

APPLICATIONS ON FILE  
December 23, 2004

CITY OF OAKLAND  
COMMUNITY & ECONOMIC DEVELOPMENT  
AGENCY/Zoning Division  
250 Frank H. Ogawa Plaza, 2<sup>nd</sup> Floor  
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 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:**

**January 3, 2005**

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.

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| <b>1.</b>                           | <b>Location:</b> 10205 San Leandro Street (APN 045-5233-002-00) (4/1/04)  |
|                                     | <b>Proposal:</b> Construct an approximately 640 sq. ft. addition to the second floor of an existing building thereby converting an existing warehouse to joint living and working quarters (“live-work”). |
|                                     | <b>Applicant:</b> Sara Jaffe Designs  |
| <b>Contact Person/Phone Number:</b> | Sara Jaffe<br>(510) 531-9276  |
|                                     | <b>Owner:</b> Xuan Nguyen   |
|                                     | <b>Case File Number:</b> CU04-144   |
| <b>Planning Permits Required:</b>   | Interim Conditional Use Permit to apply the policies of the Oakland General Plan allowing the construction of new joint living and working quarters in the M-30 Zone.                                     |
|                                     | <b>General Plan:</b> Housing & Business Mix   |
|                                     | <b>Zoning:</b> M-30 General Industrial Zone   |
| <b>Environmental Determination:</b> | Exempt, Section 15301 of the State CEQA Guidelines; existing facilities   |
|                                     | <b>Historic Status:</b> Not a Potential Designated Historic Property; Survey rating: X  |
| <b>Service Delivery District:</b>   | 6   |
| <b>City Council District:</b>       | 7   |
| <b>For further information:</b>     | Contact case planner <b>Darin Ranelletti</b> at (510) 238-3663 or dranelletti@oaklandnet.com  |



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<b>Environmental Determination:</b>	Exempt, Sections 15301 (existing facilities) & 15304 (minor alterations of land) of the State CEQA Guidelines
<b>Historic Status:</b>	Not a Potential Designated Historic Property; Survey rating: X
<b>Service Delivery District:</b>	6
<b>City Council District:</b>	7
<b>For further information:</b>	Contact case planner <b>Darin Ranelletti</b> at (510) 238-3663 or dranelletti@oaklandnet.com

5.

<b>Location:</b>	<b>1123 73<sup>rd</sup> Avenue (APN 041-4135-048-00) (8/18/04)</b>
<b>Proposal:</b>	To construct a new 2-story Secondary Unit, attached to and located at the rear of an existing single-family dwelling, and to legalize the construction of a 6' tall fence located in the front yard.
<b>Applicant/Owner:</b>	Guadalupe & Edilia Terriquez
<b>Contact Person/Phone Number:</b>	Israel Terriquez (510) 638-6753
<b>Case File Number:</b>	<b>CDRC04-574</b>
<b>Planning Permits Required:</b>	Minor Conditional Use Permit to legalize the construction of a 6' tall fence located in the front yard. Special Residential Design Review to construct a new Secondary Unit.
<b>General Plan:</b>	Detached Unit Residential
<b>Zoning:</b>	R-50 Medium Density Residential Zone.
<b>Environmental Determination:</b>	Exempt, Section 15303 (Existing Facilities) of the State CEQA Guidelines
<b>Historic Status:</b>	Not a Potential Designated Historic Property ; Survey rating: D3
<b>Service Delivery District:</b>	5
<b>City Council District:</b>	7
<b>For further information:</b>	Contact case planner <b>Andrew M. Smith</b> at (510) 238-6414 or asmith@oaklandnet.com

6.

<b>Location:</b>	<b>943 92<sup>nd</sup> Avenue (APN 044-4958-016-00) (10/19/04)</b>
<b>Proposal:</b>	To subdivide an existing parcel into four lots.
<b>Applicant:</b>	Joewoen Gregory
<b>Contact Person/Phone Number:</b>	(510)635-6656
<b>Owner:</b>	Joewoen Gregory
<b>Case File Number:</b>	<b>TPM-8301</b>
<b>Planning Permits Required:</b>	Tentative Parcel Map to subdivide an existing parcel into four lots.
<b>General Plan:</b>	Detached Unit Residential
<b>Zoning:</b>	R-30 One-Family Residential Zone
<b>Environmental Determination:</b>	Exempt, Section 15315 of the State CEQA Guidelines; Minor land divisions.
<b>Historic Status:</b>	Potential Designated Historic Property (PDHP); Survey rating: Dc3b?
<b>Service Delivery District:</b>	6
<b>City Council District:</b>	7
<b>For further information:</b>	Contact case planner <b>Jason Madani</b> at (510) 238-4790 or jsmadani@oaklandnet.com

7.

<b>Location:</b>	<b>8451 Bancroft Avenue (APN 043-4568-003-00) (11/12/04)</b>
<b>Proposal:</b>	To convert an existing four residential apartment building into four condominium units.
<b>Applicant:</b>	Catherine Jones
<b>Contact Person/Phone Number:</b>	(510)635-9842
<b>Owner:</b>	Catherine Jones
<b>Case File Number:</b>	<b>TPM-8498</b>

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