

**APPLICATIONS ON FILE**  
**January 27, 2006**

**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:**

**February 14, 2006**

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> 6100 Adeline Street (APN 016-1434-009-01) (11/7/05)  |
|                                     | <b>Proposal:</b> Revision to previously approved application to create a four unit mini lot development. The revision will include a new attached garage for “838 61 <sup>st</sup> Street”. |
|                                     | <b>Applicant:</b> Peter Wilson  |
| <b>Contact Person/Phone Number:</b> | (510)654-0001   |
|                                     | <b>Owner:</b> Peter Wilson  |
|                                     | <b>Case File Number:</b> REV05-026 (CMDV04-129)   |
| <b>Planning Permits Required:</b>   | Minor Variance to allow a garage within the required rear setback (15’0” required; 0’0” proposed).  |
|                                     | <b>General Plan:</b> Mixed Housing Type residential   |
|                                     | <b>Zoning:</b> R-40 Garden Apartment Residential Zone<br>S-18 Mediated Design review Zone   |
| <b>Environmental Determination:</b> | Exempt, Section 15303-new small structures  |
|                                     | <b>Historic Status:</b> Not a Potentially Designated Historic Property; Survey Rating: X  |
| <b>Service Delivery District:</b>   | 2   |
| <b>City Council District:</b>       | 1   |
| <b>For further information:</b>     | Contact case planner <b>Peterson Z. Vollmann</b> at (510) 238-6167 or pvollman@oaklandnet.com   |



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**Zoning:** M-30 General Industrial Zone  
**Environmental Determination:** Exempt, Section 15301 of the State CEQA Guidelines; minor alterations to existing facilities  
**Historic Status:** No historic record  
**Service Delivery District:** 4  
**City Council District:** 5  
**For further information:** Contact case planner **Caesar Quitevis** at **(510) 238-6343** or [clquitevis@oaklandnet.com](mailto:clquitevis@oaklandnet.com)

**5.**                   **Location:** **1814 Franklin Street (008-0624-001-00) (12/8/05)**  
                         **Proposal:** Modification of existing cell site by installation of one new equipment cabinet in an existing basement equipment room; replacement and installation of three panel antennas and installation of 21 new antenna cables enclosed in a new cable tray.  
                         **Applicant:** Ryan Johnson/OnAirLLC  
**Contact Person/Phone Number:** (510)206-1170  
                         **Owner:** The Leamington Venture L.P.  
                         **Case File Number:** **LM05-606**  
**Planning Permits Required:** Design Review - Landmarks  
                         **General Plan:** Central Business District  
                         **Zoning:** C-55 Central Core Commercial Zone  
                                  S-17 Downtown Residential Open Space Combining Zone  
**Environmental Determination:** Exempt, State CEQA Guidelines; Section 15301- minor alterations to existing facilities; Section 15302 – replacement of existing facilities; Section 15064.5(b) – Determining the Significance of Impacts on Historical Resources  
                         **Historic Status:** City of Oakland Landmark 86-495  
**Service Delivery District:** Downtown Metro  
**City Council District:** 3  
**For further information:** Contact case planner **Joann Pavlinec** at **(510) 238-6344** or [jpavlinec@oaklandnet.com](mailto:jpavlinec@oaklandnet.com)

**6.**                   **Location:** **505 El Embarcadero, Lake Merritt Pergola (1/12/06)**  
                         **Proposal:** Re-roof and seismic upgrade of connection between the walls and the roof.  
                         **Applicant:** Jadia Wu, City of Oakland  
**Contact Person/Phone Number:** (510)238-7210  
                         **Owner:** City of Oakland  
                         **Case File Number:** **LMD06-033**  
**Planning Permits Required:** Design Review – Landmark  
                         **General Plan:** Urban Open Space  
                         **Zoning:** OS(RSP) Open Space  
                                  S-4 Design Review Combining Zone  
**Environmental Determination:** Categorical Exemption CEQA Section 15331 Historical Resource Restoration/Rehabilitation  
                         **Historic Status:** Contributing Structure to City of Oakland Landmark 79-514 Lake Merritt  
**Service Delivery District:** 3  
**City Council District:** 3  
**For further information:** Contact case planner **Joann Pavlinec** at **(510) 238-6344** or [jpavlinec@oaklandnet.com](mailto:jpavlinec@oaklandnet.com)



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**Historic Status:** Potential Designated Historic Property (PDHP); Survey Rating: C3  
**Service Delivery District:** 2  
**City Council District:** 3  
**For further information:** Contact case planner **Pete Vollmann** at (510) 238-6167 or  
pvollman@oaklandnet.com

10. **Location:** 283 4<sup>th</sup> Street (APN 001-0153-013-00) (11/2/04)  
**Proposal:** Condominium conversion of four commercial condos.  
**Applicant:** Michael Reynolds  
**Contact Person/Phone Number:** (415) 512-9188  
**Owner:** Pacific Land Services  
**Case File Number:** TPM-8854  
**Planning Permits Required:** Tentative Parcel Map for condo conversion.  
**General Plan:** Waterfront Warehouse District  
**Zoning:** C-45 Community Shopping Commercial Zone  
S-4 Design Review Combining Zone  
**Environmental Determination:** Exempt, Sections 15301(k) of the State CEQA Guidelines; division of  
commercial property into common-interest ownership.  
**Historic Status:** Potential Designated Historic Property (PDHP); survey rating: C1+  
**Service Delivery District:** 1  
**City Council District:** 3  
**For further information:** Contact case planner **Pete Vollmann** at (510) 238-6167 or  
pvollman@oaklandnet.com

11. **Location:** 6230 Shattuck Avenue (APN 015-1377-025 )(12/05/05)  
597 63<sup>Rd</sup> Street (APN 015-1377-025) &  
599 63<sup>Rd</sup> Street (APN 015-1377-025)  
**Proposal:** Condominium conversion of three rental units  
**Applicants:** Steven Biasatti & Paul Gross  
**Contact /Phone Number:** (510) 418-5014  
**Owners:** Steven Biasatti & Paul Gross  
**Case File Number:** TPM-8878  
**Planning Permits Required:** Tentative Parcel Map for the conversion of a total of three rental units into  
condominiums  
**General Plan:** Mixed Housing Type  
**Zoning:** R-50 Medium Density Residential Zone  
S-18 Mediated Residential Design Review Combining Zone  
**Environmental Determination:** Exempt, Section 15301 (k) of the State CEQA Guidelines; division of multiple  
family dwellings into common-interest ownership.  
**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 **Mike Rivera** at (510) 238-6417 or  
mrivera@oaklandnet.com

**INFORMATION COURTESY NOTICE FOR SECONDARY DWELLING UNITS**

The applications list below for Secondary Dwelling Units are provided as an informational courtesy notice only. Per City Ordinance 12501 C.M.S, adopted by the Oakland City Council on June 17, 2003, these applications are ministerial and the Director of City Planning shall approve such applications subject to the project's compliance with all required Secondary Dwelling Unit regulations and all other applicable City codes and requirements.

<b>12.</b>	<b>Location:</b> 1151 El Centro Avenue (APN 024 -0556-015-00) (12/12/05)
	<b>Proposal:</b> To convert existing basement to a secondary dwelling unit of approximately 647 square feet
	<b>Applicant:</b> John Newton
	<b>Contact Person/Phone Number:</b> John Newton (510) 526-7370
	<b>Owner:</b> David Mendonca
	<b>Case File Number:</b> DRC05-400
	<b>Planning Permits Required:</b> Special Residential Design Review Checklist Criteria to construct secondary dwelling that is less than 50% of main dwelling's floor area
	<b>General Plan:</b> Detached Unit Residential
	<b>Zoning:</b> R-30 One-Family Residential Zone
	<b>Environmental Determination:</b> Exempt, Section 15303 of the State CEQA Guidelines; new construction of small structures
	<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>Caesar Quitevis</b> at (510) 238-6343 or clquitevis@oaklandnet.com

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