

APPLICATIONS ON FILE
August 18, 2006

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:

August 28, 2006

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.

(continued from page 2)

Planning Permits Required: Revision to an approved single-family residence to add a Minor Conditional Use Permit to allow a Community Assembly Civic Activity at this residence (temporary Green Hill Home tours, to be held between May and July 2007).
General Plan: Hillside Residential
Zoning: R-30 One-Family Residential Zone
Environmental Determination: Exempt, Section 15322 of the State CEQA Guidelines; Educational or training programs involving no physical changes.
Historic Status: No historic record
Service Delivery District: 2
City Council District: 4
For further information: Contact case planner **Ann Clevenger** at (510) 238-6980 or aclevenger@oaklandnet.com

4. **Location:** 1519-1521 5th Street (APN's 004-0103-002-00; -003-00) (5/3/06)
Proposal: Merge two lots into one and convert the existing single family dwelling (1521 5th Street) into a duplex.
Applicant: City Shapers
Contact Person/Phone Number: (510)836-9300
Owner: Nick Pukatch
Case File Number: DR06-217 & PMW06-025
Planning Permits Required: Regular Design Review and Parcel Map Waiver to merge two lots into one
General Plan: Mixed Housing Type Residential
Zoning: R-36 Small Lot Residential Zone
Environmental Determination: Exempt, Section 15303 & 15305 of the State CEQA Guidelines; new small structures & minor lot line adjustments
Historic Status: Potentially Designated Historic Property; survey rating: Ec2
Service Delivery District: 1
City Council District: 3
For further information: Contact case planner **Pete Vollmann** at (510) 238-6167 or pvollman@oaklandnet.com

5. **Location:** Franklin Street (APN 002-0057-024-00) (06/21/06)
Proposal: To develop a private parking lot for the Salvation Army.
Applicant: Larry Westland
Contact Person/Phone Number: Larry Westland
(510) 622-8466
Owner: The Salvation Army
Case File Number: CU06-316
Planning Permits Required: Minor Conditional Use Permit to develop a private parking lot out of a vacant parcel.
General Plan: Central Business District
Zoning: C-55 Central Core Commercial Zone
S-17 Downtown Residential Open Space Combining Zone
Environmental Determination: Exempt, Section 15311 of the State CEQA Guidelines; accessory structures
Historic Status: Vacant Lot
Service Delivery District: 1
City Council District: 2
For further information: Contact case planner **Jill Pirog** at (510) 495-5224 or jpirog@pacificmunicipal.com

6. **Location:** 1617 E 20th Street (APN 021-0241-003-00) (6/22/06)
 Proposal: To construct 400 square foot, one-story, rear addition to an existing dwelling.
Contact Person/Phone Number: Randy Lam / (510) 289-2893
 Owner: Randy Lam
 Case File Number: DR06-319
Planning Permits Required: Regular Design Review for addition in the R-36 Zone.
 General Plan: Mixed Housing Type Residential
 Zoning: R-36 Small Lot Residential Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; addition to existing facility

 Historic Status: Not a Potential Designated Historic Property; Survey Rating D3
Service Delivery District: 3
 City Council District: 2
For Further Information: Contact case planner Leigh McCullen at (510) 238-4977 or by email: lmccullen@oaklandnet.com.

7. **Location:** 825 8th Avenue (APN 019 -0011-020-00) (7/20/06)
 Proposal: Addition of a new residence on top of an existing commercial structure.
 Applicant: Art Clark
Contact Person/Phone Number: Art Clark (510)568-5599
 Owner: John/Joyce Cottrell
 Case File Number: CU06-370
Planning Permits Required: Interim Minor Conditional Use Permit to add a dwelling unit to the roof of an existing commercial building in the M-20 Zone and the Housing and Business Mix zone.

 General Plan: Housing and Business Mix
 Zoning: M-20 Light Industrial Zone
Environmental Determination: Exempt, Section 15303 of the State CEQA Guidelines, creation of one new dwelling unit

 Historic Status: Not a Potential Designated Historic Property, Survey Rating: Fd3
Service Delivery District: 3
 City Council District: 2
For Further Information: Contact case planner Robert D. Merkamp at (510) 238-6283 or by email: rmerkamp@oaklandnet.com

8. **Location:** 6732 Manor Crest (APN 048A-7082-008-00) (6/9/06)
 Proposal: Rebuild existing garage in kind, which is located within the front yard setback.
 Applicant: Montclair Construction
Contact Person/Phone Number: (510)547-2457
 Owner: Barbara Arnold
 Case File Number: V06-375
Planning Permits Required: Minor Variance to rebuild existing non-conforming garage.
 General Plan: Detached Unit Residential
 Zoning: R-30 One-Family Residential Zone
 S-18 Mediated Design Review Zone
Environmental Determination: Exempt, Section 15301 of the State CEQA Guidelines; existing facilities

 Historic Status: Not a historic property
Service Delivery District: 2
 City Council District: 1
For further information: Contact case planner Pete Vollmann at (510) 238-6167 or pvollman@oaklandnet.com

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| 14. | Location: 2431-2435 Damuth Street (APN 029-0993-005-00) (7/3/06) |
| | Proposal: To subdivide a 10,849 square foot lot into three lots with each lot containing an existing residential building. No new construction proposed. |
| | Applicant: Scott Cameron |
| Contact Person/Phone Number: | Scott Cameron (925) 284-8414 |
| | Owner: Scott Cameron |
| | Case File Number: TPM-9155, CU06-343 |
| Planning Permits Required: | Tentative Parcel Map to subdivide a lot into three lots and a Minor Conditional Use Permit to waive the lot area and setback requirements for a subdivision of land between existing buildings |
| | General Plan: Mixed Housing Type Residential |
| | Zoning: R-50 Medium Density Residential Zone |
| Environmental Determination: | Exempt, Section 15315 of the State CEQA Guidelines, Minor Land Divisions |
| | Historic Status: Not a Potential Designated Historic Property, Survey Rating D3 |
| Service Delivery District: | 4 |
| City Council District: | 4 |
| For further information: | Contact case planner Leigh McCullen at (510) 238-4977 or lmccullen@oaklandnet.com . |
