

APPLICATIONS ON FILE
March 26, 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:

April 12, 2010

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:	3201 Guido Street (APN: 029 -1062-016-01) (3/17/10)
	Proposal:	To rebuild a 480 square-foot elevated rear yard deck and stairs and to build a new 150 square-foot elevated walkway and stairs on the south side of an existing 1,387 square-foot single family dwelling.
	Applicant/Phone Number:	Craig Hudson (415) 398-4935
	Owners:	Ken Toley & Ann Ninh
	Case File Number:	DV10-074
	Planning Permits Required:	Regular Design Review to rebuild a rear yard deck and stairs and to build a new elevated walkway and stairs on the south side of an existing single family dwelling; Minor Variance for a side yard setback for the elevated walkway and stairs of 1'-6" where 5'-0" is required
	General Plan:	Detached Unit Residential
	Zoning:	R-30 One-Family Residential Zone
	Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines: 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: X
	Service Delivery District:	4
	City Council District:	4
	For further information:	Contact case planner Michael Bradley at (510) 238-6935 or mbradley@oaklandnet.com

2.	Location:	2225 24th Avenue (APN: 026 -0756-009-00) (1/19/10)
	Proposal:	To legalize a Second Unit located in the basement and remove an unpermitted third unit located in the detached garage to restore parking and create a work room.
	Applicant/Phone Number:	Tihn Troung (408) 605-3222
	Owner:	Saephanh Nai
	Case File Number:	DR10-013
	Planning Permits Required:	Regular Design Review for additions and alterations to an existing structure
	General Plan:	Mixed Housing Type Residential
	Zoning:	R-50 Medium Density Residential Zone
	Environmental Determination:	Exempt, Section 15303 of the State CEQA Guidelines: New Construction or Conversion of Small Structures; Section 15183 of the State CEQA Guidelines: Projects Consistent with a Community Plan, General Plan, or Zoning
	Historic Status:	Potential Designated Historic Property (PDHP); Survey rating: D2+ (ASI contributor, minor importance)
	Service Delivery District:	4
	City Council District:	6
	For further information:	Contact case planner Moe Hackett at (510) 238-3973 or mhackett@oaklandnet.com

AOFs for the Week of 3/26/10

