

APPLICATIONS ON FILE
December 7, 2018

CITY OF OAKLAND
BUREAU OF PLANNING/ZONING DIVISION
250 Frank H. Ogawa Plaza, 2nd Floor
Oakland, California 94612

In addition to those applications listed on the City Planning Commission Agenda, the City has also received the applications included in this notice for review and action.

You have received this notice because our records indicate that you own property and/or reside near one of the project locations listed below or you have indicated your interest in one of the applications.

You may view the project applications and/or plans by visiting our offices. The case Planner does not need to be present to see the project file. Your comments and/or questions regarding an application must be directed to the Bureau of Planning-Zoning Division, to the attention of the designated case Planner, and by the end of the 17-day public comment period:

December 24, 2018

In your comment letter please indicate the case number (which is identified on each notice) at the upper right hand corner of your letter so it will reach the case Planner promptly.

A decision will be made on the application after this date. If you decide to appeal the Zoning Manager's decision or challenge the application in court, you will be limited to issues raised in written correspondence or email and delivered to the Zoning Division on, or prior to the end of the public comment period as indicated above. If you wish to be notified of the decision of any of these cases, please provide the case Planner with a regular mail or email address.

Except where noted, once a decision is reached by the Zoning Manager on these cases, they are appealable to the Planning Commission. Such appeals must be filed within ten (10) calendar days of the date of decision by the Zoning Manager and by 4:00p.m. An appeal shall be on a form provided by the Bureau of Planning-Zoning Division, and submitted to the same at 250 Frank H. Ogawa Plaza, Suite 2114, to the attention of the Case Planner. The appeal shall state specifically wherein it is claimed there was error or abuse of discretion by the City of Oakland or wherein the decision is not supported by substantial evidence and must include payment in accordance with the City of Oakland Master Fee Schedule. Failure to file a timely appeal will preclude you from challenging the City's decision in court. The appeal itself must raise every issue that is contested along with all the arguments and evidence previously entered into the record during the previously mentioned public comment period described above. Failure to do so will preclude you from raising such issues during the appeal hearing and/or in court.

Please help us achieve wider notification by alerting your friends and neighbors if you believe they would be interested in any of the cases listed below. Please note that the descriptions of the applications found below are preliminary in nature and that the projects and/or such descriptions may change prior to a decision being made.

1. **Location:** 3416 PIEDMONT AVENUE, OAKLAND, CA 94611
APN: 009 073103902, 009 073104001
Proposal: Revision to a previously approved project for a new four story building containing six dwelling units over ground floor commercial under Planning Case number PLN15197-R01. The revised project would increase to nine dwelling units and add an additional driveway on Croxton Avenue as well as a subdivision for a lot merger.
Applicant / Phone Number: Michael Yarne / (415) 377-6790
Owner: SC Project One, LLC
Case File Number: PLN15197-R02
Planning Permits Required: Regular Design Review for new residential construction; Minor Variance for a curb driveway separation; and Tentative Parcel Map Subdivision for a lot merge and residential new residential condominiums (TPM10930).
General Plan: Community Commercial
Zoning: D-BV-3; and CC-2
Environmental Determination: 15183.3-Streamlining for Qualified Infill Projects; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Peterson Vollmann** at (510) 238-6167 or by email: pvollmann@oaklandnet.com

2. **Location:** 620-624 DOUGLAS AVENUE, OAKLAND, CA 94603
APN: 045 536602001, 045-5366-019-00
Proposal: To convert an existing single family dwelling into a monastery housing associated with the ICKBMC Temple / Church, located at 633 Douglas Avenue (across the street). The project includes the legalization of previous building additions of an upper story and alterations to the building within the required rear and side yard setbacks.
Applicant / Phone Number: Sam Tous for International Community of Khmer Buddhist Monk Center / (415) 272-5173
Owner: International Community Khmer Buddhist Monks Center
Case File Number: PLN18172
Planning Permits Required: Minor Conditional Use Permit to expand and operate a Community Assembly Civic Activity the RD-1 Zone; Regular Design Review for building additions and alterations; and Minor Variance for buildings within the required rear and side yard setbacks.
General Plan: Detached Unit Residential
Zoning: RD-1
Environmental Determination: 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: Non-Historic Property
City Council District: 7
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Michael Bradley** at (510) 238-6935 or by email: mbradley@oaklandnet.com

3. **Location:** 7620 GARFIELD AVENUE, OAKLAND, CA 94605
 APN: 040 339402600
 Proposal: To construct a one-story, single family residence on a vacant lot.
Applicant / Phone Number: John Cowee / (510) 517-8567
 Owners: Stanley P. Simmons and Loretta L. Simmons
 Case File Number: PLN18335
Planning Permits Required: Regular Design Review for new construction.
 General Plan: Detached Unit Residential
 Zoning: RD-2
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and
 15183-Projects Consistent with a Community Plan, General Plan or Zoning
 Historic Status: Non-Historic Property
 City Council District: 6
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Michele Morris** at (510) 238-2235 or by email:
 mmorris2@oaklandca.gov

4. **Location:** 693 62ND STREET, OAKLAND, CA 94609
 APN: 015 136202800
 Proposal: To convert four (4) existing residential units into four (4) residential
 condominium units.
Applicant / Phone Number: John Gutierrez / (510) 647-0600
 Owners: Lau Richard & Halpert Stephen C TRS & Oktavec Etal
 Case File Number: PLN18433
Planning Permits Required: Tentative Parcel Map Subdivision for condominium conversion (TPM10825).
 General Plan: Mixed Housing Type Residential
 Zoning: RM-2
Environmental Determination: 15301-Existing Facilities;
 15315-Minor Land Division; and
 15183-Projects Consistent with a Community Plan, General Plan or Zoning
 Historic Status: Non-Historic Property
 City Council District: 1
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Alexi Wordell** at (510) 238-3717 or by email:
 awordell@oaklandca.gov

5. **Location:** 444 EMBARCADERO, OAKLAND, CA 94607
 APN: 001 014101702
Proposal: To install a wireless telecommunication facility on an existing 25' tall City street light pole, located in the Public Right of Way. The project involves the installation of one (1) canister antenna within an antenna shroud, located on top of the extended pole (28'-6" high), and two remote radio units mounted at 12' and 16'-5" above ground for AT&T Wireless.

Applicant / Phone Number: Justin Giarritta / (925) 482-8519
Owner: City of Oakland
Case File Number: PLN18456
Planning Permits Required: Minor Conditional Use Permit to operate a Monopole Telecommunication Facility in the C-45 Zone; and Regular Design Review to install a Telecommunication Facility.

General Plan: EPP Retail Dining Entertainment 2
Zoning: C-45/S-4
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning

Historic Status: Non-Historic Property
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at (510) 238-4790 or by email: jmadani@oaklandnet.com

6. **Location:** 101 CLAY STREET and 550 EMBARCADERO WEST, OAKLAND, CA 94607
 APN: 001 012700600
Proposal: To install a wireless telecommunication facility on an existing 25' tall City street light pole, located in the Public Right of Way. The project involves the installation of one (1) canister antenna within an antenna shroud, located on top of the extended pole (28'-6" high), and two remote radio units mounted at 2' and 16'-5" above ground for AT&T wireless

Applicant / Phone Number: Justin Giarritta / (925) 482-8519
Owner: City of Oakland
Case File Number: PLN18457
Planning Permits Required: Minor Conditional Use to operate a Monopole Telecommunication Facility; and Regular Design Review to install a Telecommunication Facility.

General Plan: EPP Off-Price Retail District
Zoning: C-45/S-4
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning

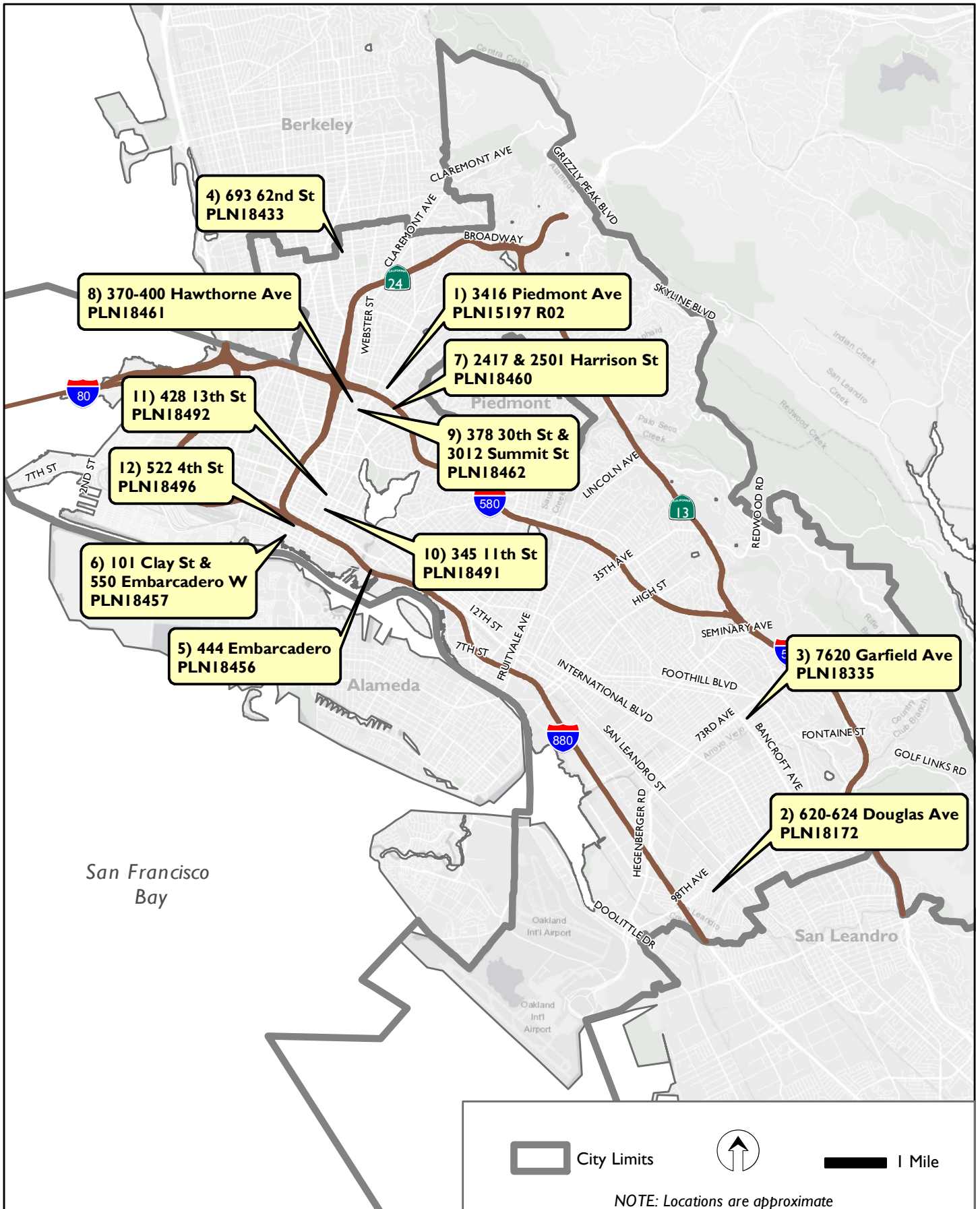
Historic Status: Non-Historic Property
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at (510) 238-4790 or by email: jmadani@oaklandnet.com

7. **Location:** 2417 and 2501 HARRISON STREET, OAKLAND, CA 94612
APN: 010 079800203
Proposal: To install a wireless telecommunication facility on an existing 25' tall City light pole, located in the Public Right of Way. The project involves the installation of one (1) canister antenna within an antenna shroud, located on top of the pole (28'-6" high), and two remote radio units mounted at 10' and 16'-6" above ground for AT&T wireless.
Applicant / Phone Number: Justin Giarritta / (925) 482-8519
Owner: First Congregational Church of Oakland
Case File Number: PLN18460
Planning Permits Required: Minor Conditional Use Permit to operate a Monopole Telecommunication Facility; and Regular Design Review to install a Telecommunication Facility.
General Plan: Institutional
Zoning: CC-2
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: N/A
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at (510) 238-4790 or by email: jmadani@oaklandnet.com

8. **Location:** 370-400 HAWTHORNE AVENUE OAKLAND, CA 94609
APN: 009 074603900
Proposal: To install a wireless telecommunication facility on an existing 25' tall City street light pole, located in the Public Right of Way. The project involves the installation of one (1) canister antenna within an antenna shroud, located on top of the pole (28'-6" high), and two remote radio units mounted at 12' and 16'.5" above ground for AT&T Wireless
Applicant / Phone Number: Justin Giarritta / (925) 482-8519
Owner: City of Oakland
Case File Number: PLN18461
Planning Permits Required: Minor Conditional Use Permit to operate a Monopole Telecommunication Facility; and Regular Design Review to install a Telecommunication Facility.
General Plan: Institutional
Zoning: S-1
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
Historic Status: N/A
City Council District: 3
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at (510) 238-4790 or by email: jmadani@oaklandnet.com

11. **Location:** 428 13TH STREET, OAKLAND, CA 94612
 APN: 002 005301000
 Proposal: to install a wireless telecommunication facility on an existing 25' tall City street light pole located in the Public Right of Way. The project involves the installation of one (1) canister antenna within an antenna shroud, located on top of the light pole (28'-11" high), and three small radio units in a shroud and a meter mounted at 9'-5" and 21'- 6" above ground.
Applicant / Phone Number: Ana Gomez for Black & Veatch-Extenet / (913) 458-9148
 Owner: City of Oakland
 Case File Number: PLN18492
Planning Permits Required: Minor Conditional Use Permit to operate a Monopole Telecommunication Facility; And Regular Design Review to install a Telecommunication Facility.
 General Plan: Central Business District
 Zoning: CBD-P
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
 Historic Status: N/A
 City Council District: 2
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at **(510) 238-4790** or by email: jmadani@oaklandnet.com

12. **Location:** 522 4TH STREET, OAKLAND, CA 94607
 APN: 001 013100801
 Proposal: To install of a wireless telecommunication facility on an existing 29' tall City street light pole located in the Public Right of Way. The project involves the installation of one Omnidirectional antenna within an antenna shroud located on top of the pole (32'-10" high) and radio unit and circuit breakers within a shroud mounted at 18' above ground for Sprints Wireless.
Applicant / Phone Number: Ana Gomez for Black & Veatch-Extenet Systems / (913) 458-9148
 Owner: City of Oakland
 Case File Number: PLN18496
Planning Permits Required: Minor Conditional Use to operate a Monopole Telecommunication Facility; and Regular Design Review to install a Telecommunication Facility.
 General Plan: EPP Retail Dining Entertainment 2
 Zoning: C-40
Environmental Determination: 15303-New Construction or Conversion of Small Structures; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning
 Historic Status: N/A
 City Council District: 3
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Jason Madani** at **(510) 238-4790** or by email: jmadani@oaklandnet.com



Applications on File for the Week of December 7, 2018