

**APPLICATIONS ON FILE**  
**January 11, 2019**

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

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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:**

**January 28, 2019**

**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:** 4173 MACARTHUR BOULEVARD, OAKLAND, CA 94619  
**APN:** 030 198115700  
**Proposal:** To construct a 4,218 square-foot third floor addition to an existing 10,987 square-foot commercial building.  
**Applicant / Phone Number:** Manos Home Care Jason Overman / (510) 735-8193  
**Owner:** Manos Development Corporation  
**Case File Number:** PLN18045  
**Planning Permits Required:** Regular Design Review for building addition over 1,000 square feet; and Minor Variance for a parking reduction where four new additional parking spaces are required and 0 parking is proposed for the new addition.  
**General Plan:** Neighborhood Center Mixed Use  
**Zoning:** CN-2  
**Environmental Determination:** 15301-Existing Facilities; and 15183-Projects Consistent with a Community Plan, General Plan or Zoning  
**Historic Status:** ASI: MacArthur 50s Commercial, OCHS Rating: C2+  
**City Council District:** 4  
**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@oaklandca.gov](mailto:mbradley@oaklandca.gov)

2. **Location:** 834 60TH STREET, OAKLAND, CA 94608  
**APN:** 015 135201300  
**Proposal:** To subdivide a single parcel into two parcels under a mini lot development, and construct a rear detached two story single family residence. The property has a front one-story single family residence to remain.  
**Applicant / Phone Number:** Reo Homes LLC, Cheryl Lima / (510) 915-2242  
**Owner:** Oak Haven 5 LLC  
**Case File Number:** PLN18375  
**Planning Permits Required:** Tentative Parcel Map Subdivision to subdivide a parcel into two parcels with an access easement (TPM10779); Minor Conditional Use Permit for a Mini Lot development of two parcels; and Regular Design Review for new residential construction.  
**General Plan:** Mixed Housing Type Residential  
**Zoning:** RM-2  
**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:** 1  
**Action to be Taken:** Pending  
**Finality of Decision:** Appealable to Planning Commission  
**For Further Information:** Contact case Planner **Danny Thai** at (510) 238-3584 or by email: [dthai@oaklandca.gov](mailto:dthai@oaklandca.gov)

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3.                               **Location: 5735 CLAREMONT AVENUE, OAKLAND, CA 94618**  
  **APN: 016 140602500**

**Proposal:** To convert two existing residential units into two residential condominium units.

**Applicant / Phone Number:** Christian Volk / (360) 728-6855

**Owner:** Volk Christian P

**Case File Number:** **PLN18526**

**Planning Permits Required:** Tentative Parcel Map Subdivision for condominium conversion (TPM10885).

**General Plan:** Mixed Housing Type Residential

**Zoning:** RM-1

**Environmental Determination:** 15315-Minor Land Divisions; and  
15183-Projects Consistent with a Community Plan, General Plan or Zoning

**Historic Status:** ASI: Claremont Avenue, OCHS Rating: D2+

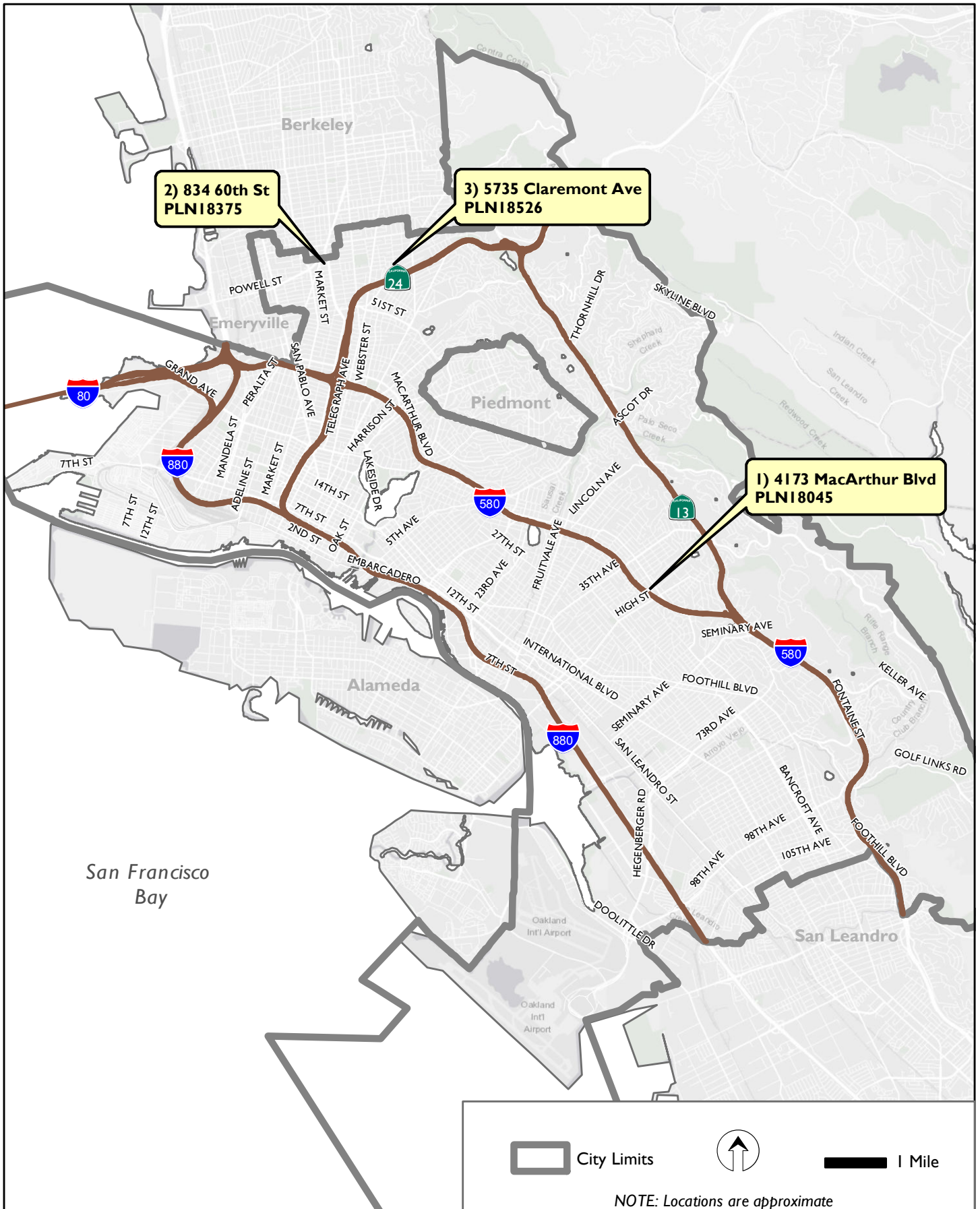
**City Council District:** 1

**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](mailto:awordell@oaklandca.gov)

**=END=**



2) 834 60th St  
PLN18375

3) 5735 Claremont Ave  
PLN18526

1) 4173 MacArthur Blvd  
PLN18045



City Limits



1 Mile

NOTE: Locations are approximate



# Applications on File for the Week of Jan 11, 2019