

APPLICATIONS ON FILE
August 8, 2008

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.

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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:

August 25, 2008

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.

3.	Location:	Vacant lot abutting 2730 Scout Road (APN: 048D-7244-013-05) (6/26/08)
	Proposal:	To construct a new single-family dwelling.
	Owner / Applicant:	Floyd Castro (510)333-9941
	Contact Person / Phone Number:	John Newton / (510)526-7370
	Case File Numbers:	DV08-199 / CP08-107
	Planning Permits Required:	Regular Design Review to construct a new residential building; Minor Variance to allow a 42-foot rear yard setback where 80 feet minimum is required; Creek Protection Permit
	Zoning:	R-20 Low Density Residential Zone/ S-10 Scenic Route Combining Zone
	General Plan:	Hillside Residential
	Environmental Determination:	Exempt, Section 15303 of the State CEQA Guidelines: New construction 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 (PDHP); Survey rating: N/A
	Service Delivery District:	2
	City Council District:	4
	For further information:	Contact case planner Maurice Brenyah-Addow at (510) 238-6342 or mbrenyah@oaklandnet.com

4.	Location:	338 Lester Avenue (APN:021-0228-037-00) (6/25/08)
	Proposal:	To create a new 491 square foot Secondary Unit within existing ground floor unfinished space.
	Contact Person/Phone Number:	Kent Lau / (510) 333-6448
	Owner:	Hon W. Lau
	Case File Number:	V08-196
	Planning Permits Required:	Minor Variance to create a new 491 square foot Secondary Unit within the existing unfinished ground floor space with a side yard setback of 1'-3" where 5-feet is required
	General Plan:	Urban Residential
	Zoning:	R-40 Garden Apartment Residential Zone
	Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines: Minor alterations to existing structures; Section 15183 of the State CEQA Guidelines: Projects consistent with a community plan, general plan or zoning
	Historic Status:	Designated Historic Property (DHP); Survey rating: D2+
	Service Delivery District:	3
	City Council District:	2
	For further information:	Contact case planner Michael Bradley at (510) 238-6935 or mbradley@oaklandnet.com

5.	Location: 7201 Oakport Street (APN: 041 -3902-015-07) (7/03/08)
	Proposal: To revision approved case no. V08-595 for a new 30-foot tall freestanding sign serving the Infinity Dealership.
	Contact Person/Phone Number: Steve Peterson (650) 255-9187
	Owner: Hendrick Automotive Group
	Case File Number: REV08-014
	Planning Permits Required: Revision to an existing Minor Variance approval to allow a 35-foot tall monument sign to be reduced to 30-feet where a maximum of 20-feet in height is allowed.
	General Plan: Business Mix
	Zoning: Industrial Office (IO) Zone
	Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines: Minor alterations to existing facilities; 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 (PDHP); Survey rating: Unknown
	Service Delivery District: V
	City Council District: 7
	For further information: Contact case planner Jose M. Herrera-Preza at (510) 238-3808 or jherrera@oaklandnet.com
