

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 may view the project applications and/or plans by visiting our online portal at: <https://www.oaklandca.gov/services/online-permit-center>. You may also email the Case Planner to learn more about the project. Your comments and/or questions regarding an application must be directed to the Bureau of Planning – Zoning Division, to the attention of the designated Case Planner, and by the end of the 10-day public comment period<sup>1</sup>:**

## **MONDAY, FEBRUARY 6, 2023**

**In your communications, please indicate the case number (which is identified on each notice) so the Case Planner can identify what project you are commenting about.**

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 public comment period as indicated above. If you wish to be notified of the decision of any of these cases, please provide the Case Planner with an email address.

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 Bureau of Planning-Zoning Division and submitted electronically to the Case Planner. Specific instructions for filing the appeal, including fees and deadlines for filing, will be included in the decision letter. 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 public comment period described above. Failure to do so will preclude you from raising such issues during the appeal hearing and/or in court.

Please help us achieve wider notification by alerting your friends and neighbors if you believe they would be interested in any of 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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<sup>1</sup> Per Oakland City Administrator Emergency Order No. 3 dated May 13, 2020, the public comment timeframe has been set to 10-days for the duration of the emergency.

<b>1.</b>	<b>Location:</b>	<b>8156 Skyline Blvd</b>
	<b>Assessor's Parcel Number(s):</b>	<b>048E732004800</b>
	<b>Proposal:</b>	To construct a two-story 4,440 square foot single-family residence with an attached two car garage on an upslope vacant lot.
	<b>Applicant:</b>	John Clark
	<b>Owner:</b>	Nick Farmer
	<b>Case File Number:</b>	<b>PLN21101</b>
	<b>Planning Permits Required:</b>	Regular Design Review for new construction on hillside lot, Tree Removal Permit for removal of one protected tree, Minor Conditional Use Permit for driveway access on Skyline.
	<b>General Plan:</b>	Hillside Residential
	<b>Zoning:</b>	RH-4/S-9/S-10/S-11
	<b>Environmental Determination:</b>	15303 New Construction of Small Structures; and 15183 – Projects Consistent with a Community Plan, General Plan, or Zoning
	<b>Historic Status:</b>	N/A
	<b>City Council District:</b>	CCD4
	<b>Action to be Taken:</b>	Pending
	<b>Finality of Decision:</b>	Appealable to the Planning Commission
	<b>For Further Information:</b>	Contact Case Planner <b>Sarah Price</b> at <b>(510) 238-2955</b> or by email at <a href="mailto:sprice@oaklandca.gov">sprice@oaklandca.gov</a> .

<b>2.</b>	<b>Location:</b>	<b>Oak Knoll Development – Parcel 12; 8750 Mountain Boulevard</b>
	<b>Assessor's Parcel Number:</b>	<b>043A467500321</b>
	<b>Proposal:</b>	Revision to the approved Oak Knoll Final Development Permit (FDP) for construction of 38 residential townhouse units on Parcel 12 (Phase 1).
	<b>Applicant:</b>	Chris Hall, Platform Architecture
	<b>Owner:</b>	Oak Knoll Venture Acquisition, LLC
	<b>Case File Number:</b>	<b>PLN15378-PUDF04-R01</b>
	<b>Planning Permits Required:</b>	Revision to Final Development Permit
	<b>General Plan:</b>	Hillside Residential
	<b>Zoning:</b>	D-OK-3 Oak Knoll District Residential Zone - 3
	<b>Environmental Determination:</b>	Final Supplemental EIR certified on Nov. 7, 2017
	<b>Historic Status:</b>	Non-Historic Property
	<b>City Council District:</b>	7
	<b>Action to be Taken:</b>	Administrative Decision
	<b>Finality of Decision:</b>	Appealable to the Planning Commission
	<b>For Further Information:</b>	Contact Case Planner <b>Michele Morris</b> at <b>(510) 238-2235</b> , or by email at <a href="mailto:mmorris2@oaklandca.gov">mmorris2@oaklandca.gov</a>

<b>3.</b>	<b>Location:</b>	<b>Oak Knoll Development – Parcel 6; 8750 Mountain Boulevard</b>
	<b>Assessor’s Parcel Number:</b>	<b>043A467500321</b>
	<b>Proposal:</b>	Revision to the approved Oak Knoll Final Development Permit (FDP) for construction of 74 residential townhouse units on Parcel 6 (Phase 1).
	<b>Applicant:</b>	Chris Hall, Platform Architecture
	<b>Owner:</b>	Oak Knoll Venture Acquisition, LLC
	<b>Case File Number:</b>	<b>PLN15378-PUDF03-R01</b>
	<b>Planning Permits Required:</b>	Revision to Final Development Permit
	<b>General Plan:</b>	Hillside Residential
	<b>Zoning:</b>	D-OK-3 Oak Knoll District Residential Zone - 3
	<b>Environmental Determination:</b>	Final Supplemental EIR certified on Nov. 7, 2017
	<b>Historic Status:</b>	Non-Historic Property
	<b>City Council District:</b>	7
	<b>Action to be Taken:</b>	Administrative Decision
	<b>Finality of Decision:</b>	Appealable to the Planning Commission
	<b>For Further Information:</b>	Contact Case Planner <b>Michele Morris</b> at <b>(510) 238-2235</b> , or by email at <a href="mailto:mmorris2@oaklandca.gov">mmorris2@oaklandca.gov</a>

<b>4.</b>	<b>Location:</b>	<b>6571 Liggett Drive</b>
	<b>Assessor’s Parcel Number(s):</b>	<b>048C718301701</b>
	<b>Proposal:</b>	To construct a 1,652 square-foot addition to the ground, second and third floors, to an existing 1,512 square-foot single-family home on an up-slope parcel.
	<b>Applicant:</b>	Matthew Waitkus
	<b>Owner:</b>	David Herscowitz
	<b>Case File Number:</b>	<b>PLN22149</b>
	<b>Planning Permits Required:</b>	Regular Design Review for an addition greater than 1,000 square feet.
	<b>General Plan:</b>	Hillside Residential
	<b>Zoning:</b>	Hillside Residential – 4 (RH-4)
	<b>Environmental Determination:</b>	The project is exempt under the following sections of the State CEQA Guidelines: 15301 – New Construction or Conversion Small Structures, and; 15183 – Projects Consistent with a Community Plan, General Plan, or Zoning (pending).
	<b>Historic Status:</b>	Not Historic
	<b>City Council District:</b>	4
	<b>Action to be Taken:</b>	Administrative Decision
	<b>Finality of Decision:</b>	Appealable to the Planning Commission
	<b>For Further Information:</b>	Contact Case Planner Kubilay Aaron İnanlı at <b>(510) 238-2074</b> or by email at <a href="mailto:kinanli@oaklandca.gov">kinanli@oaklandca.gov</a> .

**“END”**