

**APPLICATIONS ON FILE**  
**March 9, 2007**

**CITY OF OAKLAND**  
**COMMUNITY & ECONOMIC DEVELOPMENT**  
**AGENCY/Zoning Division**  
**250 Frank H. Ogawa Plaza, 2<sup>nd</sup> Floor, Suite 2114**  
**Oakland, California 94612-2031**

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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 10-day public comment period:**

**March 19, 2007**

**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 10-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 ten (10) 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.



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**General Plan:** Hillside Residential  
**Zoning:** R-30 One-Family Residential Zone  
**Environmental Determination:** Exempt, Section 15332 of the State CEQA Guidelines:  
Infill development  
Exempt, Section 15303(a) of the State CEQA Guidelines:  
New construction of small structures  
Exempt, 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  
No Survey Rating: The three parcels are vacant  
**Service Delivery District:** 2  
**City Council District:** 4  
**For further information:** Contact case Planner **Mike Rivera** at (510) 238-6417 or  
[mrivera@oaklandnet.com](mailto:mrivera@oaklandnet.com)

3. **Location:** 3234 Chestnut Street (APN: 005 -0471-025-02) (2/14/07)  
**Proposal:** To create two residential condominium units. (Conversion of the existing single family into a duplex was approved under DR 04-337.)  
**Applicant:** Justin Dawson  
**Contact Person/Phone Number:** (510) 821-2319  
**Owner:** Justin Dawson  
**Case File Number:** TPM 9147  
**Planning Permits Required:** Tentative Parcel Map to create 2 residential condominium units.  
**General Plan:** Mixed Housing Type Residential  
**Zoning:** R-36 Small Lot Residential Zone  
**Environmental Determination:** Exempt, Section 15301(k) of the State CEQA Guidelines:  
Division of existing multiple family or single – family residences into common interest ownership  
Exempt, Section 15183 of the State CEQA Guidelines:  
Projects consistent with a community plan, general plan or zoning  
**Historic Status:** Potential Designated Historic Property  
Survey Rating: Dc2+  
**Service Delivery District:** 1  
**City Council District:** 3  
**For further information:** Contact case planner **Jason Madani** at (510) 238-4790 or  
[jsmadani@oaklandnet.com](mailto:jsmadani@oaklandnet.com).

4. **Location:** 6775 & 7001 Oakport Street (APN: 041 -3902-015-01) (2/13/07)  
**Proposal:** To subdivide a 14.5-acre parcel containing a commercial facility (Zhone Technologies Corporate Campus) to create a 3.625-acre parcel containing a surface parking lot located within the Coliseum Redevelopment Area.  
**Applicant:** City of Oakland CEDA Redevelopment Division  
**Contact Person/Phone Number:** Larry Gallegos, CEDA Redevelopment Division  
(510) 238-6174  
**Owner:** Zhone Technologies Campus LLC  
**Case File Number:** TPM 8590  
**Planning Permits Required:** Tentative Parcel Map to create two lots.  
**General Plan:** Business Mix

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**Zoning:** M-40 Heavy Industrial  
**Environmental Determination:** Exempt, Section 15315 of the State CEQA Guidelines:  
Minor land division  
Exempt, 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: \*3  
**Service Delivery District:** 5  
**City Council District:** 7  
**For further information:** Contact case planner **Aubrey Rose** at (510) 238-2071 or  
[arose@oaklandnet.com](mailto:arose@oaklandnet.com).

5. **Location:** **4514 Montgomery Street (APN: 013 -1129-024-00) (2/26/07)**  
**Proposal:** To create two residential condominium units. (Conversion of the existing single family into duplex approved under DV 06-490.)  
**Applicant:** Justin Hallway  
**Contact Person/Phone Number:** (510) 952-1028  
**Owner:** Justin Hallway  
**Case File Number:** **TPM 9478**  
**Planning Permits Required:** Tentative Parcel Map to create 2 residential condominium units.  
**General Plan:** Mixed Housing Type Residential  
**Zoning:** R-50 Medium Density Residential Zone  
**Environmental Determination:** Exempt, Section 15301(k) of the State CEQA Guidelines:  
Division of existing multiple family or single – family residences into common interest ownership  
Exempt, Section 15183 of the State CEQA Guidelines:  
Projects consistent with a community plan, general plan or zoning  
**Historic Status:** Not a Potential Historic Property  
Survey Rating: X  
**Service Delivery District:** 2  
**City Council District:** 1  
**For further information:** Contact case planner **Jason Madani** at (510) 238-4790 or  
[jmadani@oaklandnet.com](mailto:jmadani@oaklandnet.com).

6. **Location:** **1630 High Street (APN: 035 -2357-019-01) (2/23/07)**  
**Proposal:** Design review for the creation of new signs at an expanding commercial site and a Variance for total sign area of approximately 478 square feet where 270 square feet is allowed.  
**Applicant:** Peter J. Blied / Red Mountain Retail  
**Contact Person/Phone Number:** (714) 460-1551  
**Owner:** Same as above  
**Case File Number:** **DV 07-065**  
**Planning Permits Required:** Design Review for business signs in the C-30 Zone and Variance to allow a 478 square foot sign.  
**General Plan:** Community Commercial  
**Zoning:** C-30 District Thoroughfare Commercial Zone Regulations  
**Environmental Determination:** Exempt, Section 15303 of the State CEQA Guidelines:  
Construction of new small structures  
Exempt, Section 15183 of the State CEQA Guidelines:  
Projects consistent with a community plan, general plan or zoning

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<b>Historic Status:</b>	Not a Potential Designated Historic Property
<b>Service Delivery District:</b>	Survey Rating: X
<b>City Council District:</b>	5
<b>For further information:</b>	Contact case planner <b>Moe Hackett</b> at (510) 238-3979 or <a href="mailto:mhackett@oaklandnet.com">mhackett@oaklandnet.com</a> .

7.

<b>Location:</b>	<b>4500 Park Boulevard (APN: 024 -0549-002-01) (2/22/07)</b>
<b>Proposal:</b>	Design review for the creation of new signs at an existing gas station and a Variance for a pole sign with a proposed height of 18 feet where 10 feet is allowed.
<b>Applicant:</b>	Sign Development Inc.
<b>Contact Person/Phone Number:</b>	Salvador Pablo (909) 920-5535
<b>Owner:</b>	Kallappa G. Rampur
<b>Case File Number:</b>	<b>DV 07-062</b>
<b>Planning Permits Required:</b>	Design Review for business signs in the R-50 Zone and Variance to allow an 18 foot pole sign.
<b>General Plan:</b>	Detached Unit Residential
<b>Zoning:</b>	R-50 Medium Density Residential Zone
<b>Environmental Determination:</b>	Exempt, Section 15303 of the State CEQA Guidelines: Construction of new small structures Exempt, Section 15183 of the State CEQA Guidelines: Projects consistent with a community plan, general plan or zoning
<b>Historic Status:</b>	Not a Potential Designated Historic Property Survey Rating: X
<b>Service Delivery District:</b>	3
<b>City Council District:</b>	5
<b>For further information:</b>	Contact case planner <b>Moe Hackett</b> at (510) 238-3979 or <a href="mailto:mhackett@oaklandnet.com">mhackett@oaklandnet.com</a> .

8.

<b>Location:</b>	<b>2828 Ford Street (APNs: 019 -0079-009-01, 019 -0079-002-01, 019 -0079-019-02, 019 -0079-017-01 &amp; 019 -0079-016-00) (2/16/07)</b>
<b>Proposal:</b>	Reconstruction of warehouse/retail building for carpet sales.
<b>Contact Person/Phone Number:</b>	William Blessing (510) 899-6400
<b>Owner:</b>	Tom Straus
<b>Case File Number:</b>	<b>DR 07-076 &amp; TPM 9463</b>
<b>Planning Permits Required:</b>	Design Review for a new warehouse/retail building. Parcel map to convert five lots into two lots.
<b>General Plan:</b>	E- Residential Mixed Use
<b>Zoning:</b>	HBX-3 Housing and Business Mix
<b>Environmental Determination:</b>	Exempt, Section 15303(a) of the State CEQA Guidelines: New construction of small structures Exempt, Section 15305(a) of the State CEQA Guidelines: Minor lot line adjustments Exempt, Section 15183 of the State CEQA Guidelines: Projects consistent with a community plan, general plan or zoning
<b>Historic Status:</b>	Not a Potential Designated Historic Property No Survey Rating: Vacant Lot
<b>Service Delivery District:</b>	4
<b>City Council District:</b>	5
<b>For further information:</b>	Contact case planner <b>Sung H. Kwon, AICP</b> at (510) 238-6414 or <a href="mailto:skwon@oaklandnet.com">skwon@oaklandnet.com</a> .

