



PLANNING & DEVELOPMENT

Land Use Planning 1947 Center Street, Berkeley, CA 94704
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DATE STAMP HERE

Design Review Application Form

Effective July 16, 2012

- For: _____ Preliminary Design Review (PDR)
 _____ Final Design Review (FDR)
 _____ Staff Level Design Review (DRSL)
 _____ Signs and Awnings
 _____ Modification: PDR or FDR

Intake Planner _____

Project Address: 2012 Berkeley Way Zone: C-DMU Buffer

Project Description: See attached

Date Building Permit/Sign Permit/Use Permit or Zoning Permit was applied for: _____

Associated Use Permit number: _____

For exterior changes to existing buildings, other than signs and awnings, the estimated construction cost is \$ _____

• **Property Owner Name (Print)** City of Berkeley

Owner's Mailing Address: 2180 Milvia St, Berkeley, CA 94704

Daytime Phone # (510) 981-2489 E-mail: ADavidson@cityofberkeley.info

• **Applicant Name (Print)** **SAME as Above:** BRIDGE Housing Corporation

Applicant's Mailing Address: 600 California Street, Suite 900
San Francisco, CA 94108

Daytime Phone # (415) 321-3561 E-mail: jhiteshew@bridgehousing.com

Under penalties of perjury, I certify that the information above and in any attachments hereto, is true and accurate to the best of my knowledge.

Applicant Signature: _____

Date: 7/12/17

Owner's Signature: _____

Date: _____

2012 Berkeley Way Planning Application Submittal

Project Description

This mixed use project with permanently affordable housing, transitional housing, temporary housing, City of Berkeley replacement parking, community spaces, and supportive services is located at 2012 Berkeley Way, in Berkeley, California. It will be developed by BRIDGE Housing Corporation (BRIDGE) and Berkeley Food and Housing Project (BFHP).

The gross building area is approximately 173,400 SF. It utilizes the state density bonus. The proposed calculations were developed in coordination with the City of Berkeley Planning Department. The anticipated construction of the new 6-story building is wood framed construction over a two level, above grade, concrete podium and an underground concrete garage. The building is not a high-rise building.

This mixed use project includes the following:

- Partial replacement of public parking will be single level, concrete, underground parking garage (partially above grade at the sides and rear of site). There will be a dedicated public access elevator to the parking garage from the ground level. The underground parking garage will be dedicated to City operated public parking, it will not include dedicated residential parking.
- Open Space will be provided on the podium in the rear yard and in the front yard at the sidewalk.
- Bike parking will be provided at the ground level at the interior and exterior.
- Above the parking garage the BRIDGE and BFHP program will be divided by a demising wall. There will be a separate vertical circulations system (exit stairs and elevators) for the program on each side of the demising wall.
- For both BRIDGE and BFHP: Floor 1 and 2 will be a concrete podium and Floors 3-6 will be wood construction.
- On the BRIDGE side, the unit mix includes studios, one, and two bedroom apartments. The ground floor will have shared community amenities such as a community room and laundry room, as well as management and services offices and utilities.
- On the BFHP side, the program includes emergency homeless shelter rooms, transitional housing rooms, and 53 studios for permanently supportive affordable housing, supportive services, reception area, conference rooms, community / multipurpose space, commercial kitchen, storage, laundry, flexible rooms, and utilities.
- The project will utilize the GreenPoint Rating System as authored by Build-It Green to pursue the goal of GreenPoint equivalent of LEED Gold.
- The landscape design will comply with all CalGreen and East Bay MUD requirements.

