

CITY OF OAKLAND



250 FRANK H. OGAWA PLAZA • 5th FLOOR, OAKLAND, CALIFORNIA 94612

ECONOMIC AND WORKFORCE DEVELOPMENT

(510) 238-6204

FAX: (510) 238-3991

TDD: (510) 238-3254

TO: Eligible Entities

FROM: Larry Gallegos, Area Manager, Public Private Development

DATE: December 17, 2021

RE: NOTICE OF AVAILABILITY AND OFFER TO CONVEY SURPLUS PROPERTY PURSUANT TO GOVERNMENT CODE SECTION 54220 et seq.

To Whom It May Concern:

Pursuant to Government Code Section 54220 et seq., as it may be amended, the City of Oakland (“City”) is hereby giving notice of availability and its intent to convey its 100% interest in the property identified as Assessor Parcel Numbers (“APN’s”) 046-6870-02 and commonly known as the Barcelona Parcel (the “Site”) by sale or lease. Pursuant to Government Code Section 54222, the City is hereby providing this written offer to your agency/organization to sell or lease said property for certain purposes or uses consistent with your agency’s/organization’s mission. Please be advised that the City is concurrently providing this written offer to all eligible entities designated in Government Code Section 54222.

If your agency/organization desires to purchase or lease the Site, you have up to 60 days from the date of this offer to notify the City of your intent. Priority shall be given to the development designated in Section 54222(a) to any offers received. Your response should include a description of your intended development proposal. If you submit a response, the City will enter into good faith negotiations with your agency/organization to discuss your proposed development proposal or use and to determine a mutually satisfactory sales price or lease terms.

The notice of intent may be received either via physical or electronic submittals. Please address electronic submittals of the notice of intent to purchase or lease to krogers@oaklandca.gov or physical submittals should be addressed as follows:

Kimani Rogers
Urban Economic Analyst
City of Oakland
250 Frank Ogawa Plaza, Suite 5313
Oakland, CA 94612

The City will carefully consider any reasonable offer or proposal. Please note all the relevant information regarding the Barcelona Parcel can be located on the City's website at:
<https://www.oaklandca.gov/projects/barcelona-parcel>.

Information on the City's surplus properties and the Surplus Land Act and disposition process is available at: <https://www.oaklandca.gov/resources/surplus-land-act>.

Please be advised: This is the second issuance of this Notice of Availability. All submittals from each issuance of the Notice will be considered by the City.

ABOUT THE PROPERTY

The property is a 5.4 acre site in the Oakland Hills, neighboring the boundaries of the Oak Knoll Project area. The existing zoning for the site is RH-3 (Residential Hillside, single family). The slope of land on the Barcelona parcel is steep, and a significant portion of the earth will likely need to be held by a retaining wall to allow access along Barcelona Street and throughout the project area.

The Oakland Fire Department (OFD) has provided a memo regarding the Oak Knoll Mixed Use Community Plan, which outlines the following constraints that will apply to development on the Oak Knoll Project Area, including the Barcelona Parcel which falls along the updated Barcelona Street:

- OFD requires that the street width for the new Barcelona Street (34 ft total: 2 10-ft wide driving lanes and two 7-ft wide parallel parking lanes) would require a maximum building height of 30 feet.
- Exceeding the 30 feet height limit could occur if the total driving lane width is 26 ft or greater, which would likely mandate the removal of a parallel parking lane (via red striping of the curb) on the project side of Barcelona Street.

A parcel map of the property is attached. Copies of the Fire Department Memo can be provided via request.

If you need additional information, please contact Kimani Rogers at (510) 238-6204 or via email at krogers@oaklandca.gov.

Attachment: Parcel Map

ASSESSOR'S MAP 48

Code Area Nos. 17-038

6870

SCALE: 1" = 100'

- (A) FAIRWAY ESTATES IN OAK KNOLL 1809-61
- (B) P.M. 8730 28463-65

DRAWN: 05-02-08 DL
REVISED: 08-26-07 CC
12-20-15 GH/6

