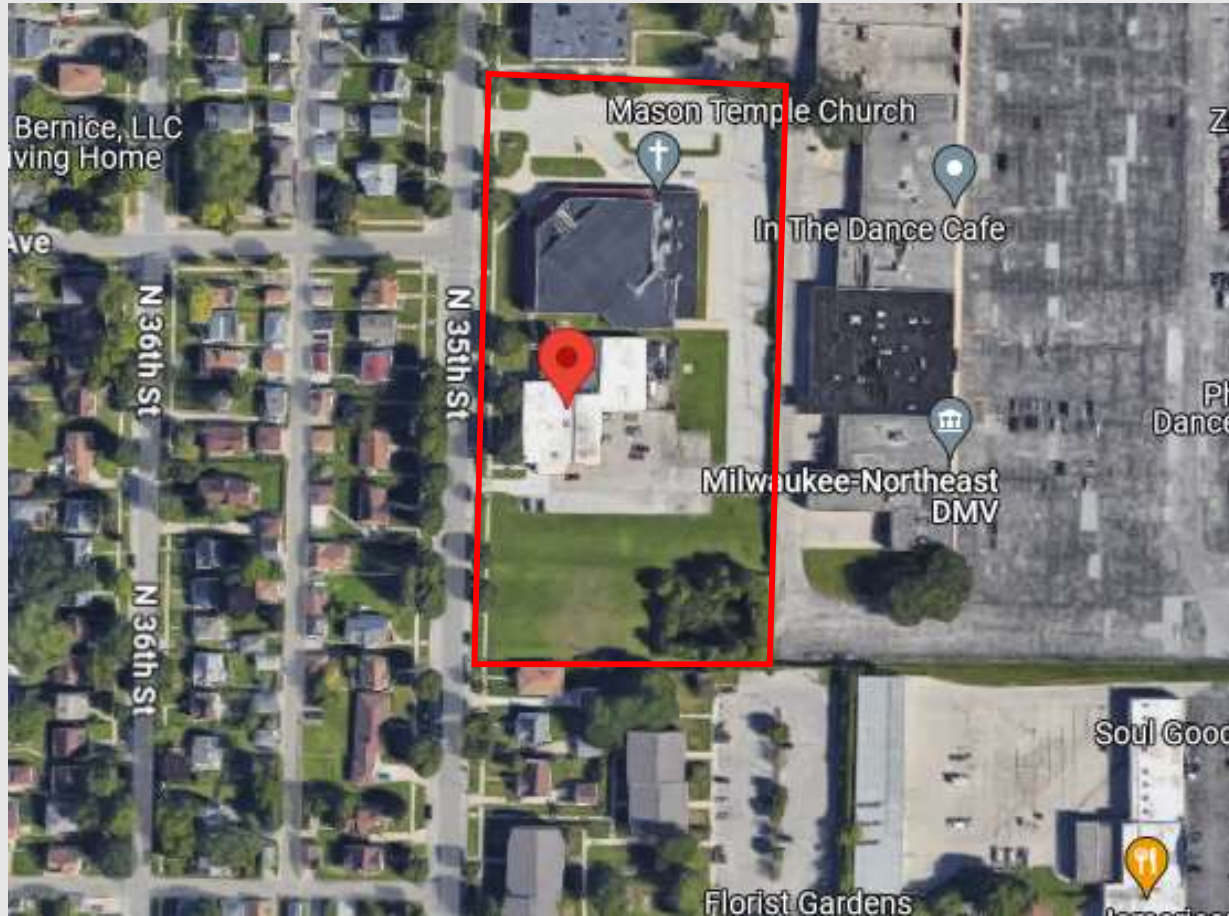
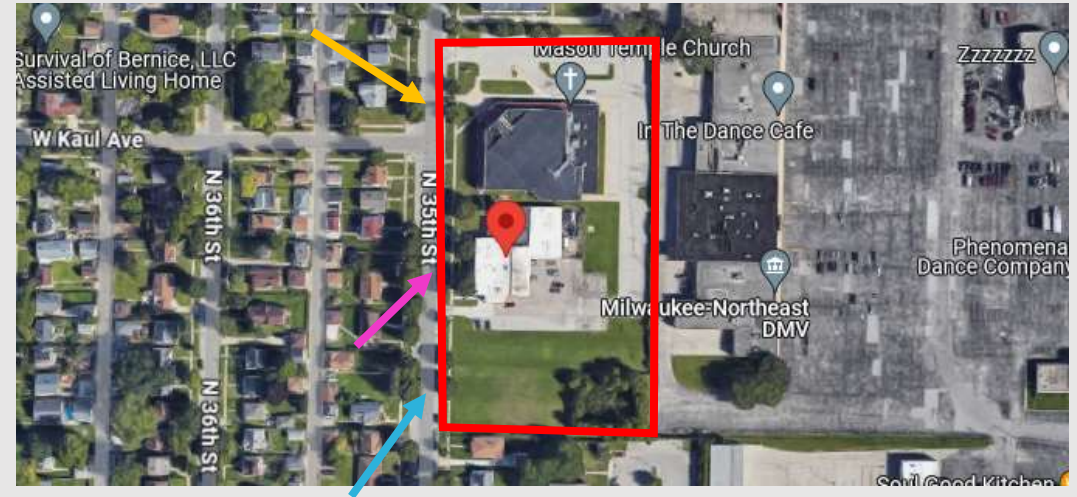


File No. 230881. A substitute ordinance relating to the change in zoning from Single-Family Residential, RS6, to Multi-Family Residential, RM2, to allow multi-family residential development on a portion of 6090-98 North 35th Street, located on the east side of North 35th Street, north of West Florist Avenue, in the 1st Aldermanic District.



File No. 230881. Context.



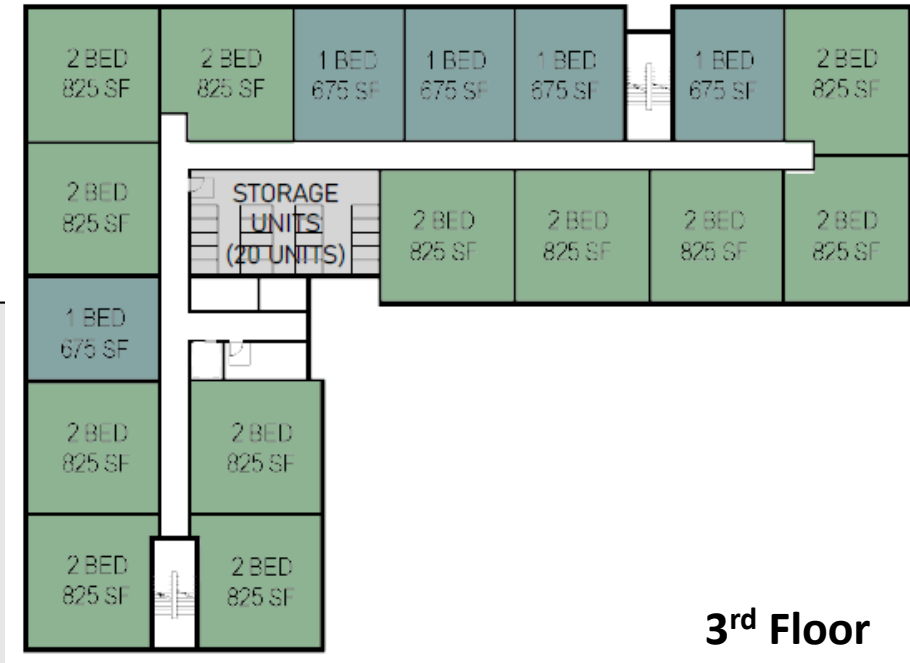
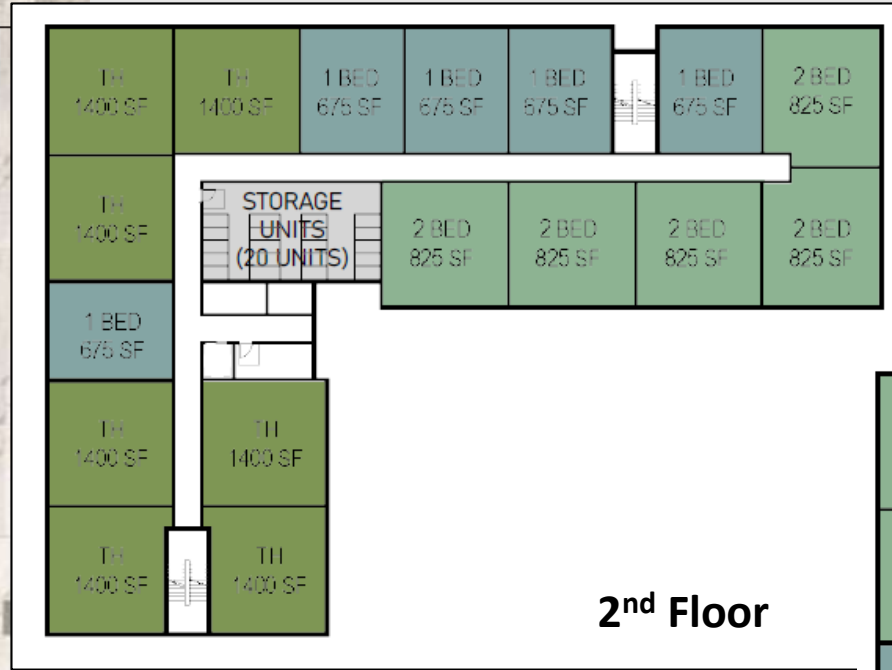
File No. 230881. Consistency with Comprehensive Plan.



Northwest Side Plan

- Adopted in 2007. Amended in 2017.
- The proposed zoning change is located in District 9 of the Northwest Side Plan where a full range of residential options exist, including multi-family rental housing, duplex and single-family residential housing units.
- The plan encourages owner-occupancy multi-family and single-family units, and blending infill development and new construction that fit the neighborhood character.
- The proposed change in zoning is consistent with the Northwest Side Area Plan.

File No. 230881. Conceptual and for informational purposes only.



File No. 230881. Conceptual and for informational purposes only.

UNIT TYPE	1 BED	2 BED	TH (2-STORY)	TOTALS
	675 SF	825 SF	1400 SF	
LEVEL 01	4	2	7	13 UNITS
LEVEL 02	5	5	-	10 UNITS
LEVEL 03	5	12	-	17 UNITS
UNIT TOTALS	14 UNITS	19 UNITS	7 UNITS	40 UNITS
	36%	48%	16%	



File No. 230881. Conceptual and for informational purposes only.

