

**APPLICATIONS ON FILE**  
**October 26, 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:**

**November 12, 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.







---

7.                   **Location:** 4130-4138 MANILA AVENUE, OAKLAND, CA 94609  
                      **APN:** 012 100303200  
                      **Proposal:** To convert seven residential units into seven residential condominiums, located in two detached buildings on an existing parcel. The building at 4130 contains 4-residential units and 4138 contains 3-residential units.  
**Applicant / Phone Number:** Patrick Maccartee / (415) 637-0257  
                      **Owner:** Ough Patricia A TR  
                      **Case File Number:** PLN18309  
**Planning Permits Required:** Tentative Parcel Map Subdivision for residential condominium conversion (TPM10870).  
                      **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:** 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 **Robert Smith** at **(510) 238-5217** or by email:  
  [rsmith3@oaklandnet.com](mailto:rsmith3@oaklandnet.com)

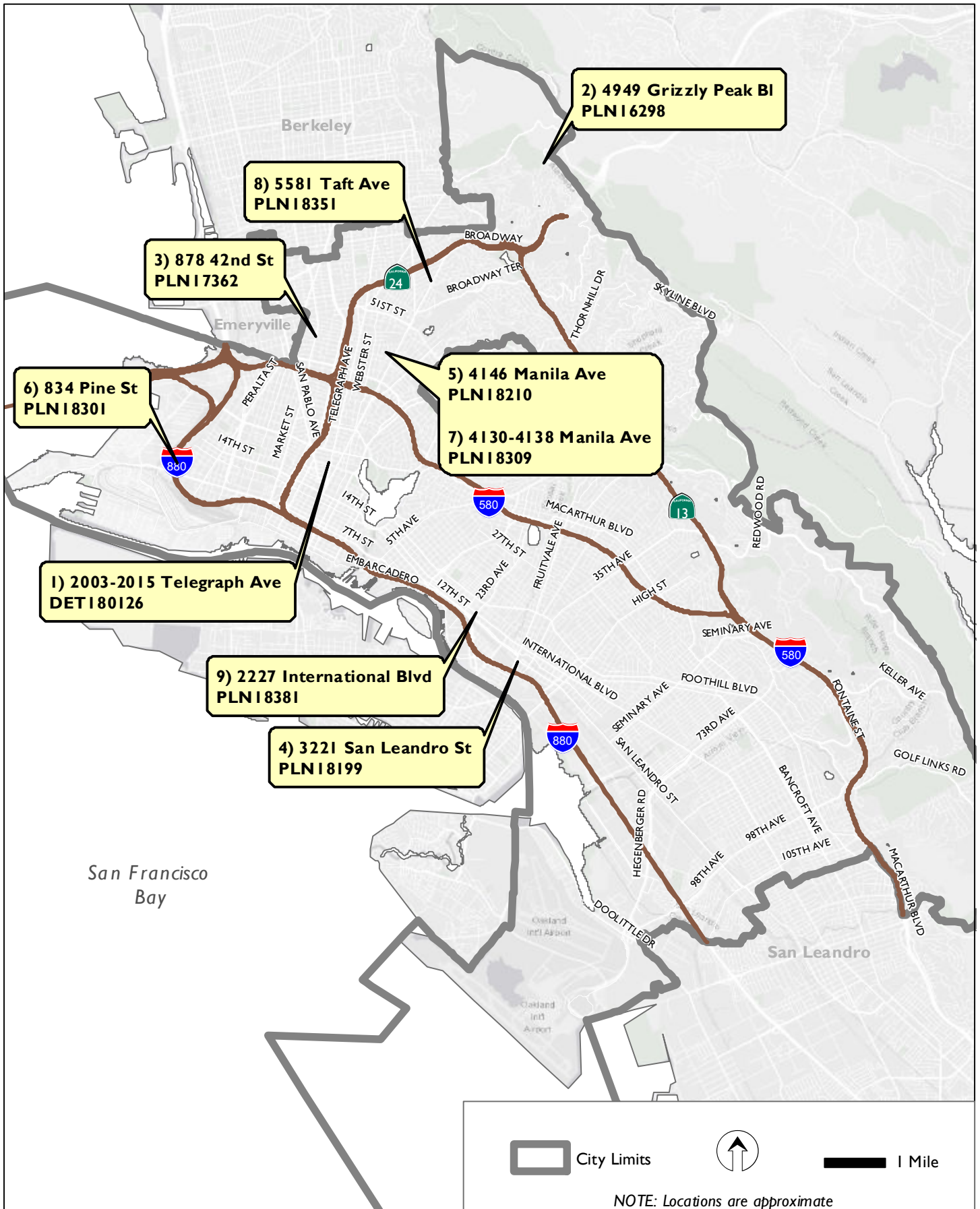
---

8.                   **Location:** 5581 TAFT AVENUE, OAKLAND, CA 94618  
                      **APN:** 048A704404700  
                      **Proposal:** To construct a 1,153-square foot second story addition to the existing 1,488 square foot single family residence. The project includes excavation of basement to create an additional 850 square foot of habitable floor area, a new rear deck and alterations to the main floor of the residence.  
**Applicant / Phone Number:** Lise Thogersen / (510) 708-4994  
                      **Owner:** Provo Christopher L  
                      **Case File Number:** PLN18351  
**Planning Permits Required:** Regular Design Review for building addition exceeding 1,000 square foot.  
                      **General Plan:** Mixed Housing Type Residential  
                      **Zoning:** RM-1  
**Environmental Determination:** 15301-Existing Facilities; and  
  15183-Projects Consistent with a Community Plan, General Plan or Zoning  
                      **Historic Status:** ASI, Rockridge/Woodland Park, OCHS Rating, DC2+  
                      **City Council District:** 1  
                      **Action to be Taken:** Pending  
                      **Finality of Decision:** Appealable to Planning Commission  
**For Further Information:** Contact case Planner **Robert Smith** at **(510) 238-5217** or by email:  
  [rsmith3@oaklandnet.com](mailto:rsmith3@oaklandnet.com)

9.                                   **Location:** 2227 INTERNATIONAL BOULEVARD, OAKLAND, CA 94606  
   **APNs:** 020 010600100, 020 010600200, 020 010600301, 020 010600500,  
   020 010700501
- Proposal:** To merge five parcels into one parcel for a total of 38,922 square feet in area. Demolish an existing one-story commercial building and a two-story mixed use building. The project development includes the construction of a five-story mixed use building with 2,590 square feet of ground-floor retail/amenities; 77 affordable apartment units (6 studio units, 24 one-bedroom units, 27 two-bedroom units, and 20 three-bedroom units); community open space area on the rear ground floor and rooftop. The project includes 43 parking spaces, 40 of which are automated parking stackers, as well as surface parking for two accessible parking spaces and bike parking spaces. The project will be 100% affordable.
- Applicant / Phone Number:** Satellite Affordable Housing Associates Adam / (510) 647-0500  
   **Owner:** Cho Hong R & Won A  
   **Case File Number:** PLN18381
- Planning Permits Required:** Minor Conditional Use Permit to allow new residential units to be located at the rear ground floor in the CN-3 zone; Regular Design Review for building demolition and construction of a mixed use building; and Tentative Parcel Map Subdivision to merge five parcels into one parcel (TPM10921).
- General Plan:** Neighborhood Center Mixed Use  
   **Zoning:** CN-3
- Environmental Determination:** 15332-In Fill Development; and  
   15183-Projects Consistent with a Community Plan, General Plan or Zoning
- Historic Status:** Non-Historic Property  
**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](mailto:jmadani@oaklandnet.com)

=END=





## Applications on File for the Week of October 26, 2018