

APPLICATIONS ON FILE
January 8, 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 25, 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: Adjacent to 3644 Martin Luther King Jr. Way / APN: 012 -0946-042-02 (12/21/09)
	Proposal: To establish a dog park in Grove Shafter Park located adjacent to 37 th Street at Highway 24.
	Applicant / Phone Number: Mark Oliver Hall (510) 238-2389
	Owner: City of Oakland
	Case File Number: CD09-283
	Planning Permits Required: Minor Conditional Use Permit to allow a dog park within an existing park; Regular Design Review for site modifications including fencing and maintenance facilities
	General Plan: Urban Residential
	Zoning: OS (NP) - Open Space (Neighborhood Park) Zone
	Environmental Determination: Exempt, Section 15303 of the State CEQA Guidelines: Modification of Small 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
	Service Delivery District: 2
	City Council District: 2
	For Further Information: Contact David Valeska at (510) 238-2075 or dvaleska@oaklandnet.com

2.	Location: 1737 13 th Street (APN: 006 -0027-021-00) (11/16/09)
	Proposal: To legalize construction of a 560 square-foot one-story addition at the rear of an existing 1,013 square-foot one-story single-family residence; the addition would maintain the .27-foot setback of the existing structure.
	Applicant / Phone Number: Elpidio Ramos (510) 385-6217
	Owner: REO Homes LLC
	Case File Number: DV09-250
	Planning Permits Required: Regular Design Review for a residential addition requiring a Variance; Minor Variance for a .27-foot side yard setback where 3 feet is required
	General Plan: Mixed Housing Type Residential
	Zoning: R-36 Small Lot Residential Zone / S-16 Industrial-Residential Transition Combining Zone
	Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines: Minor Alterations to an Existing Facility; 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: C1+
	Service Delivery District: 1
	City Council District: 3
	For further information: Contact case planner Ulla-Britt Jonsson at (510) 238-3322 or ujonsson@oaklandnet.com

3.	Location: 8364 Ney Avenue (APN: 043A-4647-004-02) (12/17/09)
	Proposal: To construct a 617 square-foot Secondary Unit in the lower level of a single-family dwelling; a 515 square-foot upper story addition on the third floor; and a 68 square-foot addition to the main level of an existing 1,908 square-foot single-family dwelling.
	Applicant / Phone Number: Maxwell Beaumont (510) 652-4433
	(continued on page 4)

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Owner: Katherine Mraz
Case File Number: DV09-277
Planning Permits Required: Regular Design Review to construct a Secondary Unit;
Minor Variance to waive the requirement of an additional off-street
parking space for the Secondary Unit on a lot which currently has two
off-street parking spaces
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: 6
City Council District: 7
For further information: Contact case planner **Michael Bradley** at (510) 238-6935 or
mbradley@oaklandnet.com

4. **Location:** 300 Lakeside Drive (APN: 008-0652-001-03) (10/27/09)
Proposal: Mini-Telecom Facility on Kaiser Building at Lake Merritt:
Install one antenna on west corner of tower roof, plus an equipment
cabinet and 7 microwave antennas concealed within an enclosure on
the tower roof; the enclosure is designed to match existing rooftop
equipment enclosures on the roof below. (Total antennas: eight)
Applicant / Phone Number: Michelle Weller (925) 997-1312
Owner: SIC Lakeside Drive LLC
Case File Number: DR09-232
Planning Permits Required: Regular Design Review for Mini-Telecom Facility
General Plan: Central Business District
Zoning: CBD-C - Central Business District-Commercial
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines:
Minor Alteration to an Existing Facility;
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: A1+ (Highest Importance and contributor to the Lake
Merritt Historic District)
Service Delivery District: Metro
City Council District: 3
For further information: Contact case planner **Ulla-Britt Jonsson** at (510) 238-3322 or
ujonsson@oaklandnet.com

5. **Location:** 90 Skyway Lane (APN: 040A-3840-008-00) (6/3/09)
Proposal: To subdivide one residential lot (measuring approximately 232,208
square-feet / 5.3 acres containing a detached single-family home) into
four separate lots and extend a legal non-conforming dead end private
road with an additional 300-foot private access easement.
Applicant / Phone Number: Stan Mehlhoff / 701 Associates Inc. (510) 238-8584
Owners: Ogo & Collin Mbanugo
Case File Numbers: TPM 9891/CU 09-128
(continued on page 4)

(continued fro page 3)	Tentative Parcel Map for the subdivision of one lot into four lots;
Planning Permits Required:	Minor Conditional Use Permit to extend a private dead end road with a 300-foot Private Access Easement
General Plan:	Hillside Residential
Zoning:	R-1 One Acre Estate Residential Zone
Environmental Determination:	Exempt, Section 15270 of the State CEQA Guidelines: Projects Which are Disapproved (does not require Environmental Review)
Historic Status:	Not a Potential Designated Historic Property (PDHP); Survey rating: F3
Service Delivery District:	IV
City Council District:	6
For further information:	Contact case planner Robert D. Merkamp at (510) 238-6283 or rmerkamp@oaklandnet.com

6.	Location: 2339 East 19th Street (APN: 020 -0205-021-00) (12/21/09)
	Proposal: To create a 50 square-foot addition to an existing single-family dwelling, and build a new rear yard carport (an existing shed is to be demolished).
	Applicant / Phone Number: David Allen / Allen Construction Group (510) 339-3875
	Owner: Veria Lewis
	Case File Number: CD09-284
	Planning Permits Required: Regular Design Review for an addition to an existing dwelling and construction of a new carport in the rear yard; Minor Conditional Use Permit to allow for a height of 34'-5¼"
	General Plan: Mixed Housing Type Residential
	Zoning: R-36 Small Lot Residential Zone
	Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines: Existing Facilities; 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: Dc2+ (ASI contributor, minor importance, potentially secondary importance)
	Service Delivery District: 4
	City Council District: 5
	For further information: Contact case planner Moe Hackett at (510) 238-3973 or mhackett@oaklandnet.com

7.	Location: 2560 Webster Street (APN: 008 -0672-001-00) (12/18/09)
	Proposal: To install wall mounted signage for a Mazda / Audi auto dealership.
	Applicant / Phone Number: Michael Walsh / Mazda of Oakland (510) 893-7282
	Owners: Eugene Rene Leroy Trust / Deutsche Bank National Trust Co.
	Case File Number: DV09-282
	Planning Permits Required: Regular Design Review to install new commercial signage; Minor Variance to exceed allowable signage area, where 141.8 square feet of aggregate sign area is allowed
	General Plan: Community Commercial
	Zoning: C-40 Community Thoroughfare Commercial Zone / S-5 Broadway Retail Frontage Interim Combining Zone
	Environmental Determination: Exempt, Section 15301 (a) of the State CEQA Guidelines: Alteration to an existing commercial structure; Section 15183 of the State CEQA Guidelines: Projects consistent with a Community Plan, General Plan, or Zoning

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Historic Status: Non-Historic Property; Survey rating: N/A
Service Delivery District: 2
City Council District: 3
For further information: Contact case planner **Jason Madani** at (510) 238-4790 or jmadani@oaklandnet.com

8. **Location:** **American Indian Public Charter School**
3639 Magee Avenue ("3637 Magee Avenue"), 3647 Magee Avenue and 3525 Kansas Street (APNs: 030 -1898-004-00; -003, -002) (12/9/08)

Proposal: To legalize a school (grades 5-8) with enrollment of 200 students and allow expansion to 250 students where capacity of 50 high school students is conditionally permitted (case no. CM72383 approved by Planning Commission on 12-6-72).

Applicant / Phone Number: Dr. Ben Chavis (510) 499-4163
Owner: Laurel United Methodist Church
Case File Number: CV08-315

Planning Permits Required: Minor Conditional Use Permit to administratively revise/amend a Major Conditional Use Permit allowing a Community Education Civic Activity in the R-50 Zone (OMC Sec. 17.24.060(B), 17.134.020(B)); Minor Variance for parking should middle school convert to high school (OMC Sec. 17.24.190(A), 17.116.070, 17.148.020(B))
(Parcel Map Waiver case no. PMW09009 approved by the Zoning Manager on 10-30-09 merged 3 lots into 1 lot: 3639 Magee Avenue and 2 lots both called 3636 35th Avenue)

General Plan: Mixed Housing Type Residential
Zoning: R-50 Medium Density Residential Zone

Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines:
Existing Facilities;
Section 15183 of the State CEQA Guidelines:
Projects Consistent with a Community Plan, General Plan, or Zoning

Historic Status: **3639 Magee Avenue ("3637 Magee Avenue")**
Non-Historic Property; Survey rating: D3 (minor importance)
3647 Magee Avenue
Non-Historic Property; Survey rating: D3 (minor importance)
3525 Kansas Street
Non-Historic Property; Survey rating: D3 (minor importance)

Service Delivery District: IV – San Antonio/Fruitvale
City Council District: 4 – Quan
For further information: Contact case planner **Aubrey Rose, Planner II** at (510) 238-2071 or arose@oaklandnet.com

Locations of Projects Throughout Oakland

1/8/10

