

APPLICATIONS ON FILE
May 12, 2006

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 10-day public comment period:

May 22, 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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| 1. | Location: 1504 Madison Street (APN 008-0631-014-02) (5/25/05) |
| | Proposal: Demolish an existing two unit residential building and construct a new six story condominium building containing ten dwelling units. |
| | Applicant: Debo Sopido |
| Contact Person/Phone Number: | (510)444-8311 |
| | Owner: Victoria Leung |
| | Case File Number: DV05-264 |
| Planning Permits Required: | Regular Design Review for new construction and Minor Variance requests for A) 0' rear yard setback where 10' is required for the ground floor to allow for a parking podium to the rear lot line and B) a 0' front yard setback where 10' is required to align with the adjacent building. |
| | General Plan: Central Business District |
| | Zoning: R-90 Downtown Apartment Residential Zone
S-17 Downtown Open Space Combining Zone |
| Environmental Determination: | Exempt, Section 15332 of the State CEQA Guidelines; in-fill development projects |
| Historic Status: | Not a Potential Designated Historic Property; rating: *1- |

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Metro Downtown
Service Delivery District:
City Council District: 3
For further information: Contact case planner **Pete Vollmann** at (510) 238-6167 or
pvollman@oaklandnet.com

2. **Location:** 4444 Sequoyah Road (APN 048-6854-003-02) (3/23/06)
4468 Sequoyah Road (APN 048-6854-002-04)
Proposal: To make a lot line adjustment for a more uniform property line
Applicant: Laren Hirst
Contact Person/Phone Number: Laren Hirst
(925) 858-6543
Owner: Laren Hirst
Case File Number: PMW06-011
Planning Permits Required: A Parcel Map Waiver to make a lot line adjustment between two adjacent lots.
General Plan: Hillside Residential
Zoning: R-30 One Family Residential Zone
Environmental Determination: Exempt, Section 15315 of the State CEQA Guidelines; minor land divisions
Historic Status: No historic record
Service Delivery District: 6
City Council District: 7
For further information: Contact case planner **Michael Bradley** at (510) 238-6935 or
mbradley@oaklandnet.com

3. **Location:** 208 41st Street (APN 012-0997-014-00) (1/11/06)
Proposal: To raise existing single family dwelling to create a new ground floor, resulting in a two story building, and reposition the building to comply with the 10-foot rear yard setback; and construct a new detached garage at the front of the site.
Owner: Michael Coonen
Applicant: Michael Coonen
Contact Person/Phone Number: (510)908-4702
Case File Number: VDRD06-017
Planning Permits Required: Special Residential Design Review for addition; and Minor Variance to allow a 20-foot wide garage where 50% of lot width.
General Plan: Mixed Housing Type
Zoning: R-70 High Density Residential Zone
S-18 Mediated Residential Design Review Combining Zone
Environmental Determination: Exempt 15301; State CEQA Guidelines, minor alteration of existing facilities
Historic Status: Potential Designated Historic Property (PDHP); survey rating: D2+
Service Delivery District: 2
City Council District: 1
For Further Information: Contact case planner **Maurice Brenyah-Addow** at 510-238-6342 or by email: mbrenyah@oaklandnet.com

4. **Location:** Vacant parcel on Tunnel Road (048H-7520-022-00) (3/28/04)
Proposal: To construct a new single family dwelling (3,759 sq/ft) on a down slope parcel.
Applicant: Alexandera Martynetz Architect
Contact Person/Phone Number: (510)763-4332
Owner: Noel Yi

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Case File Number: DV06-148
Planning Permits Required: Residential Design Review to construct new single family, and Minor Variance to exceed allowed 6' high retaining within the court yard dwelling on a down slope parcel.
General Plan: Hillside Residential
Zoning: R-20 Low Density Residential Zone
S-10 Scenic Route Combining 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.
Historic Status: Not Historic Property
Service Delivery District: 2
City Council District: 1
For further information: Contact case planner **Jason Madani** at (510) 238-4790 or jsmadani@oaklandnet.com

5. **Location:** 2125 9th Avenue (APN 021-0282-008-00) (3/30/06)
Proposal: To legalize a 5'9" high front yard fence.
Applicant: Anna Yeung
Contact Person/Phone Number: Anna Yeung
(510) 915-1332
Owner: Anna Yeung
Case File Number: CU06-153
Planning Permits Required: A Minor Conditional Use Permit for a 5'-9" front yard fence.
General Plan: Mixed Housing Type Residential
Zoning: R-50 Medium Density Residential Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; existing facilities.
Historic Status: Not a Potential Designated Historic Property; Survey rating: D2-
Service Delivery District: 3
City Council District: 2
For further information: Contact case planner **Michael Bradley** at (510) 238-6935 or mbradley@oaklandnet.com

6. **Location:** 29 Stephens Way (APN 048H-7609-009-00) (4/14/06)
Proposal: Add a second kitchen at the lower level of an existing single-family residence.
Applicant: Meagan Phelps
Contact Person/Phone Number: Meagan Phelps
(323)464-1177
Owner: Meagan Phelps
Case File Number: CU06-194
Planning Permits Required: Conditional Use Permit to add a second kitchen at the existing lower floor level of an existing single-family dwelling.
General Plan: Hillside 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; additions to existing structures.
Historic Status: No historic record
Service Delivery District: 2
City Council District: 1
For further information: Contact case planner **Ann Clevenger** at (510) 238-6980 or aclevenger@oaklandnet.com

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General Plan: Central Business District
Zoning: R-80 High-Rise Apartment Residential Zone
S-17 Downtown Residential Open Space Combing Zone
Environmental Determination: Exempt, Section 15332 of the State CEQA Guidelines; infill development projects
Historic Status: No historic record (vacant lot)
Service Delivery District: Metro
City Council District: 3
For further information: Contact case planner **Darin Ranelletti** at **(510) 238-3663** or **dranelletti@oaklandnet.com**
