



*Colland Jang, Chair
Anne Mudge, Vice Chair
Mark McClure
Nicole Franklin
Doug Boxer
Suzie W. Lee
Michael Lighty*

September 7, 2005
Regular Meeting

Notice – *Staff reports are now available on-line. See web site download instructions on Page 2.*

MEAL GATHERING 5:00 P.M.

Max's Diner, 500-12th Street, Oakland City Center

BUSINESS MEETING 6:30 P.M.

Hearing Room 1, City Hall, One Frank H. Ogawa Plaza

ROLL CALL

Present: Jang, Mudge, McClure, Lee,
Nicole F Boxer, ranklin, Michael Lighty
Staff: Scott Miller, Farimah Faiz

WELCOME BY THE CHAIR

Chair Jang welcomed all to the meeting and explained the conduct of meetings & Protocol.

COMMISSION BUSINESS

Agenda Discussion Scott Miller noted that item number 2 is continued.

Director's Report: None Appearing

For further information on any case listed on this agenda, please contact the case planner indicated for that item. For further information on Historic Status, please contact the Oakland Cultural Heritage Survey at 510-238-6879. For other questions or general information on the Oakland City Planning Commission, please contact the Community and Economic Development Agency, Planning and Zoning Division, at 510-238-3941.

♿ This meeting is wheelchair accessible. To request materials in alternative formats, or to request an ASL interpreter, or assistive listening device, please call the **Planning Department at 510-238-3941** or **TDD 510-238-3254** at least three working days before the meeting. Please refrain from wearing scented products to this meeting so attendees who may experience chemical sensitivities may attend. Thank you.



Committee Reports: None Appearing

Commission Matters

City Attorney's Report

OPEN FORUM

Sanjiv Honda -Hurricane Katrina Assistance & Oakland Army Base History

CONSENT CALENDAR

1.	<p>Location: 210 and 228 Broadway, 419 and 447 Third Street (APN: 001-0141-002-01, 001-0141-003, 001-0141-005-01, 001-0141-006)</p> <p>Proposal: Extension of a previously approved project that included either a mixed-use office/residential building or a primarily residential building. The mixed-use project would contain 115 residential units, 57,750sf of office space, 11,000 sq. ft. of retail or restaurant space and parking for 229 cars. The existing building located at 228 Broadway would be demolished as part of the project.</p> <p>Alternatively, a primarily residential building would contain 115 residential units, 11,000 sq. ft. of retail or restaurant space and parking for 229 cars. The existing building located at 228 Broadway would be demolished as part of the project.</p> <p>Applicant: The Enterprise Group</p> <p>Contact Person/Phone Number: Walter Cohen / (415) 221-2534</p> <p>Owner: Pacific Properties</p> <p>Case File Number: CMDV02-0033; ER01-0008</p> <p>Planning Permits Required: Extension of existing project approvals originally granted by the Planning Commission on June 12, 2002 and extended administratively by the Development Director on October 21, 2004.</p> <p>General Plan: RD & E-2: Retail, Dining and Entertainment, Phase 2 (Estuary Policy Plan)</p> <p>Zoning: C-45 Community Shopping Commercial Zone S-4 Design Review Combining Zone</p> <p>Environmental Determination: The Draft Environmental Impact Report (EIR) was prepared and released for public comment from February 1, 2002 – April 1, 2002, with a public hearing held on the DEIR on March 20, 2002. The Final EIR was prepared and released for public review on May 31, 2002.</p> <p>Historic Status: The site contains one existing building located at 228 Broadway/447 Third Street. This building is rated C2+ by the Oakland Cultural Heritage Survey (Potentially Designated Historic Property (PDHP)) which the DEIR has determined not to be an historic resource as defined under CEQA.</p> <p>Service Delivery District: Downtown Metro</p> <p>City Council District: 3</p> <p>Status: Staff Report</p> <p>Action to be Taken: Recommendation for Approval</p> <p>Finality of Decision: Appealable to City Council within 10 days</p> <p>For Further Information: Contact case planner Heather Klein at 510 238-3659 or by e-mail at hklein@oaklandnet.com.</p>
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Heather Klein, case planner reviewed the application.

Speakers:

Walter Cohen, representing the applicant, answered a question from the Commission.

Public hearing closed.

Commissioner McClure moved to approve the staff recommendation, seconded by Commissioner Mudge.



ACTION: On the motion. 7 ayers (Jang, Mudge, McClure, Franklin, Boxer, Lee, Lighty), 0 abstentions. Motion carried.

OPEN FORUM

ADJOURNMENT

**GARY V. PATTON
Deputy Director of
Planning and Zoning**

NEXT REGULAR MEETING: September 21, 2005