

570 21st St., Case File PLN16046 (This project is one case and incorporated former case file PLN16047)

585 22nd Street and 570-602 21st Street, in Cathedral District API. Proposal for new construction of a five story 78 unit (76 new units plus two (2) replacement units for the relocation of the two historic buildings on 21st Street) residential building with ground floor parking and amenity spaces along with the relocation of two buildings on 21st Street.

Subcommittee report – Andrews, Birkholz. Subcommittee met May 20, 2016 at 11:00AM.

The applicant has met with two neighbors and the Oakland Heritage Alliance (OHA) without planning staff to address neighbor concerns regarding the project. The item before the Landmarks Preservation Advisory Board (LPAB) is the latest version of the proposed plans for the development of the site within the Cathedral District API.

Case Planner Michael Bradley, MBradley@oaklandnet.com. Subcommittee report – Andrews, Birkholz.



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VIEW I
ORIGINAL SUBMISSION TO CITY

570 21ST STREET
OAKLAND, CA
6/02/2016



VIEW I-
REVISED PER PLANNING



VIEW I
PER 595 22ND STREET OWNER MEETING



VIEW 2
ORIGINAL SUBMITTAL TO CITY



VIEW 2
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VIEW 2
PER 595 22ND STREET OWNER MEETING

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VIEW 3
ORIGINAL SUBMITTAL TO CITY

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VIEW 3
PER OHA / BIRKHOLZ MEETING



VIEW 4
ORIGINAL SUBMITTAL TO CITY

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VIEW 4
PER OHA / BIRKHOLZ MEETING

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VIEW I
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VIEW 1
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VIEW I
PER OHA / BIRKHOLZ MEETING

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VIEW 2
ORIGINAL SUBMITTAL TO CITY

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VIEW 2
REVISED PER PLANNING

570 21ST STREET
OAKLAND, CA
6/02/2016

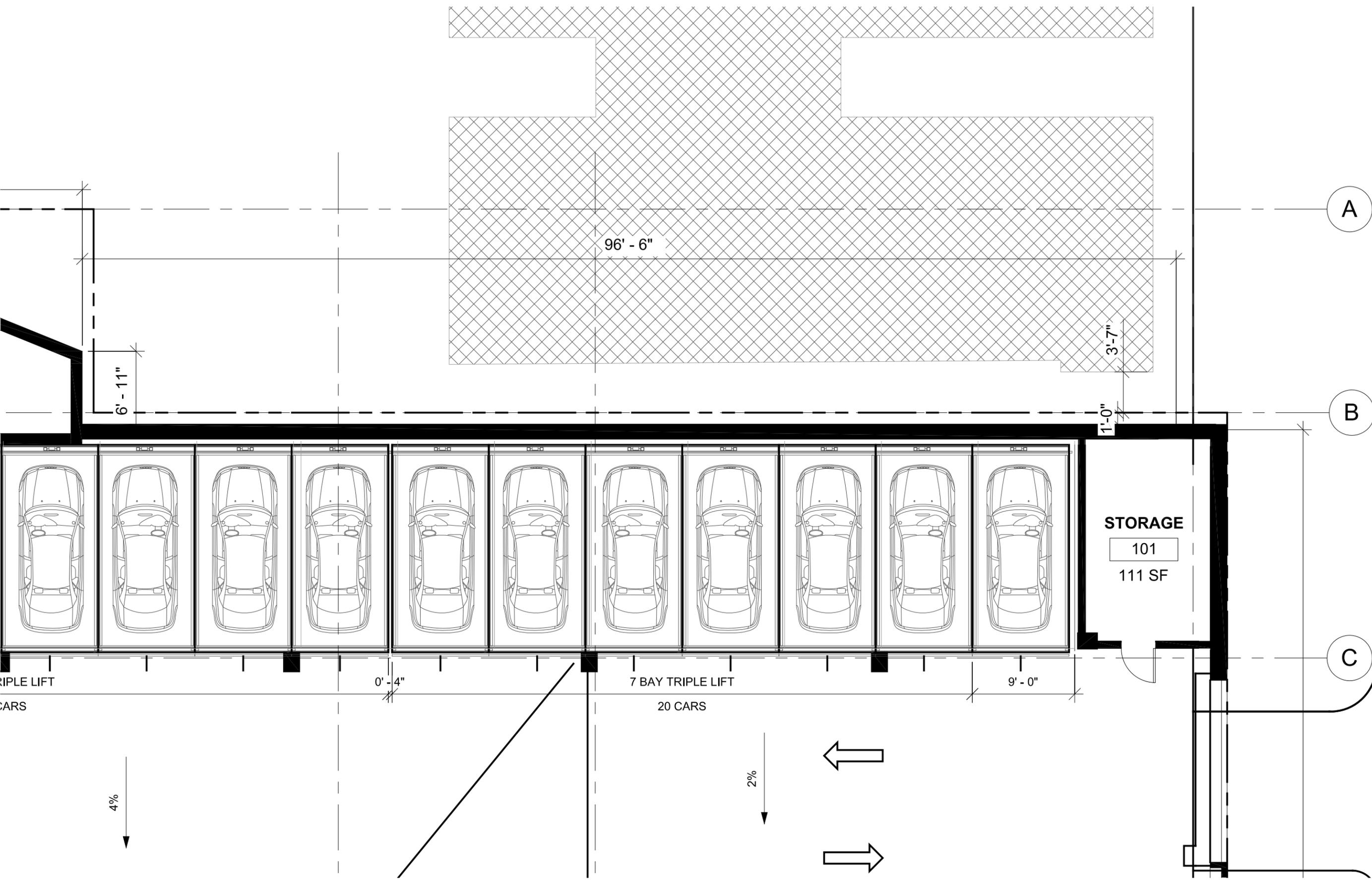


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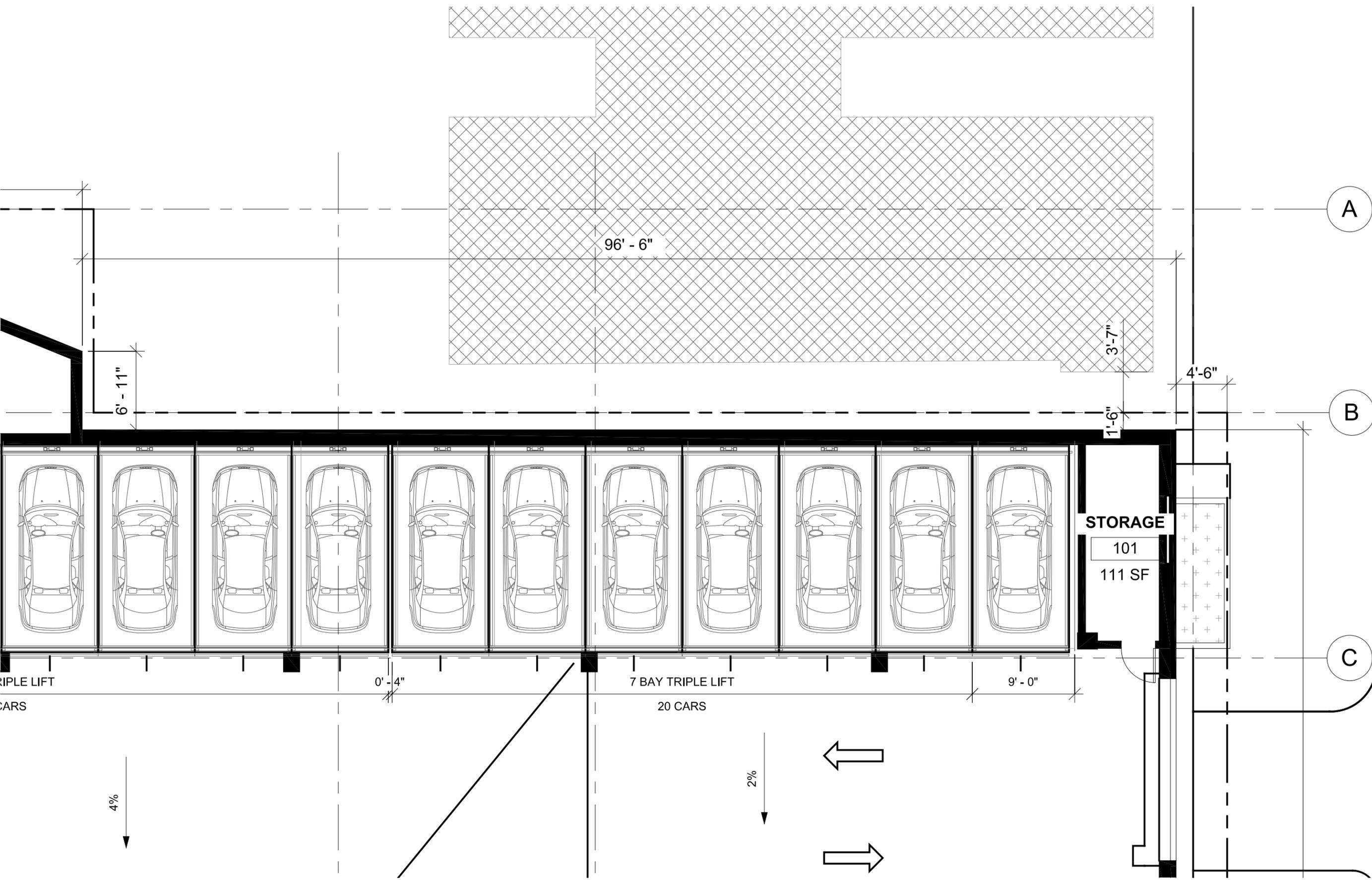
VIEW 2
PER OHA / BIRKHOLZ MEETING

570 21ST STREET
OAKLAND, CA
6/02/2016

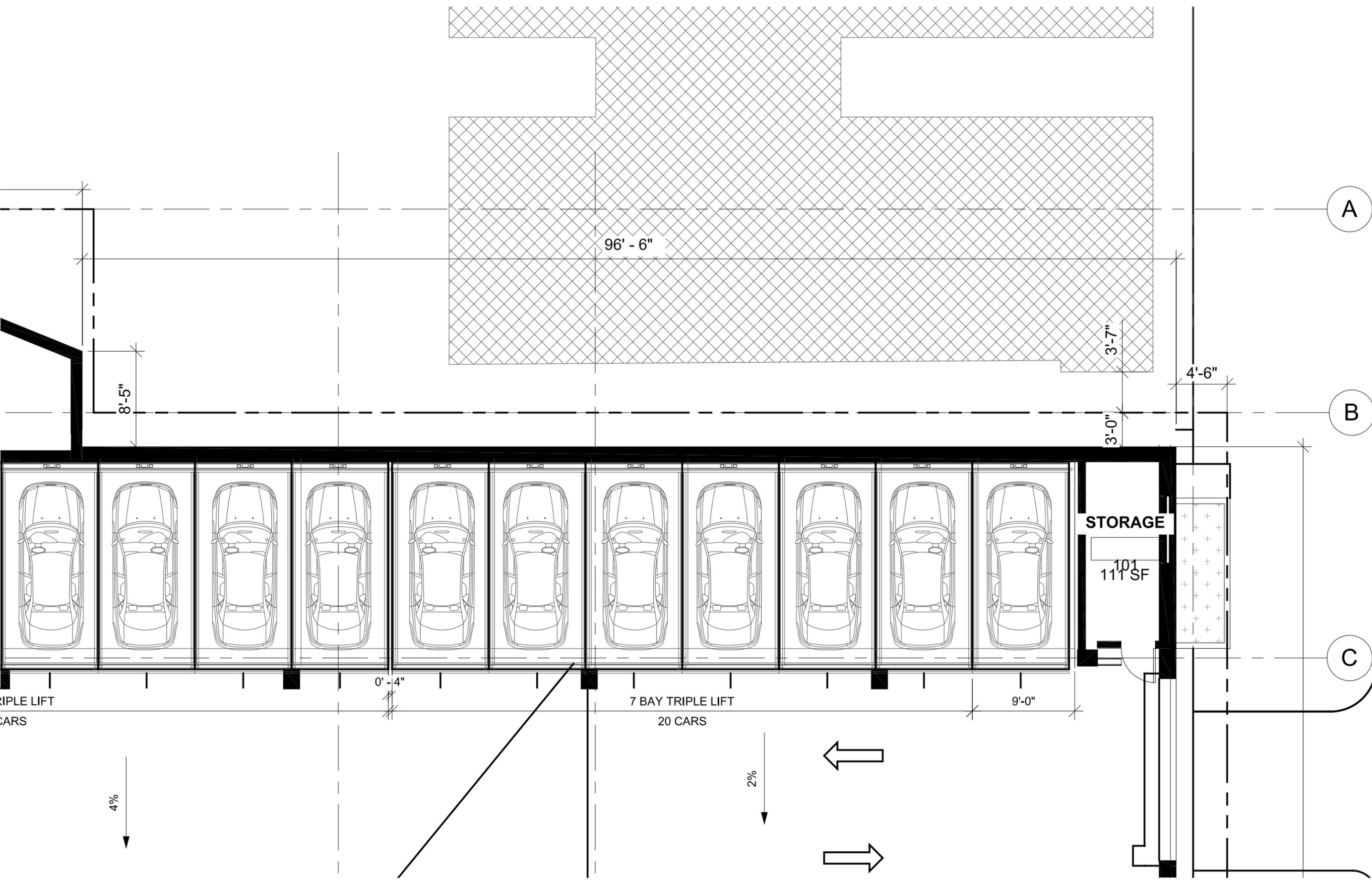


GROUND FLOOR PLAN - ORIGINAL SUBMITTAL TO CITY
 SCALE: 1/8"=1'-0"

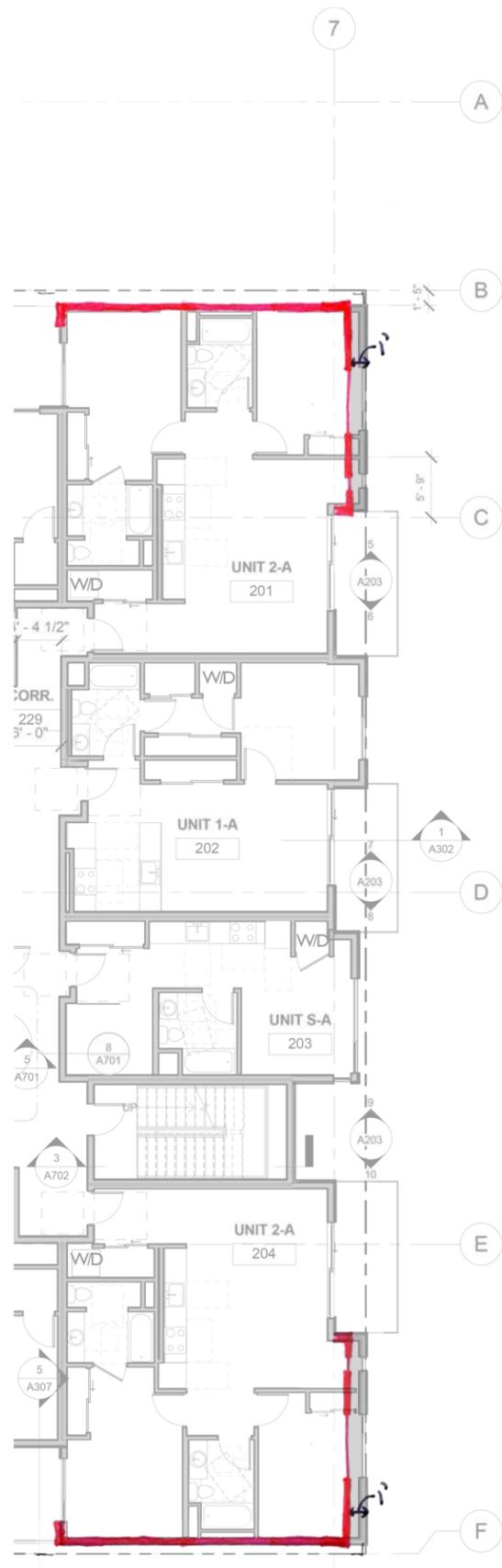
FLOOR PLANS



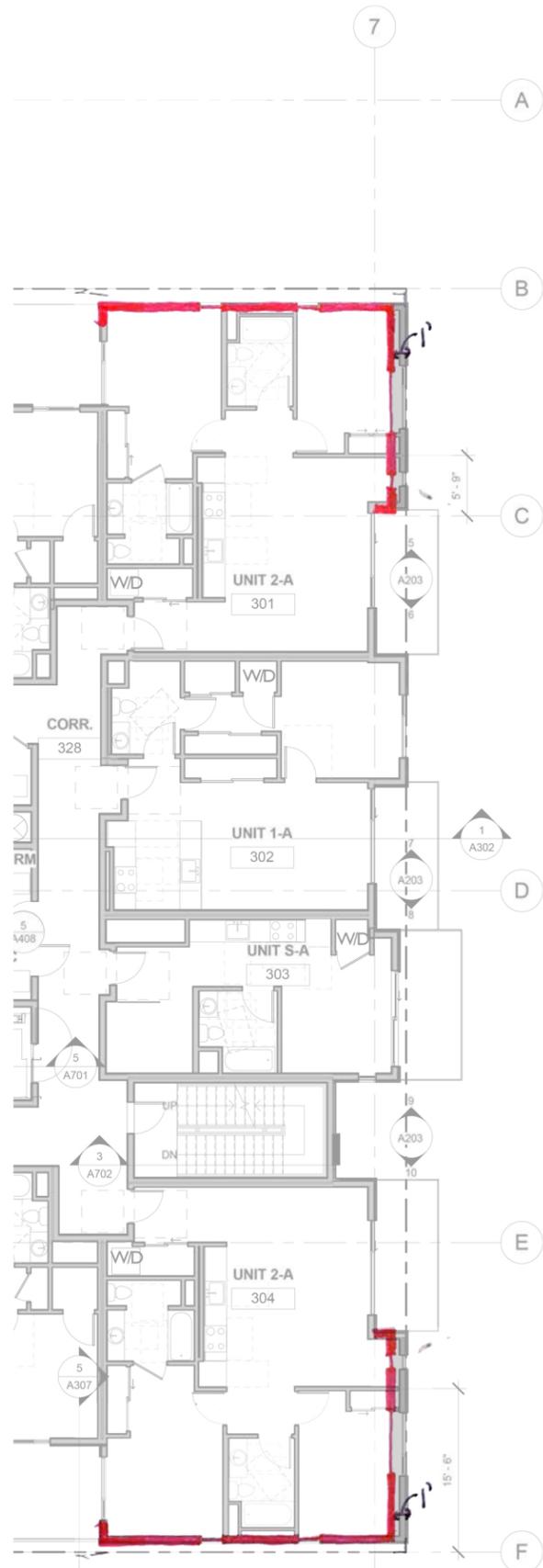
GROUND FLOOR PLAN - REVISED PER PLANNING
 SCALE: 1/8"=1'-0"



GROUND FLOOR PLAN - PER 595 22ND STREET OWNER MEETING
 SCALE: 1/8"=1'-0"



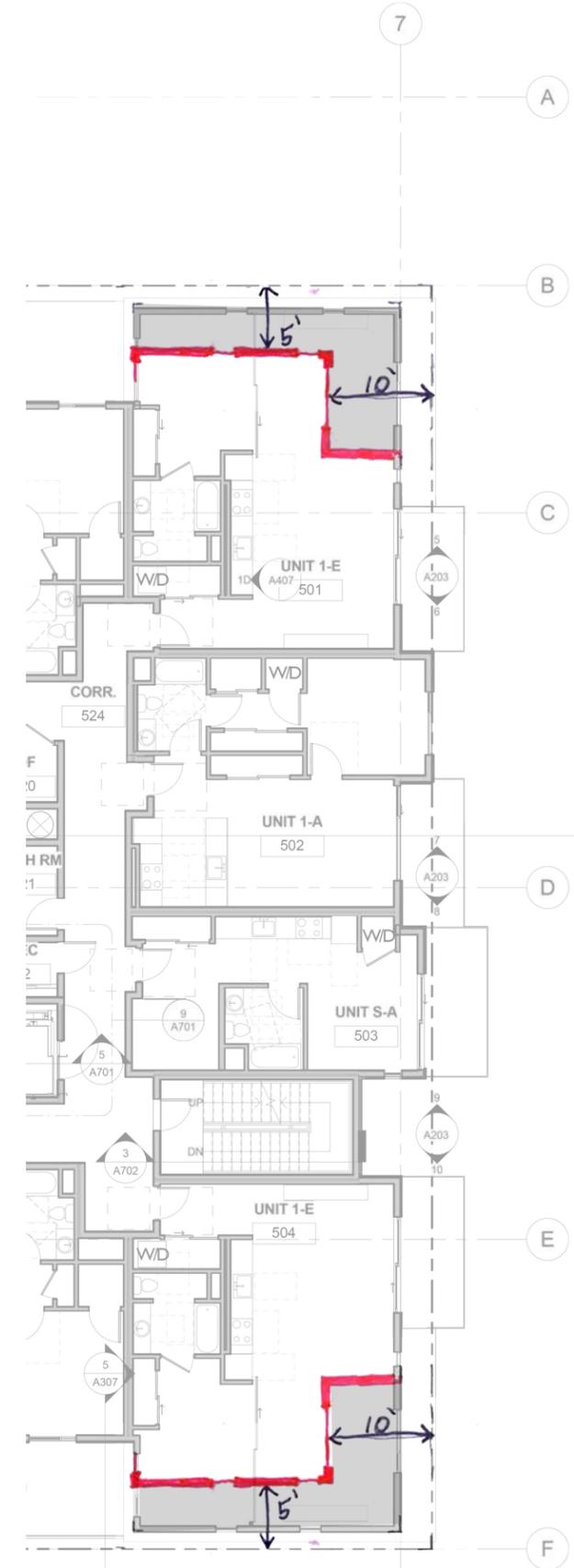
2ND FLOOR



3RD FLOOR



4TH FLOOR

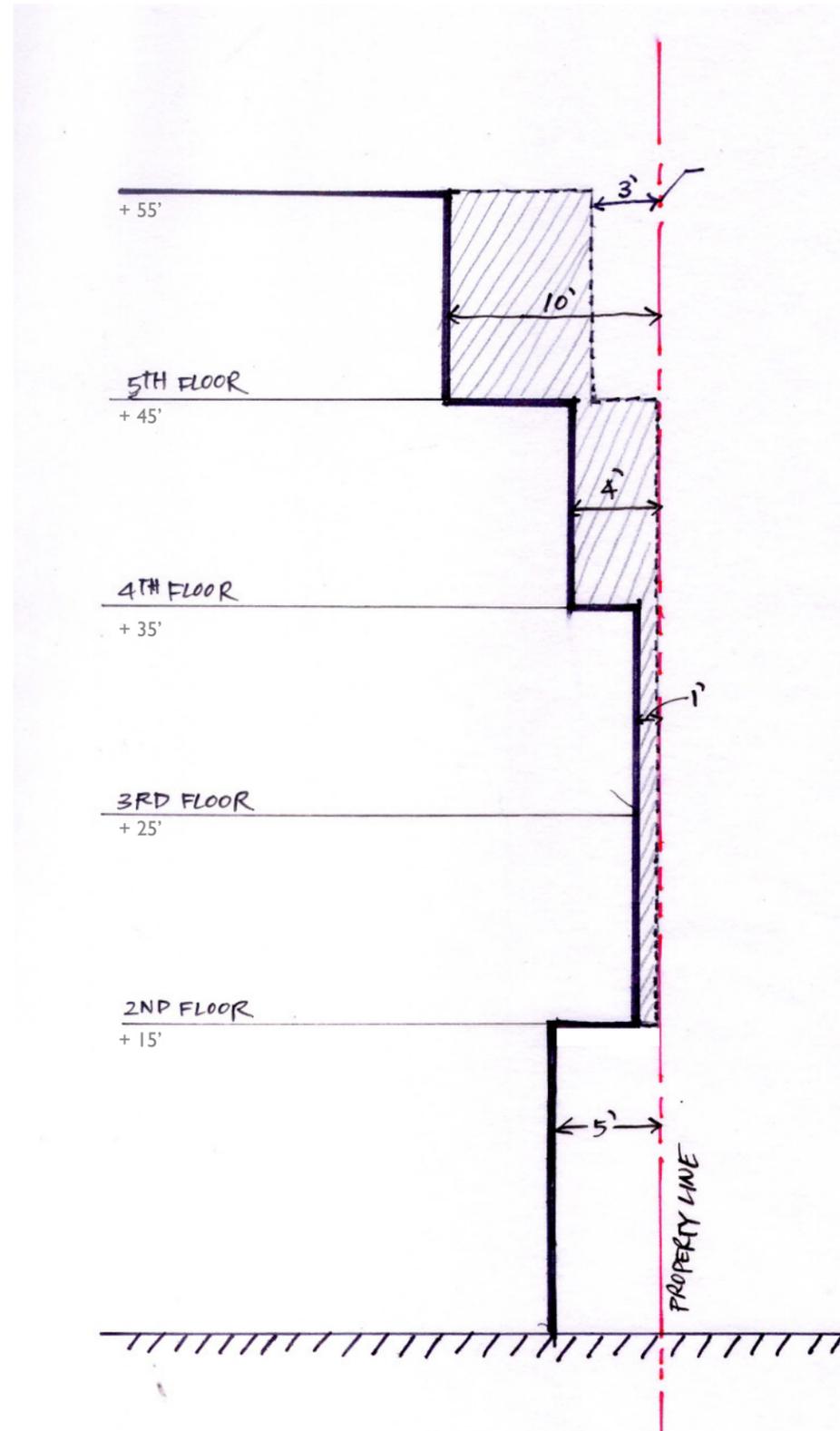


5TH FLOOR

FLOOR PLANS AT 22ND STREET PER OHA/BIRKHZOLZ MEETING
 SCALE: 1/16"=1'-0"

570 21ST STREET
 OAKLAND, CA
 6/02/2016

FLOOR PLANS



FLOOR PLANS

SECTION - EDGE OF BUILDING AT 22ND STREET PER OHA/BIRKHOLZ MEETING
SCALE: 1/8" = 1'-0"