

APPLICATIONS ON FILE
June 15, 2007

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 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:

July 2, 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 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.

7.	Location: 5506 Taft Street (APN: 048A-7050-032-00) (4/16/07)
	Proposal: Construct a 1,160 second floor addition to an existing 1,160 square foot existing single family dwelling.
Contact Person/Phone Number:	Kristin Personett (510) 697-4289
	Owner: Madeline Lilley and Eric Faurot
	Case File Number: DR 07-152
Planning Permits Required:	Regular Design Review for additions that exceed 1,000 square feet.
	General Plan: Mixed Housing Type Residential
	Zoning: R-35 Special One-Family Residential Zone
Environmental Determination:	Exempt, Section 15301(e) of the State CEQA Guidelines: Addition to an existing structure 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: C2+
Service Delivery District:	2
City Council District:	1
For further information:	Contact case planner Caesar Quitevis at (510) 238-6343 or clquitevis@oaklandnet.com .

8.	Location: Lot 347 Oakwood Drive (APN: 048F-7376-028-00) (3/21/07)
	Proposal: To construct a new 3,536 square foot single-family residence on a vacant 11,991 square foot lot.
Contact Person/Phone Number:	John Suarez (510) 774-2201
	Owner: John Suarez
	Case File Number: DV 07-105
Planning Permits Required:	Regular Design Review per Section 17.136, and Site Development and Design Review per Section 17.92, to construct a new single-family residence, and a Variance for a portion of the building to exceed the 30 foot maximum building height (32 feet proposed).
	General Plan: Hillside Residential
	Zoning: R-30 One-Family Residential Zone S-11 Site Development and Design Review Combining Zone
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 No Survey Rating: Vacant Lot
Service Delivery District:	2
City Council District:	4
For further information:	Contact case planner Ann Clevenger at (510) 238-6980 or aclevenger@oaklandnet.com .

13.	Location:	698 56th Street (APN: 014G-1211-021-00) (4/12/07)
	Proposal:	Design Review for existing accessory buildings built without permits.
	Contact Person/Phone Number:	A. Brewster, A. Seyed c/o Jarvis Architects (510) 654-6755
	Owner:	A Brewster, A Seyed
	Case File Number:	DV 07-148
	Planning Permits Required:	Design Review for a one story 60 foot x 36 foot structure with a roof deck and 60 foot x 10 foot second level house addition. Variances to allow 0 foot rear setback where 15 feet is required, a 0 foot side yard setback where 5 feet is required, and lot coverage of 65% where 40% is allowed.
	General Plan:	Mixed Housing Type
	Zoning:	R-40 Garden Apartment Residential Zoning District
	Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines: Minor alterations to an existing facility 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: Dc3
	Service Delivery District:	2
	City Council District:	1
	For further information:	Contact David Valeska at (510) 238-2075 or dvaleska@oaklandnet.com

14.	Location:	West Circle (APN: 048E-7348-036-03) Lot 1857, vacant parcel approximately 250 feet west of 2 West Circle (4/4/07)
	Proposal:	A new 2,904 square foot two-story single family dwelling on an upslope lot.
	Contact Person/Phone Number:	Larry Rosen (415) 235-8968
	Owner:	Larry Rosen
	Case File Number:	DV 07-131 (CP 07-073)
	Planning Permits Required:	Regular Design Review for new residential construction. Variance to allow the structure to be 4 feet from the side property line where 10 feet is required. Category III Creek Protection Permit
	General Plan:	Hillside Residential
	Zoning:	R-30 One-Family Residential Zone
	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 No Survey Rating: Vacant Lot
	Service Delivery District:	2
	City Council District:	4
	For further information:	Contact case planner Caesar Quitevis at (510) 238-6343 or clquitevis@oaklandnet.com .
