

Case File Number PLN22040

September 18, 2024

Location:	1619 International Boulevard (See map on the reverse)
Assessor’s Parcel Number:	020 011300301
Proposal:	To sell alcohol at an existing General Food Sales market
Applicant:	Diana Lee c/o International Lao Market
Contact Person and Phone Number:	Diana Lee / (510) 590-6396
Owner:	Peli Huang
Case File Number:	PLN22040
Planning Permits Required:	Major Conditional Use Permit for an Alcohol Beverage Sales Commercial Activity; Minor Variances to allow alcohol sales (1) within 1,000 feet of existing alcohol outlets, (2) within 1,000 feet of civic uses, and (3) in an over-concentrated area; and Findings of Public Convenience or Necessity in an over-concentrated area
General Plan:	Urban Residential
Zoning:	Urban Residential- 5 Zone
Proposed Environmental Determination:	Exempt, Section 15301 of the State CEQA Guidelines; Existing Facilities; Section 15183 of the State CEQA Guidelines; projects consistent with a Community Plan, General Plan or Zoning
Historic Status:	Potentially Designated Historic Property; OCHS rating: Fc3
City Council District:	2
Status:	Pending
Staff Recommendation:	Approval subject to attached Conditions of Approval
Finality of Decision:	Appealable to City Council within 10 days
For further information:	Contact Case Planner Samina Merchant at (408) 780-9042 or by email at smerchant@interwestgrp.com

SUMMARY

The Applicant has submitted a request to allow alcohol beverage sales within the existing International Lao Market located at 1619 International Blvd. Specifically, this market currently operates as a General Food Sales Commercial Activity, selling a variety of fresh fruits, vegetables, and/or fresh-cut meat, along with specializing in Southeast Asian foods and ingredients. The proposal entails utilizing a Type 21 liquor license from the State Department of Alcoholic Beverage Control (ABC), enabling the sale of liquor without food service and for off-site consumption, and enhancing the range of Laotian goods offered at the neighborhood market. Operating hours would be 9 AM to 5 PM. The Applicant has garnered signatures from the surrounding community, indicating support for the expanded existing business to include specialty alcohol beverage sales.

Planning Commission approval is required for a Major Conditional Use Permit (CUP) with additional Findings for an Alcoholic Beverage Sales Commercial Activity, Minor Variances to allow alcohol sales within 1,000 feet of existing alcohol outlets and civic uses, the establishment to be in a police beat where the calls for service exceed the average calls for service Citywide by twenty percent (20%) as well and Findings of Public Convenience or Necessity in an over-concentrated area, to facilitate the establishment

of an Alcoholic Beverage Sales.

Based on the Findings attached the business is not anticipated to cause nuisances despite its proximity to other alcohol outlets, civic uses such as churches, schools, and parks. Even though the market is situated in an area characterized by an over-concentration of ABC licenses and/or high crime rates, staff doesn't foresee its location adversely affecting any of these sensitive uses or causing nuisance also based on its operating characteristics as a market selling specialty food and beverage items.

The proposal also aligns with the intent of the Urban Residential-5 Zone (RU-5 Zone) and the General Plan, which aim to support and enhance ground floor neighborhood businesses on the City's major corridors and strengthen neighborhood vitality.

Therefore, staff recommends approval of the requested planning permits, subject to the Findings and Conditions outlined in *Attachments A and B* of this report.

CITY OF OAKLAND PLANNING COMMISSION



Case File: PLN22040
Applicant: Diana Lee
Address: 1619 International
Base Zone(s): RU-5
Combining Zone(s): S-13

Date Exported: 8/7/2024

PROPERTY AND SURROUNDING AREA DESCRIPTION

The property is on an interior lot, located in the San Antonio neighborhood with frontage along International Boulevard. The two-story building spans 3,143 square-feet accommodating the International Lao Market on the ground floor and residential space above. The market is directly abutting a café and another specialty food market geared towards the local community. In general, the market is surrounded by other retail and food activities along this major commercial corridor.

PROJECT DESCRIPTION

The proposal is to allow the sale of alcohol at the International Lao Market, which currently operates as a boutique grocery market in the San Antonio neighborhood. The market’s mission is to provide unique and culturally significant Southeast Asian fresh produce and cuisine staples to a largely Southeast Asian clientele; this proposal would follow the market’s mission to provide unique products and would diversify the alcohol selections in the area. The proposal requires the proprietor to obtain a Type 21 ABC liquor license which would allow for off-site consumption.

The floor plans show the current shelves mostly reserved for dry ingredients and goods which are majority specialty Southeast Asian focused. The proposal would add a two-door, 42 cubic-foot, lockable cooler that measures 52 inches in width for storing specifically crafted Southeast Asian alcoholic beverages. This would be in addition to the required net retail floor area and prominent display of a substantial quantity of fresh fruits, vegetables, and/or fresh-cut meat, as stipulated in Planning Code Sections 17.10.270 and 17.10.280.

The 9 AM to 5 PM store hours will remain unchanged. Currently, there are two employees, not including the owner. Upon approval of the proposal, an additional one to two employees would be hired; all current and future employees will attend the Licensee Education on Alcohol and Drugs (LEAD) program training course provide by ABC. The market currently has seven high-definition security cameras installed inside and two outside. The Applicant proposes, upon approval, to add one more security camera with cloud storage, which will be installed outside.

The existing structure on-site will be maintained. While there is no on-site customer parking, there is adequate street parking, including a handicap-designated spot available in front of the store.

The Applicant is in the process of applying for the ABC license and voluntarily agrees to adhere to all ABC and City regulations pertaining to this activity. The Applicant has conducted community outreach and provided a petition signed by members of the neighborhood (*Attachment D*).

GENERAL PLAN ANALYSIS

Land Use And Transportation Element

The subject site is within the Urban Residential land use classification of the General Plan’s Land Use and Transportation Element (LUTE). The intent of the area is to “create, maintain, and enhance areas of the City that are appropriate for multi-unit, mid-rise or high-rise residential structures in locations with good access to transportation and other services.”

The request to allow alcohol beverage sales at the project site's neighborhood market is consistent with the intent of the General Plan's Urban Residential land use classification. The proposal seeks to broaden the range of goods and services offered within the neighborhood, catering to the diverse preferences of residents, and supporting ground-floor local businesses along the City's major corridors. The proposal conforms to the following LUTE Objectives and Policies:

Objective I/C1

Expand and retain Oakland’s job base and economic strength.

Policy I/CI.8

Adequate cultural, social, and support amenities designed to serve Oakland should be provided within close proximity of employment centers.

Objective I/C3

Ensure that Oakland is adequately served by a wide range of commercial uses, appropriately sited to provide competitive retail merchandising and diversified office uses, as well as personal and professional services.

Policy I/C3.4 Strengthening Vitality.

The vitality of existing neighborhood mixed use and community commercial areas should be strengthened and preserved.

Objective N1

Provide for healthy, vital, and accessible commercial areas that help meet local consumer needs in the neighborhoods.

Policy N1.1

Commercial development in the neighborhoods should be concentrated in areas that are economically viable and provide opportunities for smaller scale, neighborhood-oriented retail.

Objective N10 Neighborhood Activity Centers

Support and create social, informational, cultural, and active economic centers in the neighborhoods.

Race and Equity General Plan Compliance

In September 2023, the City of Oakland adopted its first Environmental Justice Element (EJ Element) as part of Phase 1 of the General Plan update, which constitutes the baseline against which the Race and Equity Impact Assessment for this project is determined. The EJ Element “serves as the foundation for achieving equity and environmental justice when planning for future growth and development in Oakland.” The EJ Element identifies communities that are disproportionately impacted by environmental justice issues and proposes goals, policies, and objectives to reduce the unique or compounded health risks in these communities. It also contains a comprehensive table of actions to achieve those goals and objectives, many of which have already been implemented.

The project meets the following EJ and Safety Element Policies:

GOAL EJ-5

Support a food system that provides nutritious, culturally relevant, and affordable food to all Oaklanders.

The International Lao Market currently operates as a boutique grocery market in the San Antonio neighborhood. The market’s mission is to provide unique and culturally significant Southeast Asian fresh produce and cuisine staples such as ethnic dry goods and staples, as well as fresh fruit and vegetables, and frozen fish and meat to a largely Southeast Asian clientele. The proposal aims to add Southeast Asian alcoholic beverages to this list of available products. By expanding the offerings, it is expected that the business will increase revenue, retaining culturally relevant food within this diverse neighborhood.

EJ-7.1 Complete Neighborhoods.

Promote “complete neighborhoods”—where residents have safe and convenient access to goods and services on a daily or regular basis—that address unique neighborhood needs, and support physical activity, including walking, bicycling, active transportation, recreation, and active play.

The proposal aims to expand an already established boutique-style neighborhood market, which currently offers culturally significant Southeast Asian fresh produce, cuisine staples, and other grocery items, to include alcohol beverage sales focused solely on off-premises bottle sales. This expansion would enrich the range of goods and services available at the market and contribute to the diversity of retail options along International Blvd., benefiting local residents and employees. A petition was signed by 30 neighbors/business owners in the San Antonio neighborhood in support of the longtime Southeast Asian boutique style neighborhood market and the proposed expansion of their unique inventory to include Southeast Asian specialty alcoholic beverage products. The petition acknowledged that the market was a valuable resource in the community, and that the expansion would be a positive and welcome addition to the neighborhood serving an unmet need.

SAF-7.2 Crime Prevention Through Environmental Design.

Continue to apply Crime Prevention through Environmental Design principles in the design of new development and encourage the provision of adequate public lighting; windows overlooking streets or parking lots; and paths to increase pedestrian activity within private development projects and public facilities in order to enhance public safety and reduce calls for service.

The project will address crime prevention concerns. Specifically, the proposal would add a two-door, 42 cubic-foot, lockable cooler that measures 52 inches in width for storing specifically crafted Southeast Asian alcoholic beverages. This locker is located away from the front door at the back of the store. Furthermore, the Applicant will install additional security cameras and provide all current and future employees will attend the Licensee Education on Alcohol and Drugs (LEAD) program training course provide by ABC.

PLANNING CODE ANALYSIS

The subject parcel is located in the Urban Residential- 5 (RU-5) zone. The RU-5 Zone intends to “create, maintain, and enhance areas of the City that are appropriate for multi-unit, mid-rise, and high-rise residential structures and ground floor neighborhood businesses on the City's major corridors.”

The request to allow alcohol beverage sales aligns with the Zone’s intention of enhancing neighborhood businesses and promoting economic growth by providing a wider range of specialty Southeast Asian products (alcoholic beverages) to better meet the diverse needs and preferences of the public.

The proposal will establish an Alcoholic Beverage Sales Activity within the existing ground floor commercial space. The following permits and Findings are required for the proposal. These items are further discussed in the *Key Issues and Impacts* section of this report.

Major Conditional Use Permit with Additional Findings

Per Planning Code Section 17.19.030, an Alcoholic Beverage Sales Commercial Activity in the RU-5 Zone would require a CUP. Based on the proposed activity, a Major CUP and consideration by the Planning Commission is required per Planning Code Section 17.134.020(A)(2).

The additional Findings ensure a thorough review of Alcoholic Beverage Sales Activities, above and beyond the general CUP Findings to ensure that the sale of alcohol does not contribute to nuisances or discourage business attraction. The proposed project meets these Findings as described in *Attachment A* of this report.

Minor Variances and Findings of Public Convenience or Necessity

Per the Planning Code Section 17.103.030(B)(1), no Alcoholic Beverage Sales Commercial Activity shall be located within a 1,000-foot from any other establishment selling alcoholic beverages measures between closest walls, except if one of the following is met.

- a. On-sale retail licenses located in the Central District (defined in Section 17.09.040);
- b. Off-sale retail licenses that fall within the exception for CUP for Alcoholic Beverage Sales Commercial Activities in Table 17.101K.01, L.30 and are located in the Central District (defined in Section 17.09.040);
- c. If the activity is in conjunction with a Full-Service Restaurant or Limited-Service Restaurant and Café Commercial Activity;
- d. Establishments with twenty-five (25) or more full time equivalent (FTE) employees or a total floor area of twelve thousand (12,000) square feet or more; or
- e. If the activity is in conjunction with the on-sale and/or off-sale of alcoholic beverages at an alcoholic beverage manufacturer.

The proposal does not meet any of the stated exceptions above, and there are other businesses within 1,000 feet of 1619 International Boulevard that sell alcohol, including grocery stores, bars, and restaurants. As such a Minor Variance is needed for the separation requirement. This issue is further discussed in the "Key Issues and Impacts" section of this report.

Additionally, per the Planning Code Section 17.103.030(B)(2), premises located in over-concentrated areas (that is, census tracts with liquor licenses exceeding the County median and/or police beats with reported crime rates exceeding the Citywide mean by greater than twenty percent) shall require Findings for Public Convenience or Necessity.

The site is within Census Tract 4060, where the per capita number of on-sale or off-sale retail Alcoholic Beverage Sales licenses is 0.001914608, more than 0.001780944 per capita number of on-sale or off-sale retail Alcoholic Beverage Sales licenses Alameda County median (ABC data 2021)¹. Although the latest available comprehensive data from the year 2021 for the County from the ABC's website states that the subject census tract has 10 on-sale and one off-sale retail licenses (*see Attachment F*). The latest data available for the subject census tract as of May 25, 2024, states that there are 23 active off-sale retail licenses within this census tract² (with only two active Type-21 licenses). Based on ABC 2021 & 2024 data for the census tract, the number of on-sale or off-sale retail Alcoholic Beverage Sales licenses exceeds the Alameda County median. Therefore, the area tract is over-concentrated, and the Findings of Public Convenience or Necessity are required.

Also, per Planning Code Section 17.103.030(B)(3), if a project is located outside the Central District, the Hegenberger Road Corridor, or the D-CO-2 and D-CO-3 Zones, includes less than 25 employees, or involves less than 12,000 square-feet, then two additional Findings are necessary.

- a. The proposed project is not within one thousand (1,000) feet of another alcohol outlet (not including Full-Service Restaurant and Limited-Service Restaurant and Café Commercial Activities), school, licensed day care center, public park or playground, churches, senior citizen facilities, and licensed alcohol or drug treatment facilities; and

¹ <https://www.abc.ca.gov/licensing/licensing-reports/census-tract-authorizations/>

² <https://www.abc.ca.gov/licensing/licensing-reports/adhoc-report/?RPTTYPE=9&COUNTY=01&CENSUS=4060>

- b. Police department calls for service within the "beat" where the project is located do not exceed by twenty percent (20%), the average of calls for police service in police beats Citywide during the preceding one (1) calendar year.

The project site is outside the location criteria, has three employee with the possibility of two more, and is less than 12,000 square-feet of floor area. Therefore, the additional Findings are required.

However, the project location does not meet Finding A as it is located within 1,000-feet of other alcohol beverage sales activities, a school, park and two churches. Also, the project site does not meet Finding B. Staff has evaluated the data available from Oakland Police Department (OPD 2023-2024 data)³. The subject site is located within a police beat "19X": an area where a total of 2,401 crime rate were reported between May 25, 2023, and May 25, 2024 (*see Attachment G*), which exceeds the 963 Citywide police beats' median. As such, the project needs a Minor Variance since the additional criteria cannot be met.

A more detailed discussion of the Variances, Finding of Public Convenience or Necessity and over-concentration issue is provided in the "*Key Issues and Impacts*" section of this report.

ENVIRONMENTAL DETERMINATION

The California Environmental Quality Act (CEQA) Guidelines categorically exempts specific types of projects from environmental review. Section 15301 exempts projects involving operation and licensing of existing private facilities and certain projects within existing structures. The proposal for on-site alcoholic beverage sales in an existing building with no exterior changes would constitute operation of an existing private facility. Finally, on another separate and independent basis, CEQA Guidelines Section 15183 (Projects consistent with a Community Plan, General Plan or Zoning) is also applicable as noted in the General Plan and Zoning sections above.

KEY ISSUES AND IMPACTS

In considering applications for the sale of alcoholic beverages, staff considers factors including, but not limited to, operational characteristics such as closing time, types of alcoholic beverages sold and overall product mix, floor plan, location of the site in relation to the public right-of-way and residential/civic uses, and over-concentration of ABC licenses and/or crime in the area.

Analysis of Use Permit Criteria and Special Restrictions for Establishments Selling Alcoholic Beverages

For a Conditional Use Permit application, staff must carefully consider potential issues that could arise from the project or future use of an approval and attach appropriate conditions to ensure compatibility with its surroundings. In this case, the proposal involves alcohol sales within proximity to existing alcohol outlets and civic uses. To justify the operation, the proposal cannot constitute a nuisance to the civic uses. Typical problems associated with alcohol sales include littering, loitering, noise disturbances, public intoxication, and related nuisances. The Applicant will be required to abide by the Conditions of Approval, including implementing enhanced security measures and refraining from advertising alcohol merchandise on the street-facing storefront. Furthermore, the business is not anticipated to generate nuisances due to the specialty nature of the alcohol products it will sell, limited to imported varieties from Southeast Asia. The business would have an off-sale ABC license but would not sell items that are typically found in liquor stores nor have late hours (market closing at 5 PM).

Analysis of the Minor Variances and Public Convenience or Necessity criteria

As discussed above, the Planning Code requires a 1,000-foot distance separation from establishments selling alcoholic beverages and civic uses and the establishment to be in a police beat where the calls for

³ https://data.oaklandca.gov/Public-Safety/CrimeWatch-Data/ppgh-7dqv/about_data

service do not exceed the average calls for service Citywide by twenty percent. The proposal does not meet this criterion thus necessitating Minor Variances.

The intent of the distance separation is to prevent the proliferation of alcohol outlets, such as bars, liquor stores, and convenience markets. In this case, the proposal does not involve a bar, liquor store, or convenience market but rather a 42 cubic-foot lockable cooler, within an existing food market (General Food Sales Commercial Activity), for sale of specifically crafted and imported beverages and alcohol from Southeast Asia.

The following table indicates establishments selling alcoholic beverages and civic uses located within 1,000-feet of the site:

	Location	Distance Separation (Approx.)	Description
<i>ABC Outlets</i>			
	1721 International Blvd	400 ft	Jalisco Restaurant - ABC License Type 41 ⁴
	1527 International Blvd	305 ft	Supermercado Los Pericos - ABC License Type 41
<i>Civic Uses</i>			
	1500 E 15th St	620 ft	St. Anthony School
	1701 E 19th St	825 ft	San Antonio Park
	1535 16th Ave	500 ft	St. Anthony's Catholic Church and Parish Office
	1800 E 12th St	720 ft	Glad Tidings Community Church

Census Tract 4060 is found over concentrated for alcohol because it has 23 ABC licenses, of which 20 are for restaurants and hotels, with only three for off-sale. The two alcohol establishments within 1,000 feet of the market that hold Type 41 licenses were issued to restaurants, authorizing the sale of beer and wine for consumption on or off the premises where sold. This license type is subject to Responsible Beverage Service (RBS) requirements, necessitating alcohol servers and managers of alcohol servers to be RBS certified. Staff interprets the intent of the required distance separation from civic uses as ensuring that establishments such as bars and liquor stores are not situated adjacent to sensitive locations like schools, churches, parks, and other civic uses. However, in this case, the proposal involves a retail store with security measures in place, located at least 500 feet from these civic uses.

The Applicant/owner has indicated that all current and future employees will attend the Licensee Education on Alcohol and Drugs (LEAD) program training course provided by ABC. The market currently maintains seven high-definition security cameras installed inside and two outside and proposes, upon approval, to add one more security camera with cloud storage, which will be installed outside. They also plan to implement training programs every quarter for their staff to ensure alignment with ABC's practices.

In terms of the Findings for Public Convenience or Necessity, the International Lao market is situated in an area over-concentrated for liquor licenses and crime rates, necessitating additional criteria for Public Convenience or Necessity to approve the project, particularly concerning its proximity to existing alcohol outlets, civic uses, and the exceeding of police beats. Crime rates might be influenced by areas within the Beat that are dispersed from and not clustered around the project site; statistics for a 1000-foot radius over 90 days indicate crimes dispersed from the site, with none involving alcohol (**Attachment G**). With the Conditions of Approval, staff does not deem police beats and calls for service to be a significant issue with this application.

⁴ License Types: <https://www.abc.ca.gov/licensing/license-types/>

Regarding community outreach, the Applicant has submitted a petition document containing signatures from the surrounding community, demonstrating support for the establishment of a boutique grocery market offering unique and culturally significant SEA fresh produce, meat, groceries, and alcohol. The Applicant has also presented the project to the area’s Neighborhood Crime Prevention Council (NCPC) and has not received any objections (*Attachment E*). At present, staff is not aware of any significant community concerns regarding the proposal.

Finally, the attached Conditions of Approval impose various requirements, such as controls on litter, noise, and hours of operation, to maintain the compatibility of the business with the surrounding neighborhood area. Furthermore, the proposed addition of alcohol sales to a specialty market is appropriate for an independent small business with a focused clientele.

CONCLUSION

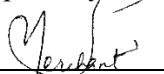
Staff finds that the proposal to expand the International Lao Market ‘s available products to include alcohol beverages aligns with the objectives of City’s General Plan and Zoning regulations as it aims to enhance the vibrancy of a ground floor neighborhood business.

Despite the need for Variances due to proximity to alcohol outlets, civic uses, and exceeding police service level, the project demonstrates a commitment to responsible alcohol sales practices, including employee training and enhanced security measures. Furthermore, community support and the nature of the business contribute to staff’s recommendation to the Planning Commission for approval of the requested Major CUP, Variance, and Findings of Public Convenience or Necessity permits, subject to Conditions of Approval.

RECOMMENDATIONS:


- For approvals:
1. Affirm staff’s environmental determination.
 2. Approve the Major Conditional Use Permit, Minor Variances, and Findings of Public Convenience or Necessity subject to the attached findings and conditions.

Prepared by:



Samina Merchant
Contract Planner

Reviewed by:



Robert Merkamp
Zoning Manager
Bureau of Planning

Approved for forwarding to the Planning Commission:



Edward Manasse
Deputy Director
Bureau of Planning

ATTACHMENTS:

- A. Findings
- B. Conditions for Approval
- C. Project Plans
- D. Petition Document
- E. NCPC Support Letters
- F. Alameda County Alcohol License Concentration (Table)
- G. OPD Police Beat Statistics

ATTACHMENT A: FINDINGS

This proposal meets the required findings under **General Conditional Use Permit Criteria (OMC Sec. 17.134.050)**, **Use Permit Criteria for Establishments Selling Alcoholic Beverages (OMC Sec. 17.103.030(A))**, **Findings of Public Convenience or Necessity (OMC Sec. 17.103.030(B))**, and **Variance Findings (OMC Sec. 17.148.050)** of the Oakland Planning Code (Title 17) as set forth below. Required findings are shown in **bold** type; explanations as to why these findings can be made are shown in normal type.

GENERAL USE PERMIT CRITERIA (OMC SEC. 17.134.050)

- A. That the location, size, design, and operating characteristics of the proposed development will be compatible with and will not adversely affect the livability or appropriate development of abutting properties and the surrounding neighborhood, with consideration to be given to harmony in scale, bulk, coverage, and density; to the availability of civic facilities and utilities; to the generation of traffic and the capacity of surrounding streets; and to any other relevant impact of the development;**

The Applicant requests a Major CUP to allow an Alcoholic Beverage Sales Commercial Activity in the RU-5 Zone. The proposal aims to expand an already established boutique-style neighborhood market, which currently offers culturally significant Southeast Asian fresh produce, cuisine staples, and other grocery items, to include alcohol beverage sales focused solely on off-premise bottle sales. This expansion would enrich the range of goods and services available at the market and contribute to the diversity of retail options along International Blvd., benefiting local residents and employees. The additional customers will benefit adjacent businesses on the block and the neighborhood.

The proposal's operating characteristics are designed to be compatible with and not adversely affect nearby residences or the surrounding commercial neighborhood. To mitigate potential nuisances such as noise, loitering, and littering, Conditions of Approval have been recommended, including limited operating hours from 9 AM to 5 PM daily and enhanced security measures. Additionally, display areas for alcohol products is strategically located for easy monitoring by staff, and store employees will receive training on safety measures related to alcohol sales. As such, the proposal for adding alcoholic beverage sales activity within an existing commercial retail market will not adversely affect the development or livability of abutting properties and the surrounding neighborhood.

- B. That the location, design, and site planning of the proposed development will provide a convenient and functional living, working, shopping, or civic environment;**

The proposal for a neighborhood market that offers alcohol will only occupy a small portion of the market. Alongside a variety of fresh fruits, vegetables, and/or fresh-cut meat, and other grocery items, the addition of a small amount of alcoholic beverages to the business will provide a convenient and attractive product for the public and add to the cultural vibrancy of the area. Since the proposed establishment will not involve expanding the existing building square footage, it will remain compatible with the surrounding area and maintain attractiveness as warranted by the nature of its use, location, and setting.

- C. That the proposed development will enhance the successful operation of the surrounding area in its basic community functions, or will provide an essential service to the community or region;**

The proposal will contribute to the surrounding area's community functions by providing a broader range of traditional and ethnic products to both the local community and the broader region. The

addition of alcohol sales to the community retail market would enhance its offerings and attract more patrons, thereby supporting the market's viability and strengthen neighborhood vitality.

D. That the proposal conforms to all applicable Regular Design Review criteria set forth in the Regular Design Review procedure at Section 17.136.050;

This finding is not applicable at this time. Should any improvements be proposed in the future, such projects would require review and approval by the Bureau of Planning.

E. That the proposal conforms in all significant respects with the Oakland General Plan and with any other applicable guidelines or criteria, district plan or development control map which has been adopted by the Planning Commission or City Council.

The subject site is within the Urban Residential Use classification of the General Plan's Land Use and Transportation Element (LUTE). The intent of the area is: "create, maintain, and enhance areas of the City that are appropriate for multi-unit, mid-rise or high-rise residential structures in locations with good access to transportation and other services."

The request to allow alcohol beverage sales at the project site's neighborhood market is consistent with the intent of the General Plan's urban residential use classification. The proposal seeks to broaden the range of goods and services offered within the neighborhood, catering to the diverse preferences of residents, and supporting ground-floor local businesses along the City's major corridors. The proposal conforms to the following LUTE Objectives and Policies:

Objective I/C1

Expand and retain Oakland's job base and economic strength.

Policy I/C1.8

Adequate cultural, social, and support amenities designed to serve Oakland should be provided within close proximity of employment centers.

Objective I/C3

Ensure that Oakland is adequately served by a wide range of commercial uses, appropriately sited to provide competitive retail merchandising and diversified office uses, as well as personal and professional services.

Policy I/C3.4 Strengthening Vitality.

The vitality of existing neighborhood mixed use and community commercial areas should be strengthened and preserved.

Objective N1

Provide for healthy, vital, and accessible commercial areas that help meet local consumer needs in the neighborhoods.

Policy N1.1

Commercial development in the neighborhoods should be concentrated in areas that are economically viable and provide opportunities for smaller scale, neighborhood-oriented retail.

Objective N10 Neighborhood Activity Centers

Support and create social, informational, cultural, and active economic centers in the neighborhoods.

USE CRITERIA FOR ESTABLISHMENTS SELLING ALCOHOLIC BEVERAGES (OMC SEC. 17.103.030(A))

- 1. That the proposal will not contribute to undue proliferation of such uses in an area where additional ones would be undesirable, with consideration to be given to the area's function and character, problems of crime and loitering, and traffic problems and capacity;**

The Applicant intends to operate under an ABC License Type 21 Off-Sale license, specifically issued to retail stores. No other type 21 license is found within 1,000 feet of the subject site. As a retail market, the operating characteristics differ from those of liquor stores, and the proposal is not expected to significantly contribute to crime, loitering, or other undesirable behaviors in the area. Furthermore, the implementation of security measures, including the installation of additional security cameras and the enforcement of responsible alcohol sales practices, serves to further mitigate potential issues related to public intoxication and associated nuisances.

To ensure responsible alcohol sales practices, market staff will undergo training, and the store's design and security measures for alcohol sales will include cameras and a layout conducive to staff monitoring. Moreover, the sale of single beers, malt liquor, and fortified wines will be prohibited. Conditions of Approval will be imposed to ensure that the sale of alcoholic beverages does not constitute a nuisance and that the proposal remains in compliance with all relevant regulations and guidelines.

- 2. That the proposal will not adversely affect adjacent or nearby churches, temples, or synagogues; public, parochial, or private elementary, junior high, or high schools; public parks or recreation centers; or public or parochial playgrounds;**

Within 1,000 feet of International Lao Market, there are two alcohol outlets and four sensitive areas. The market is in close proximity to two Type 41 licensed restaurants. The school, church, and park are not situated on the same block as the subject property, and they are more than 500 feet away from the market location. Alcohol sales will not negatively impact these areas due to the separation as well as the off-sale consumption license, which will not include the sale of single beers, malt liquor, or fortified wines.

- 3. That the proposal will not interfere with the movement of people along an important pedestrian street;**

The site is accessible through one pedestrian entrance along International Blvd., and no construction or outdoor seating is proposed. The existing market serves pedestrians for dry and fresh foods; a 42-cu foot cooler of alcohol shouldn't significantly increase any foot traffic for a store already frequented by the community. Therefore, the proposal will not interfere with pedestrian access in the area.

- 4. That the proposed development will be of an architectural and visual quality and character which harmonizes with, or where appropriate enhances, the surrounding area;**

This Finding is not applicable. No construction is proposed; the neighborhood market and its buildings will maintain the existing architectural and visual character and continue to harmonize with the surrounding area.

- 5. That the design will avoid unduly large or obtrusive Signs, bleak unlandscaped parking areas, and an overall garish impression;**

This Finding is not applicable. No construction is proposed; any future signage would require separate planning review and approval to ensure architectural compatibility with the site and surrounding area.

6. That adequate litter receptacles will be provided where appropriate;

The proposal does involve on-sale of alcoholic beverages; however, Conditions of Approval require clean-up of trash and litter both on-site. Permanent garbage and litter receptacles will be provided where appropriate and maintained by dedicated staff employed by the property owner.

7. That where the proposed use is in close proximity to residential uses, and especially to bedroom windows, it will be limited in hours of operation, or designed or operated, so as to avoid disruption of residents' sleep between the hours of 10:00 p.m. and 7:00 a.m.;

The proposal includes maintaining the current daily hours of operation from 9 AM to 5 PM.

SPECIAL RESTRICTIONS ON ESTABLISHMENTS SELLING ALCOHOLIC BEVERAGES (OMC SEC. 17.103.030.B.)

2a. That a community need for the project is clearly demonstrated. To demonstrate community need, the applicant shall document in writing, specifically how the project would serve an unmet or underserved need or population within the overall Oakland community or the community in which the project is located, and how the proposed project would enhance physical accessibility to needed goods or services that the project would provide, including, but not limited to alcohol; and

The Applicant submitted a petition signed by neighbors/business owners in the San Antonio neighborhood in support of the longtime Southeast Asian boutique style neighborhood market, and the proposed expansion of their unique inventory to include Southeast Asian specialty alcoholic beverage products. The petition acknowledged that the market was a valuable resource in the community. Those who signed agreed that this would be a positive and welcome addition to the neighborhood serving an unmet need. Where other businesses in the surrounding areas include groceries, convenience market, and alcohol services, they do not provide these specialized ingredients from this region as the Applicant does. Expanding from Southeastern specific fresh produce and specialty dry goods and foods to include alcohol can provide variety in this area and can be essential to serving different visitors and residents.

2b. That the overall project will have a positive influence on the quality of life for the community in which it is located, providing economic benefits that outweigh anticipated negative impacts, and that will not result in a significant increase in calls for police service; and

The submitted petition highlights the market's safe, clean, and friendly environment, proposing it as a welcoming alternative to existing alcohol vendors without unfairly impeding their businesses. Already offering a variety of specialty goods from Southeast Asia, the market is a valued asset to the community. Allowing the store to expand its product selection presents an economic opportunity for the local neighborhood business, supporting community vitality. Crime statistics within a 1000-foot radius over 90 days show no incidents involving alcohol, indicating minimal negative impact or increased police calls for service from the expansion to alcohol beverage services. Moreover, the Applicant has demonstrated reasonable efforts to seek community input from NCPC of the Police Beat "19X" and have received support letters from Co-Chair of Neighborhood Council and Watch Block Captain.

2c. That alcohol sales are customarily associated with, and are appropriate, incidental, and subordinate to, a principal activity on the lot.

The principal activity on the lot is a boutique Southeast Asian grocery store selling dry goods, specific fresh produce, and specialty foods. The Applicant proposes an alcoholic beverage sales activity

primarily to accompany other purchases made at the convenience market and is not likely to constitute a nuisance or additional calls for police service.

3a. The proposed project is not within one thousand (1,000) feet of another alcohol outlet (not including Full-Service Restaurant and Limited-Service Restaurant and Café Commercial Activities), school, licensed day care center, public park or playground, churches, senior citizen facilities, and licensed alcohol or drug treatment facilities; and

This finding is not met. Therefore, approval for variance is requested and response to variance findings are provided in the follow section of this attachment.

3b. Police department calls for service within the "beat" where the project is located do not exceed by twenty percent (20%), the average of calls for police service in police beats Citywide during the preceding one (1) calendar year.

This finding is not met; thus, a Variance request is included in this report.

VARIANCE FINDINGS (OMC SEC. 17.148.050)

- 1. That strict compliance with the specified regulation would result in practical difficulty or unnecessary hardship inconsistent with the purposes of the zoning regulations, due to unique physical or topographic circumstances or conditions of design; or, as an alternative in the case of a minor variance, that such strict compliance would preclude an effective design solution improving livability, operational efficiency, or appearance.**

Strict compliance with the Planning Code requirements for a 1,000-foot separation between the proposed alcohol sales and alcohol outlets and civic uses and for police service level would result in practical difficulty or unnecessary hardship inconsistent with the purposes of the zoning regulations, due to unique conditions and nature of the business. The intent of the regulation is to protect sensitive uses and minimize or avoid the proliferation of potentially adverse impacts. However, the proposal, as discussed in Finding #3 below, demonstrates that it will operate in a manner that does not constitute a nuisance. The nature of the proposed use as a boutique grocery market differs significantly from that of a bar or liquor store, which are often more impactful, yet the same restrictions apply to alcohol sales.

The regulations requiring distance separation between certain uses also aims to prevent neighborhoods from becoming saturated with activities that generate off-site impacts such as littering, public intoxication, urination, noise, crime, and violence. However, general food sales with a small section dedicated to alcohol and beverage sales typically do not create nuisances in a neighborhood. Currently, no Type 21 Off-Sale license exists within 1,000 feet of the subject site, and only two exist within the census tract.

Another regulation states that a maximum number of police service calls shall not be exceeded. Calls for police service numbered 2,401, which were more than twenty percent above the citywide mean of 963 calls. Location data for reported crimes within the last ninety days is available, and statistics show that crime "hot spots" do not cluster at or adjacent to the center, and none are reported for alcohol-related incidents within 1,000 feet. The intent of the finding is to prevent alcohol outlets from locating in areas of high crime. Given that the market is proposing a 42-cubic-foot lockable cooler for selling specifically crafted and imported beverages and alcohol from Southeast Asia, and that crime "hot spots" cluster away from the site, minimal negative impact or increased police calls for service from the expansion to alcohol beverage services is anticipated.

When analyzing the proposed activity, it satisfies the intent and purpose of the Planning Code separation requirement, as evidenced by the project's conditions of design, which may include the

proposed activity's operational characteristics and business practices, such as hours of operation and types of alcohol sold. Generally, "conditions of design" refer to the appearance or physical attributes of a proposed use or property. For land use variances, "conditions of design" encompass specific operational elements of a project, including business practices as they relate to a use's land use impacts. Here, distinctions exist between the proposed use, a retail market, and a liquor store or bar selling distilled spirits. The proposal has carefully considered its business operations to minimize its effect on adjacent land uses by proposing reasonable operating hours from 9 AM to 5 PM. Staff will be trained regarding safe practices for selling alcohol, and no live music will be performed in the retail market. The proposed establishment is not anticipated to create or contribute to nuisance issues based on its operational characteristics and conditions of approval.

Precluding the expansion of alcohol sales in an existing community retail market due to overconcentration and presence of civic uses within a 1,000-foot distance would prohibit the furthering of a viable retail space in the San Antonio neighborhood, which is inconsistent with the intent and purpose of the regulation. Therefore, such strict compliance would preclude an effective solution for improving the vitality and operational efficiency of neighborhood business in the area.

- 2. That strict compliance with the regulations would deprive the applicant of privileges enjoyed by owners of similarly zoned property; or, as an alternative in the case of a minor variance, that such strict compliance would preclude an effective design solution fulfilling the basic intent of the applicable regulation;**

The Variance will allow the sale of alcohol and beverages to be established within 1,000 feet of alcohol outlets and civic uses and for police service calls in an existing community retail market. No other alcoholic beverage outlets exist nearby within 1,000 feet of the subject site other than the two Type 41 licensed restaurants. Strict compliance will preclude an operational solution fulfilling the basic intent of the regulation as noted above.

- 3. That the variance, if granted, will not adversely affect the character, livability, or appropriate development of abutting properties or the surrounding area, and will not be detrimental to the public welfare or contrary to adopted plans or development policy;**

The proposed alcohol and beverages sales is within an existing ground-floor neighborhood market, with no expansions are proposed to the existing building. The market will remain compatible in size and character with the neighborhood. The proposed alcohol and beverages sales activity will occupy a small portion of the existing market space and will continue allocating a sizeable percentage of the net retail floor area to prominently display a substantial quantity of fresh fruits, vegetables, and/or fresh-cut meat, as stipulated in Planning Code Sections 17.10.270 & 17.10.280.

Alcohol sales will include off-sale consumption only, will not include sale of singles/malt liquor/fortified wines. Hours of operation will be limited to 9 AM to 5 PM every day. The character, livability, or appropriate development of the surrounding area will not be adversely affected, and the proposal will not be detrimental to the public welfare or contrary to development policy. Furthermore, the Applicant has submitted a petition document with signatures from the surrounding community, indicating support for the provision of a Southeast Asian boutique style neighborhood market offering fresh produce, meat, organic groceries, and alcohol.

- 4. That the variance will not constitute a grant of special privilege inconsistent with limitations imposed on similarly zoned properties or inconsistent with the purposes of the zoning regulations;**

The variance will not constitute a grant of special privilege inconsistent with the purposes of the zoning regulations. The regulations relating to distance separation for alcohol sales are designed to protect the

public from potential adverse impacts to civic uses in too close proximity. In this application, the potential adverse impacts are mitigated or eliminated because of 1) proposed retail space layout and 2) the retail market security measures including security cameras and training programs. Staff has approved several specialty markets that also include alcohol beverage sales for similar reasons.

5. **That the elements of the proposal requiring the variance (e.g., elements such as buildings, walls, fences, driveways, garages and carports, etc.) conform with the regular design review criteria set forth in the design review procedure at Section 17.136.050.**

The Variance is for relief from the distance separation requirement to existing alcohol outlets, civic uses, and police calls. Therefore, design review criteria are not applicable.

6. **That the proposal conforms in all significant respects with the Oakland General Plan and with any other applicable guidelines or criteria, district plan, or development control map which have been adopted by the Planning Commission or City Council.**

See General Use Permit Finding E, above.

ATTACHMENT B: CONDITIONS OF APPROVAL

The proposal is hereby approved subject to the following Conditions of Approval:

1. Approved Use

The project shall be constructed and operated in accordance with the authorized use as described in the approved application materials, staff report, and the approved plans dated July 10, 2023, as amended by the following conditions of approval and mitigation measures, if applicable (“Conditions of Approval” or “Conditions”).

2. Effective Date, Expiration, Extensions and Extinguishment

This Approval shall become effective immediately, unless the Approval is appealable, in which case the Approval shall become effective in ten (10) calendar days unless an appeal is filed. This Approval shall expire **three (3) years** from the Approval date, or from the date of the final decision in the event of an appeal, unless within such period a complete building permit application has been filed with the Bureau of Building and diligently pursued towards completion, or the authorized activities have commenced in the case of a permit not involving construction or alteration. Upon written request and payment of appropriate fees submitted no later than the expiration date of this Approval, the Director of City Planning or designee may grant up to two, one-calendar year extensions or a one, two-calendar year extension with additional extensions subject to approval by the approving body. Expiration of any necessary building permit or other construction-related permit for this project may invalidate this Approval if said Approval has also expired. If litigation is filed challenging this Approval, or its implementation, then the time period stated above for obtaining necessary permits for construction or alteration and/or commencement of authorized activities is automatically extended for the duration of the litigation.

3. Compliance with Other Requirements

The project applicant shall comply with all other applicable federal, state, regional, and local laws/codes, requirements, regulations, and guidelines, including but not limited to those imposed by the City’s Bureau of Building, Fire Marshal, Department of Transportation, and Public Works Department. Compliance with other applicable requirements may require changes to the approved use and/or plans. These changes shall be processed in accordance with the procedures contained in Condition #4.

4. Minor and Major Changes

- a. Minor changes to the approved project, plans, Conditions, facilities, or use may be approved administratively by the Director of City Planning.
- b. Major changes to the approved project, plans, Conditions, facilities, or use shall be reviewed by the Director of City Planning to determine whether such changes require submittal and approval of a revision to the Approval by the original approving body or a new independent permit/approval. Major revisions shall be reviewed in accordance with the procedures required for the original permit/approval. A new independent permit/approval shall be reviewed in accordance with the procedures required for the new permit/approval.

5. Compliance with Conditions of Approval

- a. The project applicant and property owner, including successors, (collectively referred to hereafter as the “project applicant” or “applicant”) shall be responsible for compliance with all the Conditions of Approval and any recommendations contained in any submitted and approved technical report at his/her sole cost and expense, subject to review and approval by the City of Oakland.

- b. The City of Oakland reserves the right at any time during construction to require certification by a licensed professional at the project applicant's expense that the as-built project conforms to all applicable requirements, including but not limited to, approved maximum heights and minimum setbacks. Failure to construct the project in accordance with the Approval may result in remedial reconstruction, permit revocation, permit modification, stop work, permit suspension, or other corrective action.
- c. Violation of any term, Condition, or project description relating to the Approval is unlawful, prohibited, and a violation of the Oakland Municipal Code. The City of Oakland reserves the right to initiate civil and/or criminal enforcement and/or abatement proceedings, or after notice and public hearing, to revoke the Approval or alter these Conditions if it is found that there is violation of any of the Conditions or the provisions of the Planning Code or Municipal Code, or the project operates as or causes a public nuisance. This provision is not intended to, nor does it, limit in any manner whatsoever the ability of the City to take appropriate enforcement actions. The project applicant shall be responsible for paying fees in accordance with the City's Master Fee Schedule for inspections conducted by the City or a City-designated third-party to investigate alleged violations of the Approval or Conditions.

6. Signed Copy of the Approval/Conditions

A copy of the Approval letter and Conditions shall be signed by the project applicant, attached to each set of permit plans submitted to the appropriate City agency for the project, and made available for review at the project job site at all times.

7. Blight/Nuisances

The project site shall be kept in a blight/nuisance-free condition. Any existing blight or nuisance shall be abated within sixty (60) days of approval, unless an earlier date is specified elsewhere.

8. Indemnification

- a. To the maximum extent permitted by law, the project applicant shall defend (with counsel acceptable to the City), indemnify, and hold harmless the City of Oakland, the Oakland City Council, the Oakland Redevelopment Successor Agency, the Oakland City Planning Commission, and their respective agents, officers, employees, and volunteers (hereafter collectively called "City") from any liability, damages, claim, judgment, loss (direct or indirect), action, causes of action, or proceeding (including legal costs, attorneys' fees, expert witness or consultant fees, City Attorney or staff time, expenses or costs) (collectively called "Action") against the City to attack, set aside, void or annul this Approval or implementation of this Approval. The City may elect, in its sole discretion, to participate in the defense of said Action and the project applicant shall reimburse the City for its reasonable legal costs and attorneys' fees.
- b. Within ten (10) calendar days of the filing of any Action as specified in subsection (a) above, the project applicant shall execute a Joint Defense Letter of Agreement with the City, acceptable to the Office of the City Attorney, which memorializes the above obligations. These obligations and the Joint Defense Letter of Agreement shall survive termination, extinguishment, or invalidation of the Approval. Failure to timely execute the Letter of Agreement does not relieve the project applicant of any of the obligations contained in this Condition or other requirements or Conditions of Approval that may be imposed by the City.

9. Severability

The Approval would not have been granted but for the applicability and validity of each and every one of the specified Conditions, and if one or more of such Conditions is found to be invalid by a court of competent jurisdiction this Approval would not have been granted without requiring other valid Conditions consistent with achieving the same purpose and intent of such Approval.

10. Special Inspector/Inspections, Independent Technical Review, Project Coordination and Monitoring

The project applicant may be required to cover the full costs of independent third-party technical review and City monitoring and inspection, including without limitation, special inspector(s)/inspection(s) during times of extensive or specialized plan-check review or construction, and inspections of potential violations of the Conditions of Approval. The project applicant shall establish a deposit with Engineering Services and/or the Bureau of Building, if directed by the Director of Public Works, Building Official, Director of City Planning, Director of Transportation, or designee, prior to the issuance of a construction-related permit and on an ongoing as-needed basis.

11. Public Improvements

The project applicant shall obtain all necessary permits/approvals, such as encroachment permits, obstruction permits, curb/gutter/sidewalk permits, and public improvement (“p-job”) permits from the City for work in the public right-of-way, including but not limited to, streets, curbs, gutters, sidewalks, utilities, and fire hydrants. Prior to any work in the public right-of-way, the applicant shall submit plans for review and approval by the Bureau of Planning, the Bureau of Building, Engineering Services, Department of Transportation, and other City departments as required. Public improvements shall be designed and installed to the satisfaction of the City.

12. Trash and Blight Removal

Requirement: The project applicant and his/her successors shall maintain the property free of blight, as defined in chapter 8.24 of the Oakland Municipal Code. For nonresidential and multi-family residential projects, the project applicant shall install and maintain trash receptacles near public entryways as needed to provide sufficient capacity for building users.

When Required: Ongoing

Initial Approval: N/A

Monitoring/Inspection: Bureau of Building

13. Graffiti Control

Requirement:

- a. During construction and operation of the project, the project applicant shall incorporate best management practices reasonably related to the control of graffiti and/or the mitigation of the impacts of graffiti. Such best management practices may include, without limitation:
 - i. Installation and maintenance of landscaping to discourage defacement of and/or protect likely graffiti-attracting surfaces.
 - ii. Installation and maintenance of lighting to protect likely graffiti-attracting surfaces.
 - iii. Use of paint with anti-graffiti coating.
 - iv. Incorporation of architectural or design elements or features to discourage graffiti defacement in accordance with the principles of Crime Prevention Through Environmental Design (CPTED).
 - v. Other practices approved by the City to deter, protect, or reduce the potential for graffiti defacement.
- b. The project applicant shall remove graffiti by appropriate means within seventy-two (72) hours. Appropriate means include the following:

- i. Removal through scrubbing, washing, sanding, and/or scraping (or similar method) without damaging the surface and without discharging wash water or cleaning detergents into the City storm drain system.
- ii. Covering with new paint to match the color of the surrounding surface.
- iii. Replacing with new surfacing (with City permits if required).

When Required: Ongoing

Initial Approval: N/A

Monitoring/Inspection: Bureau of Building

14. Operational Noise

Requirement: Noise levels from the project site after completion of the project (i.e., during project operation) shall comply with the performance standards of chapter 17.120 of the Oakland Planning Code and chapter 8.18 of the Oakland Municipal Code. If noise levels exceed these standards, the activity causing the noise shall be abated until appropriate noise reduction measures have been installed and compliance verified by the City.

When Required: Ongoing

Initial Approval: N/A

Monitoring/Inspection: Bureau of Building

15. Additional Permits Required

Requirement:

a) Necessary ABC permits (License Type 21) must be obtained prior to commencement of activity. This use shall conform to all provisions of the State ABC license. The state license and state conditions shall be posted along with these Conditional Use Permit conditions in a place visible to the public. This use shall also conform to all State Retail Operating Standards, Section 25612.5 of the Business and Professions Code and local Performance Standards, Section 15210, where applicable including any future changes in the above regulations. The intent of these standards is to reduce nuisance, litter, loitering, and crime associated with alcohol outlets. The City Conditions of Approval shall be forwarded to the Department of Alcoholic Beverage Control.

b) The applicant shall submit a letter to staff signed by the applicant addressed to the State Department of Alcoholic Beverage Control stipulating that they wish to include conditions of their ABC license. The Oakland Planning Commission may, after notice and hearing, revoke this Conditional Use Permit if the applicant fails to include the above conditions in the ABC license.

When Required: Prior to commencement of activity

Initial Approval: N/A

Monitoring/Inspection: N/A

16. Operation and Facility Requirements

Requirement: The project applicant and business owners in the project shall comply with all the following:

a) Hours of Operation

Hours of operation (including but not limited to alcoholic beverage sales) shall be limited to the following unless further restricted by ABC: 9 AM to 9 PM

b) Location and Manner

Alcoholic beverages may be purchased for off-site consumption only. Sales display area of alcoholic beverages shall be set back from doorways. Any expansion of the alcoholic beverage area within the store shall be submit to a re-review from the Bureau of Planning.

c) Other products

No sale of tobacco-oriented products, lottery tickets, or adult magazines shall be allowed.

d) Business signage

Any new or modified business signage requires review and approval by the Planning and Zoning Division.

e) Advertising signage

No product advertising signage (such as neon beer signs) or banners (such as happy hour advertisements) may be displayed visible from the exterior facade.

f) Nuisances

Crime, litter, noise, or disorderliness conduct associated with alcoholic beverage sales at the establishment may result in a hearing to consider revocation of the Use permit or attachment of additional Conditions of Approval.

g) Loitering

The owner, manager, and employees of this establishment shall make appropriate efforts to discourage loitering from the public right-of-way fronting the premises including calling the police to ask that they remove loiterers who refuse to leave. Persons hanging around the exterior of the establishment with no apparent business for more than ten minutes shall be asked to leave. Techniques discussed in the manual entitled "Loitering: Business and Community Based Solutions" may be used and are recommended by the Alcoholic Beverage Action Team.

h) Performance standards

In addition, to the Operational Noise Condition above, the establishment shall adhere to performance standards for odor, and all environmental effects of the activity as regulated under OMC Chapter 17.120.

i) Noise

The City Noise Ordinance (OMC Sec. 8.18.010) and Performance Standards (OMC Sec. 17.20.050) shall be observed for noise emanating from within the establishment from any music and from patrons as well as from outdoor noise from patrons.

j) Neighborhood Outreach and contact phone numbers

The business operator shall be accessible to neighbors wishing to register complaints against the business and shall work to eliminate any nuisances related to the business as reported by neighbors. The establishment shall display signage inside the building and next to the exit discouraging the patrons from generating nuisances outdoors both fronting the building and within the neighborhood.

k) Litter

Litter receptacles will be provided.

l) Signage

Within 30 days of the date of decision, at least one sign (one square foot maximum) shall be posted and maintained in a legible condition at each public entrance to the building prohibiting littering and loitering. Required signage prohibiting open containers and drinking in public shall also be maintained in legible condition near each public entrance to bar. The "No Open Container" signs are available from the cashier located on the second floor of 250 Frank H. Ogawa Plaza.

m) ABAT Registration

The operator shall register with the Police Department's Alcoholic Beverage Action Team and adhere to their regulations.

n) Deemed Approved Alcoholic Beverage Sale Regulations

The applicant and proprietor voluntarily agree to conform to the Oakland Planning Code Deemed Approved Alcoholic Beverage Sale Regulations (OMC Sec. 17.156).

o) Staff training and monitoring program

The operator shall require new employees to comply with a staff training program that includes training on the Conditions of Approval and ABC statutes and regulations. Staff of the business shall regularly monitor the premises and public right-of-way to discourage all nuisances including but not limited to loitering, littering, noise, graffiti, public drinking / intoxication / urination / violence, and noise.

p) Security

The operator shall install the additional four security cameras as detailed in the staff report.

q) Future Operators

Any future operators of the business are subject to these conditions and shall register with the Bureau of Planning and with ABAT.

When Required: Prior to commencement of activity and ongoing

Initial Approval: N/A

Monitoring/Inspection: N/A

17. Employee Rights

Requirement: The project applicant and business owners in the project shall comply with all state and federal laws regarding employees’ right to organize and bargain collectively with employers and shall comply with the City of Oakland Minimum Wage Ordinance (chapter 5.92 of the Oakland Municipal Code).

When Required: Ongoing

Initial Approval: N/A

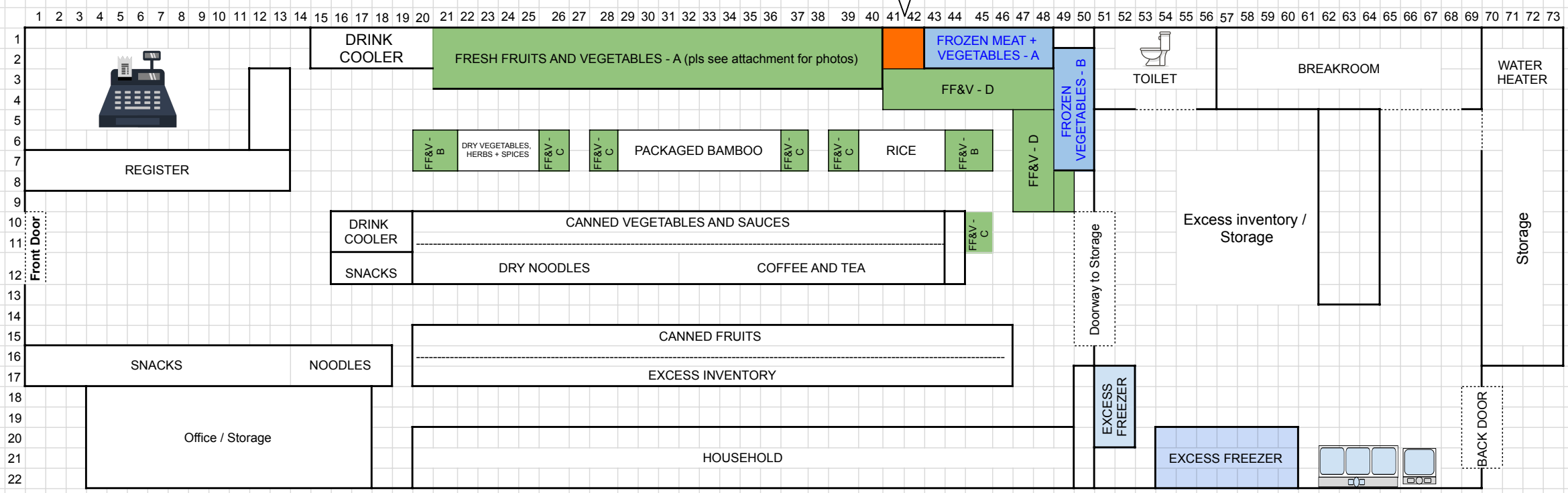
Monitoring/Inspection: N/A

APPROVED BY:

City Planning Commission: _____ (date) _____ (vote)

International Lao Market
 1619 International Blvd
 Oakland, CA 94606

Proposed Alcohol Beverage Cooler - Single Door w/ lock



Grid : 1" = 1'

TOTAL SQUARE FEET OF GROCERY RETAIL SPACE ONLY = 1,001 sqft
 20% OF FRESH FRUITS AND VEGETABLES = 200 sq ft

KEY		Total SQFT
FF&V	A = 88 sq ft - Open air cooler featuring fresh fruits and vegetables	168
	B = 2x6 sq ft of fresh fruits	
	C = 5 x 3 sq ft of fresh vegetables	
	D = 53 sq ft of fresh veggies	
Frozen	A = 18 sqft of imported frozen seafood and meat	36
	B = 18 sqft of imported frozen vegetables	
Total sq ft		204
% Of store total sq ft		20.4%
Proposed Alcohol Drink Cooler - single door with lock		

Fresh Fruits and Vegetables - A , B, C, D













FROZEN MEAT AND VEGETABLES - A, B

- All items are imported and hard to find, indigenous to South East Asia









International Lao Market's Conditional Use Permit (CUP) Petition for a Type - 21 license

Seeking Your Support for International Lao Market's Store's Future! Be Part of Our Growth!

Dear Community Members,

At this time, we, International Lao Market, are asking for your help to obtain a Conditional Use Permit for the use of alcohol sales (Type 21 - offsite sales) from the City of Oakland.

Obtaining an alcohol license is a strategic move to help our small grocery store survive and thrive in these challenging times. We understand the concerns that come with selling alcohol and are fully committed to promoting responsible consumption. We will implement rigorous ID-checking procedures and work closely with local law enforcement to ensure compliance with all regulations. Our goal is to enhance our store's offerings while maintaining the highest standards of responsibility and community care. By obtaining an alcohol license, we won't just be benefiting our store; we will also contribute to the vibrancy of our local community.

Thank you for your support.

Date	Name	Signature	Address
6/12/24	Savanda Rea	[Signature]	1905 1/2 Buena Vista Ave Alameda
6/12	San Saelee	[Signature]	2129 12th Ave Oakland CA
6/12	TRONG HUNG	[Signature]	1396 Sunbo AVE
6/17	Hang Le	[Signature]	3511 - E-12th St OK
6/17	Isabel Lopez	[Signature]	7100 Lockwood St.
6/12	JUAN C.	[Signature]	Oakland CA
6/12	Elida	[Signature]	Oakland
6/12	Jennifer Sappan	[Signature]	Oakland
6/12	Hien Hong	[Signature]	OAKLAND
6/12	VI HOUAN	[Signature]	Oakland
6/12	woody M	[Signature]	Oakland
6-13	Kao Saetern	[Signature]	Oakland
6-13	Chanda May	[Signature]	10535 Link St. Oakland Ca 94611
6-13	Kao Saetern	[Signature]	
6-13	Kyla Saetern	[Signature]	
6-13	Kyle Saetern	[Signature]	
6-13	Andrew Cox	[Signature]	
6-13	KOEV	[Signature]	2047 11 Ave Oakland
6-13	PERM.	[Signature]	2047 11 Ave Oakland

International Lao Market's Conditional Use Permit (CUP) Petition for a Type - 21 license

Date	Name	Signature	Address
6-13	Vy	<i>[Signature]</i>	2047-11. Ave - Oakland
6/13	Mary Mary	<i>[Signature]</i>	2506 24th Ave OAKLAND
6/13	Nai	<i>[Signature]</i>	
6/13	Andrey	<i>[Signature]</i>	1622 International Blvd, Oakland
6/13	Quang Myph	<i>[Signature]</i>	1624 International Blvd.
6-16-24	CHHOLEUBTH	<i>[Signature]</i>	1830 HAWLEY ST OAKLAND
6-16-24	HARRY SEN	<i>[Signature]</i>	1830 HAWLEY ST OAKLAND
6-16-24	KEO THINE	<i>[Signature]</i>	19 AVE OAKLAND
6-16-24	Jamie Iraq	<i>[Signature]</i>	122 Regent St Alameda
6-16-24	Hai Young	<i>[Signature]</i>	1265 Oakes Blvd San Leandro
6-16-24	Sah	<i>[Signature]</i>	6920 Lockwood St Oakland CA
6-16-24	WUTHFOO	<i>[Signature]</i>	3025 MADK OAKLAND CA
6-16-24	Sophorn	<i>[Signature]</i>	36299 Newark, CA
6-16-24	Sopher	<i>[Signature]</i>	39629 Concord, CA
6-16-24	SOPHAN	<i>[Signature]</i>	San Francisco Mission Bay
6-16-24	Somandy R.	<i>[Signature]</i>	Fremont, CA
6-16-24	Vandy Pich	<i>[Signature]</i>	1905 Alameda, CA
6-16-24	PHOENGGY Real	<i>[Signature]</i>	1905 Alameda, CA
6/6-24	Jeanne Pham	<i>[Signature]</i>	1193 71 st Ave Oakland CA 94616
"	Savorn Nhon	<i>[Signature]</i>	"
"	Jeanne Pham Phuong	<i>[Signature]</i>	"
"	Phuon non.	<i>[Signature]</i>	"
6/16/24	May Lin	<i>[Signature]</i>	10 Martwood way, Oakland 94608
6/16/24	VO	<i>[Signature]</i>	2222 E 30 th St.
6/16/24	Levy Symba	<i>[Signature]</i>	OAKLAND CA
6/16/24	Sambit Vong	<i>[Signature]</i>	Oakland, Ca
6/16/24	THY SOLK	<i>[Signature]</i>	

International Lao Market's Conditional Use Permit (CUP) Petition for a Type - 21 license

Date	Name	Signature	Address
6/18	San Saelee		OAKLAND CA
6/18	Nai saelee		OAKLAND CA
6-18	KAO saelee		" CA
6-18	MEY saelee		" CA
6-19	Leb Nang		" CA
6-19	Gen Nang		" CA
6-19	Huang Tang		SAN LEANDRO CA
6-19	Tang Thao		SAN LEANDRO CA
6-19	PHOLY PHONG		OAKLAND CA
6-19	Saelera Phong		OAKLAND CA
6-19	Jessica Phan		"
6-20	Alex Green		San Leandro CA
"	JUAN Garcia		OAKLAND CA
"	CARLOS VARGAS	Carlos Vargas	"
"	Gimmy Lucas	Gimmy Lucas	OAKLAND CA
"	Ying Thao		OAKLAND CA
"	CHIAM CHANG Satorn Chuan		OAKLAND CA
6/20	Vanny Sin		Stockton CA
6/20	Savan Sin		Stockton CA
6/20	Savannah Sin		Stockton CA
6/21	Sovanda Sin		Stockton CA
6/21	Peno Sin		Stockton CA
6/21	Pauly Sin		Stockton CA
6/21	Natalie Sin		Stockton CA
6-21	Nai Saechao		Richmond CA
6-21	T Saechao		Richmond CA
6-22	Mary Saechao		SAN FRAN CA
6-23	Nai W Saechao		SAN FRAN CA

Petition in Support of Lao International Market's Application for the Off-Premise Sale of Alcohol

I am signing below to show my full support of Lao International Market's petition for a CUP Variance enabling the off-premise sale of alcoholic beverages at Lao International Market.

As a member of the San Antonio neighborhood, I have known Lao International Market's owner, Diana Lee as a customer at their business, and as a fellow neighbor and business owner.

During my association with Diana Lee, I have found her to be a very professional, caring, and upstanding neighbor within the community. Her business and her support of customers, other business owners as well as residents of San Antonio has undoubtedly been a source of positive change for the neighborhood.

I believe that allowing Lao International Market to expand its inventory by allowing the sale of a small amount of high-quality, carefully selected alcohol as part of its inventory would be a positive and welcome addition to the neighborhood. I believe Lao International Market would offer a safe, clean, and friendly alternative to the existing alcohol vendors without unduly infringing upon their business. I have every confidence that Diana Lee would take the opportunity and responsibility seriously, ensuring they continue conducting their business in a safe, peaceful, and legal manner.

If I can support their application in any way further, please feel free to contact me with the information provided below.

- 1) Lee DANH 30/21 cell (510) 499-4746
Name Date Email Phone
I am a Neighborhood Resident / Business Owner
- 2) CHay Stephen 12-30-21 510-324-5007
Name Date Email Phone
I am a Neighborhood Resident / Business Owner
- 3) Phal Pen 12/30/21 (510) 502-6914
Name Date Email Phone
I am a Neighborhood Resident / Business Owner
- 4) Amy P 12/30/21 (510) 502-6914
Name Date Email Phone
I am a Neighborhood Resident / Business Owner
- 5) Sou Sathan 12/30/21 (510) 93-93-18
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

- 6) Anh Aetum 12/30/21 anh.aetum@gmail.com (510) 854 6140
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 7) Ant 12/30/21 _____ (510) 500-2131
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 8) Kuo Sacho 12/30/21 _____ 510 8755122
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 9) Thu Ray 12/30/21 thurray1271@gmail.com 510 406 8575
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 10) LEAHY SUN 12/30/21 _____ 510-646-7664
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 11) Quynh Huynh 12/30/21 _____ 510-333-8870
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 12) Vy KLOUNG 12/30/21 _____ 510) 712-7847
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 13) Saren Sophat 12/30/21 ssophat@hotmail.com (510) 798-0612
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner
- 14) ALDINN VELAZQUEZ 12/30/21 _____ 510-701-5901
 Name Date Email Phone
 I am a Neighborhood Resident / Business Owner

15) Benjamin K 12-30-21 Benknigh/HSS 702 510 812 6861
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

16) Te P C Khoon 30-12-20 _____ 510 986 2258
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

17) Phou My 30-12-20 _____ 510-355 6721
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

18) Phou My 12/30/21 _____ 510-228-9825
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

19) OU DONE, DATIANOM TERN 12/30/21 _____ (510) 590 8561
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

20) San Joes 12/30/21 _____ (510) 235 6928
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

21) NAI SAECHAD 12/30/21 _____ 415-525-0160
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

22) Saikun/Chuk 12/30/21 _____ 510 228 6639
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

23) SAMBATH DUOL 12/30/21 _____ 510-500-7423
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

24) SARATH CHEAV 12/20/21 510.2586-3948
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

25) BORA HEM 12/4/21 510 507 4108
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

26) Janna Em 12/30/21 510-282-2438
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

27) [Signature] 12/30/21 510-457-6404
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

28) PIP TOUCH 12/30 (510) 827-5286
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

29) [Signature] 12/30 510/590-7897
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

30) Hocane Xaychavda 12/21/21 510 693-7716
Name Date Email Phone
I am a Neighborhood Resident / Business Owner

Anna Wong

Resident of San Antonio Neighborhood
Neighborhood Watch Block Captain
Adopt-A-Spot Volunteer
Oakland, CA 94606
annaime@gmail.com

2nd July 2024

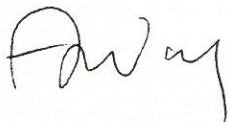
City of Oakland

Planning Commission
1 Frank H Ogawa Plaza
Oakland, CA 94612, United States

Dear City of Oakland Planning Commission,

Lao Market is one of a few precious businesses in the San Antonio Neighborhood that provides us with healthy food choices. They are a local Southeast Asian grocer that has been a staple for myself and neighbors. I would like to see them thrive. Having a Conditional Use Permit will benefit their business and our neighborhood. Owner, Diana has assured me that they will have tightened security, same hours, and a small stock of specialized Asian alcoholic beverages and will not negatively affect the neighborhood. As an active volunteer and resident of the San Antonio Neighborhood, I am in support of the City of Oakland to grant Lao Market a "Conditional Use Permit (CUP)" to sell alcohol at their establishment.

Sincerely,



Anna Wong

Raymond Pisano

Resident of San Antonio Neighborhood
E 15th St, Oakland, CA 94606
Co-Chair of Neighborhood Council, Beat 19X
Founding member of San Antonio Neighborhood Coalition
raymopisano@yahoo.com

July 3, 2024

City of Oakland

Planning Commission
1 Frank H Ogawa Plaza
Oakland, CA 94612

To Whom It May Concern,

I am writing to advocate for the Conditional Use Permit for Lao Market on 1619 International Boulevard for the sale of alcoholic beverages.

As a neighborhood activist and community organizer, I am well aware that the San Antonio community has been besieged for many years by multiple issues such as human trafficking, gun violence, sideshows and illegal dumping that affect the quality of life for our residents. There are scant few established businesses here that support a healthy and vibrant lifestyle for our residents.

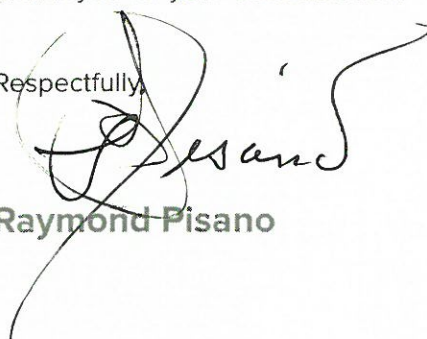
Lao Market is one of the few exceptions and has long been an oasis of critically needed service and responsible community engagement. The continued survival of the Lao Market here is so important to the wellbeing of the neighborhood. So many of us want to see Lao Market and businesses like it thrive for many more years.

For this reason I fully support the Conditional Use Permit for the sale of specialty alcoholic beverages. Such a limited expansion of their product offerings would help assure that Lao Market remains competitive amid the changing client demographic in the area.

The owners of Lao Market are committed to and have assured concrete steps to maintain the highest standards of responsibility and community care. Lao Market is a valued neighborhood partner. I endorse their application for the Conditional Use Permit for the sale of alcoholic beverages to offer selected craft and imported specialty options.

Thank you for your consideration.

Respectfully,



Raymond Pisano

CA ABC Report

Column1	Column2	Column3	Column4	Column5	Column6	Column7	Column8	Column9	Column10
ALAMEDA	1656591	720	1607	4443.03	5	0	0	0	0
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ALAMEDA	1656591	720	1607	4046.00	4551	6	2	8	0.001757855
ALAMEDA	1656591	720	1607	4380.00	3409	4	2	6	0.001760047
ALAMEDA	1656591	720	1607	4425.02	3976	5	2	7	0.001760563
ALAMEDA	1656591	720	1607	4431.03	3972	5	2	7	0.001762336
ALAMEDA	1656591	720	1607	4206.00	3399	4	2	6	0.001765225
ALAMEDA	1656591	720	1607	4286.00	3398	4	2	6	0.001765745
ALAMEDA	1656591	720	1607	4376.00	3398	4	2	6	0.001765745
ALAMEDA	1656591	720	1607	4413.02	5661	7	3	10	0.001766472
ALAMEDA	1656591	720	1607	4419.28	3392	4	2	6	0.001768868
ALAMEDA	1656591	720	1607	4511.02	3955	5	2	7	0.001769912
ALAMEDA	1656591	720	1607	4517.03	3952	5	2	7	0.001771255
ALAMEDA	1656591	720	1607	4217.00	3386	4	2	6	0.001772002
ALAMEDA	1656591	720	1607	4213.00	3945	5	2	7	0.001774398
ALAMEDA	1656591	720	1607	4007.00	4508	6	2	8	0.001774623
ALAMEDA	1656591	720	1607	4031.00	1690	2	1	3	0.001775148
ALAMEDA	1656591	720	1607	4039.00	3943	5	2	7	0.001775298
ALAMEDA	1656591	720	1607	4073.00	3943	5	2	7	0.001775298
ALAMEDA	1656591	720	1607	4065.00	6196	8	3	11	0.001775339
ALAMEDA	1656591	720	1607	4045.02	6194	8	3	11	0.001775912
ALAMEDA	1656591	720	1607	4352.00	4504	6	2	8	0.001776199
ALAMEDA	1656591	720	1607	4411.00	4504	6	2	8	0.001776199
ALAMEDA	1656591	720	1607	4303.00	3940	5	2	7	0.00177665
ALAMEDA	1656591	720	1607	4506.05	3937	5	2	7	0.001778004
ALAMEDA	1656591	720	1607	4044.00	5621	7	3	10	0.001779043
ALAMEDA	1656591	720	1607	4236.02	5615	7	3	10	0.001780944
ALAMEDA	1656591	720	1607	4084.00	3927	5	2	7	0.001782531
ALAMEDA	1656591	720	1607	4086.00	6167	8	3	11	0.001783687
ALAMEDA	1656591	720	1607	4308.00	6165	8	3	11	0.001784266
ALAMEDA	1656591	720	1607	4373.00	3359	4	2	6	0.001786246
ALAMEDA	1656591	720	1607	4214.00	1679	2	1	3	0.001786778
ALAMEDA	1656591	720	1607	4008.00	3917	5	2	7	0.001787082
ALAMEDA	1656591	720	1607	4082.00	4471	6	2	8	0.001789309
ALAMEDA	1656591	720	1607	4077.00	4465	6	2	8	0.001791713
ALAMEDA	1656591	720	1607	4062.01	5019	6	3	9	0.001793186
ALAMEDA	1656591	720	1607	4381.00	7807	10	4	14	0.001793262
ALAMEDA	1656591	720	1607	4363.02	3903	5	2	7	0.001793492
ALAMEDA	1656591	720	1607	4403.07	4459	6	2	8	0.001794124
ALAMEDA	1656591	720	1607	4277.00	5016	6	3	9	0.001794258
ALAMEDA	1656591	720	1607	4219.00	3901	5	2	7	0.001794412
ALAMEDA	1656591	720	1607	4049.00	4458	6	2	8	0.001794527
ALAMEDA	1656591	720	1607	4067.00	5567	7	3	10	0.0017963
ALAMEDA	1656591	720	1607	4285.00	3339	4	2	6	0.001796945
ALAMEDA	1656591	720	1607	4017.00	6121	8	3	11	0.001797092
ALAMEDA	1656591	720	1607	4340.00	5564	7	3	10	0.001797268
ALAMEDA	1656591	720	1607	4516.01	5003	6	3	9	0.001798921
ALAMEDA	1656591	720	1607	4087.00	7774	10	4	14	0.001800875
ALAMEDA	1656591	720	1607	4503.00	5548	7	3	10	0.001802451
ALAMEDA	1656591	720	1607	4415.03	7763	10	4	14	0.001803427
ALAMEDA	1656591	720	1607	4010.00	6097	8	3	11	0.001804166
ALAMEDA	1656591	720	1607	4403.31	3323	4	2	6	0.001805597

ALAMEDA	1656591	720	1607	4312.00	6091	8	3	11	0.001805943
ALAMEDA	1656591	720	1607	4222.00	3322	4	2	6	0.001806141
ALAMEDA	1656591	720	1607	4054.01	3875	5	2	7	0.001806452
ALAMEDA	1656591	720	1607	4418.00	7195	9	4	13	0.00180681
ALAMEDA	1656591	720	1607	4446.01	6083	8	3	11	0.001808318
ALAMEDA	1656591	720	1607	4064.00	2211	3	1	4	0.001809136
ALAMEDA	1656591	720	1607	4070.00	6079	8	3	11	0.001809508
ALAMEDA	1656591	720	1607	4515.04	1657	2	1	3	0.001810501
ALAMEDA	1656591	720	1607	4097.00	5523	7	3	10	0.00181061
ALAMEDA	1656591	720	1607	4050.00	3313	4	2	6	0.001811047
ALAMEDA	1656591	720	1607	4383.00	3865	5	2	7	0.001811125
ALAMEDA	1656591	720	1607	4351.03	7726	10	4	14	0.001812063
ALAMEDA	1656591	720	1607	4011.00	4966	6	3	9	0.001812324
ALAMEDA	1656591	720	1607	4304.00	2207	3	1	4	0.001812415
ALAMEDA	1656591	720	1607	4074.00	4412	6	2	8	0.001813237
ALAMEDA	1656591	720	1607	4089.00	3857	5	2	7	0.001814882
ALAMEDA	1656591	720	1607	4426.01	3854	5	2	7	0.001816295
ALAMEDA	1656591	720	1607	4377.02	4404	6	2	8	0.00181653
ALAMEDA	1656591	720	1607	4003.00	5504	7	3	10	0.00181686
ALAMEDA	1656591	720	1607	4506.07	6054	8	3	11	0.001816981
ALAMEDA	1656591	720	1607	4514.01	6053	8	3	11	0.001817281
ALAMEDA	1656591	720	1607	4441.00	7703	10	4	14	0.001817474
ALAMEDA	1656591	720	1607	4417.01	3846	5	2	7	0.001820073
ALAMEDA	1656591	720	1607	4055.00	3844	5	2	7	0.00182102
ALAMEDA	1656591	720	1607	4431.02	4942	6	3	9	0.001821125
ALAMEDA	1656591	720	1607	4354.00	4940	6	3	9	0.001821862
ALAMEDA	1656591	720	1607	4095.00	4390	6	2	8	0.001822323
ALAMEDA	1656591	720	1607	4069.00	3839	5	2	7	0.001823392
ALAMEDA	1656591	720	1607	4403.01	7129	9	4	13	0.001823538
ALAMEDA	1656591	720	1607	4504.00	7675	10	4	14	0.001824104
ALAMEDA	1656591	720	1607	4507.41	5482	7	3	10	0.001824152
ALAMEDA	1656591	720	1607	4216.00	3836	5	2	7	0.001824818
ALAMEDA	1656591	720	1607	4419.26	3836	5	2	7	0.001824818
ALAMEDA	1656591	720	1607	4075.00	4383	6	2	8	0.001825234
ALAMEDA	1656591	720	1607	4506.06	6026	8	3	11	0.001825423
ALAMEDA	1656591	720	1607	4071.02	4382	6	2	8	0.00182565
ALAMEDA	1656591	720	1607	4283.02	7120	9	4	13	0.001825843
ALAMEDA	1656591	720	1607	4429.00	7661	10	4	14	0.001827438
ALAMEDA	1656591	720	1607	4251.04	4374	6	2	8	0.001828989
ALAMEDA	1656591	720	1607	4515.01	4920	6	3	9	0.001829268
ALAMEDA	1656591	720	1607	4332.00	7652	10	4	14	0.001829587
ALAMEDA	1656591	720	1607	4505.01	3278	4	2	6	0.001830384
ALAMEDA	1656591	720	1607	4262.00	4915	6	3	9	0.001831129
ALAMEDA	1656591	720	1607	4369.00	7099	9	4	13	0.001831244
ALAMEDA	1656591	720	1607	4338.02	4365	6	2	8	0.001832761
ALAMEDA	1656591	720	1607	4356.01	5454	7	3	10	0.001833517
ALAMEDA	1656591	720	1607	4051.00	4363	6	2	8	0.001833601
ALAMEDA	1656591	720	1607	4272.00	4363	6	2	8	0.001833601
ALAMEDA	1656591	720	1607	4506.03	4905	6	3	9	0.001834862
ALAMEDA	1656591	720	1607	4517.01	3270	4	2	6	0.001834862
ALAMEDA	1656591	720	1607	4357.00	4904	6	3	9	0.001835237
ALAMEDA	1656591	720	1607	4326.01	4358	6	2	8	0.001835704
ALAMEDA	1656591	720	1607	4223.00	3811	5	2	7	0.001836788
ALAMEDA	1656591	720	1607	4507.44	5987	8	3	11	0.001837314
ALAMEDA	1656591	720	1607	4506.04	4898	6	3	9	0.001837485
ALAMEDA	1656591	720	1607	4419.24	7619	10	4	14	0.001837511
ALAMEDA	1656591	720	1607	4415.25	1632	2	1	3	0.001838235
ALAMEDA	1656591	720	1607	4507.42	5439	7	3	10	0.001838573
ALAMEDA	1656591	720	1607	4514.03	2175	3	1	4	0.00183908
ALAMEDA	1656591	720	1607	4359.00	5431	7	3	10	0.001841282
ALAMEDA	1656591	720	1607	4323.00	4885	6	3	9	0.001842375
ALAMEDA	1656591	720	1607	4368.00	4341	6	2	8	0.001842893
ALAMEDA	1656591	720	1607	4281.00	4880	6	3	9	0.001844262
ALAMEDA	1656591	720	1607	4090.00	4879	6	3	9	0.00184464
ALAMEDA	1656591	720	1607	4231.00	4335	6	2	8	0.001845444
ALAMEDA	1656591	720	1607	4283.01	7044	9	4	13	0.001845542
ALAMEDA	1656591	720	1607	4022.00	3250	4	2	6	0.001846154
ALAMEDA	1656591	720	1607	4413.01	3248	4	2	6	0.001847291
ALAMEDA	1656591	720	1607	4227.00	4868	6	3	9	0.001848809
ALAMEDA	1656591	720	1607	4415.22	4868	6	3	9	0.001848809
ALAMEDA	1656591	720	1607	4511.04	7028	9	4	13	0.001849744
ALAMEDA	1656591	720	1607	4403.08	5946	8	3	11	0.001849983
ALAMEDA	1656591	720	1607	4366.02	5402	7	3	10	0.001851166
ALAMEDA	1656591	720	1607	4058.00	4320	6	2	8	0.001851852
ALAMEDA	1656591	720	1607	4382.04	5940	8	3	11	0.001851852
ALAMEDA	1656591	720	1607	4507.46	3238	4	2	6	0.001852996
ALAMEDA	1656591	720	1607	4420.00	3236	4	2	6	0.001854141
ALAMEDA	1656591	720	1607	4202.00	3234	4	2	6	0.001855288
ALAMEDA	1656591	720	1607	4506.09	4849	6	3	9	0.001856053
ALAMEDA	1656591	720	1607	4371.01	7532	10	4	14	0.001858736
ALAMEDA	1656591	720	1607	4502.00	6456	8	4	12	0.001858736
ALAMEDA	1656591	720	1607	4094.00	5379	7	3	10	0.001859082
ALAMEDA	1656591	720	1607	4052.00	4839	6	3	9	0.001859888
ALAMEDA	1656591	720	1607	4442.00	6451	8	4	12	0.001860177
ALAMEDA	1656591	720	1607	4415.01	5913	8	3	11	0.001860308
ALAMEDA	1656591	720	1607	4056.00	3224	4	2	6	0.001861042
ALAMEDA	1656591	720	1607	4365.00	5372	7	3	10	0.001861504
ALAMEDA	1656591	720	1607	4066.01	4834	6	3	9	0.001861812
ALAMEDA	1656591	720	1607	4033.02	3220	4	2	6	0.001863354
ALAMEDA	1656591	720	1607	4098.00	3220	4	2	6	0.001863354
ALAMEDA	1656591	720	1607	4431.04	5901	8	3	11	0.001864091
ALAMEDA	1656591	720	1607	4092.00	3755	5	2	7	0.001864181
ALAMEDA	1656591	720	1607	4278.00	4827	6	3	9	0.001864512
ALAMEDA	1656591	720	1607	4513.00	6435	8	4	12	0.001864802
ALAMEDA	1656591	720	1607	4238.00	3216	4	2	6	0.001865672
ALAMEDA	1656591	720	1607	4251.02	3752	5	2	7	0.001865672
ALAMEDA	1656591	720	1607	4326.02	3214	4	2	6	0.001866833
ALAMEDA	1656591	720	1607	4014.00	5355	7	3	10	0.001867414
ALAMEDA	1656591	720	1607	4228.00	11245	15	6	21	0.001867497
ALAMEDA	1656591	720	1607	4013.00	5887	8	3	11	0.001868524
ALAMEDA	1656591	720	1607	4061.00	5887	8	3	11	0.001868524
ALAMEDA	1656591	720	1607	4215.00	3745	5	2	7	0.001869159
ALAMEDA	1656591	720	1607	4035.01	5880	8	3	11	0.001870748
ALAMEDA	1656591	720	1607	4302.00	7477	10	4	14	0.001872409
ALAMEDA	1656591	720	1607	4233.00	3738	5	2	7	0.001872659
ALAMEDA	1656591	720	1607	4351.02	5870	8	3	11	0.001873935
ALAMEDA	1656591	720	1607	4422.00	7454	10	4	14	0.001878186
ALAMEDA	1656591	720	1607	4370.00	3726	5	2	7	0.00187869
ALAMEDA	1656591	720	1607	4333.00	7448	10	4	14	0.001879699

ALAMEDA	1656591	720	1607	4426.02	5314	7	3	10	0.001881822
ALAMEDA	1656591	720	1607	4419.21	3718	5	2	7	0.001882733
ALAMEDA	1656591	720	1607	4038.00	3710	5	2	7	0.001886792
ALAMEDA	1656591	720	1607	4414.02	5293	7	3	10	0.001889288
ALAMEDA	1656591	720	1607	4444.00	5282	7	3	10	0.001893222
ALAMEDA	1656591	720	1607	4367.00	3689	5	2	7	0.001897533
ALAMEDA	1656591	720	1607	4421.00	5265	7	3	10	0.001899335
ALAMEDA	1656591	720	1607	4331.03	3682	5	2	7	0.001901141
ALAMEDA	1656591	720	1607	4402.00	5786	8	3	11	0.001901141
ALAMEDA	1656591	720	1607	4403.05	3682	5	2	7	0.001901141
ALAMEDA	1656591	720	1607	4363.01	5785	8	3	11	0.001901469
ALAMEDA	1656591	720	1607	4339.00	6833	9	4	13	0.001902532
ALAMEDA	1656591	720	1607	4102.00	3679	5	2	7	0.001902691
ALAMEDA	1656591	720	1607	4512.02	5781	8	3	11	0.001902785
ALAMEDA	1656591	720	1607	4415.21	5779	8	3	11	0.001903444
ALAMEDA	1656591	720	1607	4096.00	5777	8	3	11	0.001904102
ALAMEDA	1656591	720	1607	4501.01	6825	9	4	13	0.001904762
ALAMEDA	1656591	720	1607	4072.00	6823	9	4	13	0.00190532
ALAMEDA	1656591	720	1607	4507.43	8901	12	5	17	0.001909898
ALAMEDA	1656591	720	1607	4414.01	7319	10	4	14	0.00191283
ALAMEDA	1656591	720	1607	4212.00	3657	5	2	7	0.001914137
ALAMEDA	1656591	720	1607	4507.50	6790	9	4	13	0.00191458
ALAMEDA	1656591	720	1607	4060.00	5223	7	3	10	0.001914608
ALAMEDA	1656591	720	1607	4005.00	3644	5	2	7	0.001920966
ALAMEDA	1656591	720	1607	4042.00	3641	5	2	7	0.001922549
ALAMEDA	1656591	720	1607	4366.01	6761	9	4	13	0.001922792
ALAMEDA	1656591	720	1607	4412.00	7277	10	4	14	0.00192387
ALAMEDA	1656591	720	1607	4338.01	3637	5	2	7	0.001924663
ALAMEDA	1656591	720	1607	4512.01	7271	10	4	14	0.001925457
ALAMEDA	1656591	720	1607	4301.01	6747	9	4	13	0.001926782
ALAMEDA	1656591	720	1607	4088.00	7257	10	4	14	0.001929172
ALAMEDA	1656591	720	1607	4507.52	9846	13	6	19	0.001929718
ALAMEDA	1656591	720	1607	4507.51	12411	17	7	24	0.001933768
ALAMEDA	1656591	720	1607	4507.01	8271	11	5	16	0.00193447
ALAMEDA	1656591	720	1607	4443.01	3617	5	2	7	0.001935306
ALAMEDA	1656591	720	1607	4351.04	7230	10	4	14	0.001936376
ALAMEDA	1656591	720	1607	4081.00	6712	9	4	13	0.00193683
ALAMEDA	1656591	720	1607	4325.01	5161	7	3	10	0.001937609
ALAMEDA	1656591	720	1607	4416.02	7220	10	4	14	0.001939058
ALAMEDA	1656591	720	1607	4364.04	3609	5	2	7	0.001939595
ALAMEDA	1656591	720	1607	4443.04	7202	10	4	14	0.001943904
ALAMEDA	1656591	720	1607	4309.00	5137	7	3	10	0.001946661
ALAMEDA	1656591	720	1607	4430.02	6650	9	4	13	0.001954887
ALAMEDA	1656591	720	1607	4372.00	8696	12	5	17	0.001954922
ALAMEDA	1656591	720	1607	4282.00	6644	9	4	13	0.001956653
ALAMEDA	1656591	720	1607	4334.00	6644	9	4	13	0.001956653
ALAMEDA	1656591	720	1607	4516.02	6631	9	4	13	0.001960489
ALAMEDA	1656591	720	1607	4501.02	8660	12	5	17	0.001963048
ALAMEDA	1656591	720	1607	4514.04	6613	9	4	13	0.001965825
ALAMEDA	1656591	720	1607	4353.00	5077	7	3	10	0.001969667
ALAMEDA	1656591	720	1607	4225.00	5065	7	3	10	0.001974334
ALAMEDA	1656591	720	1607	4234.00	5057	7	3	10	0.001977457
ALAMEDA	1656591	720	1607	4360.00	5049	7	3	10	0.00198059
ALAMEDA	1656591	720	1607	4423.01	5046	7	3	10	0.001981768
ALAMEDA	1656591	720	1607	4515.03	6520	9	4	13	0.001993865

County	County Population	County Ratio On-Sale	County Ratio Off-Sale	Census Tract Population	Census Tract On-Sale	Census Tract Off-Sale	Total	Per Capita License
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Median = 0.001780944

0.001914608
is greater
than
0.001780944

CA-ABC-LicenseReport 4060

License Nu	Status	License Ty	Orig.	Iss. Date	Expir. Date	Primary Owner	Premises Addr.	Business Name	Geo Code
248624	ACTIVE	21		9/18/1990	4/30/2025	SEBAHTU, MICHELE	201 INTERNATIONAL BLVD, OAKLAND, CA	LIQUOR SECURITY	0109
302213	ACTIVE	20		1/21/1995	12/31/2024	NAM TO CORPORATIC	501 E 12TH ST, OAKLAND, CA	SUN HOP FAT 1	0109
303092	ACTIVE	41		1/26/1995	12/31/2024	VASQUEZ, ANTONIO	1721 INTERNATIONAL BLVD, OAKLAND, CA	JALISCO RESTAURANT	0109
320845	ACTIVE	48		8/15/1996	7/31/2024	EAST BAY HOTEL L-PS	1755 EMBARCADERO, OAKLAND, CA	EXECUTIVE INN	0109
382589	ACTIVE	41		2/28/2002	1/31/2025	OAKLAND HOSPITALITY	1103 EMBARCADERO, OAKLAND, CA	HOMWOOD SUITES	0109
430182	ACTIVE	47		11/17/2005	10/31/2024	CUEVAS, CANDELARIO	659-661 E 12TH ST, OAKLAND, CA	VICTORS	0109
443215	ACTIVE	47		10/19/2006	5/31/2024	LJ QUINNS RESTAURANT	1951 EMBARCADERO, OAKLAND, CA	QUINNS LIGHTHOUSE RESTAURANT	0109
446948	ACTIVE	21		10/24/2006	9/30/2024	MOHAMED, RAMSEY	739 E 12TH ST, OAKLAND, CA	JACKSONS LIQUORS	0109
515222	ACTIVE	41		11/17/2011	10/31/2024	AOSEN GROUP, LLC	1139 E 12TH ST, OAKLAND, CA	PHO AO SEN	0109
546863	ACTIVE	41		1/27/2015	12/31/2024	LOS PERICOS SUPERM	1527 INTERNATIONAL BLVD, OAKLAND, CA	LOS PERICOS SUPERMARKET INC	0109
563843	ACTIVE	54		12/29/2015	11/30/2024	BAY CELEBRATIONS, LLC	12311 EMBARCADERO, OAKLAND, CA	BAY CELEBRATIONS LLC	0109
569123	ACTIVE	41		9/30/2016	8/31/2024	NGUYEN, DIEP VAN	807 E 12TH ST, OAKLAND, CA	MEKONG RESTAURANT	0109
572514	ACTIVE	41		12/21/2016	11/30/2024	NGUYEN, TUAN	401 INTERNATIONAL BLVD, OAKLAND, CA	PHO VY VIETNAMESE CUISINE	0109
585648	ACTIVE	47		12/18/2017	11/30/2024	BROTZEIT-LOKAL LLC	1000 EMBARCADERO EAST, OAKLAND, CA	BROTZEIT LOKAL	0109
592543	ACTIVE	41		5/9/2018	4/30/2024	SANGCHAI LLC	545 INTERNATIONAL BLVD, OAKLAND, CA	ST CHAI THAI NOODLES	0109
598246	ACTIVE	48		3/7/2019	2/28/2025	MANH, SAN KIM	2500 EMBARCADERO, OAKLAND, CA	JUST DANCE BALLROOM	0109
636990	ACTIVE	41		6/24/2022	5/31/2025	NGUYEN, DIEP VAN	1301 INTERNATIONAL BLVD, OAKLAND, CA	HUONG TRA COFFEE SHOP	0109
647088	SUREND	47		6/1/2023	5/31/2024	OAKLAND MEAT CO. L	1000 COTTON ST, OAKLAND, CA	OAKLAND MEAT CO. LLC	0109
647088	SUREND	58		6/1/2023	5/31/2024	OAKLAND MEAT CO. L	1000 COTTON ST, OAKLAND, CA	OAKLAND MEAT CO. LLC	0109
647435	ACTIVE	41		6/20/2023	5/31/2024	LUMPIA COMPANY, LLC	288 9TH AVE, OAKLAND, CA 94602	Census Tract: 4060.00	0109
654254	ACTIVE	58		1/2/2024	12/31/2024	BOURBON COFFEE CO	265 9TH AVE, OAKLAND, CA 94602	ZOCALO COFFEE & KITCHEN	0109
654254	ACTIVE	47		1/2/2024	12/31/2024	BOURBON COFFEE CO	265 9TH AVE, OAKLAND, CA 94602	ZOCALO COFFEE & KITCHEN	0109
655035	ACTIVE	41		1/30/2024	12/31/2024	SATORI IMPACT INC.	1920 DENNISON ST, OAKLAND, CA	THANK QUE GRILL	0109

A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P
CrimeType	DateTime	CaseNumber	Description	PoliceBeat	Address	City	State	Location							
	5/25/2024	24-025705	CARJACKING W	17X	1610 9TH AV	Oakland	CA	POINT (-122.248322005 37.794196004)							
MISDEMEANO	5/25/2024	24-025700	ASSAULT AND	30Y	2676 76TH AV	Oakland	CA	POINT (-122.172255983 37.766040018)							
	5/25/2024	24-025840	ATTEMPTED MI	31X	620 98TH AVE	Oakland	CA	POINT (-122.183047013 37.736194994)							
	5/25/2024	24-025919	VEHICLE THEFT	33X	912 91ST AVE	Oakland	CA	POINT (-122.181922999 37.745253987)							
	5/25/2024	24-025815	BURGLARY-FOF	19X	1238 18TH AV	Oakland	CA	POINT (-122.242191984 37.786725004)							
MISDEMEANO	5/25/2024	24-025823	BATTERY	19X	1200 LAKESHORE AV	Oakland	CA	POINT (-122.25825104 37.798705007)							
	5/25/2024	24-025834	CARJACKING W	30X	8131 PLYMOUTH ST	Oakland	CA	POINT (-122.176051979 37.757646003)							
MISDEMEANO	5/25/2024	24-025684	CRIMINAL THRI	33X	9636 ARMSTRONG DR	Oakland	CA	POINT (-122.178559006 37.741745993)							
MISDEMEANO	5/25/2024	24-025684	BATTERY ON PE	33X	9636 ARMSTRONG DR	Oakland	CA	POINT (-122.178559006 37.741745993)							
MISDEMEANO	5/25/2024	24-025684	BATTERY	33X	9636 ARMSTRONG DR	Oakland	CA	POINT (-122.178559006 37.741745993)							
MISDEMEANO	5/25/2024	24-025684	EXHIBIT FIREAF	33X	9636 ARMSTRONG DR	Oakland	CA	POINT (-122.178559006 37.741745993)							
FELONY ASSAU	5/25/2024	24-025814	WILLFUL DISCH	32Y	9800 BIRCH ST	Oakland	CA	POINT (-122.164937714 37.746837745)							
	5/25/2024	24-025830	VEHICLE THEFT	12Y	457 HARDY ST	Oakland	CA	POINT (-122.256873878 37.841826966)							
	5/25/2024	24-025819	BATTERY	06X	830 30TH ST	Oakland	CA	POINT (-122.274414032 37.820391002)							
	5/25/2024	24-025817	RELEASED FRO	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
	5/25/2024	24-025817	VEHICLE THEFT	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
	5/25/2024	24-025817	BATTERY:SPOU	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
	5/25/2024	24-025817	VANDALISM:DI	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
	5/25/2024	24-025817	KIDNAPPING	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
	5/25/2024	24-025817	POSS STOLEN \	26Y	57T H AV&INTERNATIONAL BLVD	Oakland	CA	POINT (-122.201644025 37.766116)							
PETTY THEFT	5/25/2024	24-025810	THEFT	32Y	2431 106TH AV	Oakland	CA	POINT (-122.153018006 37.743037016)							
	5/25/2024	24-025833	ROBBERY - STR	09X	5107 BROADWAY	Oakland	CA	POINT (-122.25241799 37.835075007)							
	5/25/2024	24-025849	CRIMINAL THRI	14X	500 BLOCK OF BELLEVUE AVE	Oakland	CA	POINT (-122.255217823 37.807655105)							
	5/25/2024	24-025787	WILLFUL DISCH	26Y	7500 BLOCK OF RUDSDALE ST	Oakland	CA	POINT (-122.187575058 37.756698182)							
	5/25/2024	24-025787	SHOOT AT UNC	26Y	7500 BLOCK OF RUDSDALE ST	Oakland	CA	POINT (-122.187575058 37.756698182)							
STOLEN VEHIC	5/25/2024	24-025773	VEHICLE THEFT	20X	2800 E 17TH ST	Oakland	CA	POINT (-122.227105573 37.782090979)							
	5/25/2024	24-025780	CONTEMPT OF	26Y	944 69TH AVE.	Oakland	CA	POINT (-122.195450972 37.757131982)							
	5/25/2024	24-025912	BATTERY	01X	7 EMBARCADERO	Oakland	CA	POINT (-122.269153969 37.790454993)							
	5/25/2024	24-025993	THEFT	12Y	5806 ROSS ST	Oakland	CA	POINT (-122.245956968 37.848640991)							
STOLEN VEHIC	5/25/2024	24-025811	VEHICLE THEFT	03Y	455 7TH ST	Oakland	CA	POINT (-122.275068994 37.799400998)							
VANDALISM	5/25/2024	24-025750	VANDALISM:DI	35X	94TH AV & BANCROFT AV	Oakland	CA	POINT (-122.163814987 37.75129801)							
	5/25/2024	24-025818	THREAT CRIME	19X	800 BLOCK OF INTERNATINAL BLVD	Oakland	CA	POINT (-122.250789438 37.793160449)							
	5/25/2024	24-025742	VEHICLE THEFT	08X	2919 TELEGRAPH AV	Oakland	CA	POINT (-122.267906993 37.818764997)							
OTHER	5/25/2024	24-025752	CONTEMPT OF	35Y	3260 REVERE AV	Oakland	CA	POINT (-122.133903998 37.735789981)							
	5/25/2024	24-025914	VEHICLE THEFT	20X	3024 E 19TH ST	Oakland	CA	POINT (-122.223938965 37.783393994)							
DOMESTIC VIC	5/25/2024	24-025728	BATTERY:SPOU	06X	688 30TH ST	Oakland	CA	POINT (-122.272346141 37.819933998)							
	5/25/2024	24-025733	VEHICLE THEFT	08X	78 FAIRMOUNT AV	Oakland	CA	POINT (-122.260024986 37.816250007)							

G. OPD Police Beat Statistics

The Excel file contains over 60,000 crime rates and was too long to attach to the report. For more information, please refer the OPD data link: https://data.oaklandca.gov/Public-Safety/CrimeWatch-Data/ppgh-7dqv/about_data

CrimeType	(All)
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PoliceBeat	Count of CrimeType
25Y	283
13X	287
99X	297
05Y	299
13Y	307
16X	344
18X	388
35Y	410
10X	451
16Y	453
18Y	459
31Z	473
28X	519
11X	522
10Y	538
24Y	538
13Z	544
21X	558
05X	566
17X	636
02Y	647
24X	649
22Y	709
17Y	731
22X	733
02X	745
32Y	805
27X	812
03Y	942
35X	963
21Y	969
14Y	976
25X	980
30Y	986
15X	1024
06X	1042
30X	1049
33X	1085
34X	1085
03X	1111
27Y	1146
32X	1183
07X	1224
12Y	1243

29X	1336
26X	1337
09X	1342
14X	1361
20X	1386
12X	1550
26Y	1551
23X	1699
01X	1893
31Y	1932
31X	1990
19X	2401
77X	2569
08X	3003
04X	3074
Grand Total	60135

Median 963

20% of 963 = 0.20 *
963 = 192.6

City median + 20% =
963 + 192.6 = 1155.6

2401 exceeds 1155.6



CrimeMapping.com Map

Monday, February 26, 2024 through Saturday, May 25, 2024

Showing crime types: Arson, Assault, Burglary, Disturbing the Peace, Drugs / Alcohol Violations, DUI, Fraud, Homicide, Motor Vehicle Theft, Robbery, Sex Crimes, Theft / Larceny, Vandalism, Vehicle Break-In / Theft, Weapons

Show crime report Show crime chart

The screenshot displays the CrimeMapping.com web application. At the top, there is a search bar with the text "Enter an address, landmark or zip code" and a "GO" button. To the right of the search bar, it shows "72 Records" and a "Date Range: 2-26-2024 to 5-25-2024 (90 Days)" with a refresh icon. A "RECEIVE ALERTS" button is also visible in the top right corner.

The main content area is divided into a sidebar on the left and a map on the right. The sidebar, titled "My Map Summary", contains the following sections:


























- What:** Arson, Assault, Burglary, Disturbing the Peace, Drugs / Alcohol Violations, DUI, Fraud, Homicide, Motor Vehicle Theft, Robbery, Sex Crimes, Theft / Larceny, Vandalism, Vehicle Break-In / Theft, Weapons
- Where:** Constrained to 1000 feet around 1619 International Blvd, Oakland, California, 94606
- When:** Custom, Monday, February 26 - Saturday, May 25


The map shows a grid of streets in Oakland, California, with a red dashed circle highlighting a specific area. A pop-up window is open over the address "1619 International Blvd, Oakland, California, 94606". The map is populated with various colored icons representing different crime types, such as a red hand for assault, a blue car for motor vehicle theft, and a green dollar sign for burglary. The map is powered by Esri, as indicated by the logo in the bottom right corner.




Grab the bottom/right borders to resize the map or the handle in the bottom right corner.

All representations on this map are distributed and transmitted "AS IS" without warranties of any kind, either express or implied including without limitation, warranties of title or implied warranties of merchantability or fitness for a particular purpose. In no event shall CrimeMapping.COM become liable to users of these data for any loss or damages, consequential or otherwise, including but not limited to time, money, goodwill, arising from the use, operation or modification of the data. The visual presentation of data is being provided strictly as a courtesy, not as an obligation to its users.

Crime Report

Type	Description	Incident #	Location	Agency	Date
	BURGLARY - FORCIBLE ENTRY	24-025815		Oakland Police	5/25/2024 8:15 PM
	MOTOR VEHICLE THEFT - AUTOS	24-025651		Oakland Police	5/24/2024 2:22 PM
	PROSTITUTION AND COMMERCIALIZED VICE	24-025357		Oakland Police	5/22/2024 8:15 PM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-025207		Oakland Police	5/22/2024 3:00 AM
	ROBBERY - FIREARM	24-025249		Oakland Police	5/21/2024 4:35 PM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-024959		Oakland Police	5/20/2024 3:20 PM
	ASSAULT - OTHER DANGEROUS WEAPON	24-024755		Oakland Police	5/19/2024 5:23 PM
	ROBBERY - FIREARM	24-023642		Oakland Police	5/13/2024 4:19 PM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-023455		Oakland Police	5/12/2024 11:01 PM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-023264		Oakland Police	5/11/2024 4:27 PM
	ASSAULT - FIREARM	24-022981		Oakland Police	5/10/2024 1:34 AM
	PROSTITUTION AND COMMERCIALIZED VICE	24-022948		Oakland Police	5/9/2024 8:31 PM
	ARSON - MOBILE - MOTOR VEHICLES	24-022753		Oakland Police	5/8/2024 4:35 PM
	ROBBERY - STRONG-ARM (HANDS, FISTS, FEET, ETC.)	24-022620		Oakland Police	5/8/2024 5:29 AM
	BURGLARY - FORCIBLE ENTRY	24-023256		Oakland Police	5/3/2024 3:00 PM
	PROSTITUTION AND COMMERCIALIZED VICE	24-021638		Oakland Police	5/2/2024 7:31 PM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-021629		Oakland Police	5/2/2024 6:30 PM
	MOTOR VEHICLE THEFT - AUTOS	24-021190		Oakland Police	4/30/2024 8:40 AM
	MOTOR VEHICLE THEFT - AUTOS	24-021189		Oakland Police	4/30/2024 8:09 AM
	ROBBERY - FIREARM	24-020821		Oakland Police	4/28/2024 1:34 AM
	CRIMINAL HOMICIDE - MURDER AND NONNEGLIGENT HOMICIDE	24-020467		Oakland Police	4/26/2024 4:18 AM
	VANDALISM	24-907928		Oakland Police	4/25/2024 9:35 PM
	VANDALISM	24-906670		Oakland Police	4/24/2024 8:25 PM
	ROBBERY - FIREARM	24-019388		Oakland Police	4/19/2024 10:00 PM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-018859		Oakland Police	4/17/2024 4:30 PM

Type	Description	Incident #	Location	Agency	Date
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-906349		Oakland Police	4/17/2024 4:00 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-018122		Oakland Police	4/13/2024 6:30 AM
	WEAPONS - CARRYING, POSSESSING, ETC.	24-017886		Oakland Police	4/11/2024 8:53 PM
	ASSAULT - FIREARM	24-017595		Oakland Police	4/10/2024 1:57 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-018586		Oakland Police	4/9/2024 11:00 PM
	ASSAULT - OTHER DANGEROUS WEAPON	24-017563		Oakland Police	4/9/2024 8:55 PM
	WEAPONS - CARRYING, POSSESSING, ETC.	24-017451		Oakland Police	4/9/2024 8:03 AM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-017115		Oakland Police	4/7/2024 7:48 PM
	MOTOR VEHICLE THEFT - AUTOS	24-017531		Oakland Police	4/7/2024 6:00 PM
	ASSAULT - FIREARM	24-016884		Oakland Police	4/6/2024 3:14 AM
	BURGLARY - FORCIBLE ENTRY	24-016907		Oakland Police	4/6/2024 12:00 AM
	MOTOR VEHICLE THEFT - AUTOS	24-016718		Oakland Police	4/5/2024 3:17 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-016090		Oakland Police	4/1/2024 3:30 AM
	ASSAULT - OTHER ASSAULTS - SIMPLE, NOT AGGRAVATED	24-020317		Oakland Police	4/1/2024 12:00 AM
	ASSAULT - FIREARM	24-016029		Oakland Police	3/31/2024 2:36 PM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-907012		Oakland Police	3/29/2024 1:50 PM
	CRIMINAL HOMICIDE - MURDER AND NONNEGLIGENT HOMICIDE	24-015704		Oakland Police	3/29/2024 7:07 AM
	PROSTITUTION AND COMMERCIALIZED VICE	24-015652		Oakland Police	3/28/2024 7:21 PM
	PROSTITUTION AND COMMERCIALIZED VICE	24-015642		Oakland Police	3/28/2024 6:35 PM
	PROSTITUTION AND COMMERCIALIZED VICE	24-015639		Oakland Police	3/28/2024 6:15 PM
	MOTOR VEHICLE THEFT - AUTOS	24-015502		Oakland Police	3/28/2024 3:50 AM
	VANDALISM	24-015249		Oakland Police	3/27/2024 7:41 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-014196		Oakland Police	3/22/2024 4:10 PM
	ROBBERY - FIREARM	24-014830		Oakland Police	3/22/2024 4:00 AM
	VANDALISM	24-014217		Oakland Police	3/20/2024 8:15 PM
	ASSAULT - FIREARM	24-013751		Oakland Police	3/19/2024 12:12 AM

Type	Description	Incident #	Location	Agency	Date
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-905526		Oakland Police	3/18/2024 6:53 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-905521		Oakland Police	3/17/2024 9:45 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-905522		Oakland Police	3/17/2024 9:45 AM
	MOTOR VEHICLE THEFT - AUTOS	24-012435		Oakland Police	3/17/2024 7:04 AM
	ROBBERY - FIREARM	24-013426		Oakland Police	3/17/2024 2:40 AM
	ASSAULT - FIREARM	24-013291		Oakland Police	3/15/2024 11:26 PM
	BURGLARY - FORCIBLE ENTRY	24-013991		Oakland Police	3/15/2024 2:30 PM
	ASSAULT - FIREARM	24-012923		Oakland Police	3/14/2024 12:58 AM
	PROSTITUTION AND COMMERCIALIZED VICE	24-012888		Oakland Police	3/13/2024 8:16 PM
	PROSTITUTION AND COMMERCIALIZED VICE	24-012874		Oakland Police	3/13/2024 6:40 PM
	MOTOR VEHICLE THEFT - AUTOS	24-012784		Oakland Police	3/13/2024 11:09 AM
	MOTOR VEHICLE THEFT - AUTOS	24-012424		Oakland Police	3/11/2024 9:35 AM
	BURGLARY - FORCIBLE ENTRY	24-012262		Oakland Police	3/10/2024 5:22 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-012051		Oakland Police	3/8/2024 8:18 PM
	BURGLARY - ATTEMPTED FORCIBLE ENTRY	24-011454		Oakland Police	3/6/2024 4:24 AM
	MOTOR VEHICLE THEFT - AUTOS	24-011282		Oakland Police	3/5/2024 7:00 AM
	LARCENY THEFT (EXCEPT MOTOR VEHICLE THEFT)	24-011004		Oakland Police	3/3/2024 11:21 AM
	VANDALISM	24-905908		Oakland Police	3/2/2024 8:03 AM
	ROBBERY - FIREARM	24-010590		Oakland Police	2/29/2024 12:50 PM
	VANDALISM	24-010202		Oakland Police	2/27/2024 4:45 PM
	VANDALISM	24-010060		Oakland Police	2/26/2024 7:15 PM