

APPLICATIONS ON FILE
April 12, 2019

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:

Monday, April 29, 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.

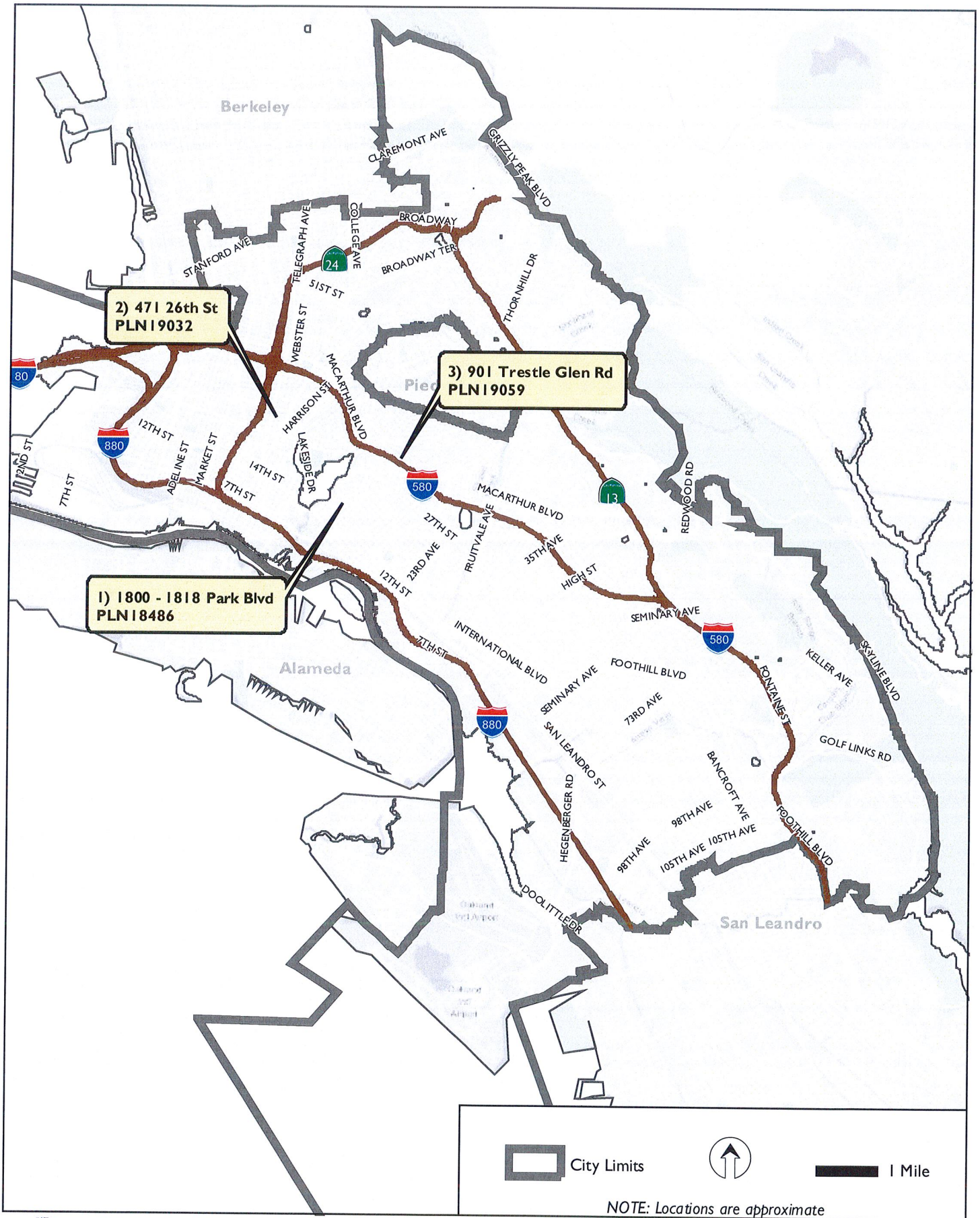
1. **Location:** 1800 - 1818 PARK BOULEVARD, OAKLAND, CA 94606
APN: 021 023001401
Proposal: To allow a 312.5 square foot Master Sign Program for a commercial site.
Applicant / Phone Number: David Randolph for United Signs / (916) 363-3200
Owner: Rotner Glen L, TR.
Case File Number: PLN18486
Planning Permits Required: Minor Conditional Use to establish a Master Sign Program in the CN-3 zone.
General Plan: Neighborhood Center Mixed Use
Zoning: CN-3
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: 2
Action to be Taken: Pending
Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Gregory Qwan** at **510-238-2958** or by email:
gqwan@oaklandnet.com

2. **Location:** 471 26TH, STREET, OAKLAND, CA 94612
APN: 009 068302101
Proposal: To convert 97 new residential units into residential condominiums, and 3 commercial units into 3 commercial condominiums. The new development was entitled under Planning Case File: CMD05511 and is under construction under a separate building permit.
Applicant / Phone Number: Colin Nelson for DR 26th Street, LLC. / (415) 726-1640
Owner: 471 26th Street Apartments Investors LLC. c/o Ryan LLC.
Case File Number: PLN19032
Planning Permits Required: Tentative Parcel Map Subdivision for residential & commercial condominium Units.
General Plan: Community Commercial
Zoning: CC-2; CC-3
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: 3
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@oaklandnet.com

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3. **Location:** 901 TRESTLE GLEN ROAD, OAKLAND, CA 94610
 APN: 023 043602603
 Proposal: To remove a rear upper deck and construct a 267-square foot rear two-story addition to a single-family residence.
Applicant / Phone Number: Carolyn Van Lang / (510) 207- 4186
 Owner: Geist Laura L & Stephen T
 Case File Number: PLN19059
Planning Permits Required: Minor Variance to reduce the rear yard setback from the required 20-foot setback to the proposed 19-foot and 10-foot setback; and Regular Design Review for residential addition and alterations.
 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: OCHS Rating: C2+
 City Council District: 2
 Action to be Taken: Pending
 Finality of Decision: Appealable to Planning Commission
For Further Information: Contact case Planner **Gregory Qwan** at **510-238-2958** or by email: gqwan@oaklandnet.com

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Applications on File for the Week of April 12, 2019

