

APPLICATIONS ON FILE
April 20, 2007

CITY OF OAKLAND
COMMUNITY & ECONOMIC DEVELOPMENT
AGENCY/Zoning Division
250 Frank H. Ogawa Plaza, 2nd Floor, Suite 2114
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 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:

May 7, 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.

1.	Location: 5862 Virmar Avenue (APN: 048A-7046-012-00) (3/21/07)
	Proposal: Raise an existing 1,534 square foot single-family dwelling up to 5 feet in height and create a new 1,487 square foot first floor, plus add a two-story stair addition at the rear. Note: Scope of work includes removal of an existing unpermitted rear addition and existing rear porch and steps. (Total resulting size will be 2,974 square feet).
Contact Person/Phone Number:	Jarvis Architects (510) 654-6755
Owner:	Bill Craig and Christie Shannon
Case File Number:	DV 07-106
Planning Permits Required:	Regular Design Review for additions and alterations to an existing single-family dwelling, and a Variance to raise a dwelling within the 5 foot minimum side yard (3 feet 3 inches existing; 3 feet 3 inches proposed).
General Plan:	Detached Unit Residential
Zoning:	R-30 One-Family Residential Zone
Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines: Additions to existing 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 Survey Rating: X
Service Delivery District:	2
City Council District:	1
For Further Information:	Contact Ann M. Clevenger, Planner III , at (510) 238-6980 or aclevenger@oaklandnet.com .

2.	Location: 3411 MacArthur Blvd. (APN: 028 -0956-001-00) (2/7/07)
	Proposal: Conditional Use Permit for the addition of a cabaret activity in an existing bar.
Contact Person/Phone Number:	Robert Huff (510) 292-5152
Owner:	Guang Hui hen
Case File Number:	CU 07-041
Planning Permits Required:	Conditional Use Permit for cabaret activity.
General Plan:	Neighborhood Center
Zoning:	C-31 Special Retail Commercial Zone
Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines: Minor alterations to an existing facility Exempt, Section 15183 of the State CEQA Guidelines: Projects consistent with a community plan, general plan or zoning
Historic Status:	Potential Designated Historic Property (PDHP) Survey Rating: C3
Service Delivery District:	3
City Council District:	4
For Further Information:	Contact case planner Jacob Graef at (510) 777-8672 or jgraef@oaklandnet.com .

