

APPLICATIONS ON FILE
December 3, 2004

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 contacting the case planner and visiting our offices. 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:

December 13, 2004

A decision will be made on the application shortly after this date. If you challenge the application in court, you may 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.

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: 3237 Hollis Street (APN 007-0594-011-00) (5/6/04)
	Proposal: To legalize an existing secondary unit within the ground floor.
	Applicant: Betty Shepard
Contact Person/Phone Number:	Betty Shepard (510)472-0206
	Owner: Godwin Ona
	Case File Number: VDRC04-222
Planning Permits Required:	Special Residential Design Review Checklist for a secondary unit; Minor Variance to allow one parking space where two are required.
	General Plan: Mixed Housing Type Residential
	Zoning: R-36 Small Lot Residential Zone
Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines; minor alterations to existing facilities
	Historic Status: Potential Designated Historic Property (PDHP); Survey rating: C2+
Service Delivery District:	1
City Council District:	3
For further information:	Contact case planner Pete Vollmann at (510) 238-6167 or pvollman@oaklandnet.com

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General Plan: Hillside Residential
Zoning: R-30 One-Family Residential Zone; S-14 Community Restoration Combining Zone; S-18 Mediated Residential Design Review Combining Zone
Environmental Determination: Exempt, Section 15303 of the State CEQA Guidelines; new small structures
Historic Status: No historic record (vacant lot)
Service Delivery District: 2
City Council District: 1
For further information: Contact case planner **Ann Clevenger** at **(510) 238-6980** or aclevenger@oaklandnet.com

5. **Location:** **666 Fairview Street (APN 016-1425-010-00) (11/22//04)**
Proposal: To raise an existing building by 48" to accommodate additional living space and one car garage.
Applicant: Lidia Wenczel
Contact Person/Phone Number: Lidia Wenczel
(510)985-1427
Owner: Lidia Wenczel
Case File Number: **VDRD04-440**
Planning Permits Required: Special Residential Design Review for addition and alteration; Minor Variances to allow (1) a 9'-7" front yard setback where 20' is required and (2) a 2'-3" and 3'-7" side yard setback where 5' is required.
General Plan: Mixed Housing Type Residential
Zoning: R-40 Garden Apartment Residential Zone; S-18 Mediated Residential Design Review Combining Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; construction of small structure
Historic Status: Not a potential Designated 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 jsmadani@oaklandnet.com

6. **Location:** **5853 St Paul Court (APN 048B-7160-006-00)**
Proposal: To remodel and construct additions for a second story over an existing garage, a 2-story rear addition, and a partial second story rear addition totaling 419 square feet to an existing single family dwelling for a cumulative floor area of 2,102 square feet
Applicant: Peter David Gilbert
Contact Person/Phone Number: Peter David Gilbert
(510) 610-9868
Owner: Philip and Sylvia Lorch
Case File Number: **DV04-467**
Planning Permits Required: Regular Design Review for residential construction in the S-18 Combining Zone; Minor Variances to allow (1) a building height of 32'-0" where 30'-0" is the maximum permitted, (2) a building height of 26'-0" within 10'-0" of the side property line where 25'-0" is the maximum permitted, and (3) a side yard setback measuring 4.88' where 5' is required.
General Plan: Detached Unit Residential
Zoning: R-30 One-Family Residential Zone; S-18 Mediated Residential Design Review Combining Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; minor alterations to existing facilities

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Historic Status: Not a Potential Designated Historic Property; Survey rating: XC3
Service Delivery District: 2
City Council District: 1
For further information: Contact case planner **Caesar Quitevis** at (510) 238-6343 or clquitevis@oaklandnet.com

7. **Location:** 379 – 40th Street (APN 012 -0978-005-00) (10/08/04)
Proposal: To construct a new triplex on the site of an existing commercial building (to be removed).
Applicant: Paul Winans
Contact Person/Phone Number: Paul Winans (510) 653-7288
Owner: Paul Winans
Case File Number: DR04-482
Planning Permits Required: Regular Design Review to construct a new three unit residential building in the C-30 Commercial Thoroughfare Zone.
General Plan: Urban Residential
Zoning: C-30 Commercial Thoroughfare Zone; S-18 Mediated Residential Design Review Combining Zone
Environmental Determination: Exempt, Section 15303 of the State CEQA Guidelines; new small residential structures up to 3 units
Historic Status: Not a Potential Designated Historic Property; Survey Rating: D3
Service Delivery District: 2
City Council District: 1
For further information: Contact case planner **Robert D. Merkamp** at (510) 238-6283 or rmerkamp@oaklandnet.com

8. **Location:** 3080 East 9th Street (APN: 025-0680-001-01) (10/13/04)
Proposal: To install three wall-mounted cabinet signs and three free-standing directional signs at a drive-thru Popeye Chicken fast food restaurant
Applicant: Arrow Sign Company
Contact Person/Phone Number: Tom Woodson (510)760-0899
Owner: Grey and Reynolds
Case File Number: DV04-483
Planning Permits Required: Minor Variance to exceed the maximum allowed signage area (132 square feet of new signage proposed)
General Plan: Regional Commercial
Zoning: M-30 General Industrial Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; minor alterations to existing facilities
Historic Status: Not a Potential Designated Historic Property; Survey rating: F3
Service Delivery District: 4
City Council District: 5
For further information: Contact case planner **Maurice Brenyah-Addow** at (510) 238-6342 or mbrenyah@oaklandnet.com

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Zoning:	R-36 Small Lot Residential Zone
Environmental Determination:	Exempt, Section 15315 of the State CEQA Guidelines; minor land divisions
Historic Status:	Potential Designated Historic Property (PDHP), Survey rating C1+
Service Delivery District:	1
City Council District:	3
For further information:	Contact case planner Caesar Quitevis at (510) 238-6343 or clquitevis@oaklandnet.com
