TABLE 4




PLAN OAKLAND · CITY OF OAKLAND · DOVER, KOHL & PARTNERS town planning

# Downtown Oakland Specific Plan

Existing Conditions 1"=400'

0 400'

N




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# Downtown Oakland Specific Plan

Existing Conditions 1"=400'

0 200' 400' 800'

N




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Downtown Oakland Specific Plan

Existing Conditions 1"=400'




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Downtown Oakland Specific Plan

Existing Conditions 1"=400'


3
DO NOT MODIFY ZONING HEIGHTS IN COASTAL AREA
preserve lake views & view corridors
Towers are always symbolic of INEQUALITY! whether full of poor or wealthy. More Cultural Complexes
no good circulation (transit)
Limit of Redevelopment
Limit of Redevelopment
Mountain Bicycle Center
Existing Industrial
Jobs/Housing Balance
Jobs/Housing Balance
Jobs/Housing Balance




Downtown Oakland Specific Plan

Existing Conditions 1"=400'


TABLE #16
Downtown Oakland Specific Plan
Existing Conditions 1"=400'




PLAN

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Downtown Oakland Specific Plan

Existing Conditions 1"=400'




PLAN OAKLAND

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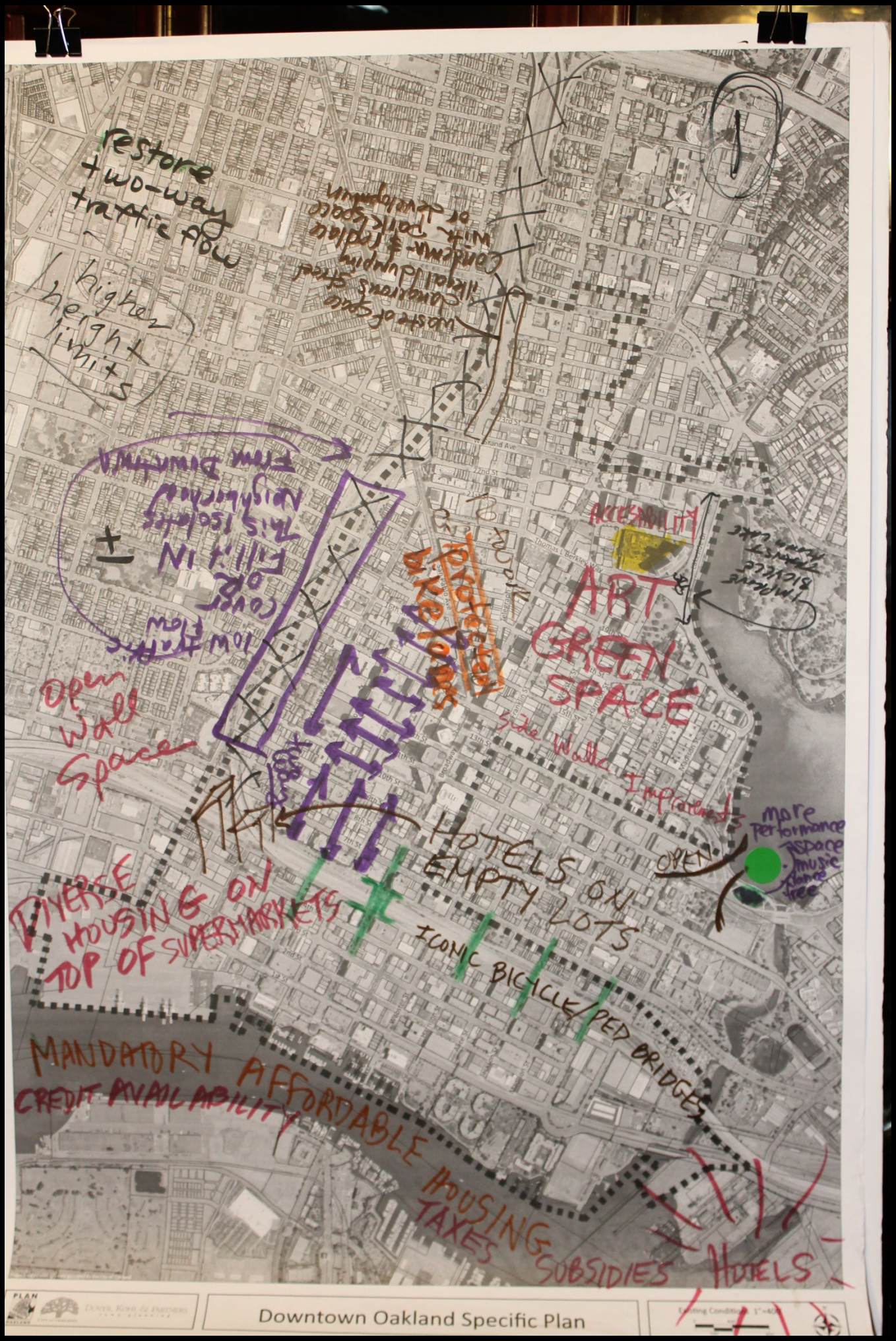
Downtown Oakland Specific Plan

Existing Conditions 1"=400'



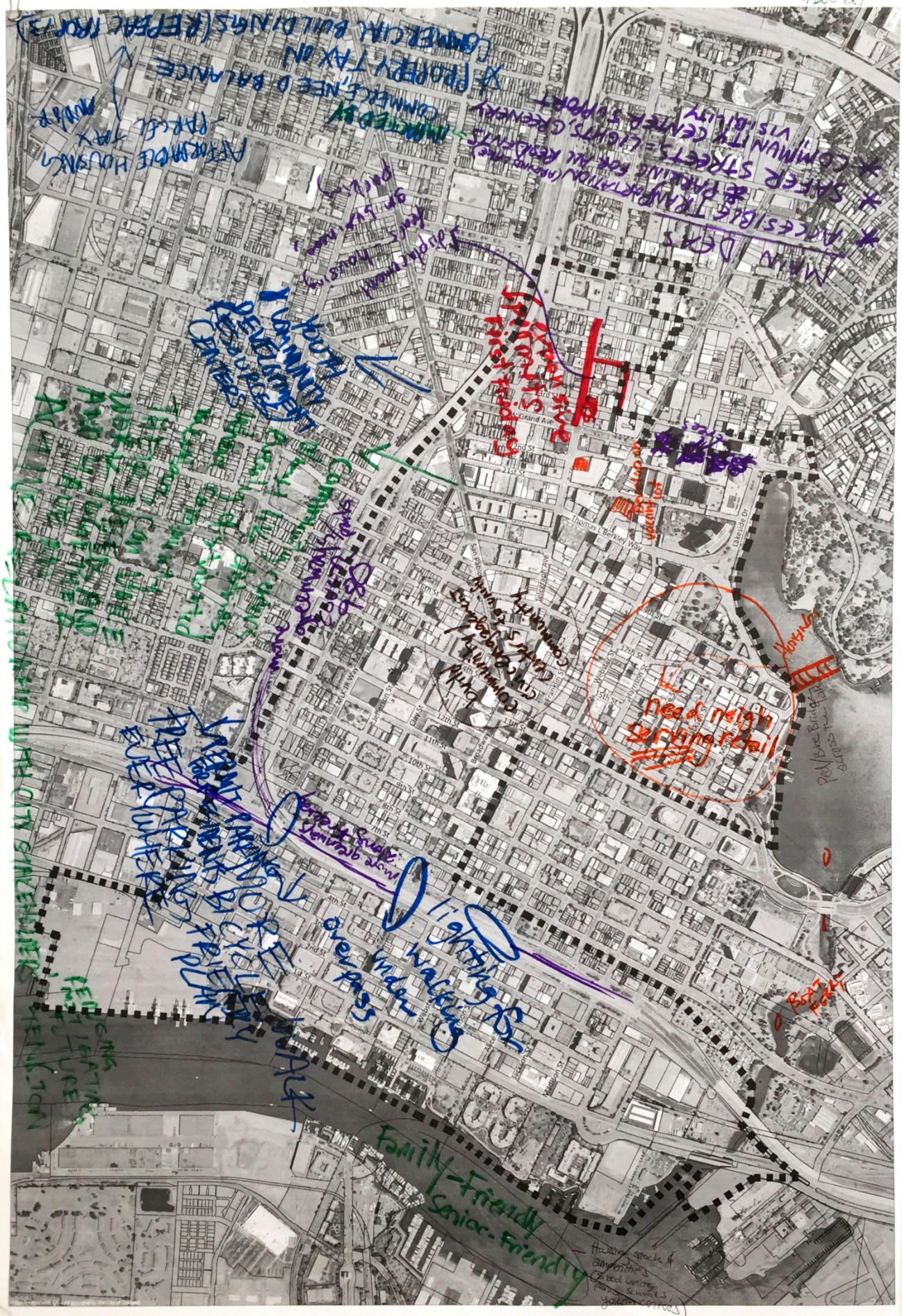
BIKE LANES DOWN TELEGRAPH to Berkeley
More than everywhere
ANY NEW HOUSING MUST BE PLACED IN PLACE OF EXISTING HOUSING
Plan for services not just retail and retailers
Nightclubs Unlike Freeways (or other creative uses)
Bury 980
Building Height Codes.
INFILL
Connect Ferry to Downtown
Extend Lake/Channel improvements to make better connections
Build on all vacant lots
Most Density on Broadway - lower as you move away
Existing Conditions 1"=400'
Downtown Oakland Specific Plan
PLAN
Dover, Kohl & Partners


Grey Water Everywhere
Bike Path
More Residential
Park
Bike Path w/ greenery that does not require regular water
Plant w/ greenery that does not require regular water
Cute, but where do we put the cars?
Bike Path
Bike Path
Bike Path


restore two-way traffic flow
higher height limits
Condemn & replace with Park space or development
waste of space
Canarians street
Illegal dumping
23rd St
Grand Ave
22nd St
Thomas L Berkley Way
ACCESSIBILITY
ART GREEN SPACE
Side Walls Improvements
Open Wall Space
HOTELS ON EMPTY LOTS
ICONIC BICYCLE/PED BRIDGES
more performance space music dance tree
OPEN
DIVERSE HOUSING ON TOP OF SUPERMARKETS
MANDATORY AFFORDABLE HOUSING
CREDIT AVAILABILITY
TAXES
SUBSIDIES
HOTELS
Downtown Oakland Specific Plan


W Grand Ave
22nd St
21st St
Lakeside Dr
Berkley Way
San Pablo Ave
Broadway
Webster St
Franklin St
Harrison St
Jackson St
Madison St
2nd St
Gateway
Gateway
Gateway
Gateway
more green space
urban farming
Activity Corridor
Activity Corridor
Activity Corridor


STUDIO DROP-IN NOTES + IDEAS:
Downtown Oakland Specific Plan
Existing Conditions 1"=400'


Downtown Oakland Specific Plan
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