

APPLICATIONS ON FILE
December 17, 2010

CITY OF OAKLAND
COMMUNITY & ECONOMIC DEVELOPMENT
AGENCY/Zoning Division
250 Frank H. Ogawa Plaza, 2nd Floor
Oakland, California 94612-2031

In addition to those applications listed on the City Planning Commission Agenda, the City has also received the applications included in this notice for review and action.

You have received this notice because our records indicate that you own property and/or reside near one of the project locations listed below or you have indicated your interest in one of the applications.

You may view the project applications and/or plans by visiting our offices. The case planner need not be present to see the project file. Your comments and/or questions regarding an application must be directed to the Community and Economic Development Agency – Zoning Division, to the attention of the designated case planner, and by the end of the 17-day public comment period:

January 12, 2011

In your comment letter please indicate the case number (which is identified on each notice) at the upper right hand corner of your letter so it will reach the case planner promptly.

A decision will be made on the application after this date. If you decide to appeal the Zoning Manager's decision or challenge the application in court, you will be limited to issues raised in written correspondence or email and delivered to the Zoning Division on, or prior to the end of the 17-day public comment period as indicated above. If you wish to be notified of the decision of any of these cases, please indicate the Case Number and submit a self-addressed stamped envelope for each case, to the Community and Economic Development Agency – Zoning Division, at the address indicated above.

Except where noted, once a decision is reached by the Zoning Manager on these cases, they are appealable to the Planning Commission. Such appeals must be filed within ten (10) calendar days of the date of decision by the Zoning Manager and by 4:00p.m. An appeal shall be on a form provided by the Planning and Zoning Division of the Community and Economic Development Agency, and submitted to the same at 250 Frank H. Ogawa Plaza, Suite 2114, to the attention of the Case Planner. The appeal shall state specifically wherein it is claimed there was error or abuse of discretion by the City of Oakland or wherein the decision is not supported by substantial evidence and must include payment in accordance with the City of Oakland Master Fee Schedule. Failure to file a timely appeal will preclude you from challenging the City's decision in court. The appeal itself must raise every issue that is contested along with all the arguments and evidence previously entered into the record during the previously mentioned seventeen (17) day public comment period. Failure to do so will preclude you from raising such issues during the appeal hearing and/or in court.

Please help up achieve wider notification by alerting your friends and neighbors if you believe they would be interested in any or the cases listed below. Please note that the descriptions of the applications found below are preliminary in nature and that the projects and/or such descriptions may change prior to a decision being made.

1. **Location:** 2423 Ravenswood Lane (APN: 029 -1002-009-07) (12/9/10)
 Proposal: To abate an illegal upper addition to a detached garage (Complaint#1003369) by completing the project as a 224 square-foot upper addition to only the rear left side of the garage.
Applicant/Phone Number: Tom Branca (510) 507-6736
 Owner: Tom Branca & Suzy Holsinger
 Case File Number: DV10-318
Planning Permits Required: Minor Variances to allow an accessory structure to be 22-feet in height where 15-feet is allowed and for left side yard depth of 1-foot where 5-feet is required (OMC Sec. 17.16.110(B), 17.16.120(C), 17.148.020(B));
Regular Design Review for an addition to a residential facility in the R-30 Zone requiring a Variance (OMC Sec. 17.16.030, 17.136.040(A)(2))
General Plan: Detached Unit Residential
 Zoning: R-30 One-Family Residential Zone
Environmental Determination: Exempt, Section 15301(e) of the State CEQA Guidelines:
Existing Facilities (Additions to existing structures);
Section 15183 of the State CEQA Guidelines:
Projects consistent with a community plan, general plan or zoning
Historic Status: Not a Potential Designated Historic Property; Survey rating: D3
Service Delivery District: IV
City Council District: 4
For further information: Contact case planner **Aubrey Rose, Planner II** at (510) 238-2071 or arose@oaklandnet.com

2. **Location:** 2857 Morley Drive (APN: 048D-7255-023-00) (11/23/10)
 Proposal: To construct a rear two-story residential addition over 1,000 sq. ft.
 Applicant/ Kevin Murphy/Design Build
Phone Number: (831) 252-3383
 Owner: Siqu Ma-Murphy
 Case File Number: DR10-305
Planning Permits Required: Regular Design Review for a 1,346 sq. ft. addition to an existing 1,089 sq. ft. single-family residence located in the R-30 Zoning District
General Plan: Hillside Residential
 Zoning: R-30 Single Family Residential Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines:
Minor addition to an existing Single-Family Residence;
Section 15183 of the State CEQA Guidelines:
Projects consistent with a General Plan, Community Plan or Zoning
Historic Status: Not a Potential Designated Historic Property; Survey Rating: X
Service Delivery District: 2
City Council District: 4
For further information: Contact case planner **Mike Rivera** at (510) 238-6417 or mrivera@oaklandnet.com

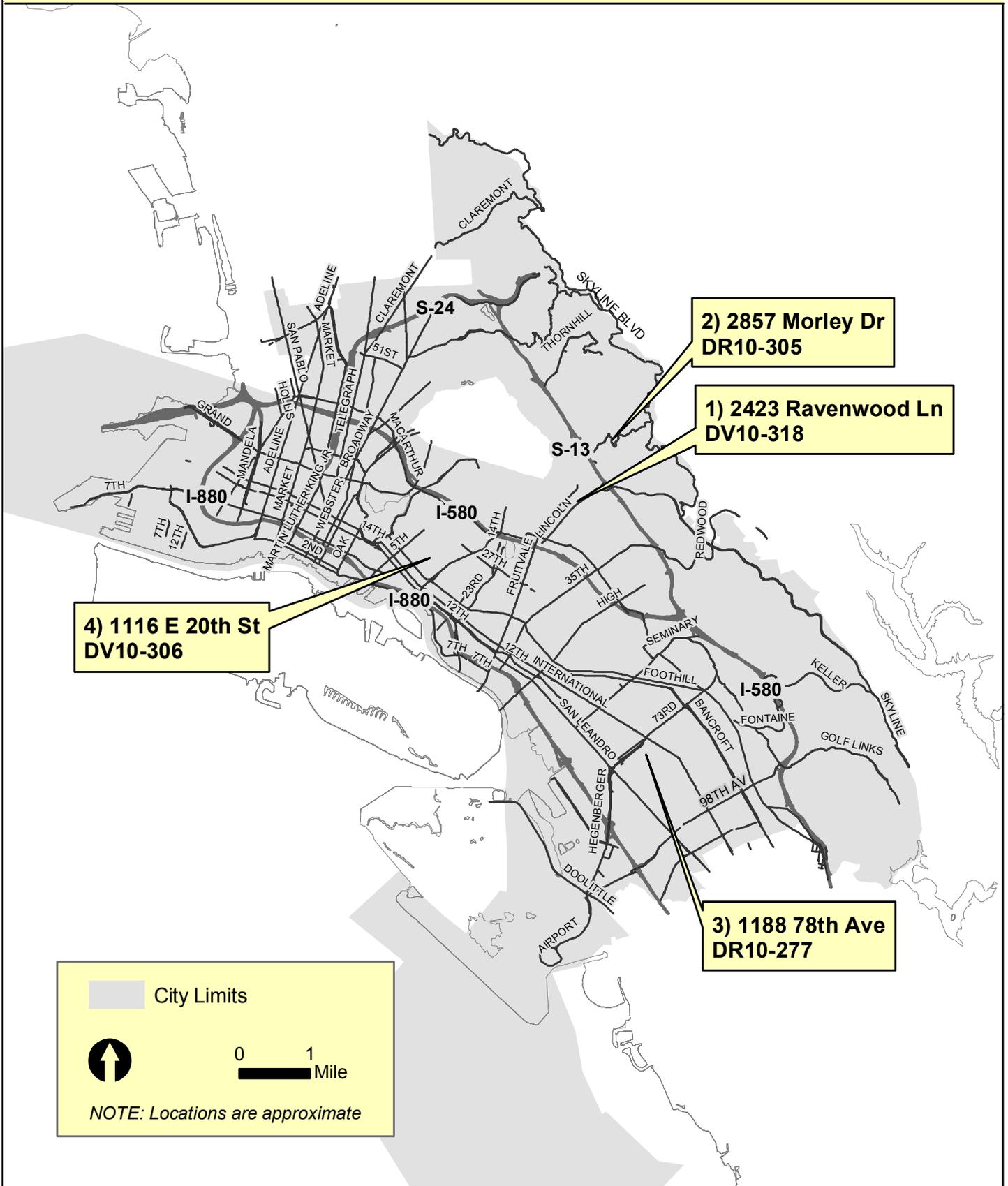
3. **Location:** 1188 78th Avenue (APN: 041 -4199-013-00) (11/1/10)
 Proposal: To legalize a second unit within an existing single family dwelling as well as a 413 square foot floor area addition to the structure.
 Applicant/ Adolfo M Martinez
Phone Number: (510)828-3033
 Owner: Alma Aspuro
 Case File Number: DR10-277
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Planning Permits Required: Regular Design Review for additions and alterations to an existing structure resulting in a change of density
General Plan: Mixed Housing Type Residential
Zoning: R-50 Medium Density Residential
Environmental Determination: Exempt, Section 15303 of the State CEQA Guidelines;
New construction and Conversion Small Structures;
Section 15183 of the State CEQA Guidelines:
Projects consistent with a General Plan, Community Plan or Zoning
Historic Status: Not a Potential Designated Historic Property (PDHP); Survey rating:
D3 (minor importance)
Service Delivery District: 5
City Council District: 7
For further information: Contact case planner **Moe Hackett** at (510) 238-3973 or
mhackett@oaklandnet.com

4. **Location:** 1116 E 20th Street (APN: 021 -0264-013-00) (11/24/10)
Proposal: Legalization of a 631.4 sq/ft rear two-story addition to an existing 810 sq/ft Single Family Dwelling (SFD).
Applicant/ Timothy J. Banuelos
Phone Number: (510) 872-9646
Owner: Gordon Hinds
Case File Number: DV10-306
Planning Permits Required: Regular Design Review for legalization of a 631.4 sq/ft rear two story addition;
Minor Variance for continuation of a legal non-conforming building footprint of 1'-2 1/4" where 5' is required
General Plan: Mixed Housing Type Residential
Zoning: R-40 Garden Apartment Residential Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines:
Minor alterations to existing facilities;
Section 15183 of the State CEQA Guidelines:
Projects consistent with a General Plan, Community Plan or Zoning
Historic Status: Not A Potential Designated Historic Property (PDHP); Survey rating:
D3
Service Delivery District: III
City Council District: 2
For further information: Contact case planner **Jose M. Herrera-Preza** at (510) 238-3808 or
jherrera@oaklandnet.com

Applications on File for the Week of December 17, 2010



City Limits

0 1 Mile

NOTE: Locations are approximate