

APPLICATIONS ON FILE
October 6, 2017

CITY OF OAKLAND
BUREAU OF PLANNING/ZONING DIVISION
250 Frank H. Ogawa Plaza, 2nd Floor
Oakland, California 94612

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 does not need to be present to see the project file. Your comments and/or questions regarding an application must be directed to the Bureau of Planning-Zoning Division, to the attention of the designated case Planner, and by the end of the 17-day public comment period:

Monday, October 23, 2017

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 public comment period as indicated above. If you wish to be notified of the decision of any of these cases, please provide the case Planner with a regular mail or email address.

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 Bureau of Planning-Zoning Division, 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 public comment period described above. Failure to do so will preclude you from raising such issues during the appeal hearing and/or in court.

Please help us achieve wider notification by alerting your friends and neighbors if you believe they would be interested in any of 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.

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1. **Location:** 5939 MARDEN LANE, OAKLAND, CA 94611 **APN:** 048G742103900
Proposal: Revision to prior approved project to construct addition/alterations of 1,163 square foot to an existing 1,198 square foot single-family dwelling and a 538 square foot increase in building footprint for a total revised footprint of 1431 square foot. This includes the replacement of a detached carport with an attached garage (*The original approval was issued on July 8, 2016*)
Applicant / Phone Number: Christina Pali / (415) 297-3432
Owner: Pali Cristina
Case File Number: PLN16040-R01
Planning Permits Required: Regular Design Review for building additions/alteration.
General Plan: Hillside Residential
Zoning: RH-4/S-9
Environmental Determination: 15301-Existing Facilities; and
15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 4
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Caesar Quitevis** at **(510) 238-6343** or by email:
clquitevis@oaklandnet.com
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2. **Location:** 2801 LINDEN STREET, OAKLAND, CA 94608 **APN:** 005 045501900
Proposal: To subdivide an existing parcel into two new parcels containing two separate existing principal buildings. Parcel #1 will measure 1,200 square feet in area and Parcel #2 will measure 4,000 square feet in area. The project includes building exterior and interior alterations to the existing duplex.
Applicant / Phone Number: Jenny Wu / (510) 579-3598
Owner: All Nations Baptist Church
Case File Number: PLN17235
Planning Permits Required: Minor Conditional Use Permit for a subdivision between existing buildings and to waive the normally required subdivision criteria;
Tentative Parcel Map Subdivision to subdivide one parcel into two new parcels;
Regular Design Review for building alterations to convert existing duplex to a single-family residence.
General Plan: Mixed Housing Type Residential
Zoning: RM-2
Environmental Determination: 15301-Existing Facilities; and
15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Moe Hackett** at **(510) 238-3973** or by email:
mhackett@oaklandnet.com

3. **Location:** 915 GROSVENOR PLACE, OAKLAND, CA 94610 **APN:** 011 088901516
Proposal: To demolish an existing residence and construct an approximately 4,109 square feet single-family dwelling. (*This application was previously noticed on Friday, September 15, 2017*). Due to new changes to the building floor area, this application is being re-noticed. This includes a Tree Protection Permit (T1700088) to remove two Coast Live Oaks, two Black Acacias, and to preserve one Eugenia and one Black Acacia tree.
Applicant / Phone Number: Robert Richmond / (408) 786-7553
Owner: Harris Aaron K. & Jenna L.S.
Case File Number: PLN17250
Planning Permits Required: Regular Design Review for new construction.
General Plan: Detached Unit Residential
Zoning: RD-1
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 2
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Brittany Lenoir** at (510) 238-4977 or by email: blenoir@oaklandnet.com

4. **Location:** 6845 ELVERTON DRIVE, OAKLAND, CA 94611 **APN:** 048G744702602
Proposal: To construct an attached 1,460 square foot two-story addition with a two-car garage set 18 feet away from edge of pavement including building alterations to the existing 2,071 square foot single-family residence.
Applicant / Phone Number: Eitan Uzan / (425) 200-7003
Owner: Uzan Eitan
Case File Number: PLN17344
Planning Permits Required: Regular Design Review for building additions over 1,000 square feet.
General Plan: Hillside Residential
Zoning: RH-3/S-9/S-11
Environmental Determination: 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 4
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at (510) 238-4790 or by email: jmadani@oaklandnet.com

5. **Location:** 9321 INTERNATIONAL BOULEVARD, OAKLAND, CA 94603
APN: 044 496600400
Proposal: To operate a 1,541 square foot laundromat in an existing commercial facility.
Applicant / Phone Number: Jordan Giang / (510) 708-2742
Owner: Ying Benison
Case File Number: PLN17345
Planning Permits Required: Minor Conditional Use Permit for a new Laundromat activity in the CN-3 Zone.
General Plan: Mixed Housing Type Residential; Neighborhood Center Mixed Use
Zoning: CN-3
Environmental Determination: 15301-Existing Facilities; and
 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 7
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Moe Hackett** at (510) 238-3973 or by email:
mhackett@oaklandnet.com

6. **Location:** 1100 BROADWAY, OAKLAND, CA 94607 **APN:** 002 005100602
Proposal: To merge 12 existing lots into one lot.
Applicant / Phone Number: 1100 Broadway Owners (C/O Ellis Partners LLC) / (415) 391-9800
Owner: SKS Broadway LLC
Case File Number: PLN17350
Planning Permits Required: Tentative Parcel Map Subdivision to merge more than four existing lots into one new lot (TPM10732).
General Plan: Central Business District
Zoning: CBD-P
Environmental Determination: 15315-Minor Land Divisions; and
 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: CEQA Historical Resource, API: Downtown District, OCHS Rating: A (Highest Importance); 1+ (API Contributor), Local Register: Yes, Landmark: LM 83-425.
City Council District: 2
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Matthew Weintraub** at (510) 238-6983 or by email:
mweintraub@oaklandnet.com

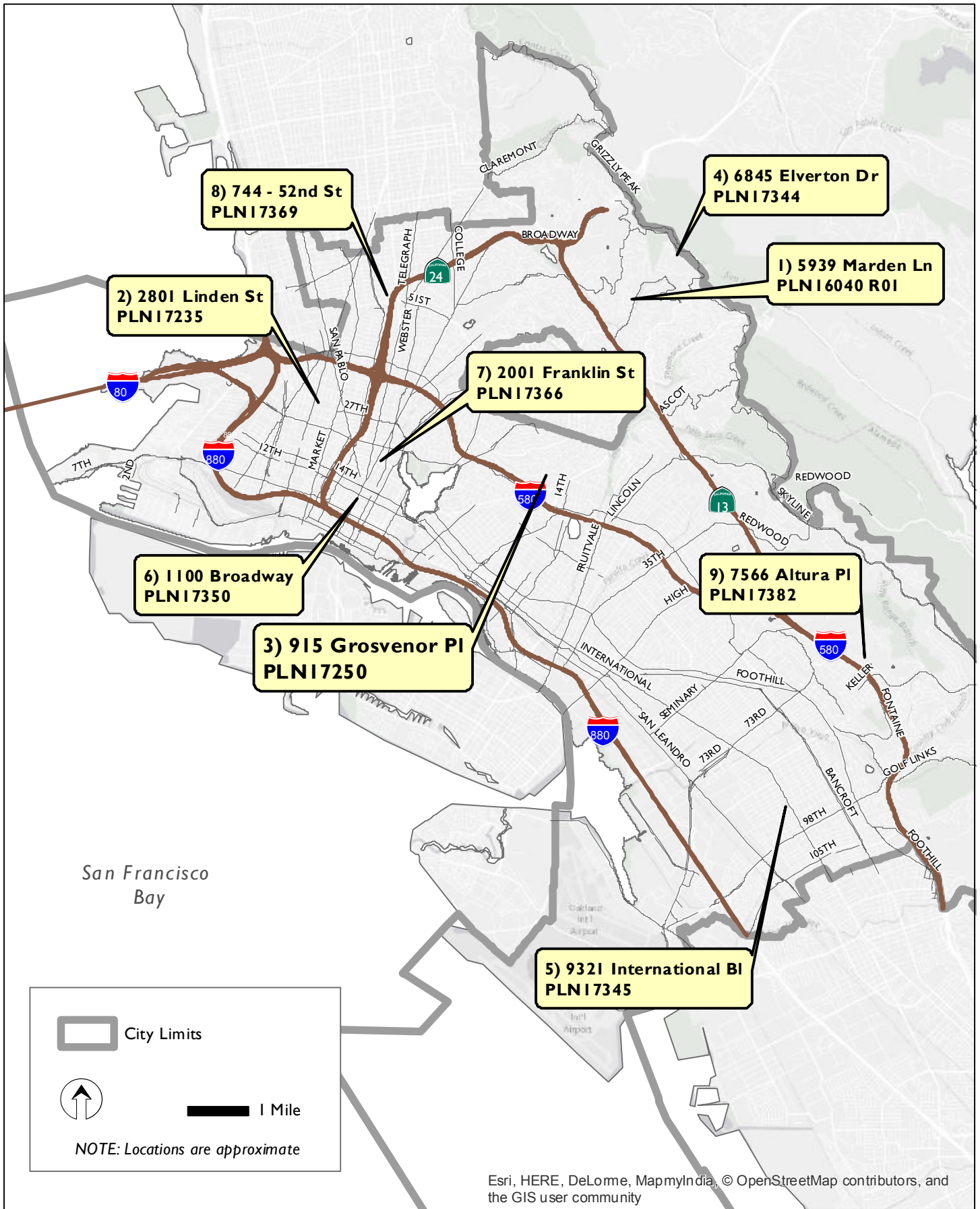
7. **Location:** 2001 FRANKLIN STREET, OAKLAND, CA 94612 **APN:** 008 065001604
Proposal: To allow for a Master Sign Program /Plan for "California Bank & Trust" building at the corner of Franklin Street and 20th Street. The master sign program will allow the site to have additional signage on low level walls and specific corner tenant signage, in addition to reface pole signs and building signage on roof.
Applicant / Phone Number: Juan Gonzales / (714) 981-6287
Owner: California Bank & Trust
Case File Number: PLN17366
Planning Permits Required: Minor Conditional Use Permit for a Master Sign Program.
General Plan: Central Business District
Zoning: CBD-C; CBD-P
Environmental Determination: 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Moe Hackett** at (510) 238-3973 or by email: mhackett@oaklandnet.com

8. **Location:** 744 - 52ND STREET, OAKLAND, CA 94609 **APN:** 014 120602601
Proposal: To allow for a Master Sign Program for UCSF Benioff Children's Hospital Oakland for the existing and new campus sign program.
Applicant / Phone Number: Doug Nelson / (510) 428-3000
Owner: Children's Hospital Medical Center of Northern California
Case File Number: PLN17369
Planning Permits Required: Minor Conditional Use Permit for a Master Sign Program.
General Plan: Institutional
Zoning: S-1
Environmental Determination: 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: OCHS Rating, Cb+3
City Council District: 1
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Heather Klein** at (510) 238-3659 or by email: hklein@oaklandnet.com

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9. **Location:** 7566 ALTURA PLACE, OAKLAND, CA 94605 **APN: 040A384605000**
 Proposal: To construct a single-family residence on an existing vacant lot.
Applicant / Phone Number: Jessie Puen-Sadsad / (510) 544-9422
 Owners: Johnson Oscar W & Joanne G
 Case File Number: PLN17382
Planning Permits Required: Regular Design Review for new construction.
 General Plan: Hillside Residential
 Zoning: RH-3/S-9
Environmental Determination: 15183-Projects Consistent with a Community Plan, General Plan or Zoning
 Historic Status: Non-Historic Property
 City Council District: 6
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Moe Hackett** at **(510) 238-3973** or by email:
 mhackett@oaklandnet.com

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Planning & Building Department



Applications on File for the Week of October 6, 2017