



Planning and Development Department
Land Use Planning Division

April 1, 2015

To: Honorable Mayor and Members of the City Council

From: Shannon Allen, AICP, Principal Planner, Co-Secretary of the Zoning Adjustments Board

Subject: Zoning Adjustment Board Record Regarding Significant Community Benefits, 2211 Harold Way Mixed-Use Project

On March 12, 2015, the Zoning Adjustments Board unanimously passed the following Significant Community Benefits Referral to the City Council:

Ask the City Council to:

- 1) create a framework that is measurable, quantifiable, and enforceable,
- 2) ensure that community benefits does not include customary items that the Zoning Adjustment Board are given jurisdiction over with their traditional land use authority,
- 3) conduct a well-publicized, city-wide public process for this discussion so that there is opportunity for community groups that may be interested who do not know that this is a topic to participate, and
- 4) consider the ZAB's record of the proceedings to date regarding community benefits.

In response to point 4, attached for your consideration please find the ZAB's record of the proceeding to date on this topic. The record is comprised of the following:

- ZAB packets and associated materials from December 11, 2014 and January 8, 2015 for the 2211 Harold Way Significant Community Benefits items;
- Excerpts from the Captioner's record related to Significant Community Benefits from the following ZAB hearings: December 11, January 8, January 22, January 26, March 12, and March 26;
- Additional correspondence related to community benefits and/or relating to 2211 Harold Way received in the ZAB email in-box between December 12, 2014 and March 26, 2015; and
- February 17, 2015 Memorandum to the City of Berkeley, Planning and Development Department from Rhoades Planning Group, Re: 2211 Harold Way Community Benefits.