

APPLICATIONS ON FILE
February 9, 2018

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:

February 26, 2018

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.

1. **Location:** 6058 COLLEGE AVENUE, OAKLAND, CA 94618 **APN:** 014 126700100
Proposal: To subdivide one parcel into three new parcels containing a single-family dwelling on each of two lots, a single-family dwelling and a commercial building on the third lot. The residence and commercial building on the third lot will share an existing commercial parking lot accessed from Florio Street.
Applicant / Phone Number: Alexandra Kay / (510) 529-5435
Owners: Olund Larry W & Bergquist Mary A Tr
Case File Number: PLN17071
Planning Permits Required: Minor Conditional Use Permit for subdivision between existing buildings; and Tentative Parcel Map Subdivision to subdivide one parcel into three new parcels.TPM10503.
General Plan: Mixed Housing Type Residential; Neighborhood Center Mixed Use
Zoning: RM-1; CN-1
Environmental Determination: 15315-Minor Land Divisions; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 1
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Danny Thai** at (510) 238-3584 or by email: dthai@oaklandnet.com

2. **Location:** 938 – 60TH STREET, OAKLAND, CA 94608 **APN:** 015 134300702
Proposal: To construct a 1,180 square foot single-family residence on a vacant lot.
Applicant / Phone Number: Juan Munoz / (619) 869-2625
Owners: Juan R. Munoz & Bridget Mendez
Case File Number: PLN17113
Planning Permits Required: Regular Design Review for new construction; and Minor Variances for i) to reduce the front yard setback where 10'-10" is required and approximately 3'- 6" is proposed; ii) to reduce off-street parking where one space is required and 0 space is proposed; and iii) to allow an approximately 20' wall height within the front 12' of buildable area.
General Plan: Mixed Housing Type Residential
Zoning: RM-2
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 1
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Gregory Qwan** at (510) 238-2958 or by email: gqwan@oaklandnet.com

3. **Location:** 0 GOULDIN ROAD, OAKLAND, CA 94603 **APN:** 048F737204600
(the subject property is located across the street from the neighboring residence at 5998 Alhambra Avenue)
Proposal: To construct a 2,038 square foot single-family dwelling on a vacant lot with a 60% upslope grade.
Applicant / Phone Number: Gouldin LLC / (510) 220-4941
Owner: Haus Susan & Cynthia Etal
Case File Number: PLN17416
Planning Permits Required: Regular Design Review for new construction.
General Plan: Hillside Residential
Zoning: RH-4/S-9
Environmental Determination: 15303-New Construction or Conversion of Small Structures; 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 **Michael Bradley** at (510) 238-6935 or by email: mbradley@oaklandnet.com

4. **Location:** 1266 – 28TH STREET, OAKLAND, CA 94608 **APN:** 005 045902702
Proposal: To allow the operation of construction activities (providing paver services) within an existing industrial building including outdoor storage of related equipment and building materials, located within 300 feet of a residential zone.
Applicant / Phone Number: Mo Santos / (510) 570-5440
Owner: 2850 Poplar LLC
Case File Number: PLN17430
Planning Permits Required: Minor Conditional Use Permit for operation of construction activities within 300 feet of a Residential Zone per Planning Code Section 17.73.020 L.19.
General Plan: Business Mix; Housing and Business Mix
Zoning: CIX-1B/S-19
Environmental Determination: 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: OCHS Rating: *3
City Council District: 3
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

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5. **Location: 9012 INTERNATIONAL BOULEVARD, OAKLAND, CA 94603**
 APN: 046 542101000
Proposal: To convert rear single-family residence into two new dwelling units and construct an additional 89 square feet building footprint in the rear. The existing commercial space fronting International Boulevard will remain.

Applicant / Phone Number: Kim Nguyen / (415) 424 7090
Owner: Kim Oanh Thi Nguyen
Case File Number: **PLN18021**

Planning Permits Required: Regular Design Review for a new residential dwelling unit; and Minor Conditional Use Permit to waive on-site parking requirements when the subject lot is narrow (less than 40' wide) and 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: OCHS Rating: Fd2*
City Council District: 7
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: cquitevis@oaklandnet.com

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6. **Location: 1 KAISER PLAZA, OAKLAND, CA 94612** **APN: 008 065301903**
 Proposal: To construct a telecommunications facility that includes (2) antennas, (1) radio unit, (1) GPS antenna, (1) backhaul antenna, (3) surge protectors and additional related cables.

Applicant / Phone Number: Tony Phillips / (847) 331-3659
Owner: Cim Oakland 1 Kaiser Plaza LP
Case File Number: **PLN18077**

Planning Permits Required: Regular Design Review for a Mini-Telecommunications facility in the CBD-C zone.

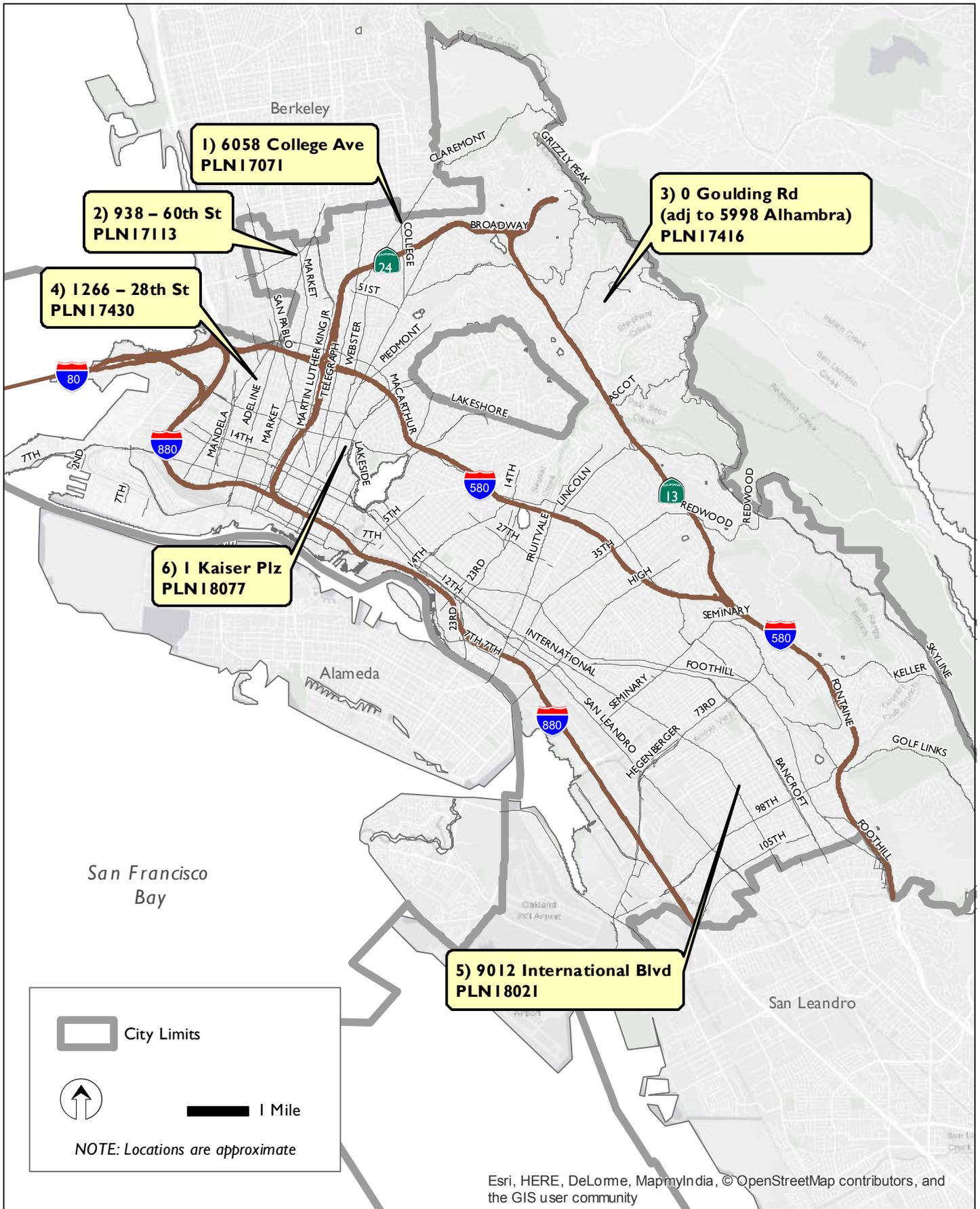
General Plan: Central Business District
Zoning: CBD-C

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 **Aubrey Rose** at **(510) 238-2071** or by email: arose@oaklandnet.com

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Planning & Building Department



Applications on File for the Week of February 9, 2018