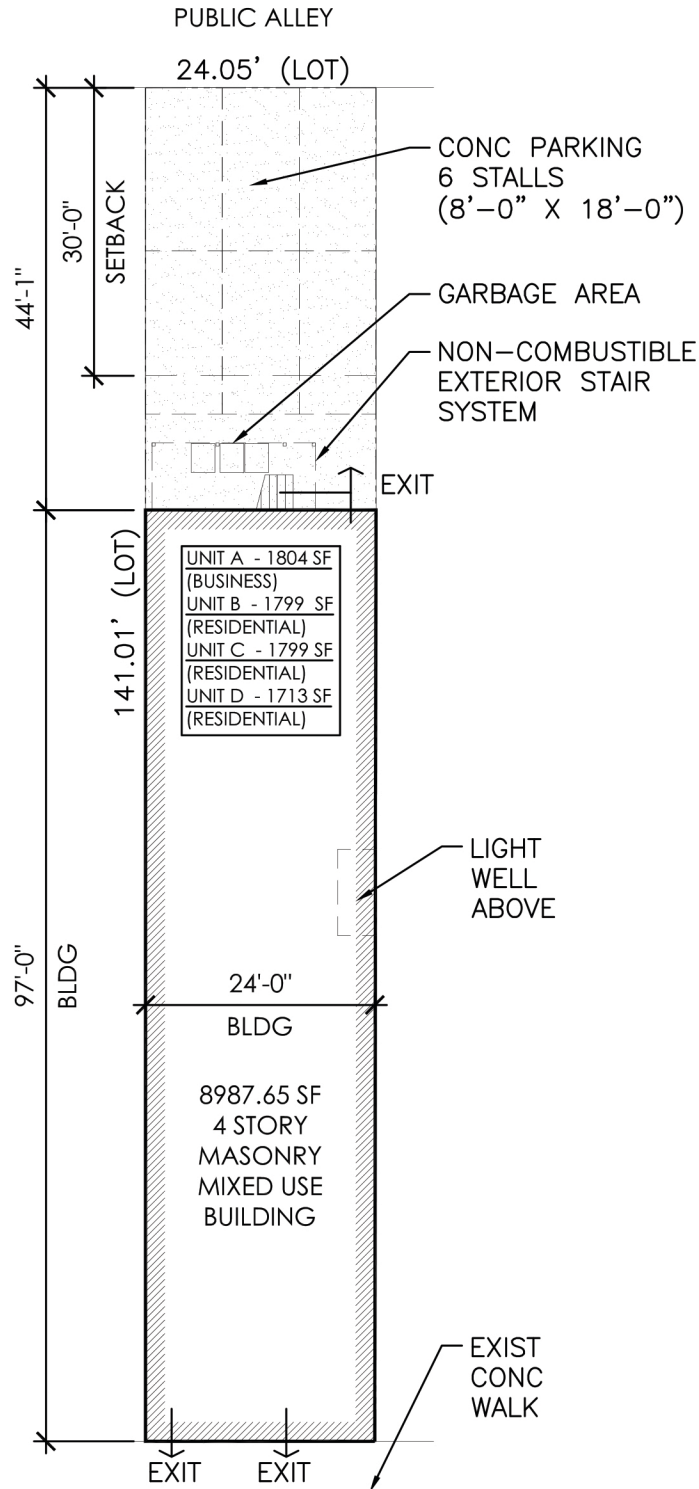


NEW MIXED USE BUILDING

2522 W FULLERTON AVENUE



FULLERTON AVENUE
← TWO WAY TRAFFIC →



SITE PLAN

1"=20'-0"



EXTERIOR ELEVATION

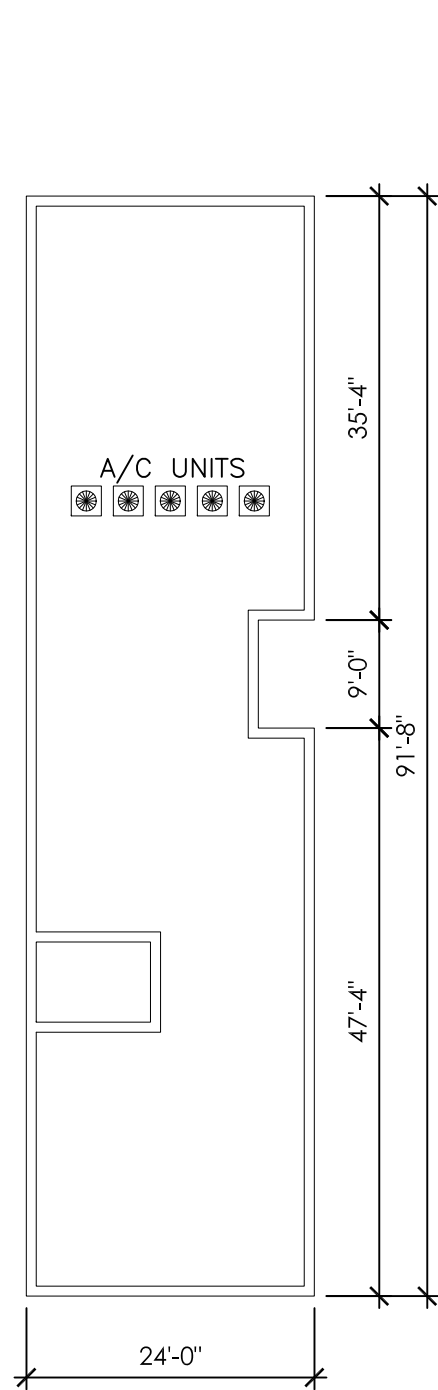
NOT TO SCALE

BUILDING DATA

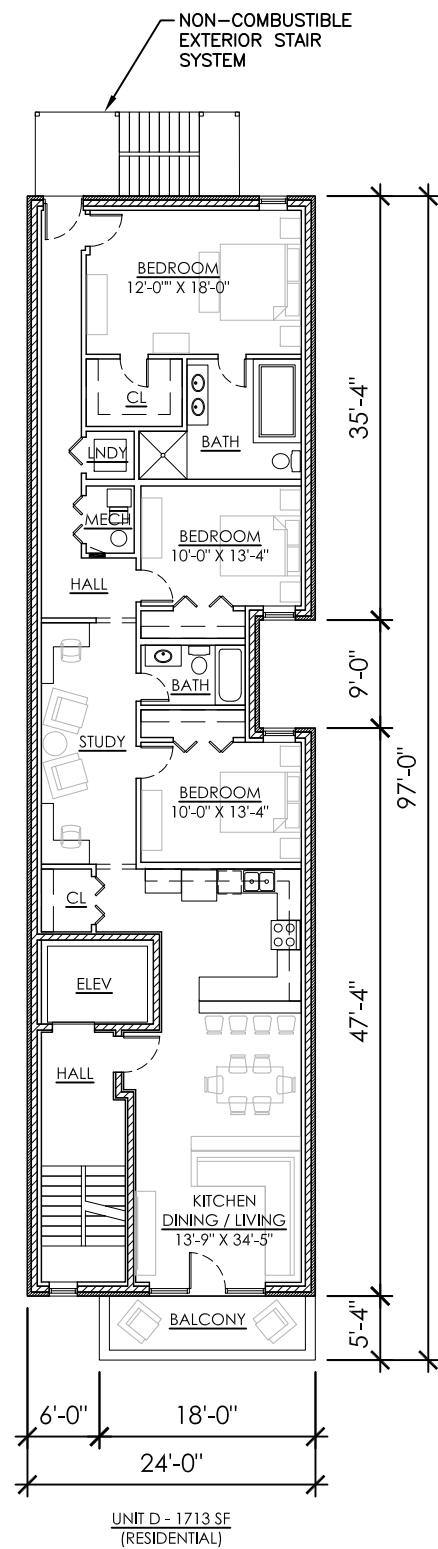
ADDRESS _____ 2522 W FULLERTON AVENUE
 LOT SIZE _____ 24.05'x141.01' (3391.3 SF)
 EXIST ZONING DISTRICT _____ C1-1

PROPOSED
 ZONING DISTRICT _____ C1-3
 BLDG SETBACKS _____ FRONT (0 FT)
 SIDE (0 FT)
 REAR (30 FT)
 MAX FLOOR AREA RATIO _____ 3.0 (10,173.87 SF)
 MIN LOT AREA/DWELLING UNIT _____ 400 SF
 MAX BLDG HEIGHT _____ 50 FT
 BUILDING AREA _____ 8987.65 SF
 BUILDING HEIGHT _____ 50 FT
 CONSTRUCTION TYPE _____ III-B
 NUMBER OF FLOORS _____ 4 TOTAL
 4TH FLOOR – RESIDENTIAL (2158.05 SF)
 3RD FLOOR – RESIDENTIAL (2254.05 SF)
 2ND FLOOR – RESIDENTIAL (2254.05 SF)
 1ST FLOOR – BUSINESS (2321.50 SF)
 NUMBER OF DWELLING UNITS _____ 3
 OFF-STREET PARKING _____ 6 (8'-0" X 18'-0")

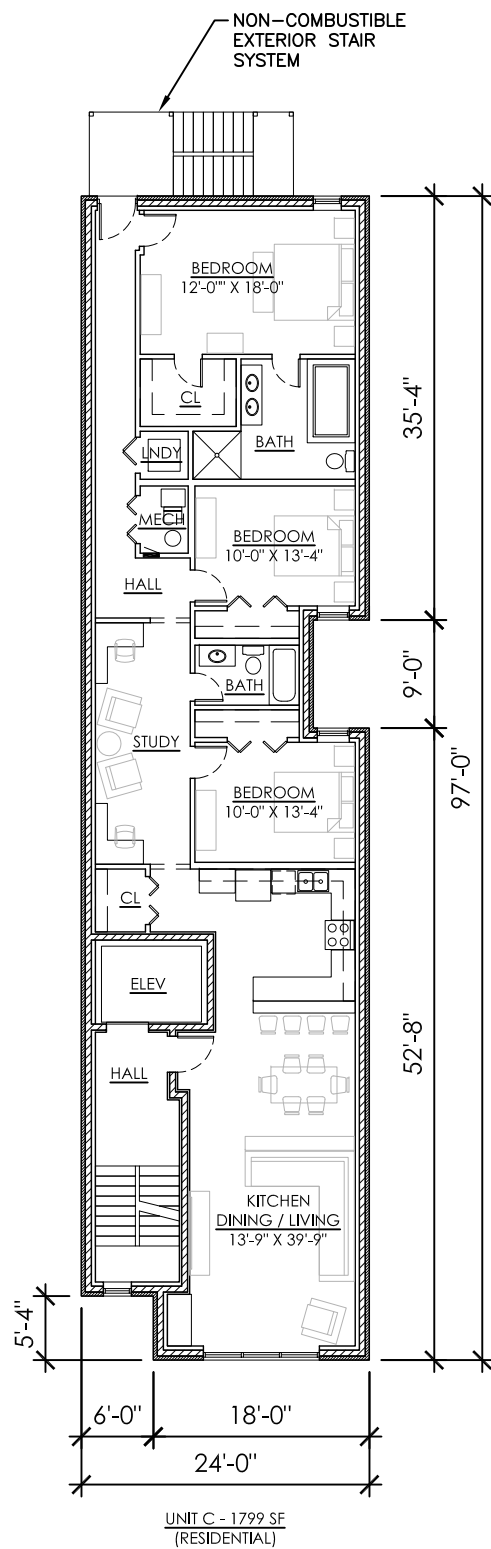
29DEC17	Design Review		
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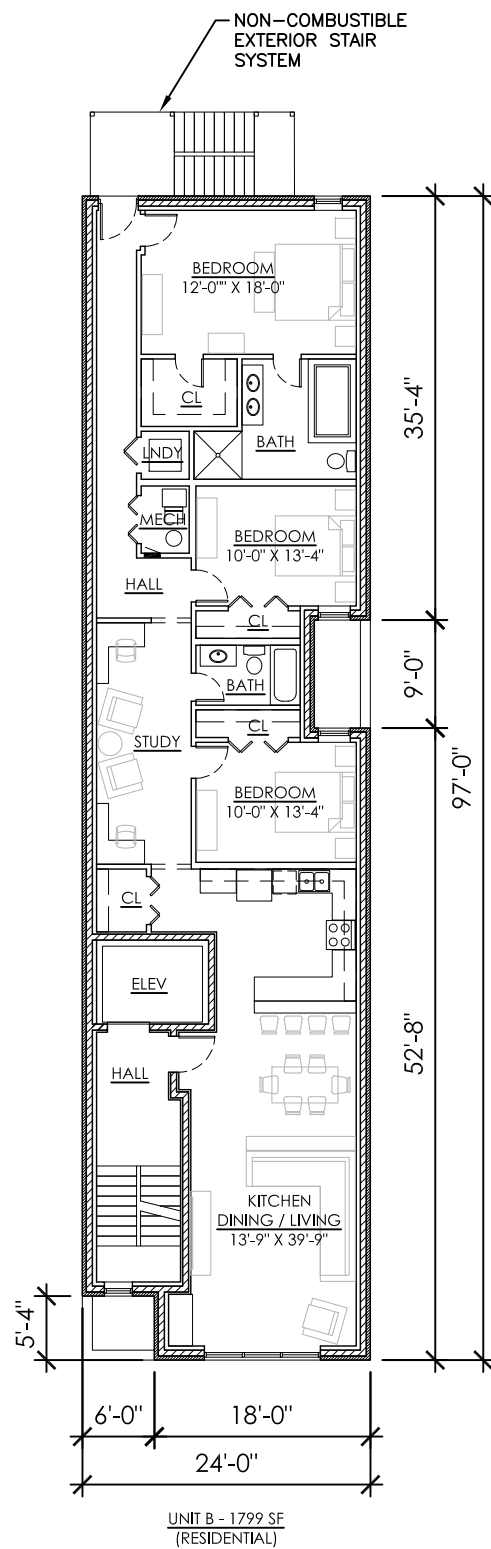
ROOF PLAN
1/16"=1'-0"



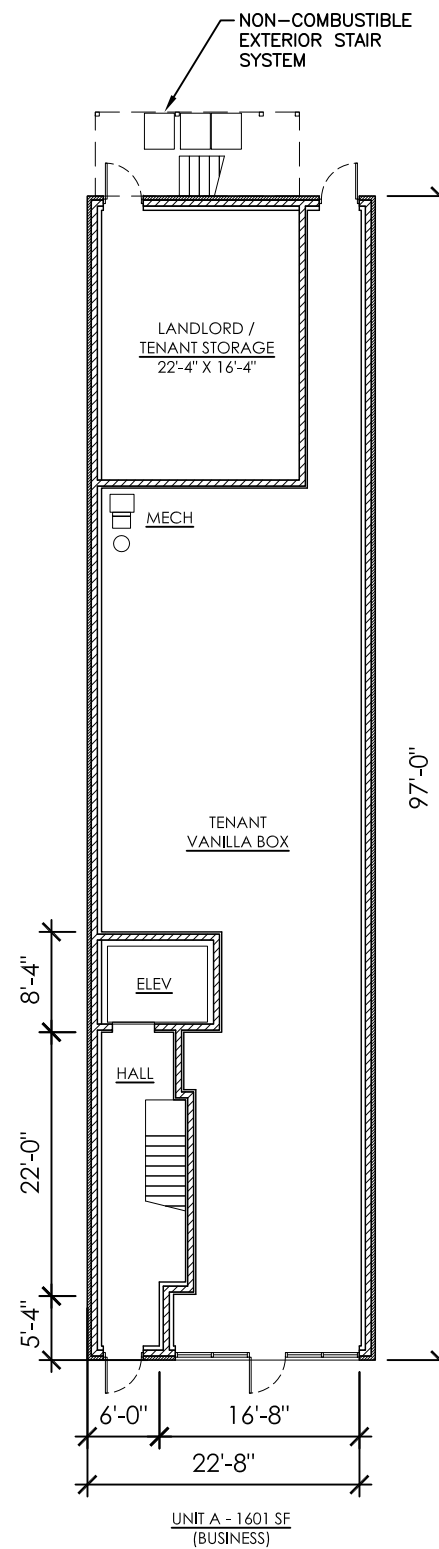
4TH FLOOR PLAN
1/16"=1'-0" 2158.05 SF



3RD FLOOR PLAN
1/16"=1'-0" 2254.05 SF

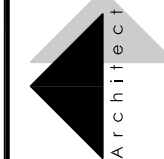


2ND FLOOR PLAN
1/16"=1'-0" 2254.05 SF



1ST FLOOR PLAN
1/16"=1'-0" 2254.05 SF

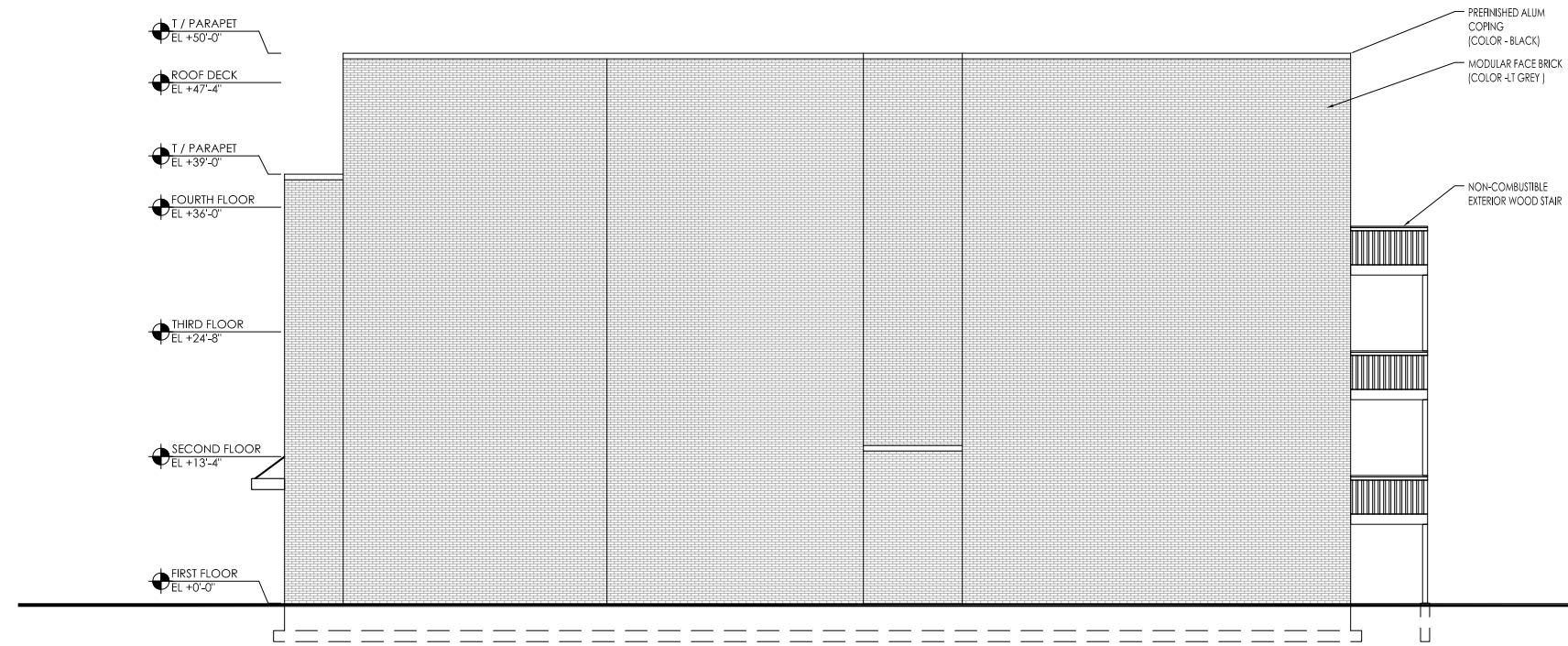
ADAMS DESIGN GROUP, LTD.
2243 Pepper Valley Drive
Geneva, Illinois 60134
630 . 244 . 7294



NEW MIXED USE BUILDING
2522 W FULLERTON AVE - CHICAGO

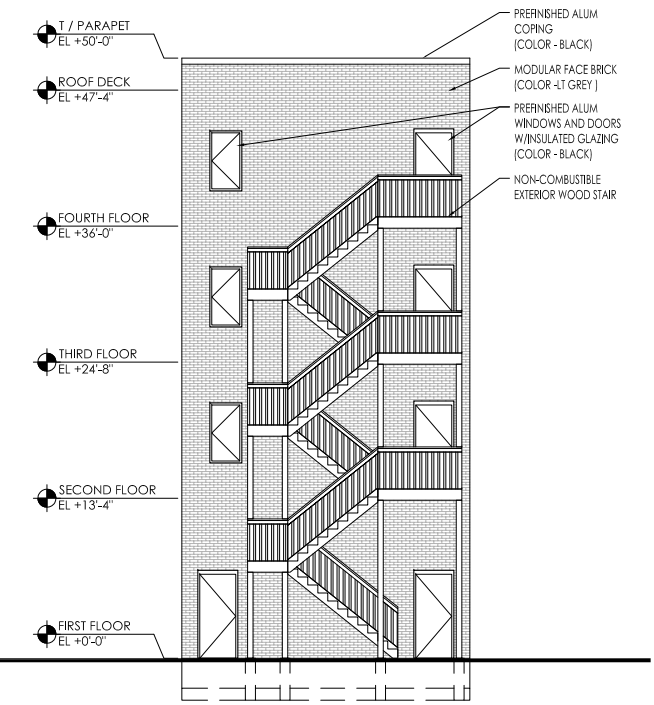
29DEC17	Design Review	
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A2



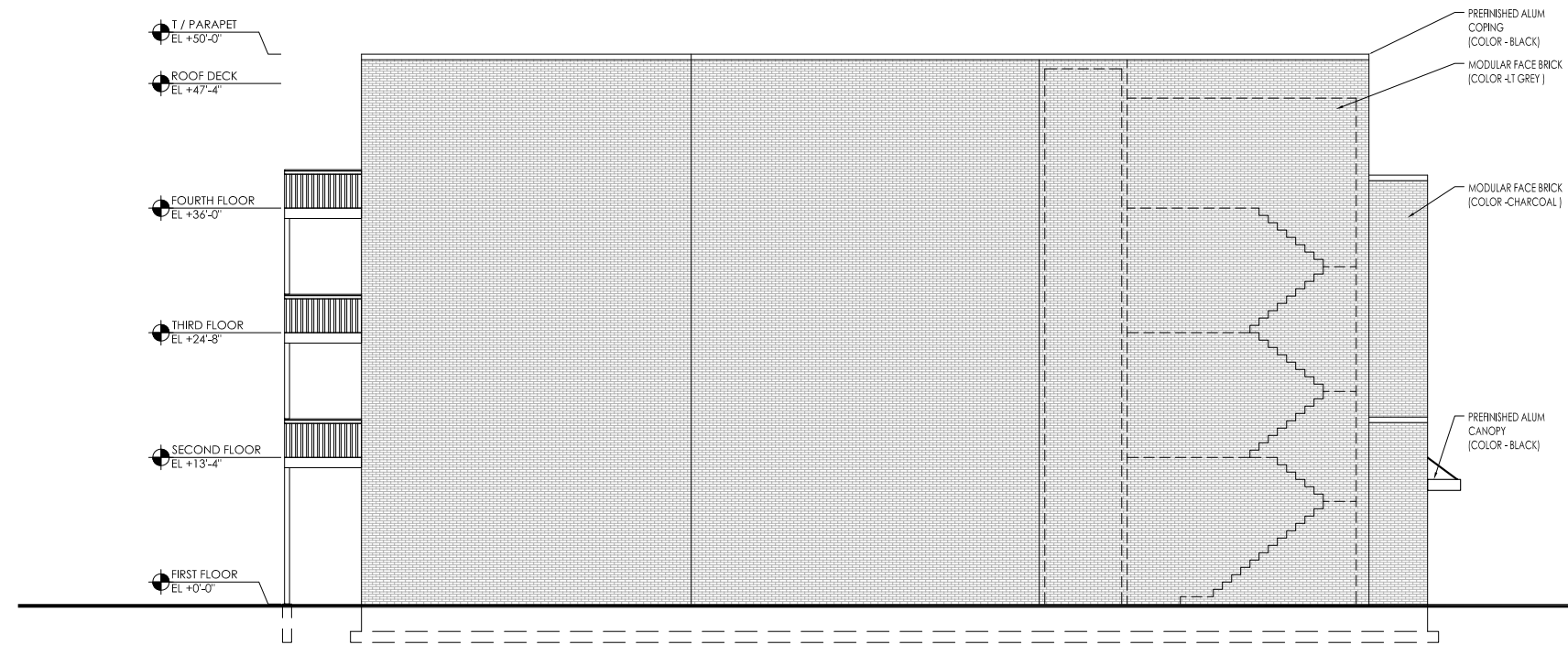
EAST ELEVATION

1/16"=1'-0"



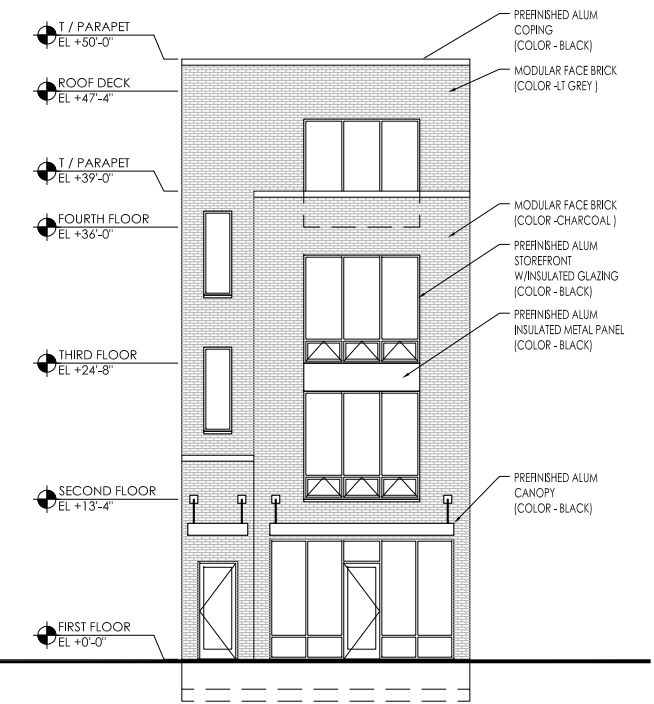
NORTH ELEVATION

1/16"=1'-0"



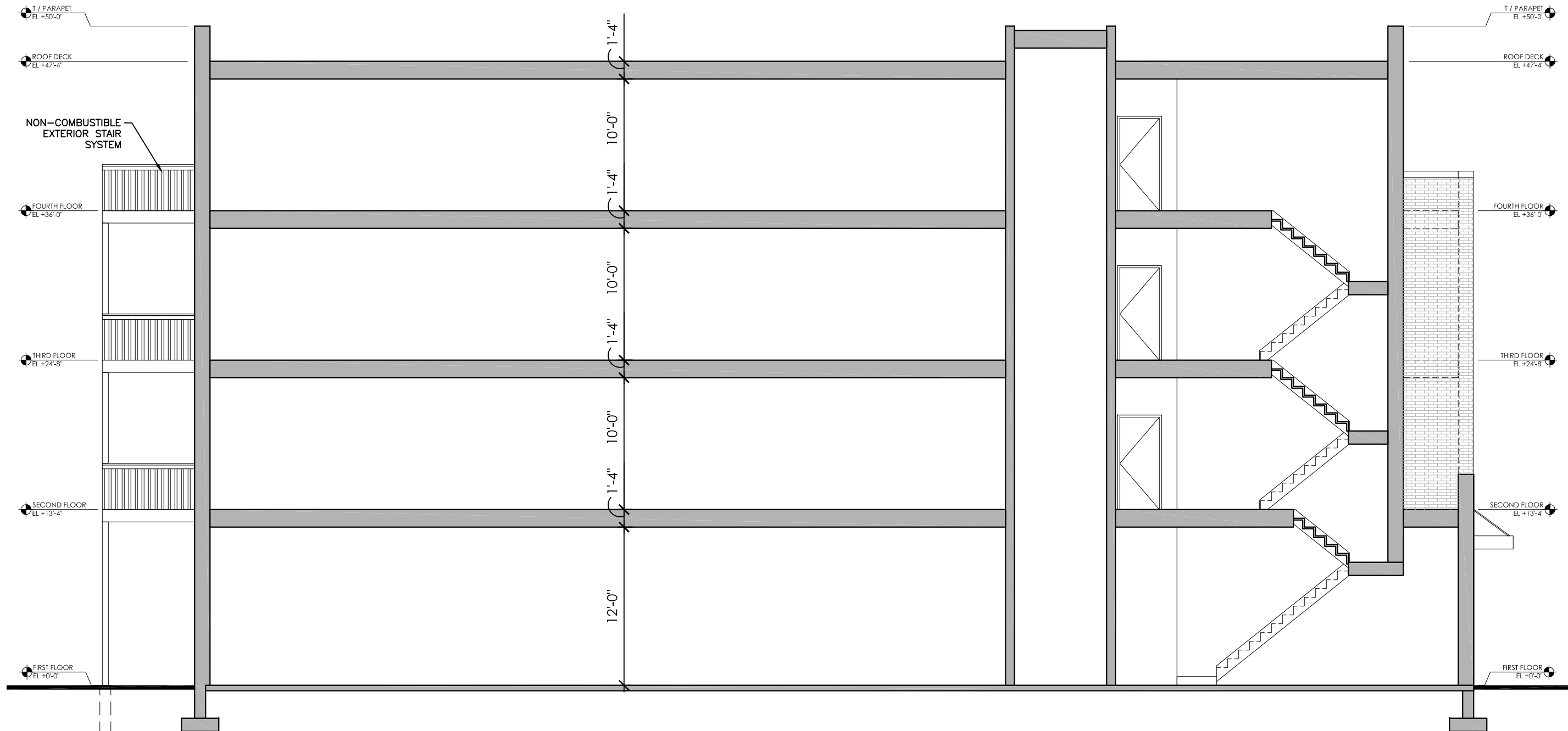
WEST ELEVATION

1/16"=1'-0"



SOUTH ELEVATION

1/16"=1'-0"



BUILDING SECTION
1/8"=1'-0"

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Geneva, Illinois 60134
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Architecture

NEW MIXED USE BUILDING
2522 W FULLERTON AVE - CHICAGO

29DEC17	Design Review		
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