

PUBLIC NOTICE IS HEREBY GIVEN THAT a public hearing is scheduled before the Chicago Plan Commission on Thursday, the twenty-sixth (26th) day of May 2022, at **10:00 AM**. This meeting would typically take place on the Second Floor of City Hall Council Chambers, 121 North LaSalle Street, Chicago, Illinois, however, given the current gubernatorial disaster declaration that is in effect, this meeting will only be held “virtually”. In the event that Governor Pritzker elects not to extend the statewide disaster declaration to include May 26, 2022, an in-person meeting may be possible, and details will be provided on the Chicago Plan Commission website. Instructions for how to access the Plan Commission meeting, on how to provide written comment for the meeting, and on how to participate with public testimony will be provided on the Chicago Plan Commission website: [<http://www.chicago.gov/cpc>]. Any additional information or updates on the hearing as well as a link to the live stream of the hearing will be available as they become available on this same website. The meeting will be held on the following proposed applications and/or amendments.

A resolution recommending a proposed ordinance authorizing an adjacent neighbor’s land acquisition program, generally located at 4441 South Princeton Avenue to Andrea Bell (22-018-21; 3rd Ward).

A resolution recommending a proposed ordinance authorizing a disposition of city owned land, generally located at 4116 South Lake Park Avenue to NeighborSpace (22-019-21; 4<sup>th</sup> Ward).

A resolution recommending a proposed ordinance authorizing a disposition of city owned land, generally located at 6204 South Green Street & 6215-6223 South Green Street to Englewood Connect, LLC (22-020-21; 16<sup>th</sup> Ward).

A proposed Lake Michigan and Chicago Lakefront Protection Ordinance application, submitted by St. James Interests, LLC, for the property generally located at 438 W St. James Place. The property is zoned RM-6 and is within the Private Use Zone of the Lake Michigan and Chicago Lakefront Protection District. The applicant is proposing to construct a new ten-story building with five dwelling units and five parking spaces (LF# 764, 43<sup>rd</sup> Ward).

A proposed Lake Michigan and Chicago Lakefront Protection Ordinance application, submitted by Second Church of Christ Scientist, Chicago, for the property generally located at 2700-2710 N Pine Grove Avenue. The property is zoned RM-6 and is within the Private Use Zone of the Lake Michigan and Chicago Lakefront Protection District. The applicant is proposing to renovate the existing church building to provide continued religious assembly in approximately 5,000 SF and add a six-story addition containing 22 dwelling units and 31 parking spaces (LF# 766, 43<sup>rd</sup> Ward).

A proposed Residential-Business Planned Development, submitted by Solar Junkyard LLC, for the property generally located at 210 North Morgan Street. The applicant is proposing to rezone the site from C1-1 (Neighborhood Commercial District) to DX-7 (Downtown Mixed-Use District) and then to a Residential-Business Planned Development to construct a 380’-tall building containing 204 residential units, approximately 4,000 square feet of ground floor commercial space, and 50 accessory vehicular parking spaces. A 4.5 FAR (Floor Area Ratio) bonus will be taken and the overall FAR of the planned development will be 11.5. (20868, 27th Ward)

Dated at Chicago, Illinois, this the ninth (9th) day of May 2022.

Laura Flores,  
Chair, Chicago Plan Commission

Maurice D. Cox  
Commissioner, Department of Planning and Development  
Secretary, Chicago Plan Commission