City of Chicago Planned Development 1292
Summary of Proposed Amendment

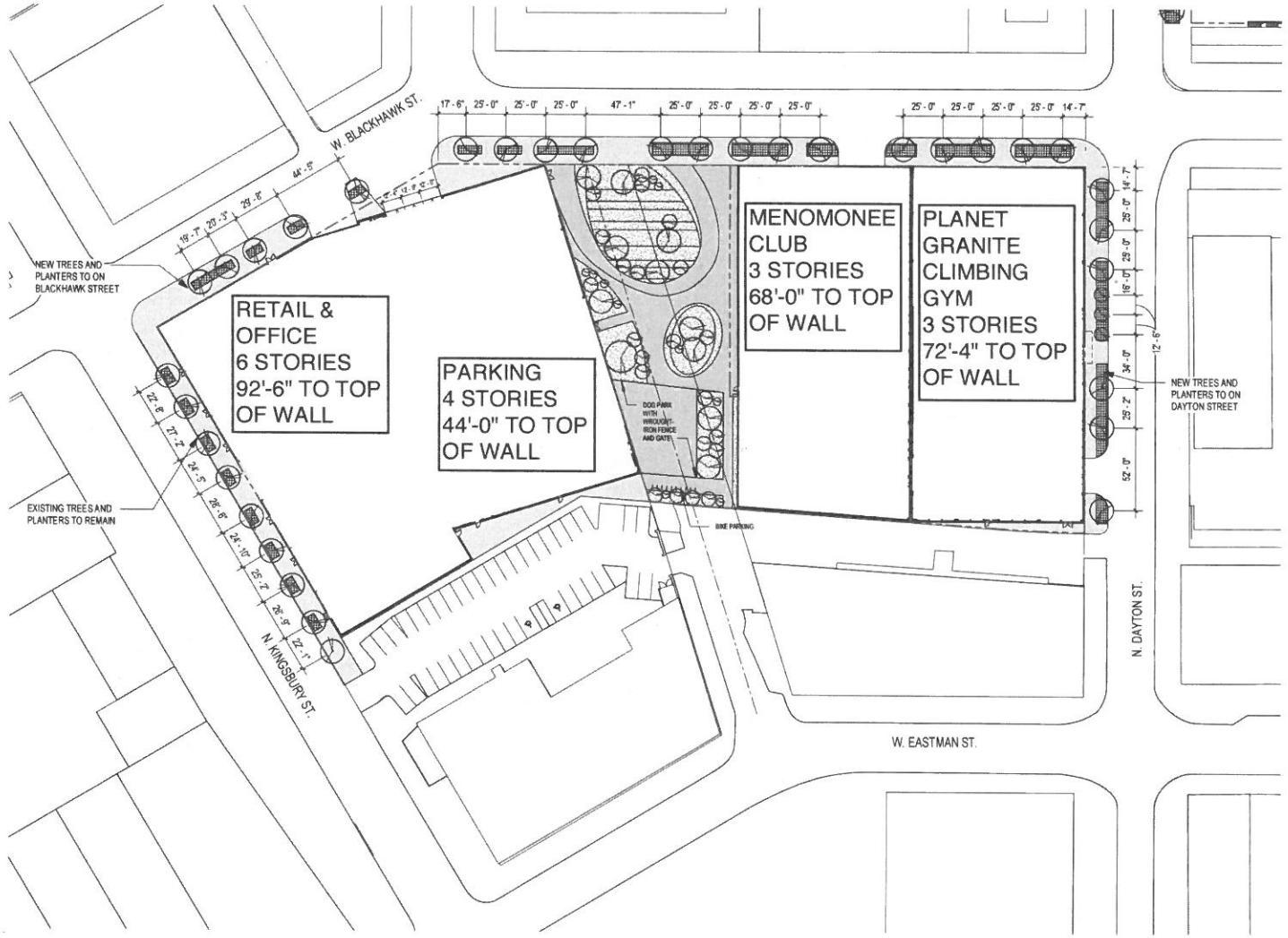
The Applicant requests a rezoning of the property located at 1463-1483 North Kingsbury Street / 835-919 West Blackhawk Street / 1450-1472 North Dayton Street in order to modify the boundaries of the Planned Development to include 15,524 additional square feet of land area, to establish subareas with the PD, and to add youth community recreation center and non-accessory parking as permitted uses.

Along with the introduction of a new planned open space park, the project developer and applicant shall maintain the following design solutions that address previous neighborhood property owner concerns:

1. *Garage lighting* – the lighting on the top level of the garage will utilize light poles which will include "shields" to limit the direct view from the North (SoNo towers). The developer will also specify LED lighting within the garage levels to limit the "bleed" lighting experienced from the neighboring parking garage.
2. *Garage Screening* – a dense metal screening material will be utilized on the entire height of the Blackhawk St. frontage.
3. *Garage/Loading* - the loading and dock space will be closed and under cover from adjoining property in the effort to eliminate noise and odors.

BUSINESS PLANNED DEVELOPEMENT NO. 1292, AS AMENDED

LANDSCAPE PLAN



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Applicant: The Shops At Big Deahl, LLC
Address: 1463-1483 N Kingsbury St. / 835-919 W Blackhawk St. / 1450-1472 N Dayton St.

Introduction Date: June 27, 2018
Chicago Plan Commission Date: TBD

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BUSINESS PLANNED DEVELOPEMENT NO. 1292, AS AMENDED

AERIAL PERSPECTIVE - LOOKING NORTH

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PERSPECTIVE VIEW - BLACKHAWK STREET - LOOKING SOUTHWEST

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PERSPECTIVE VIEW - BLACKHAWK STREET - LOOKING SOUTH TOWARDS THE PARK

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BUSINESS PLANNED DEVELOPEMENT NO. 1292, AS AMENDED

PERSPECTIVE VIEW - KINGSBURY STREET LOOKING EAST

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