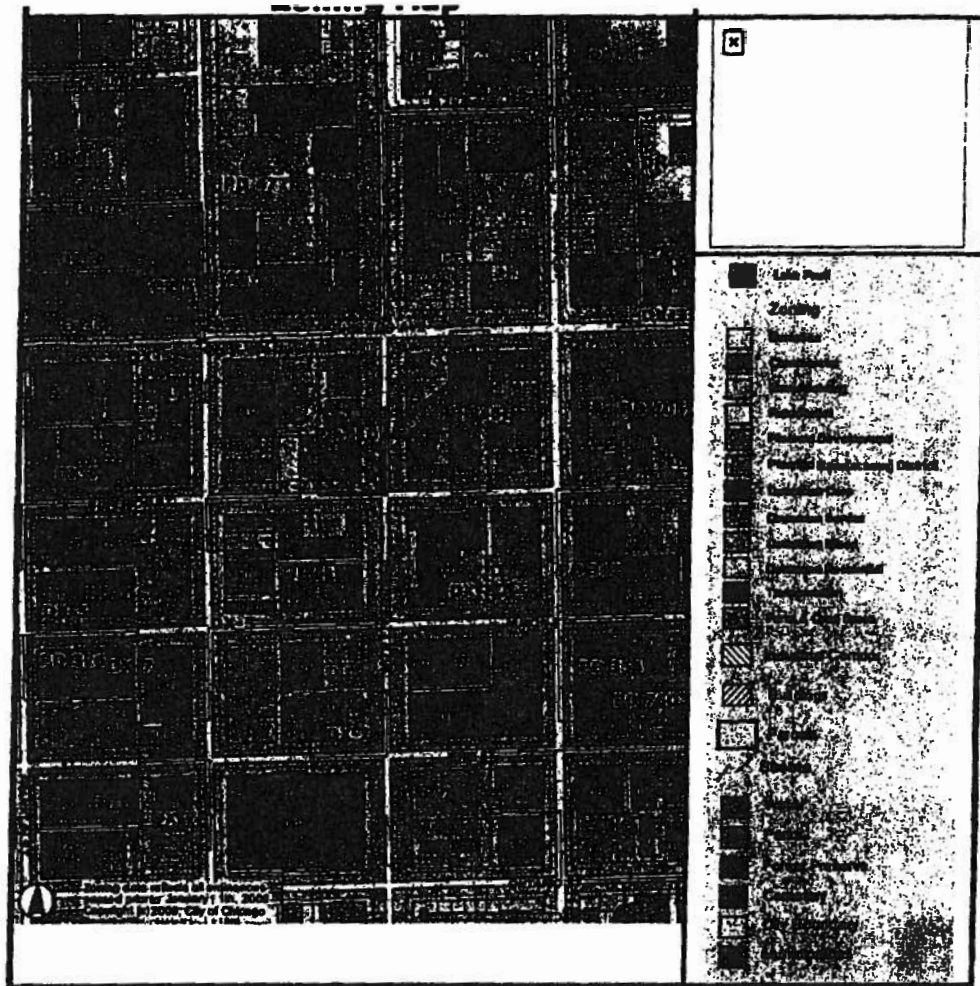
[Existing Zoning Map; Planned Development Boundary and Property Line Map; Site Plan; Location Plan; Landscape Plans; Floor Plans; Site Plan Elevations and Building Elevations referred to in these Plan of Development Statements printed on pages 79992 through 80013 of this *Journal*.]

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

*Bulk Regulations And Data Table.*

	Square Feet	Acres
Net Site Area:	15,517 square feet	0.36 of an acre
Public Rights-of-Way:	11,489 square feet	0.26 of an acre
Gross Site Area:	27,006 square feet	0.62 of an acre
Maximum Floor Area Ratio:	7.7	
Maximum Number of Dwelling Units:	60 residential units	
Minimum Number of Off-Street Parking Spaces:	80 parking spaces	
Minimum Number of Loading Spaces:	2 spaces at 10 feet by 25 inches	
Maximum Percentage of Site Coverage:	In accordance with Site Plan	
Maximum Required Building Setbacks:	In accordance with Site Plan	
Maximum Building Height:	In accordance with Building Elevations	

Existing Zoning Map.



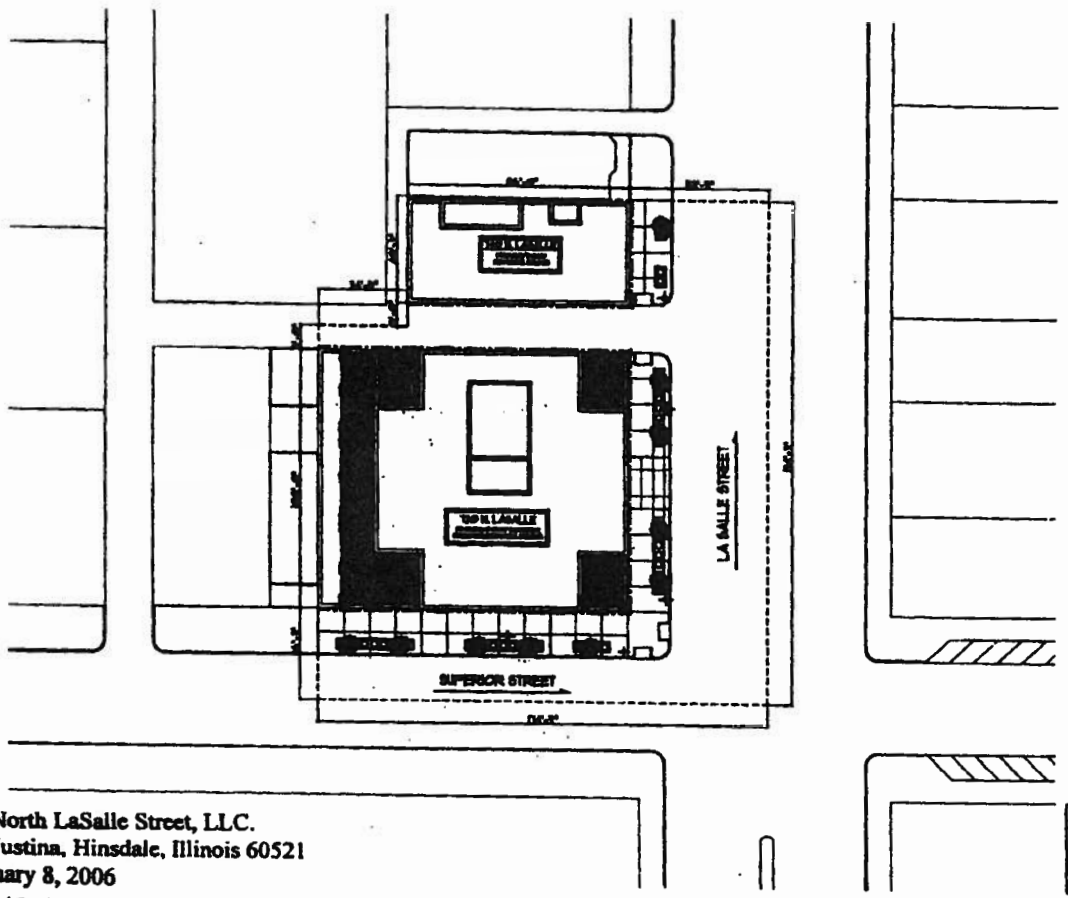
**LEGEND**

 **BOUNDARY OF SUBJECT SITE**

**Applicant:** 742 North LaSalle Street, LLC.  
**Address:** 714 Justina, Chicago, Illinois 60521  
**Date:** February 8, 2006  
**Revised:** May 19, 2006



Site Plan.



Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 19, 2006

PROPERTY LINE	---
BOUNDARY LINE	---
GROSS AREA	52,100 SQ. FT.
NET AREA	50,100 SQ. FT.

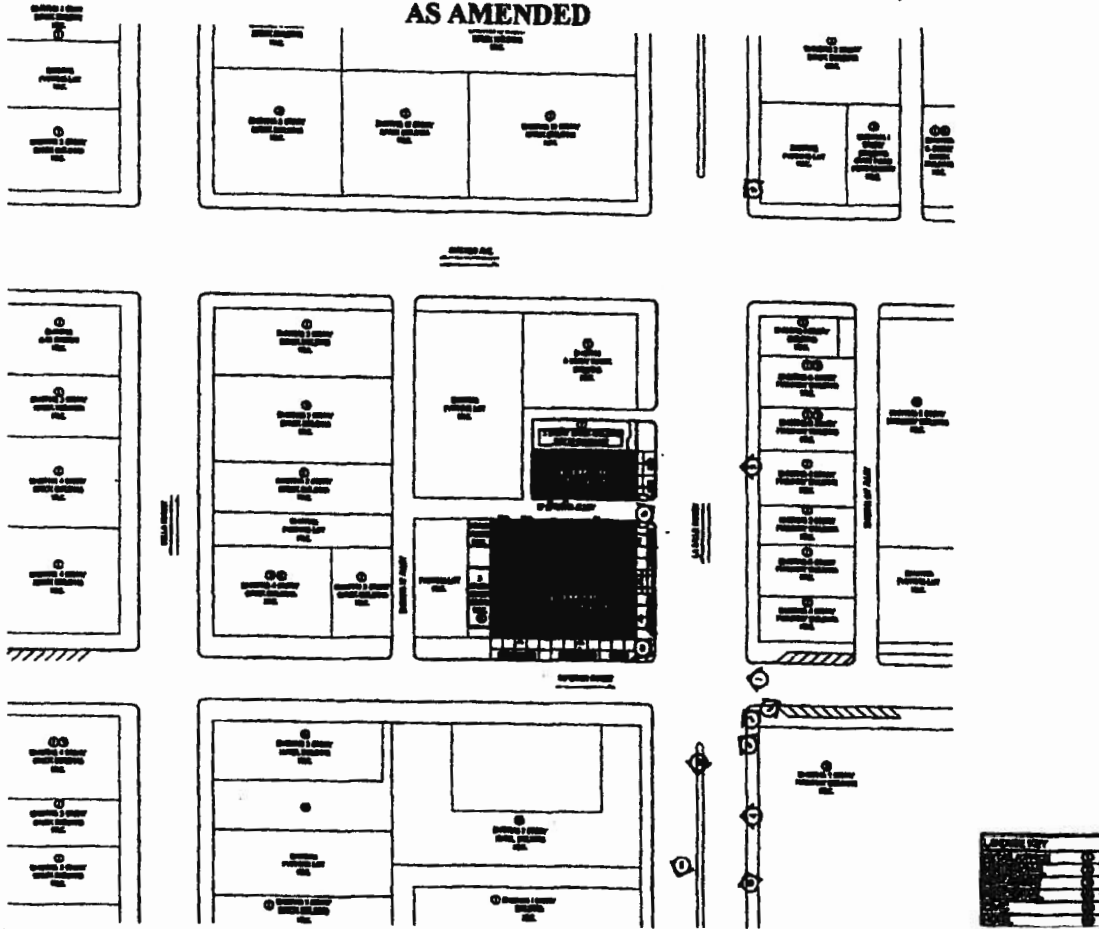
**NEW DEVELOPMENT**  
 730 & 740 N. LA SALLE  
 CHICAGO, IL.

	SCALE	<b>PLAN DEVELOPMENT BOUNDARY &amp; PROF. LINE MAP</b> <small>BY THE ARCHITECT</small>
	NTA	
	DATE	

NOT TO SCALE  
 ALL DIMENSIONS TO FACE UNLESS OTHERWISE NOTED  
 ALL CONSTRUCTION TO BE ACCORDANCE WITH THE CITY OF CHICAGO ORDINANCES  
 ALL UTILITIES TO BE LOCATED AND DEPT. AS SHOWN ON THE CITY RECORDS  
 ALL UTILITIES TO BE DEPT. AS SHOWN ON THE CITY RECORDS  
 ALL UTILITIES TO BE DEPT. AS SHOWN ON THE CITY RECORDS


Location Plan.

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**



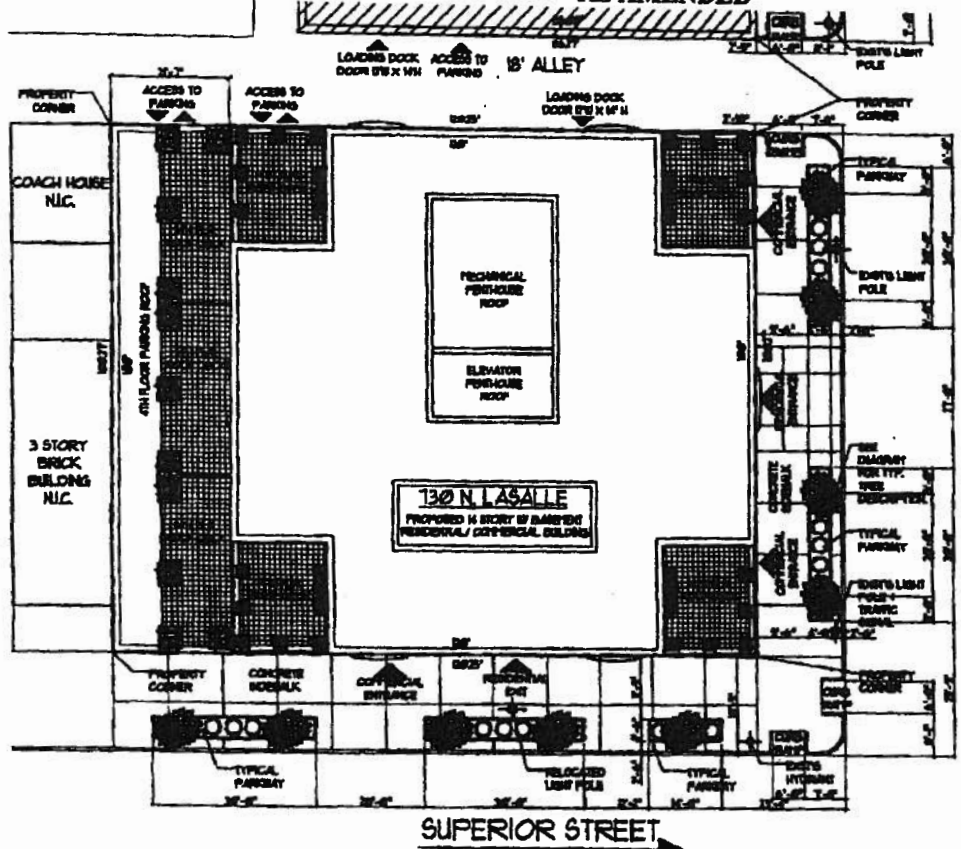
**NEW DEVELOPMENT**

730 & 740 N. LA SALLE  
CHICAGO, IL.

	SCALE	LOCATION PLAN
	N.T.S.	
	DATE	

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 19, 2006

### RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810, AS AMENDED



LA SALLE STREET

**LANDSCAPING NOTES**

1. ALL MATERIALS AND DIMENSIONS SHALL BE AS SHOWN UNLESS OTHERWISE NOTED.
2. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
3. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
4. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
5. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
6. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
7. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
8. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
9. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.
10. ALL MATERIALS SHALL BE OF THE BEST QUALITY AVAILABLE.



**NEW DEVELOPMENT**  
730 & 740 N. LA SALLE  
CHICAGO, IL.



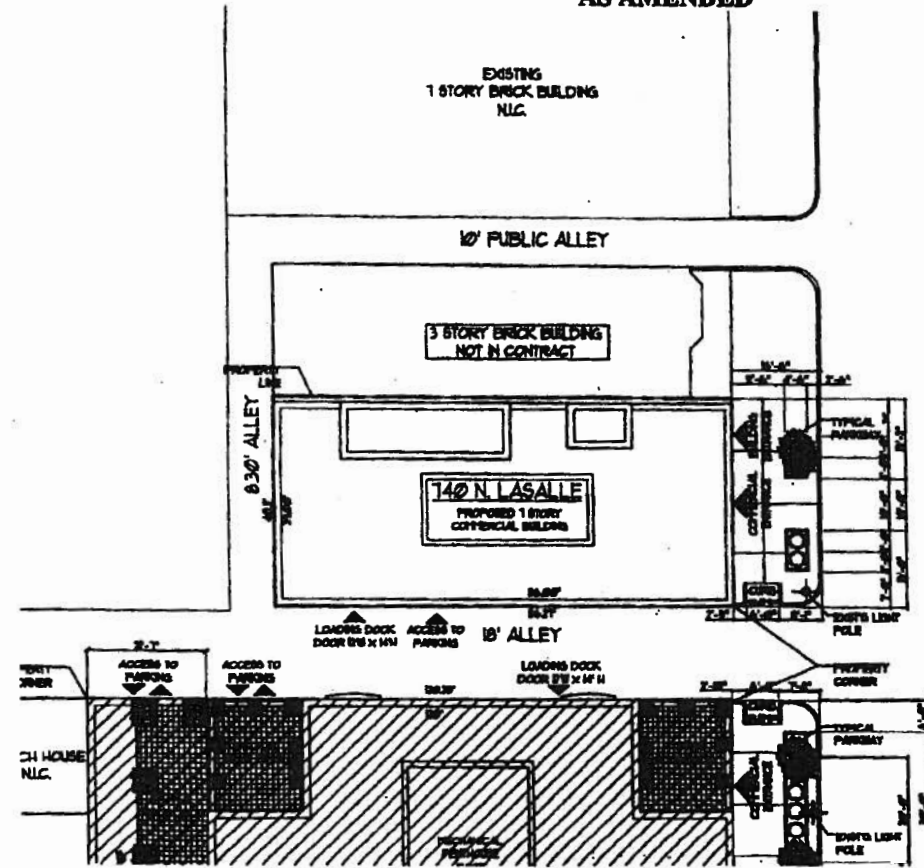
SCALE  
1/8" = 1'-0"  
DATE

LANDSCAPE  
PLAN  
(1 OF 2)

Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 19 2006

Landscape Plan.  
(Page 1 of 2)

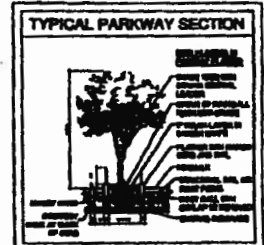
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**



LA SALLE STREET

**LANDSCAPING NOTES**

1. ALL TREE REPLACEMENTS SHALL BE TO REPLACE 1" OF ORIGINAL TREE CANOPY. AT THE LANDSCAPING CONTRACTOR'S DISCRETION, REPLACEMENTS MAY BE MADE WITH OTHER SPECIES, OR SPECIES OF EQUAL OR GREATER SIZE AND CANOPY SPREAD.
2. ALL TREE REPLACEMENTS SHALL BE TO REPLACE 1" OF ORIGINAL TREE CANOPY. AT THE LANDSCAPING CONTRACTOR'S DISCRETION, REPLACEMENTS MAY BE MADE WITH OTHER SPECIES, OR SPECIES OF EQUAL OR GREATER SIZE AND CANOPY SPREAD.
3. ALL TREE REPLACEMENTS SHALL BE TO REPLACE 1" OF ORIGINAL TREE CANOPY. AT THE LANDSCAPING CONTRACTOR'S DISCRETION, REPLACEMENTS MAY BE MADE WITH OTHER SPECIES, OR SPECIES OF EQUAL OR GREATER SIZE AND CANOPY SPREAD.
4. ALL TREE REPLACEMENTS SHALL BE TO REPLACE 1" OF ORIGINAL TREE CANOPY. AT THE LANDSCAPING CONTRACTOR'S DISCRETION, REPLACEMENTS MAY BE MADE WITH OTHER SPECIES, OR SPECIES OF EQUAL OR GREATER SIZE AND CANOPY SPREAD.



APPLICANT: 742 North LaSalle Street, LLC.  
ADDRESS: 714 Justina, Hinsdale, Illinois 60521  
DATE: February 8, 2006  
REVISED: May 10, 2006

**NEW DEVELOPMENT**  
730 & 740 N. LA SALLE  
CHICAGO, IL.

	SCALE	LANDSCAPE PLAN (2 OF 2)
	1/8" = 1'-0"	
	DATE	

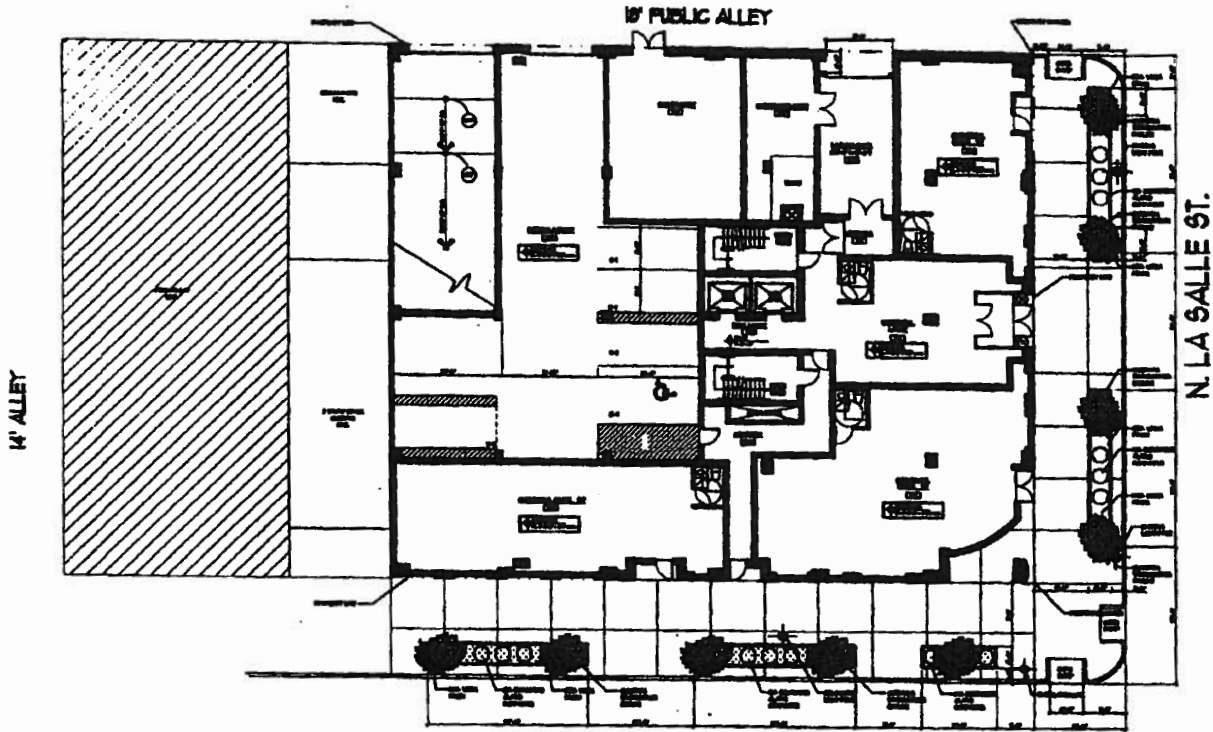
6/28/2006

REPORTS OF COMMITTEES

Landscape Plan.  
(Page 2 of 2)

79997

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**



**1ST FLOOR PLAN**

3 COMMERCIAL SPACES, RESIDENTIAL LOBBY, 5 PARKING SPACES, 1 HANDICAP SPACE

**W. SUPERIOR ST.**

**NEW DEVELOPMENT**

730 N. LA SALLE  
CHICAGO, IL

	SCALE	1ST FLOOR PLAN
	1/8" = 1'-0"	
	DATE	

applicant: 742 North LaSalle Street, LLC.  
 address: 714 Justina, Hinsdale, Illinois 60521  
 date: February 8, 2006  
 revised: May 10, 2006

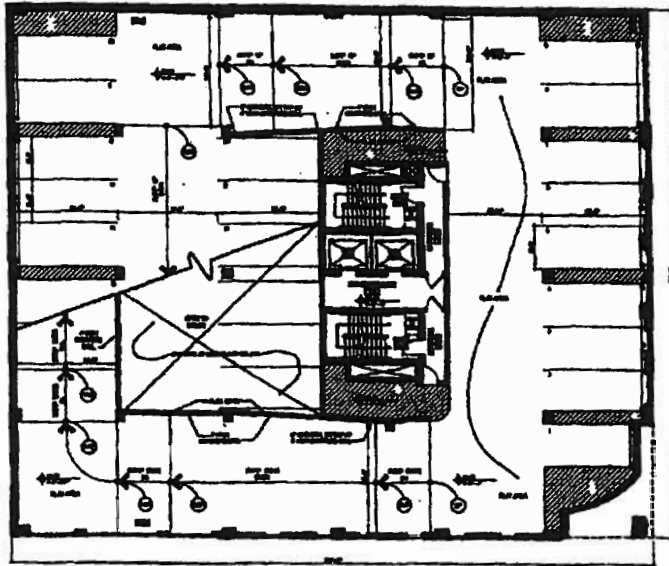
First Floor Plan.

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810  
AS AMENDED**

6/28/2006

REPORTS OF COMMITTEES

Second Floor Plan.



**2ND FLOOR PARKING PLAN**  
**2ND FLOOR PARKING SPACES - 18**

2ND FLOOR  
OFFICE  
RESIDENTIAL  
ELEVATOR  
STAIRS

North Arrow - Shaded

Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 19, 2006

**NEW DEVELOPMENT**

730 N. LA SALLE  
CHICAGO, IL

	SCALE	2ND FLOOR PLAN
	1/8" = 1'-0"	
	DATE	

79999

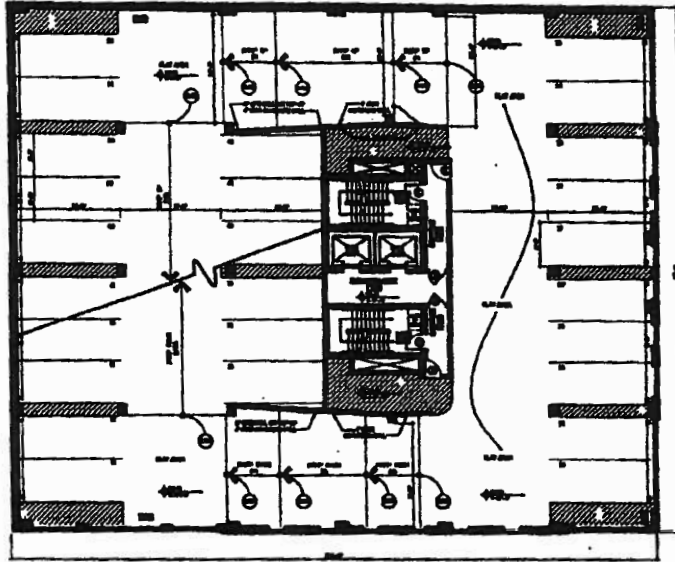
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

80000

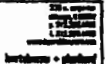
JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006

Third Floor Plan.



**3RD PARKING PLANS**  
3RD FLOOR PARKING SPACES - 26



Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 19, 2006

**NEW DEVELOPMENT**

730 N. LA SALLE  
CHICAGO, IL.



SCALE  
1/8" = 1'-0"  
DATE

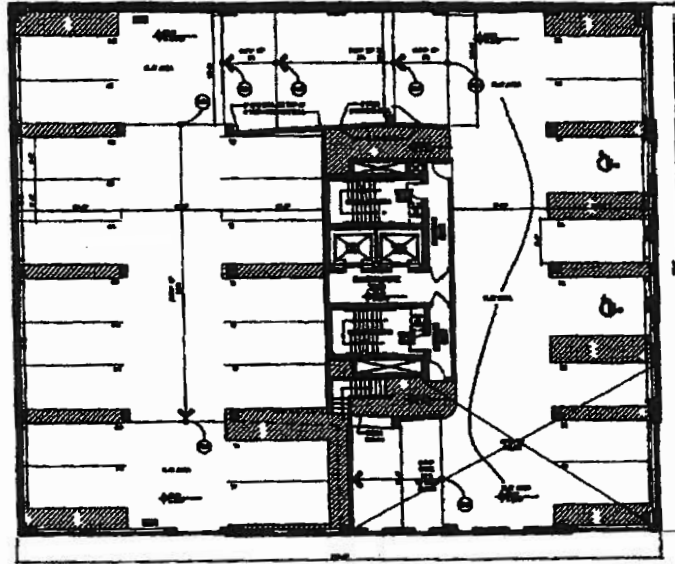
3RD FLOOR  
PLAN

RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMEDED

6/28/2006

REPORTS OF COMMITTEES

Fourth Floor Plan.



**4TH PARKING PLAN**

2ND FLOOR PARKING SPACES - 18  
3RD FLOOR PARKING SPACES - 26  
4TH FLOOR PARKING SPACES - 33  
TOTAL PARKING SPACES - 77



Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 19 2006

**NEW DEVELOPMENT**

730 N. LA SALLE  
CHICAGO, IL

	SCALE	4TH FLOOR PLAN
	DATE	

80001

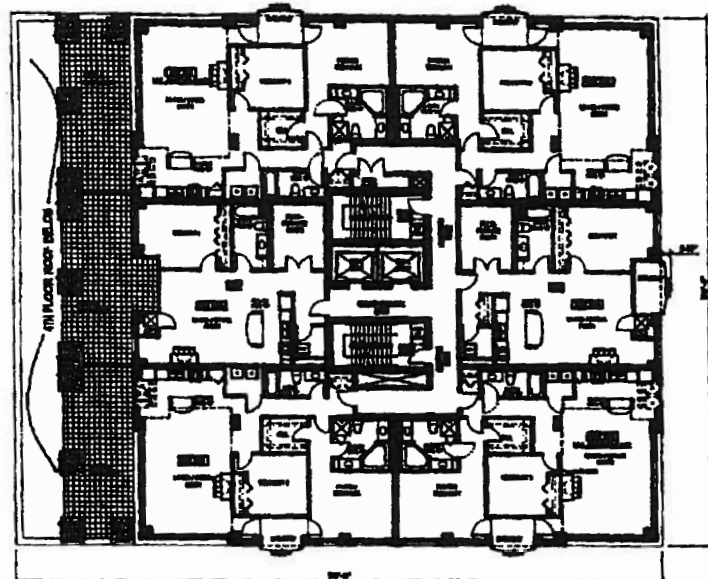
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

80002

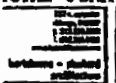
JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006

Fifth Floor Plan.



**5TH FLOOR PLAN**  
 4 UNITS - TWO BEDROOMS, TWO BATHS.  
 2 UNITS - ONE BEDROOM, ONE MULTI-PURPOSE ROOM, ONE BATH.  
 TOTAL - 6 UNITS/FLOOR



**NEW DEVELOPMENT**  
 738 N. LA SALLE  
 CHICAGO, IL.



SCALE  
 1/8" = 1'-0"  
 DATE

5TH FLOOR  
 PLAN

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 10, 2006

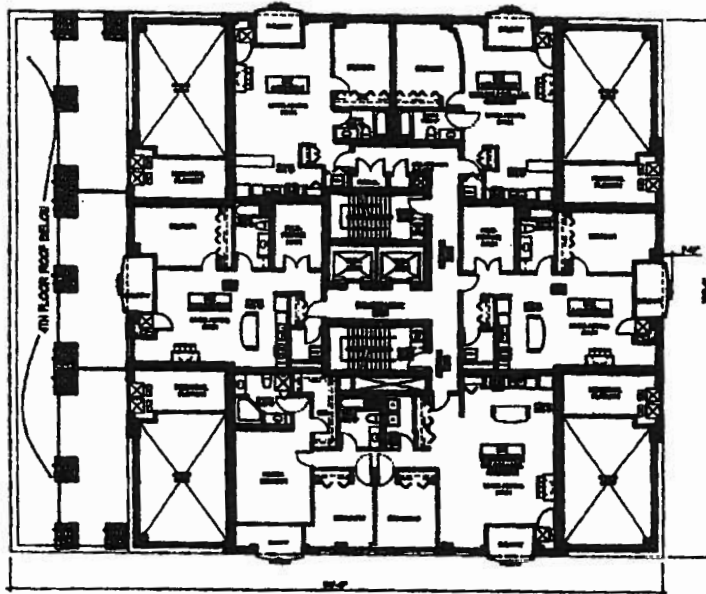
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

6/28/2006

REPORTS OF COMMITTEES

80003

Sixth, Ninth And Twelfth Floor Plans.




**6TH, 9TH, 12TH FLOOR PLANS**

2 UNITS - ONE BEDROOM, ONE BATH  
 2 UNITS - ONE BEDROOM, ONE MULTI-PURPOSE ROOM, ONE BATH  
 1 UNIT - THREE BEDROOMS, TWO BATHS  
**TOTAL - 5 UNITS/FLOOR**

1st Floor  
 2nd Floor  
 3rd Floor  
 4th Floor  
 5th Floor  
 6th Floor  
 7th Floor  
 8th Floor  
 9th Floor  
 10th Floor  
 11th Floor  
 12th Floor  
 13th Floor  
 14th Floor  
 15th Floor  
 16th Floor  
 17th Floor  
 18th Floor  
 19th Floor  
 20th Floor  
 21st Floor  
 22nd Floor  
 23rd Floor  
 24th Floor  
 25th Floor  
 26th Floor  
 27th Floor  
 28th Floor  
 29th Floor  
 30th Floor  
 31st Floor  
 32nd Floor  
 33rd Floor  
 34th Floor  
 35th Floor  
 36th Floor  
 37th Floor  
 38th Floor  
 39th Floor  
 40th Floor  
 41st Floor  
 42nd Floor  
 43rd Floor  
 44th Floor  
 45th Floor  
 46th Floor  
 47th Floor  
 48th Floor  
 49th Floor  
 50th Floor  
 51st Floor  
 52nd Floor  
 53rd Floor  
 54th Floor  
 55th Floor  
 56th Floor  
 57th Floor  
 58th Floor  
 59th Floor  
 60th Floor  
 61st Floor  
 62nd Floor  
 63rd Floor  
 64th Floor  
 65th Floor  
 66th Floor  
 67th Floor  
 68th Floor  
 69th Floor  
 70th Floor  
 71st Floor  
 72nd Floor  
 73rd Floor  
 74th Floor  
 75th Floor  
 76th Floor  
 77th Floor  
 78th Floor  
 79th Floor  
 80th Floor  
 81st Floor  
 82nd Floor  
 83rd Floor  
 84th Floor  
 85th Floor  
 86th Floor  
 87th Floor  
 88th Floor  
 89th Floor  
 90th Floor  
 91st Floor  
 92nd Floor  
 93rd Floor  
 94th Floor  
 95th Floor  
 96th Floor  
 97th Floor  
 98th Floor  
 99th Floor  
 100th Floor

**NEW DEVELOPMENT**

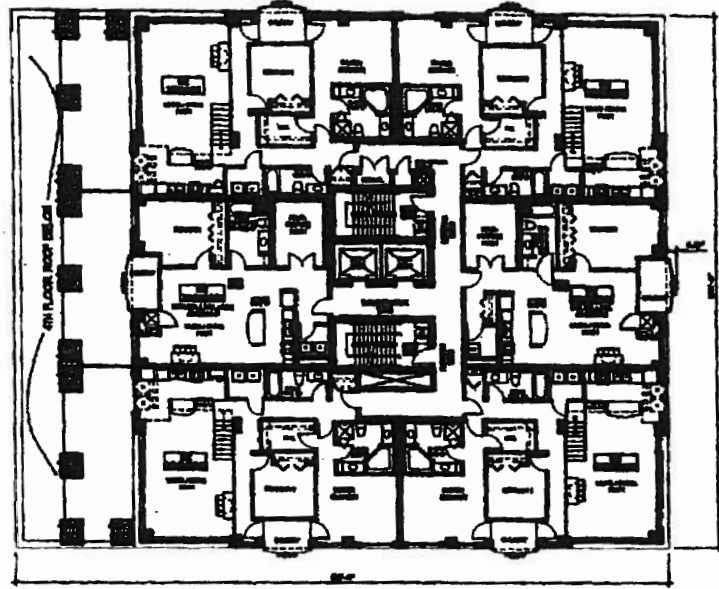
730 N. LA SALLE  
CHICAGO, IL

	SCALE	6TH, 9TH, 12TH FLOOR PLANS
	1/8" = 1'-0"	
	DATE	

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 10, 2006

Seventh, Tenth And Thirteenth Floor Plans.

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**



**7TH, 10TH, 13TH FLOOR PLANS**

UNITS - ONE BEDROOM, ONE MULTI-PURPOSE ROOM, ONE BATH.

UNITS - TWO BEDROOMS, TWO BATHS.

TOTAL - 6 UNITS/FLOOR

PLANNED DEVELOPMENT  
730 N. LA SALLE  
CHICAGO, IL

**NEW DEVELOPMENT**

730 N. LA SALLE  
CHICAGO, IL



SCALE  
1/8" = 1'-0"  
DATE

7TH, 10TH,  
13TH FLOOR  
PLANS

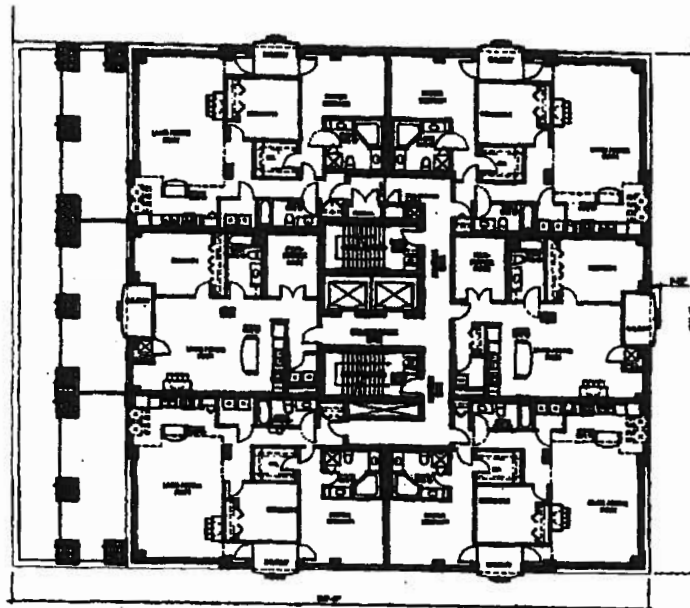
Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 19 2006

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

6/28/2006

REPORTS OF COMMITTEES

Eight And Eleventh Floor Plans.

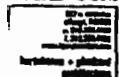


**8TH, 11TH FLOOR PLANS**

4 UNITS - TWO BEDROOMS, TWO BATHS.

2 UNITS - ONE BEDROOM, ONE MULTI-PURPOSE ROOM, ONE BATH.

TOTAL - 6 UNITS/FLOOR



**NEW DEVELOPMENT**

738 N. LA SALLE  
CHICAGO, IL.



SCALE  
1/8" = 1'-0"  
DATE

8TH, 11TH  
FLOOR  
PLANS

applicant: 742 North LaSalle Street, LLC.  
address: 714 Justina, Hinsdale, Illinois 60521  
date: February 8, 2006  
revised: May 19, 2006

80005

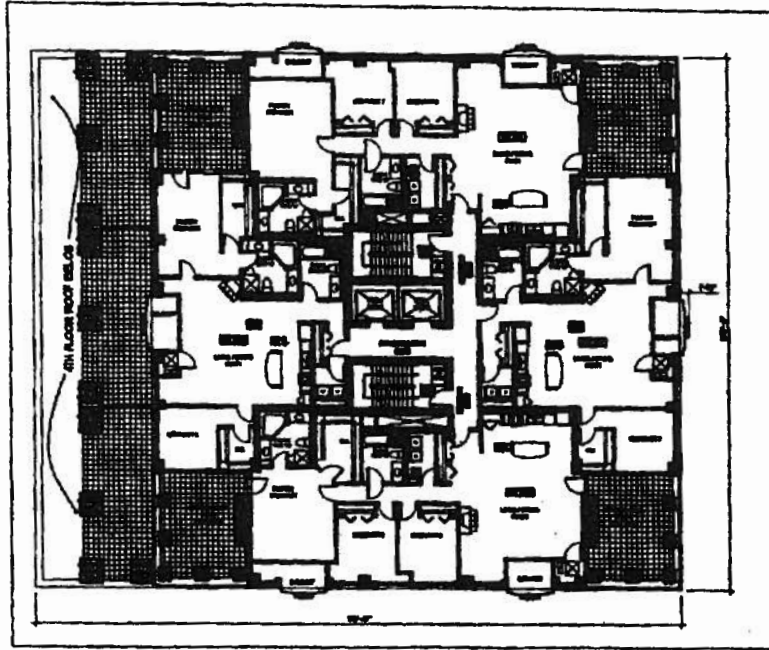
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

80006

JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006

Fourteenth Floor Plan.



**14TH FLOOR PLANS**

2 UNITS - TWO BEDROOMS, TWO BATHS.  
2 UNITS - THREE BEDROOMS, TWO BATHS.  
TOTAL - 4 UNITS/FLOOR

DATE: 2/8/06  
BY: [Signature]  
CHECKED: [Signature]  
SCALE: 1/8" = 1'-0"

**NEW DEVELOPMENT**  
738 N. LA SALLE  
CHICAGO, IL

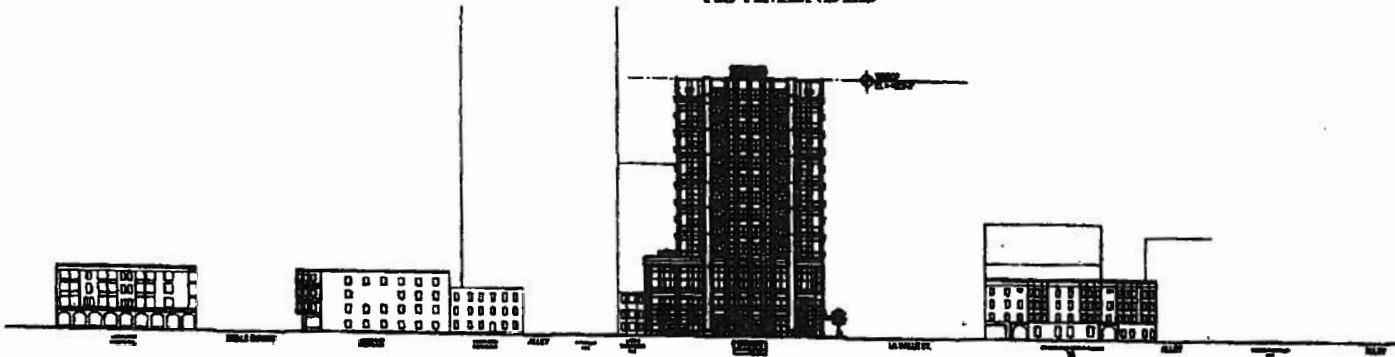


SCALE  
1/8" = 1'-0"  
DATE

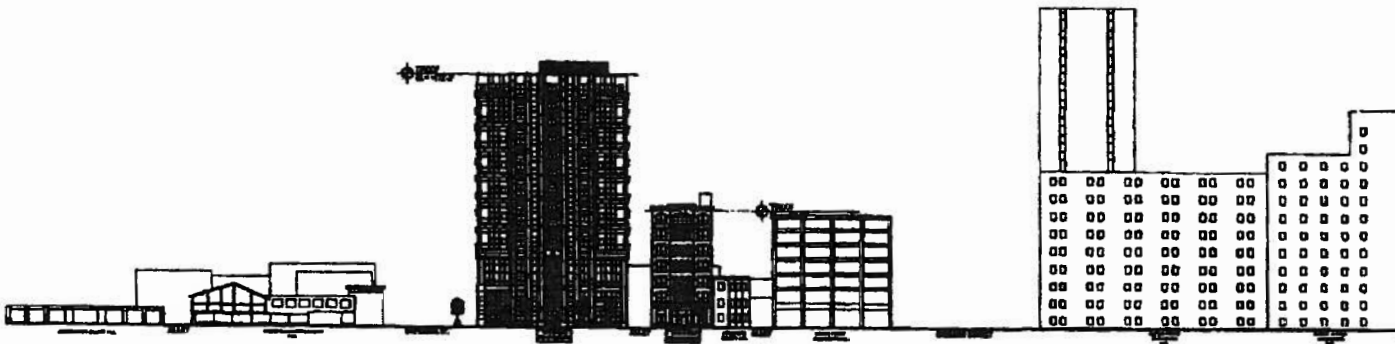
14TH FLOOR  
PLAN

Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised: May 10, 2006

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810  
AS AMENDED**



**SUPERIOR ELEVATION**



**LA SALLE ELEVATION**

742 N. LA SALLE  
STREET, CHICAGO, IL 60610  
742 N. LA SALLE  
STREET, CHICAGO, IL 60610  
742 N. LA SALLE  
STREET, CHICAGO, IL 60610

**NEW DEVELOPMENT**

**739 & 740 N. LA SALLE  
CHICAGO, IL**



**SCALE  
N.T.S.  
DATE**

**SITE PLAN  
ELEVATION**

**Applicant:** 742 North LaSalle Street, LLC.  
**Address:** 714 Justina, Hinsdale, Illinois 60521  
**Date:** February 8, 2006  
**Revised:** May 10, 2006

6/28/2006

REPORTS OF COMMITTEES

Site Plan Elevation.

80007

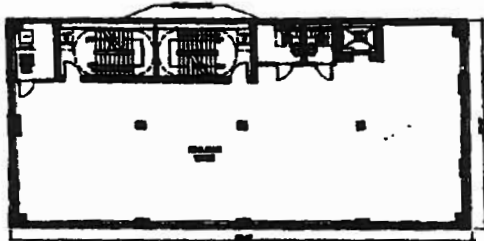
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

80008

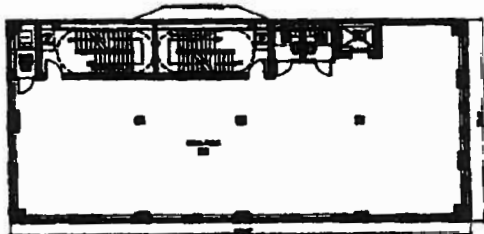
JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006

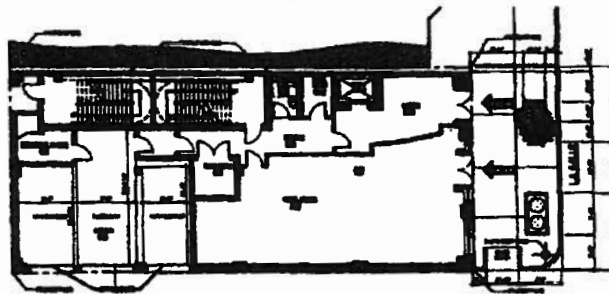
Floor Plans.



**OFFICE FLOOR PLAN TYP. 3-7**  
OFFICE SPACE, BATHROOMS



**OFFICE FLOOR PLAN 2**  
OFFICE SPACE, BATHROOMS



**1ST. FLOOR PLAN**  
LOBBY, RETAIL SPACE  
PARKING & LOADING ZONE,  
MECH. ROOM, BATHROOMS

DATE: 2/8/06  
SCALE: 1/8"=1'-0"  
DRAWN BY: [illegible]  
CHECKED BY: [illegible]

**NEW DEVELOPMENT**

740 N. LA SALLE  
CHICAGO, IL

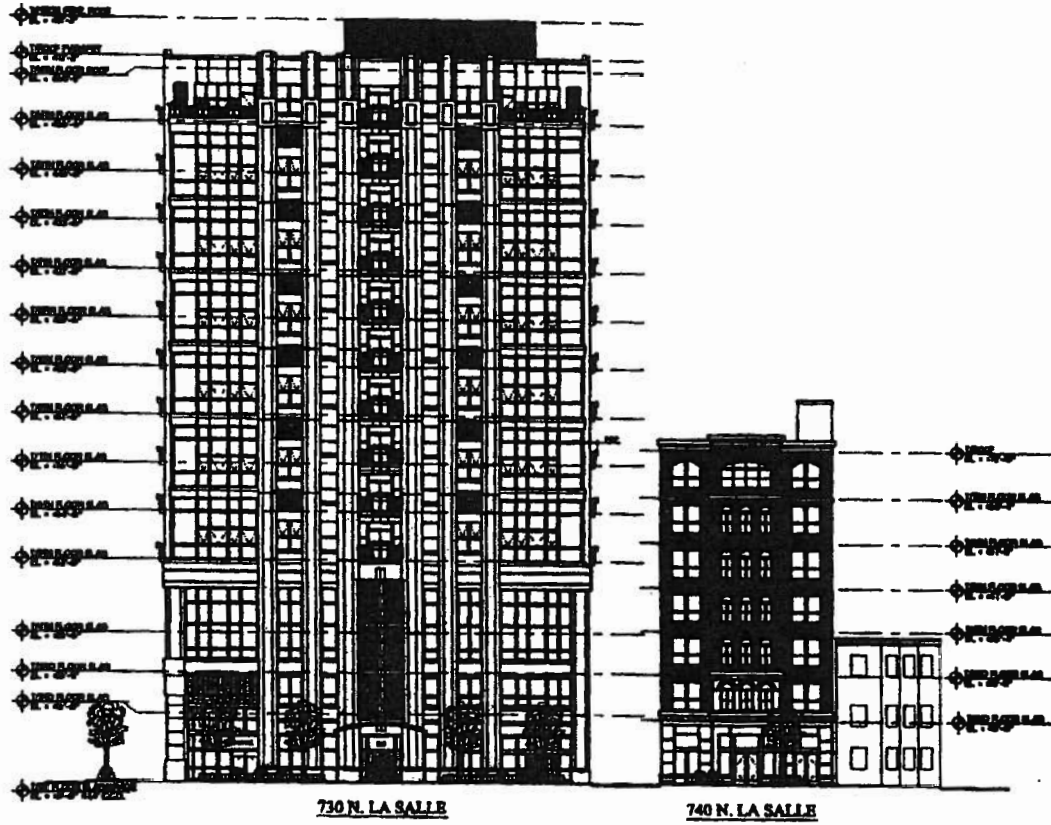


SCALE  
1/8"=1'-0"  
DATE

FLOOR  
PLANS

Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006  
Revised:

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**



**LA SALLE ELEVATION**

Building Elevations.  
(Page 1 of 3)

6/28/2006

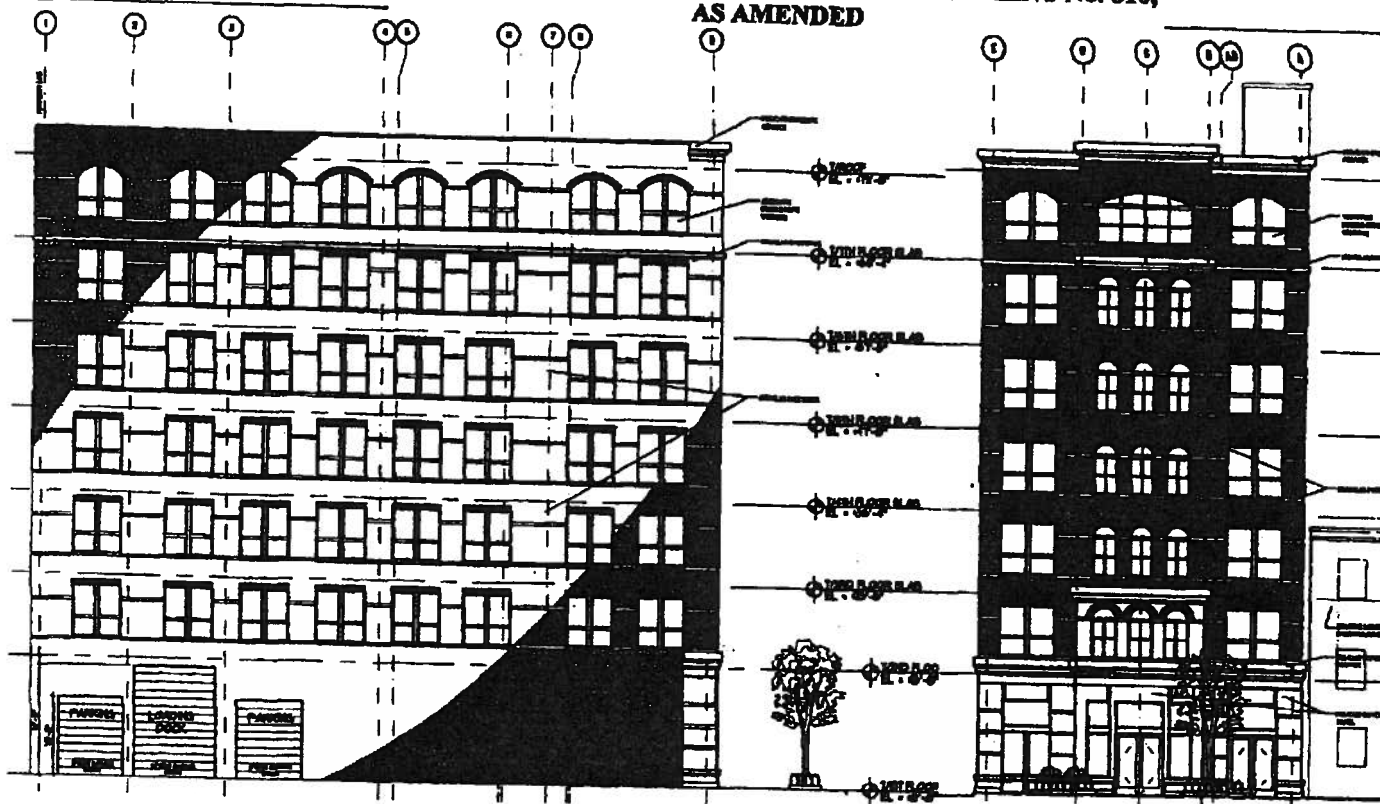
REPORTS OF COMMITTEES

80009

SEE NOTES 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE. 2. FINISHES TO BE DETERMINED BY ARCHITECT.	<b>NEW DEVELOPMENT</b> 730 & 740 N. LA SALLE CHICAGO, IL.	SCALE 3/32" = 1'-0" DATE	ELEVATIONS
--	---	--------------------------------	------------

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 10 2006

RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED



SOUTH ELEVATION (ALLEY)

EAST ELEVATION (LA SALLE ST.)

1st Floor  
 2nd Floor  
 3rd Floor  
 4th Floor  
 5th Floor  
 6th Floor  
 7th Floor  
 8th Floor  
 9th Floor  
 10th Floor  
 11th Floor  
 12th Floor  
 13th Floor  
 14th Floor  
 15th Floor  
 16th Floor  
 17th Floor  
 18th Floor  
 19th Floor  
 20th Floor  
 21st Floor  
 22nd Floor  
 23rd Floor  
 24th Floor  
 25th Floor  
 26th Floor  
 27th Floor  
 28th Floor  
 29th Floor  
 30th Floor  
 31st Floor  
 32nd Floor  
 33rd Floor  
 34th Floor  
 35th Floor  
 36th Floor  
 37th Floor  
 38th Floor  
 39th Floor  
 40th Floor  
 41st Floor  
 42nd Floor  
 43rd Floor  
 44th Floor  
 45th Floor  
 46th Floor  
 47th Floor  
 48th Floor  
 49th Floor  
 50th Floor  
 51st Floor  
 52nd Floor  
 53rd Floor  
 54th Floor  
 55th Floor  
 56th Floor  
 57th Floor  
 58th Floor  
 59th Floor  
 60th Floor  
 61st Floor  
 62nd Floor  
 63rd Floor  
 64th Floor  
 65th Floor  
 66th Floor  
 67th Floor  
 68th Floor  
 69th Floor  
 70th Floor  
 71st Floor  
 72nd Floor  
 73rd Floor  
 74th Floor  
 75th Floor  
 76th Floor  
 77th Floor  
 78th Floor  
 79th Floor  
 80th Floor  
 81st Floor  
 82nd Floor  
 83rd Floor  
 84th Floor  
 85th Floor  
 86th Floor  
 87th Floor  
 88th Floor  
 89th Floor  
 90th Floor  
 91st Floor  
 92nd Floor  
 93rd Floor  
 94th Floor  
 95th Floor  
 96th Floor  
 97th Floor  
 98th Floor  
 99th Floor  
 100th Floor

**NEW DEVELOPMENT**

740 N. LA SALLE  
CHICAGO, IL.



SCALE  
3/8" = 1'-0"

DATE

ELEVATIONS

Building Elevations.  
(Page 2 of 3)

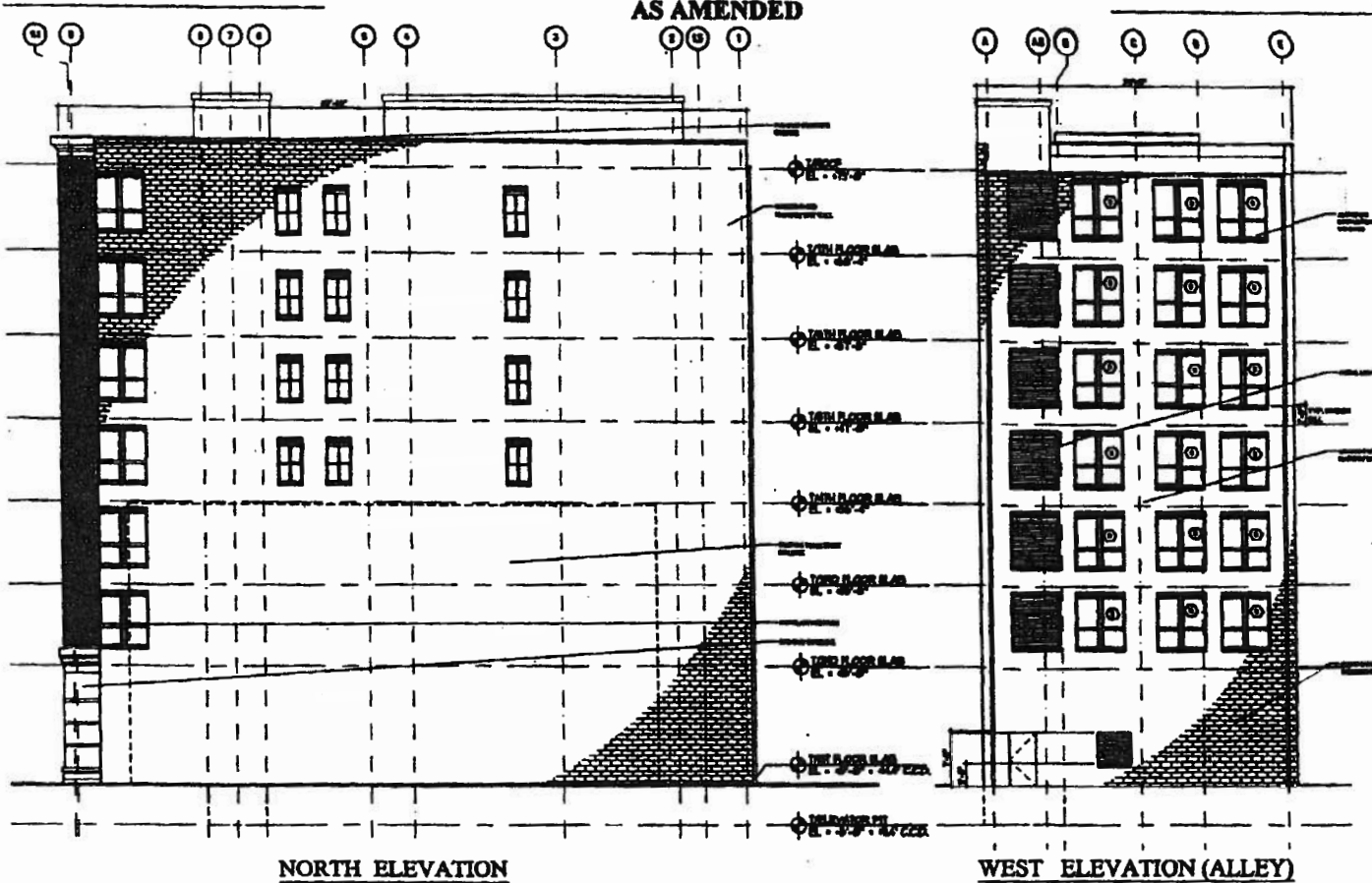
80010

JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2005

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**




**NORTH ELEVATION**

**WEST ELEVATION (ALLEY)**

**NEW DEVELOPMENT**

740 N. LA SALLE  
CHICAGO, IL

	SCALE	ELEVATIONS
	3/16" = 1'-0"	
	DATE	

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised:

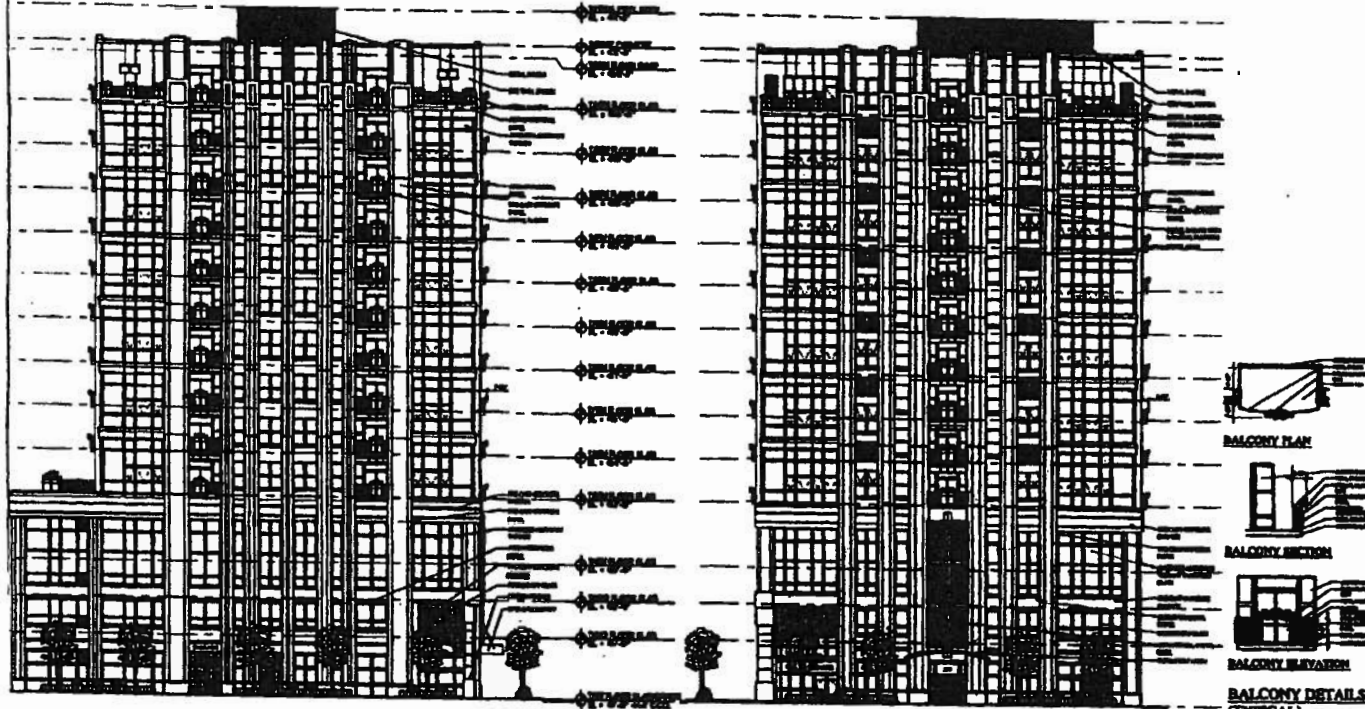
6/28/2006

REPORTS OF COMMITTEES

Building Elevations.  
(Page 3 of 3)

80011

**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**




**SOUTH ELEVATION (SUPERIOR ST.)**

**EAST ELEVATION (LA SALLE ST.)**

Architect  
Engineer  
Interior Designer  
Landscape Architect  
Planner  
Historic Preservation Consultant

**NEW DEVELOPMENT**

738 N. LA SALLE  
CHICAGO, IL

	SCALE	SOUTH/EAST ELEVATIONS
	3/32" = 1'-0"	
	DATE	

Applicant: 742 North LaSalle Street, LLC.  
 Address: 714 Justina, Hinsdale, Illinois 60521  
 Date: February 8, 2006  
 Revised: May 10, 2006

South/East Building Elevations.

80012

JOURNAL--CITY COUNCIL--CHICAGO

6/28/2006



City of Chicago  
Richard M. Daley, Mayor

Department of Planning  
and Development

Denise M. Casalino, P.E.  
Commissioner

City Hall, Room 1000  
121 North LaSalle Street  
Chicago, Illinois 60602  
(312) 744-4190  
(312) 744-2271 (FAX)  
(312) 744-2578 (TTY)  
<http://www.cityofchicago.org>

December 1, 2004

Mr. Jack Guthman  
Shefsky & Froelich LTD  
444 North Michigan Avenue  
Chicago, IL 60611

RE: Request for minor changes to Residential-Business Planned  
Development No. 810  
(730 N. La Salle Street)

Dear Mr. Guthman:

Please be advised that your request for minor changes to Residential-Business Planned Development No. 810, on behalf of Superior/La Salle, LLC, has been considered by the Department of Planning and Development pursuant to Section 17-13-0611-A of Chicago Zoning Ordinance and Statement No.11 of the Planned Development, as approved January 16, 2002.

Specifically, you requested to make the following changes to the elevations for the building at 730 North La Salle Street as depicted in the approved Planned Development:

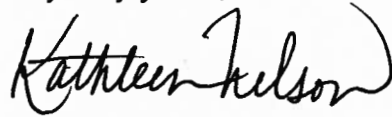
- East elevation - replace pre-cast concrete panels on floors 5 - 14 with cast-in-place concrete;
- South elevation - replace pre-cast concrete panels on floors 5 - 14 with cast-in-place concrete;
- West elevation - replace ground faced masonry units on floors 1 - 4 and pre-cast concrete panels on floors 5 - 14 with cast-in-place concrete; and
- North elevation - replace pre-cast concrete panels on floors 1 - 14 with cast-in-place concrete.

These changes are illustrated in the drawings "Revised South/East Elevations, No. 17A" and "Revised North/West Elevations, No. 18A", prepared by hartshorne + plunkard architects and dated November 19, 2004.



The Department has reviewed the request and has determined that the proposed changes in the materials indicated in the building elevations would be appropriate. The proposed materials would not significantly alter the appearance of the building. Accordingly, pursuant to the authority granted by the Chicago Zoning Ordinance, I hereby approve the requested minor change to the elevations in this Planned Development.

Very truly yours,

A handwritten signature in black ink that reads "Kathleen Nelson". The signature is written in a cursive style with a large, sweeping initial "K".

Kathleen Nelson  
First Deputy Commissioner

KN:SRP:fwd

CC: Michael Marmo, Tom Smith, Terri Haymaker, Planned Development files

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 Number 1-F.*  
(As Amended)  
(Application Number 13472)

*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 B7-5 General Central Business District symbols and indications as shown on Map Number 1-F in the area bounded by:

a line 40.11 feet north of and parallel to the public alley next north of and parallel to West Superior Street; North LaSalle Street; West Superior Street; a line 120.25 feet west of and parallel to North LaSalle Street; the public alley next north of and parallel to West Superior Street; and the public alley next west of and parallel to North LaSalle Street,

to those of a Residential Business 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 Statements attached to this ordinance read as follows:

*Residential Business Planned Development Number 810.*

*Plan Of Development Statements.*

1. The area delineated herein as a Residential Business Planned Development consists of a net site area of approximately fifteen thousand five hundred seventeen (15,517) square feet (zero and thirty-six hundredths (0.36) acres) of property and is owned or controlled by 730 North LaSalle, L.L.C. (the "Applicant").

2. The Applicant shall obtain all applicable official reviews, approvals or permits which are necessary to implement this plan of development. Any dedication or vacation of streets or alleys or easements or adjustments of right-of-ways or consolidation or re-subdivision of parcels shall require separate submittal on behalf of the Applicant or its successors, assignees or grantees and approval by the City Council.
3. The requirements, obligations and conditions applicable within this planned development shall be binding upon the Applicant, its successors and assigns, and if different than the Applicant, the legal titleholders and 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 titleholder and 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 by the Applicant, the owners of all property within the planned development, or any homeowners association(s) formed to succeed the Applicant for purposes of control and management of any portion of the planned development.
4. This plan of development consists of fourteen (14) statements; a Bulk Regulations and Data Table; an Existing Zoning Map; an Existing Land-Use Map; a Property Line and Boundary Map; a Site Plan; a Landscaping Plan and Building Elevations; dated June 21, 2001 prepared by Hartshorne & Plunkard Architecture; full size sets of the Site Plan and Building Elevations, and Landscape Plan are on file with the Department of Planning and Development. This plan of development is in conformity with the intent and purposes of the Chicago Zoning Ordinance (Title 17 of the Municipal Code in Chicago) and all requirements thereof and satisfies the established criteria for approval of a planned development. These and no other zoning controls shall apply to the area delineated herein.
5. The following uses shall be permitted within the areas delineated herein:  
  
all uses permitted in the B7-5 General Central Business District, accessory uses, accessory parking.

6. Identification and business identification signs shall be permitted within the planned development subject to the review and approval of the Department of Planning and Development. Temporary signs, such as construction and marketing signs shall be permitted within the planned development subject to review and approval of the Department of Planning and Development. Temporary sales offices shall be allowed.
7. Any service drives or other ingress or egress including emergency vehicle access shall be adequately designed, constructed and paved in accordance with the Municipal Code of Chicago and the regulations of the Department of Transportation in effect at the time of construction. There shall be no parking or storage of garbage receptacles within such paved areas, except as noted on the site plan, or within fire lanes. Ingress and egress shall be subject to the review and approval of the Department of Transportation and the Department of Planning and Development. Off-street parking and off-street loading facilities shall be provided in compliance with this plan of development subject to review of the Department of Transportation and the Department of Planning and Development. Closure of all or part of any public streets or alleys during demolition or construction shall be subject to the review of the Chicago Department of Transportation.
8. In addition to the maximum height of any building or any appurtenance attached thereto prescribed in this planned development, the height of any improvement shall also be subject to height limitations approved by the Federal Aviation Administration.
9. The maximum permitted floor area ratio shall be in accordance with the attached Bulk Regulations and Data Table. For purposes of floor area ratio calculations and floor area measurements, the definitions of the City of Chicago Zoning Ordinance shall apply.
10. The improvements of the property shall be designed, installed and maintained in substantial conformance with the Site Plan, Landscape Plan and Building Elevations and in accordance with the parkway tree provisions of the Chicago Zoning Ordinance and corresponding regulations and guidelines. Specifically, the Applicant has agreed to: (a) the west, south, north and east building elevations will be constructed with brick and masonry as described on the building elevations; (b) a minimum of two (2) off-street loading areas will be provided (c) a minimum of five thousand one hundred five (5,105) square feet of retail/commercial space shall be provided at the ground floor as indicated on the first (1<sup>st</sup>) floor; (d) integral planter boxes will be installed as indicated on the Landscape Plan.

11. 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 written request for such 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 is consistent with the nature of the improvements contemplated in this planned development. 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 in the planned development as contemplated by Section 11.11-3(c) of the Chicago Zoning Ordinance. Notwithstanding the provisions of sub-clauses 4 and 5 of Section 11.11-3(c) of the Chicago Zoning Ordinance, such minor changes may include a reduction in the minimum required distance between structures, a reduction in periphery setbacks, an increase in the maximum percent of land covered, or subsequent setbacks reductions pertaining to individual residential units.
12. The Applicant acknowledges that it is in the public interest to design, construct and maintain all buildings in a manor which promotes, enables, and maximizes universal access throughout the property. Plans for all building and improvements on the property shall be reviewed and approved by the Mayor's Office for People with Disabilities (M.O.P.D.) to ensure compliance with all applicable laws and regulations related to access for persons with disabilities and to promote the highest standard of accessibility. No approvals shall be granted pursuant to Section 11.11-3(b) of the Chicago Zoning Ordinance until the Director of M.O.P.D. has approved detailed construction drawings for each building or improvement.
13. 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 will use reasonable efforts to design, construct and maintain all buildings located within this Planned Development in an energy efficient manner consistent with the most current energy efficiency standards published by the American Society of Heating, Refrigeration 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.
14. Unless substantial construction of the improvements contemplated in this planned development has commenced within six (6) years following adoption of this planned development, and unless completion thereof is diligently pursued, then this planned development shall expire and the property shall automatically revert to that of a B7-5 General Central Business District.

[Existing Zoning and Land-Use Map; Plan Development and Property Line Map; Site Plan; Landscape Plan; and Building Elevation Drawings referred to in these Plan of Development Statements printed on pages 77798 through 77807 of this Journal.]

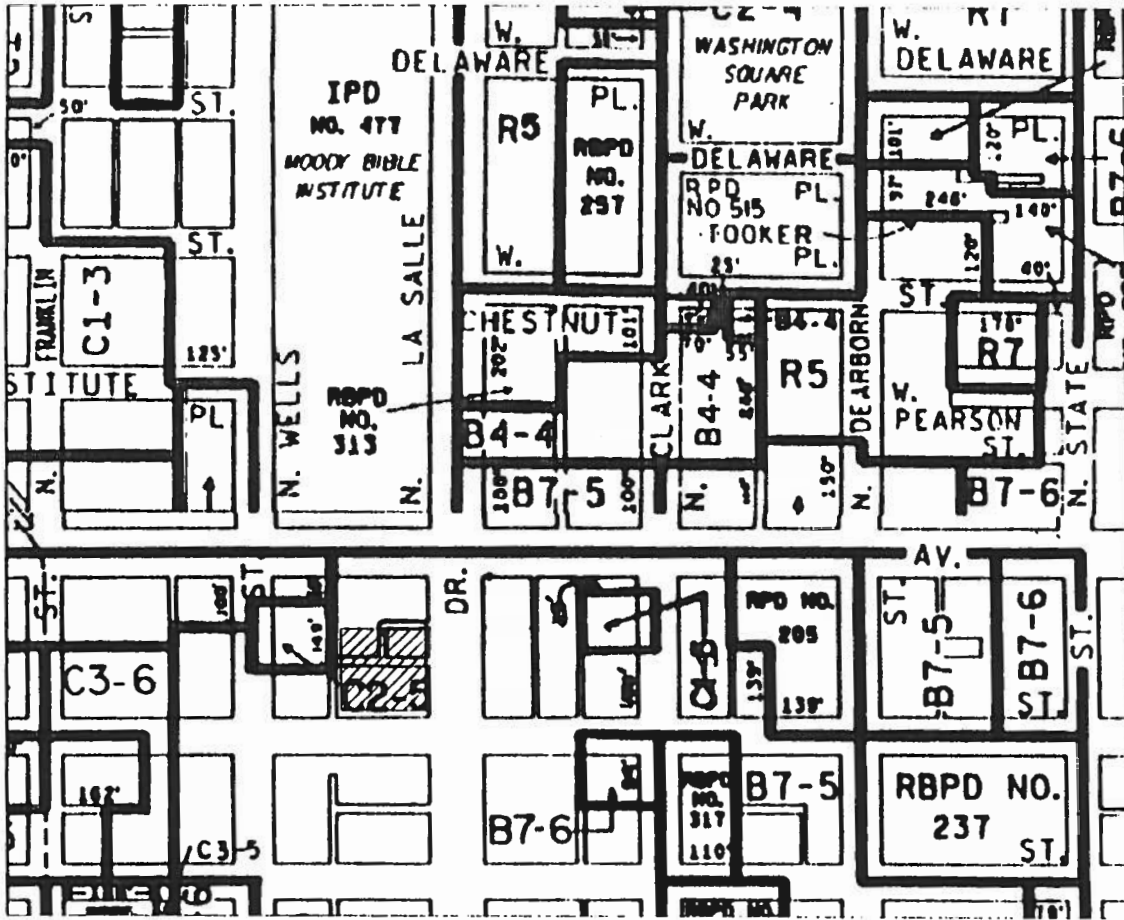
Bulk Regulations and Data Table referred to in these Plan of Development Statements reads as follows:

*Residential Planned Development Number 810.*

*Bulk Regulations And Data Table.*

Net Site Area:	15,517 square feet.
Maximum Floor Area Ratio:	7.7.
Maximum Number of Residential Units:	55.
Maximum Site Coverage:	In accordance with the Site Plan.
Minimum Number of Off-Street Parking:	80 Parking Spaces.
Minimum Number of Off-Street Loading Areas:	2.
Minimum Building Setbacks:	In accordance with the Site Plan.
Maximum Building Height:	In accordance with Building Elevations.

Existing Zoning And Land-Use Map.



300 • 1000  
 100 • 1000  
 100 • 1000  
 100 • 1000  
 hartshorn • global  
 architecture

**NEW DEVELOPMENT**  
 730 & 740 N. LA SALLE  
 CHICAGO, IL.

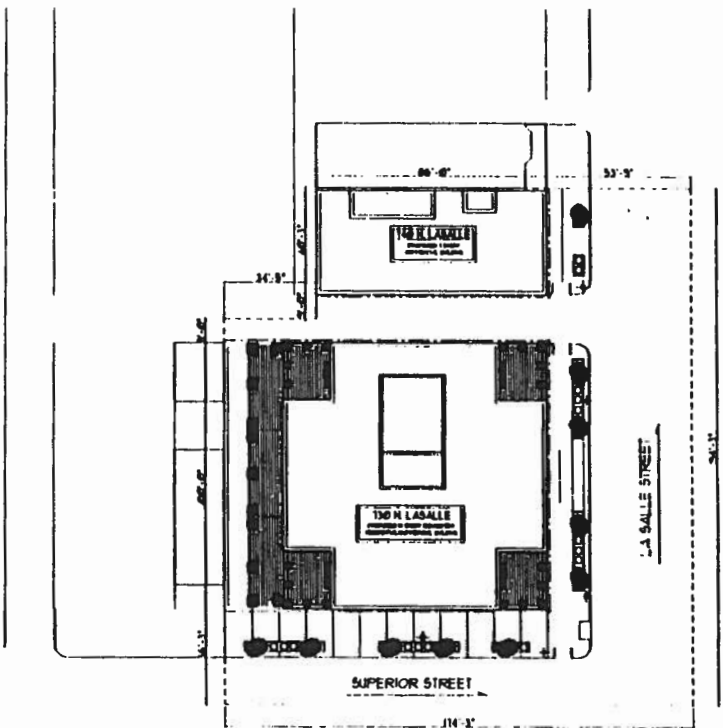


SCALE  
 N15  
 DATE  
 12/20/01

EXISTING  
 ZONING AND  
 LAND USE MAP

3.2

Plan Development Boundary  
And Property Line Map.



PROPERTY LINE	---
BOUNDARY LINE	----
GROSS AREA	33,750 SQ FT
NET AREA	15,318 SQ FT

730 + 740  
PHOTO: 04/00/01  
+ 311 730 0000  
+ 311 740 0000  
www.hartshorn.com  
hartshorn + plunkard  
architecture

**NEW DEVELOPMENT**  
730 & 740 N. LA SALLE  
CHICAGO, IL.

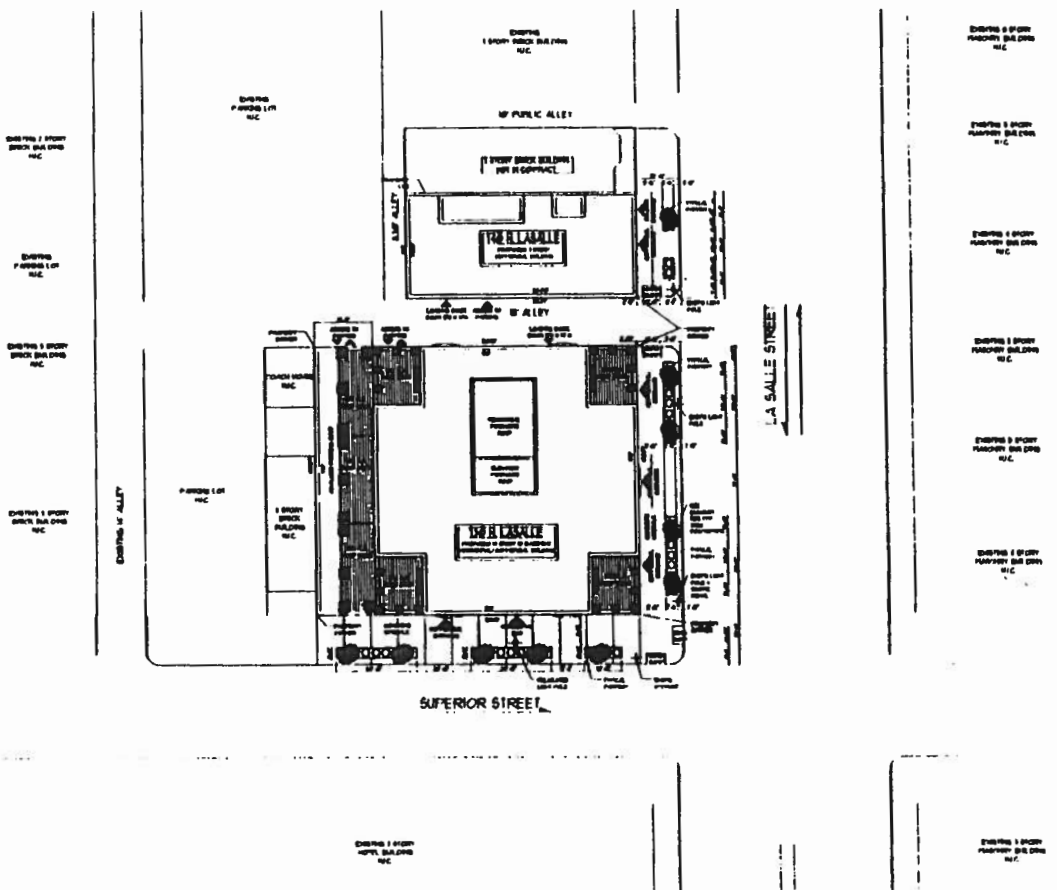


SCALE  
N.T.S.  
DATE  
12/20/01

PLAN  
DEVELOPMENT  
BOUNDARY &  
PROP LINE MAP

3.1

Site Plan.



733 S. LEXINGTON  
 CHICAGO, IL 60605  
 T 312.238.4400  
 F 312.238.4400  
 www.hartshorn.com

hartshorn + hankard  
 architecture

**NEW DEVELOPMENT**  
 730 & 740 N. LA SALLE  
 CHICAGO, IL.



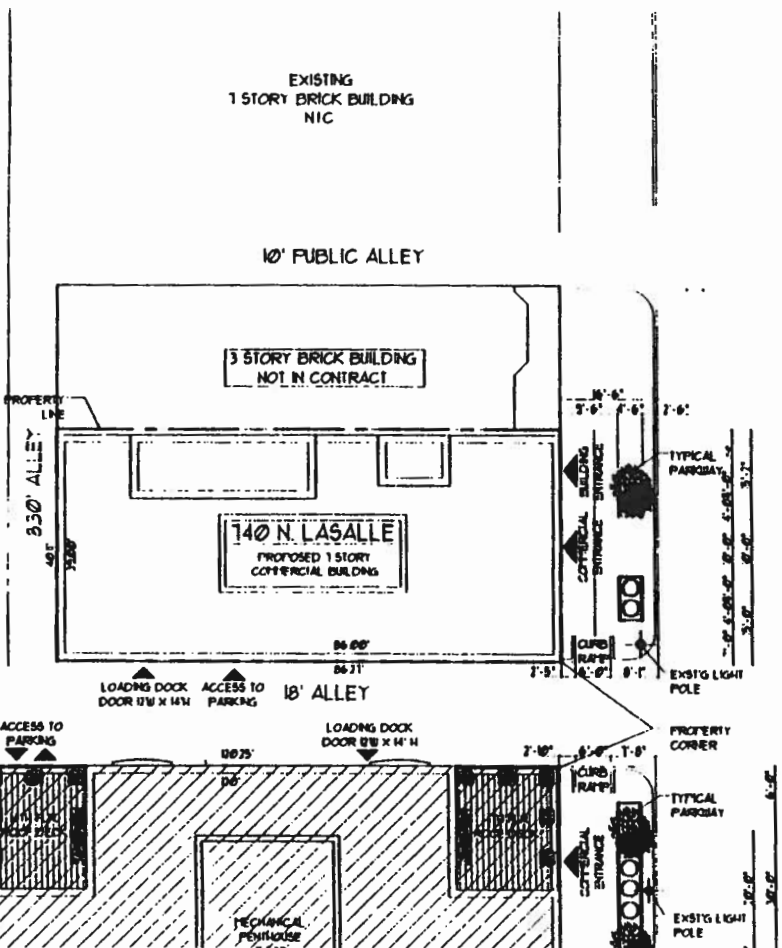
SCALE  
 NTS  
 DATE  
 12/20/01

SITE  
 PLAN

4



Landscape Plan.  
(2 of 2)



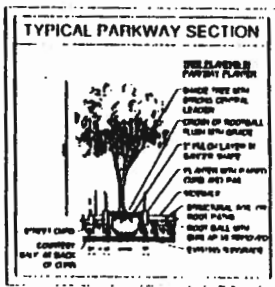
**LANDSCAPING NOTES**

1. ALL TREE PLANTINGS SHALL BE INSTALLED BY THE CONTRACTOR 90 DAYS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
2. TREE SPECIES TO BE USED SHALL BE SEASONALLY APPROPRIATE AND SHALL BE AVAILABLE IN THE AREA OF THE PROJECT.
3. ALL TREES AND SHRUBS SHALL BE PLANTED IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:
4. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
5. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
6. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
7. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
8. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
9. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
10. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.

**TREE PLANTING**

PLANTING SPECIFICATIONS:

- 1. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 2. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 3. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 4. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 5. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 6. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 7. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 8. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 9. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.
- 10. TREES SHALL BE PLANTED IN A 2.5' HIGH CASE WITH A 1.5' HIGH CANOPY AND A 1.5' HIGH TRUNK.



222 N. WABASH  
CHICAGO, IL 60610  
312.222.2222  
312.222.2222  
www.hartshorn.com

hartshorn • gluhak  
architects

**NEW DEVELOPMENT**  
730 & 740 N. LA SALLE  
CHICAGO, IL.

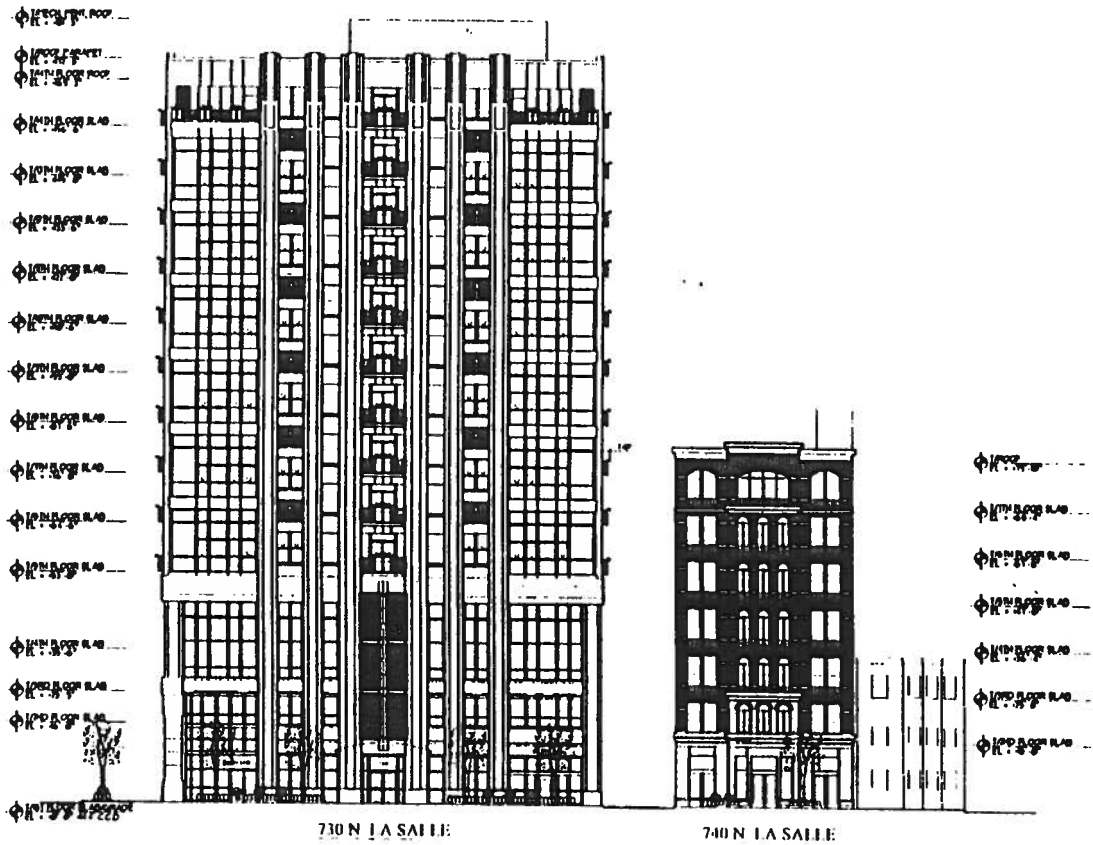
SCALE  
1/8" = 1'-0"

DATE  
12/20/01

LANDSCAPE  
PLAN  
(2 OF 2)

6

LaSalle Elevation.



LA SALLE ELEVATION

337 N. Superior  
 Chicago, IL 60611  
 P 312.330.4000  
 F 312.330.4000  
 www.hartshorn.com  
 hartshorn - shank &  
 architecture

NEW DEVELOPMENT

730 & 740 N. LA SALLE  
CHICAGO, IL

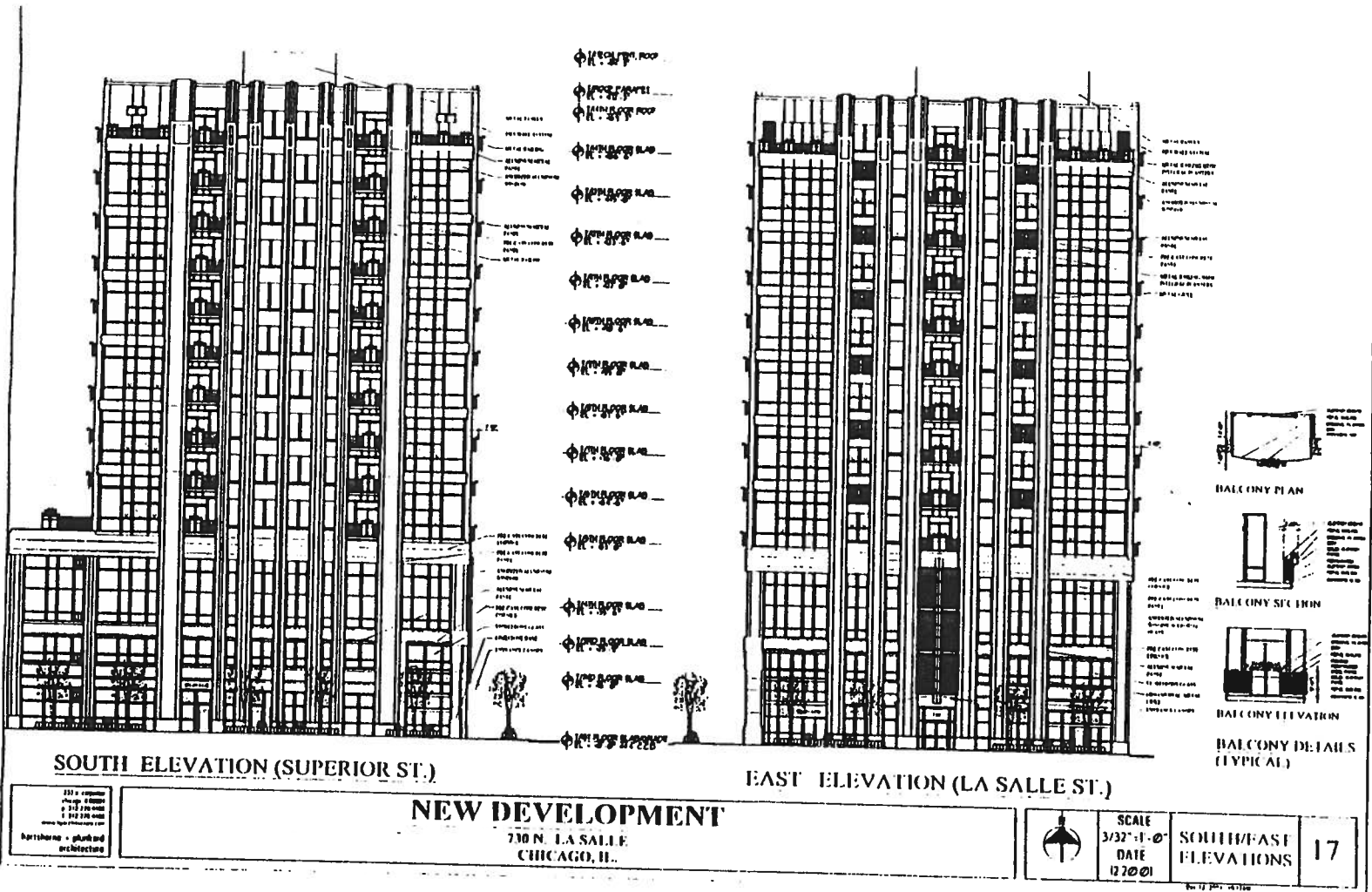


SCALE  
3/32" = 1'-0"  
DATE  
12/20/01

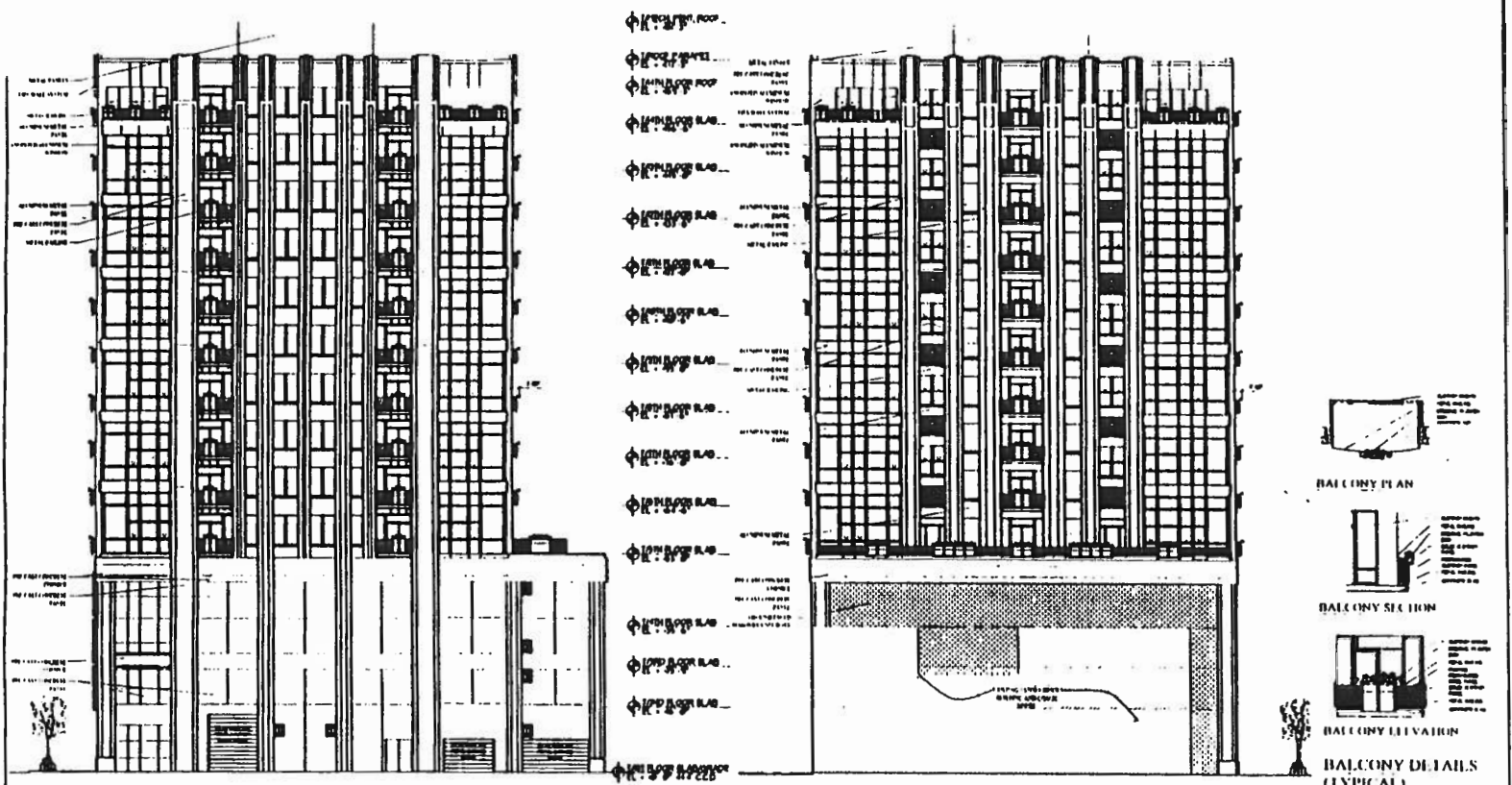
ELEVATIONS

16

South/East Elevations.  
(730 North LaSalle Street)



North/West Elevations.  
(730 North LaSalle Street)



NORTH ELEVATION (ALLEY)

WEST ELEVATION

2001 © copyright  
 design: 200001  
 + 210 200 0000  
 + 210 200 0000  
 www.koribara.com

koribara + gluhak  
 architects

**NEW DEVELOPMENT**  
 730 N. LA SALLE  
 CHICAGO, IL



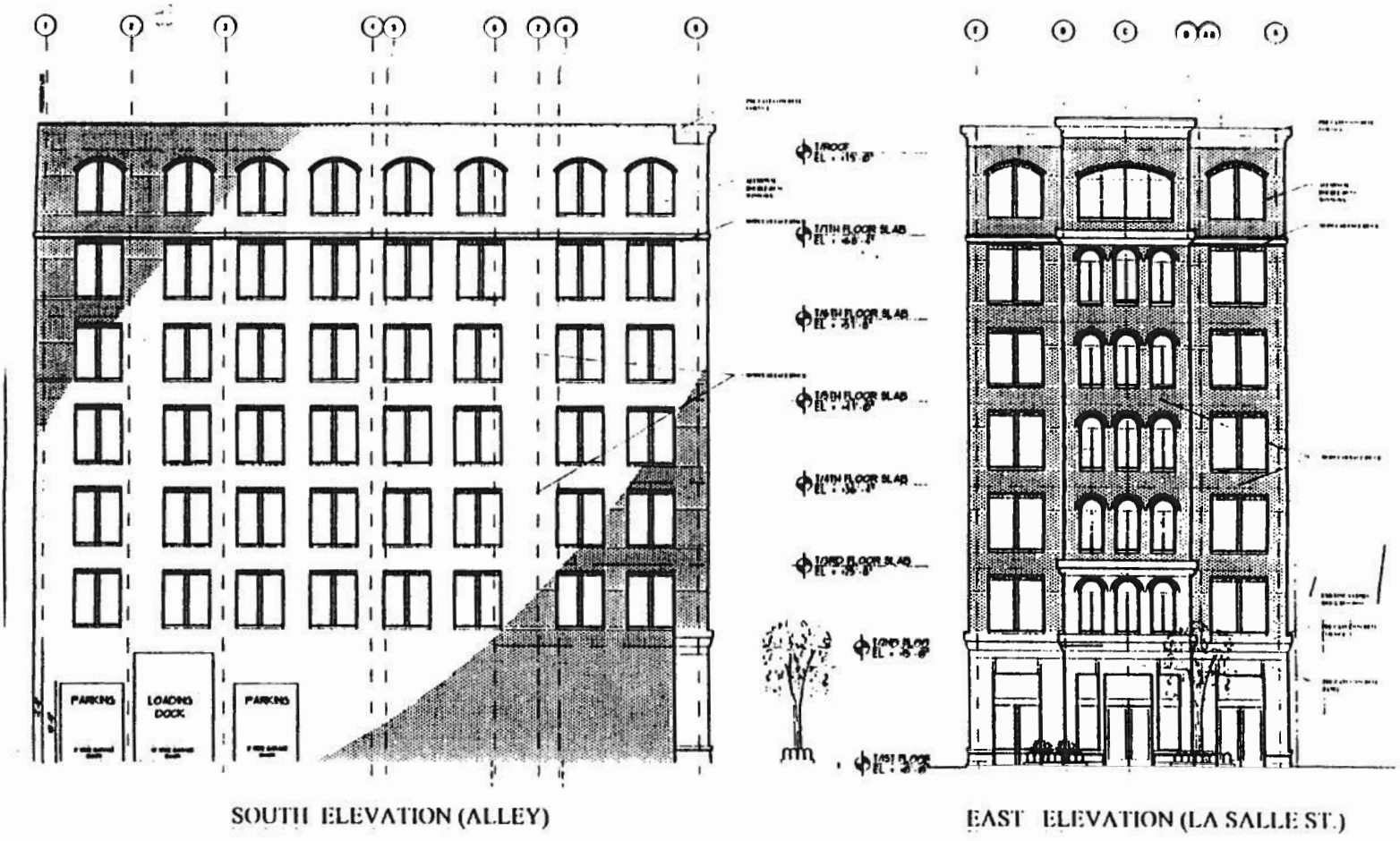
SCALE  
 3/32" = 1'-0"  
 DATE  
 12/20/01

NORTH/WEST  
 ELEVATIONS

18

6-11-2001 14:00

South/East Elevations.  
(740 North LaSalle Street)



SOUTH ELEVATION (ALLEY)

EAST ELEVATION (LA SALLE ST.)

77806 - 00000  
 Project: 77806  
 1/16/2002  
 www.hortelano.com  
 hortelano + gluckard  
 architects

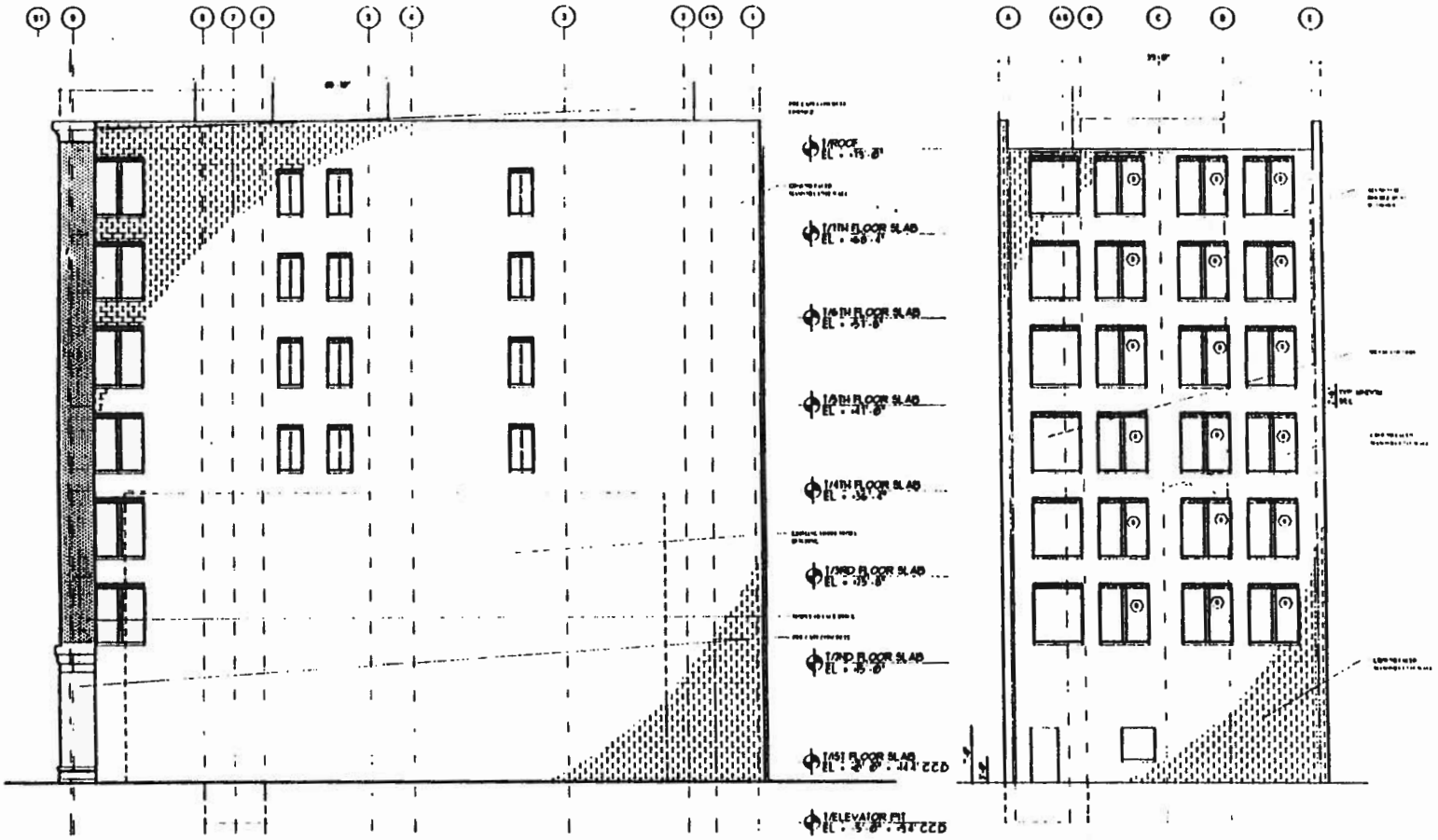
**NEW DEVELOPMENT**  
 740 N. LA SALLE  
 CHICAGO, IL



SCALE  
 3/16" = 1'-0"  
 DATE  
 12/20/01

ELEVATIONS	19
------------	----

North/West Elevations.  
(740 North LaSalle Street)



NORTH ELEVATION

WEST ELEVATION (ALLEY)

224 NORTH  
MICHIGAN, CHICAGO, IL 60601  
P 312.278.2000  
F 312.278.2000  
WWW.HARTHORN-PLATNER.COM  
harthorn • platner  
architects

**NEW DEVELOPMENT**

740 N. LA SALLE  
CHICAGO, IL



SCALE  
3/16" = 1' - 0"  
DATE  
12/20/01

ELEVATIONS

20

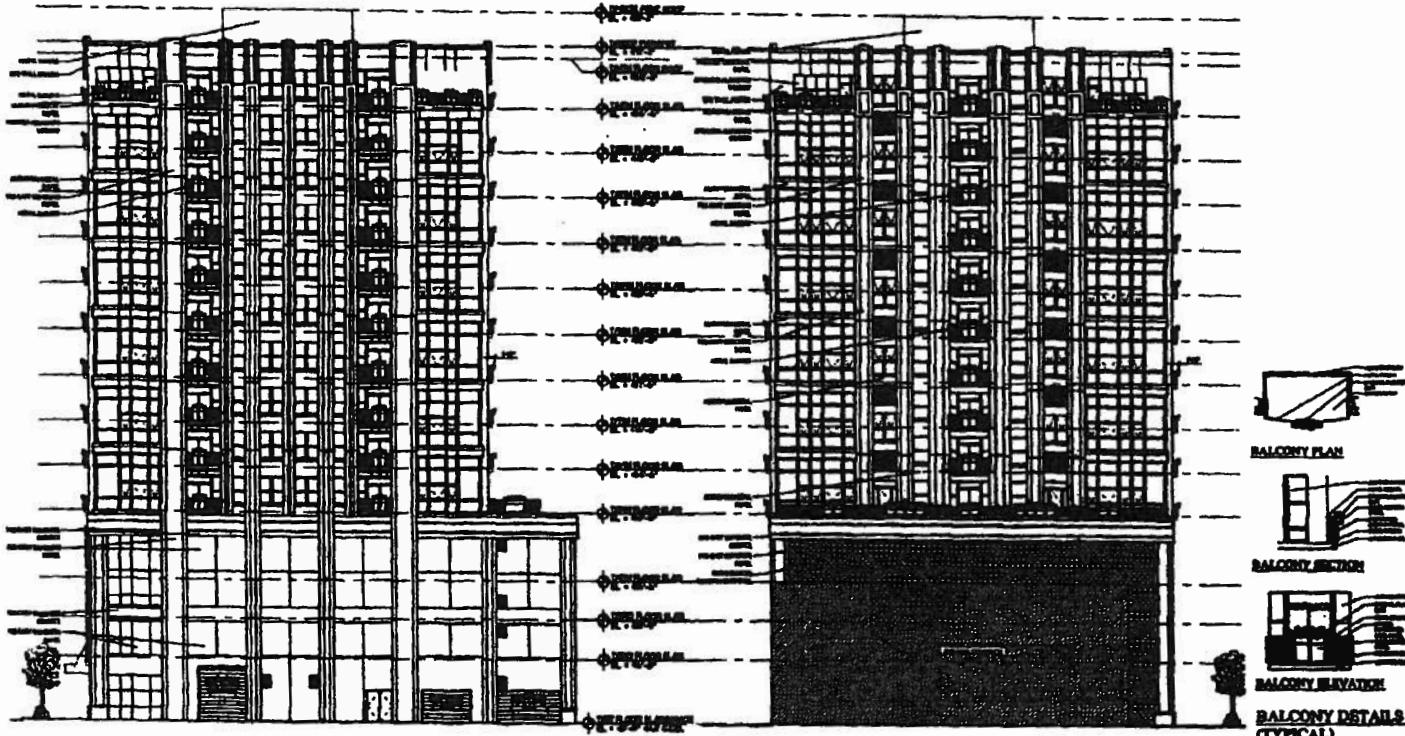
**RESIDENTIAL-BUSINESS PLANNED DEVELOPMENT No. 810,  
AS AMENDED**

6/28/2006

REPORTS OF COMMITTEES

North/West Building Elevations.

80013




**NORTH ELEVATION (ALLEY)**

**WEST ELEVATION**

ALL DRAWINGS  
TO BE  
REVIEWED  
BY THE  
COMMITTEE  
DATE: 6/28/06

**NEW DEVELOPMENT**  
738 N. LA SALLE  
CHICAGO, IL

	SCALE	<b>NORTH/WEST ELEVATIONS</b>
	3/8" = 1'-0"	
	DATE	

Applicant: 742 North LaSalle Street, LLC.  
Address: 714 Justina, Hinsdale, Illinois 60521  
Date: February 8, 2006