



**P L A N N I N G  
C O M M I S S I O N**

**N O T I C E O F P U B L I C  
H E A R I N G**

Proposed Zoning Ordinance amendments to the C-T District (Telegraph Avenue Commercial District, Berkeley Municipal Code (BMC) Chapter 23E.56), reducing discretionary thresholds for various uses that are already allowed with various permits, conversions of space, and changes of use and provide use permit relief to exceed existing quotas in certain circumstances.

**NOTICE OF PUBLIC HEARING**  
**Wednesday October 11, 2006 @ 7:00 PM**  
**North Berkeley Senior Center, 1901 Hearst Avenue**

The Planning Commission of the City of Berkeley will hold a public hearing on the above matter on **Wednesday, October 11** at the North Berkeley Senior Center, 1901 Hearst Avenue (at Martin Luther King, Jr. Way), Berkeley (wheelchair accessible).

Following the public hearing, the Planning Commission may vote to recommend adoption, modification, or rejection of the proposed amendments. If the Planning Commission recommends adoption, the proposed amendments will be forwarded for action to the City Council.

**PROJECT DESCRIPTION:** Proposed amendments to BMC Title 23 (Zoning Ordinance) of the Berkeley Municipal Code to consider:

- Permits required to establish a use.
- Permits required to change a use.
- Permits required to convert a tenant space (subdivide or assemble tenant spaces).
- Discretionary consideration for exceeding the established quota limits.

The amendments would not alter existing physical development standards, except as described above.

**LOCATION:** The proposed amendments would address the C-T zoned portions of Telegraph Avenue, generally located between Bancroft Way and Parker Street.

**ENVIRONMENTAL REVIEW STATUS:** Staff concluded the proposed changes would be exempt from the California Environmental Quality Act pursuant to Guidelines Section 15061(b)(3) because it can be seen with certainty that the proposed amendments to change discretionary thresholds would not have a significant effect on the environment. Any proposed discretionary project will require its own review pursuant to CEQA. No new uses are proposed to

## Berkeley Planning Commission Public Hearing Notice

be established or eliminated. No changes to existing development standards are proposed (with the exception of discretionary thresholds).

**FURTHER INFORMATION:** Questions about the project should be directed to the project planner, Mark Rhoades, AICP at (510) 981-7410 or [mrhoades@ci.berkeley.ca.us](mailto:mrhoades@ci.berkeley.ca.us) or Jordan Harrison at (510) 981-7416 or [jharrison@ci.berkeley.ca.us](mailto:jharrison@ci.berkeley.ca.us).

### **PUBLIC COMMENT**

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Comments may be made verbally at the public hearing and in writing before the hearing. Those wishing to speak at the hearing must submit a speaker card. Written comments concerning this project should be directed to:

Planning Commission  
**Jordan Harrison**  
Land Use Planning Division  
2120 Milvia Street  
Berkeley, CA 94704

Fax: (510) 981-7490  
E-mail: [jharrison@ci.berkeley.ca.us](mailto:jharrison@ci.berkeley.ca.us)

To assure distribution to Commission members prior to the meeting, **correspondence must be received by 12:00 noon, seven (7) days before the meeting.** 15 copies must be submitted of any correspondence with more than ten (10) pages or any item submitted less than seven days before the meeting.

### **COMMUNICATION ACCESS**

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To request a meeting agenda in large print, Braille, or on audiocassette, or to request a sign language interpreter for the meeting, call (510) 981-7480 (voice) or 981-6903 (TDD). Notice of at least five (5) business days will ensure availability. Agendas are also available on the Internet at: [www.ci.berkeley.ca.us](http://www.ci.berkeley.ca.us).