

LAND USE CALENDAR

NODs, Appeals, Public Hearings

Status	Appeal Period Expires	Board/Commission	Address	Decision
NOD	4/15/2004 Planner	Zoning Adjustments Board Greg Powell	2226 Ninth Street	Approving Use Permit 03-10000085 under Section 23D.20.030 of the Zoning Ordinance to construct a dwelling unit.
	4/13/2004 Planner	Zoning Adjustments Board Aaron Sage	515 Spruce Street	Affirming the Zoning Officer's decision to approve Administrative Use Permit #03-20000109 under Section 23D.16.030 of the Zoning Ordinance to construct a Major Residential Addition.
	4/13/2004 Planner	Zoning Adjustments Board Stephen Ford	2257 Shattuck Avenue	Approving Use Permit #04-10000018 under Section 23E.68.030.A of the Zoning Ordinance to operate a quick service restaurant; Section 23E.68.030.A of the Zoning Ordinance to engage in retail food and house wares sales; and Section 23E.68.070.D of the Zoning Ordinance
	4/13/2004 Planner	Zoning Adjustments Board Aaron Sage	1237 Curtis Street	Approving Use Permit #03-10000098 under Section 23C.08.010.A of the Zoning Ordinance to demolish a dwelling unit; and Section 23D.20.030 of the Zoning Ordinance to construct 2 dwelling units; and Administrative Use Permit under Section 23D.08.060.A.2 of the Zoning Ordinance to allow front gate and side and rear trellises to exceed 6 feet within required yards.
	4/13/2004 Planner	Zoning Adjustments Board Aaron Sage	2825 Buena Vista Way	Approving Use Permit #03-10000066 under Section 23D.16.030 of the Zoning Ordinance to construct a single-family dwelling and Section 23E.96.070.C of the Zoning Ordinance to reduce the front building setback from 20 feet to 3 feet (at nearest point; setback varies along front of building).
	4/13/2004 Planner	Zoning Adjustments Board Lucy Armentrout-Ma	2628 Telegraph Avenue	Approving Use Permit Modification #03-70000067 under Section 23B.56.020 of the Zoning Ordinance to change a project from the form in which it was approved by previous Use Permit; and under Section 23E.36.070.D of the Zoning Ordinance to reduce a side yard setback to under five feet, where the subject property sits adjacent to a parcel with residential zoning.

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Appeal	3/23/2004 Planner	Landmarks Preservation Commission Gisele Sorensen	2526 Durant Avenue The Blood House Appeal Unscheduled	The Landmarks Preservation Commission does not approve a demolition permit for 2526 Durant Avenue, citing: 1) The EIR is inadequate on the grounds that it failed to consider an alternative that would allow the retention of the historic resource; 2) there is not evidence in the record to show that it is not economically feasible to preserve or restore the Structure of Merit under Section 3.24.260.C of the Landmarks Preservation Ordinance; and 3) there is no evidence in the record to show that the restoration of the Structure of Merit is not a viable alternative in the interest of the public under Section 3.24.260.C of the Landmarks Preservation Ordinance.
	3/18/2004 Planner	Zoning Adjustments Board Steve Solomon	2300 Shattuck Avenue Appeal Unscheduled	Approving Use Permit #03-10000077 under 1) Section 23E.68.030 of the Zoning Ordinance for retail sales with a floor area over 15,000 square feet and 2 Section 23E.68.070.D of the Zoning Ordinance to waive required parking.
	3/ 8/2004 Planner	Zoning Adjustments Board Aaron Sage	1911 Martin Luther King Jr. Appeal Scheduled-April 27, 2004	Affirmed Use Permit # 03-20000099 under Section 23C.08.030.B of the Zoning Ordinance to reduce the number of units in an existing building from 5 to 4, thereby bringing the building closer to the original number of units that was present at the time it was first constructed.
	2/20/2004 Planner	Zoning Adjustments Board Steve Solomon	1340 Sixth Street Appeal Scheduled -April 27, 2004	Denying without prejudice Use Permit #02-10000026: 1) under Section 23E.80.060.D of the Zoning Ordinance to operate a wholesale trade use within one hundred fifty feet of a residential use in an R or MU-R District; 2) under Section 23E.80.050.B of the Zoning Ordinance to construct a building with more than 10,000 square feet of floor area; 3) under Section 23C.08.010 of the Zoning Ordinance to demolish a building containing two dwelling units; 4) under Section 23C.08.050.B of the Zoning Ordinance to demolish a non-residential, accessory building larger than 300 square feet; and 5) under Section 23E.08.080 of the Zoning Ordinance to locate uncovered off-street parking within 20 feet of a street (street side property line).
	12/26/2003 Planner	Zoning Adjustments Board Hector Lopez	1862 Euclid Avenue Appeal Scheduled -April 27, 2004	Denied the Use Permit under Section 23E.40.030 of the Zoning Ordinance to allow a 1,972 square foot food service establishment (quick service). Variance under Section 23E.40.080.B of the Zoning Ordinance to waive seven (7) off-street parking spaces.

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Status	Appeal Period Expires	Board/Commission	Address	Decision
Public Hearing	3/11/2004 Planner	Parcel Map Christopher Wolf	1331 Seventh Street <i>Parcel Map 8276</i>	Denying application PM8276-Subdivision of a lot (1 lot into 2 lots) since it is not in conformity with sections 21.04.020 and 21.04.090 of the Berkeley Subdivision Ordinance and section 23B.56.020B of the Zoning Ordinance.
			Public Hearing Scheduled-May 18, 2004	
	4/10/2004 Planner	Parcel Map Christopher Wolf	1360 Queens Road <i>Parcel Map 7645</i>	Denying Parcel Map application 7645 for a subdivision of a lot (1lot into 2 lots) because it does not conform to the City's General Plan, Subdivision Ordinance and Zoning Ordinance.
			Public Hearing Scheduled-May 4, 2004	