CITY OF CHICAGO

APPLICATION FOR AN AMENDMENT TO THE CHICAGO ZONING ORDINANCE

l.	ADDRESS of the property Applicant is seeking to rezone:
	1330 East 53 rd Street
2.	Ward Number that property is located in: 4
3.	APPLICANT Mesa Development, LLC
	ADDRESS 205 North Michigan – Suite 2200 CITY Chicago
	STATE Illinois ZIP CODE 60601 PHONE 312.240.1700
	EMAIL jhanson@mesadevelopment.com CONTACT PERSON James M. Hanson
4.	Is the applicant the owner of the Property? YES NO X If the applicant is not the owner of the property, please provide the following information regarding the owner and attach written authorization from the owner allowing the application to proceed.
	OWNER Lake Park Associates, Inc.
	ADDRESS 1658 East 53 rd Street CITY Chicago
	STATE Illinois ZIP CODE 60615 PHONE 773.702.1976
	EMAIL rhrush@uchicago.edu CONTACT PERSON Robert H. Rush
5.	If the Applicant/Owner of the property has obtained a lawyer as their representative for the rezoning, please provide the following information:
	ATTORNEY Edward J. Kus / Shefsky & Froelich
	ADDRESS 111 East Wacker Drive – Suite 2800
	CITY Chicago STATE Illinois ZIP CODE 60601
	PHONE 312.836.4080 FAX 312.275.7586 EMAIL ekus@shefskylaw.com

6.	If the applicant is a legal entity (Corporation, LLC, Partnership, etc.) please provide the names of all owners as disclosed on the Economic Disclosure Statements.
	James M. Hanson
	Richard A. Hanson
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7.	On what date did the owner acquire legal title to the subject property? November 2009
8.	Has the present owner previously rezoned this property? If Yes, when?
0.	NO
	110
9.	Present Zoning District B1-2 & B3-2 Proposed Zoning District B3-5 to Plan. Dev.
10.	Lot size in square feet (or dimensions) 48,308 Square Feet (1.10 acres)
11.	Current Use of the property Mobil gas station and vacant lot
12.	Reason for rezoning the property proposed building exceeds thresholds for a mandatory PD
	in a B3-5 District
13.	Describe the proposed use of the property after the rezoning. Indicate the number of dwelling units; number of parking spaces; approximate square footage of any commercial space; and height of the proposed building. (BE SPECIFIC)
	The proposed building will contain approximately 267 dwelling units; approximately 30,000
	SF of retail space on the ground floor; approximately 218 on-site parking spaces; and the
	height of the building will be approximately 130 feet.
14.	On May 14 th , 2007, the Chicago City Council passed the Affordable Requirements Ordinance (ARO) that requires on-site affordable housing units or a financial contribution if residential housing projects receive a zoning change under certain circumstances. Based on the lot size of the project in question and the proposed zoning classification, is this project subject to the Affordable Requirements Ordinance? (See Fact Sheet for more information)
	YES X NO NO

COUNTY OF COOK STATE OF ILLINOIS

James M. Hanson, being first duly sworn on oath, states that all of the above statements and the statements contained in the documents submitted herewith are true and correct.

Signature of Applicant

Subscribed and Sworn to before me this 5441 day of February 2013.

Notary Public /

"OFFICIAL SEAL"

JEANETTE SAKIEWICZ

NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 1/13/2017

For Office Use Only

Date of Introduction:______

File Number:______

Ward:______