Action Minutes
Planning & Development Department
Land Use Planning Division

Zoning Adjustments Board
Thursday, October 13, 2016 - 7:11 PM

City Council Chambers, 2134 Martin Luther King Jr. Way, Second Floor
Berkeley (Wheelchair Accessible)

Preliminary Matters:

Roll Call:
Denise Pinkston (Chairperson), appointed by Mayor Bates
Igor Tregub (Vice Chairperson), appointed by Councilmember Arreguin
Steven Donaldson, appointed by Councilmember Moore
George Williams, appointed by Councilmember Capitelli
Brazile Clark, appointed by Councilmember Worthington
Savlan Hauser, appointed by Councilmember Droste
Teresa Clarke, appoint by Councilmember Maio

Excused:
S. O'Keefe

Absent:
C. Kahn

Ex Parte Communication Disclosures:
None

Public Comment:
Speakers: 1

Agenda Changes:
Move Item # 3 to the end of the Action Calendar.

Consent Calendar:

1. Approval of Action Minutes from September 22, 2016
   Recommendation: APPROVE
   Vote: 7-0-0-2
   Action: APPROVED
Consent Calendar (Continued):

2. 2116-2118 Roosevelt Avenue – New Public Hearing
   Application: Use Permit #ZP2015-0216 to convert an existing unconditioned attic into conditioned space, to add one bedroom to the existing second floor unit in front duplex, increasing the total number of bedrooms on the parcel from seven to eight.
   Zoning: R-2 - Restricted Two-Family Residential
   CEQA Determination: Categorically exempt pursuant to Section 15301 of the CEQA Guidelines
   Applicant/Owner: Lary Hanshaw, 89 Orinda Way # 4, Orinda
   Staff Planner: Layal Nawfal, LNawfal@ci.berkeley.ca.us, (510) 981-7424
   Recommendation: APPROVE Use Permit #ZP2015-0216 pursuant to Section 23B.32.030.
   Motion / Second: I. Tregub/S. Donaldson
   Vote: 7-0-0-2
   Action: APPROVED

Action Calendar:

4. 1737 Tenth Street – New Public Hearing
   Application: Use Permit #ZP2016-0068 to construct a new, 1,344 square foot, four bedroom, two-story dwelling unit behind an existing three bedroom, two-story dwelling.
   Zoning: R-1A – Limited Two-Family Residential
   CEQA Determination: Categorically exempt pursuant to Section 15303 of the CEQA Guidelines
   Applicant: John Newton, 5666 Telegraph Ave, Suite A, Oakland
   Owner: Jose Rivero and Dana Gunders, 1737 Tenth Street, Berkeley
   Staff Planner: Leslie Mendez, LMendez@ci.berkeley.ca.us, (510) 981-7426
   Recommendation: APPROVE Use Permit #ZP2016-0068 pursuant to Section 23B.32.030.
   # of Speakers: 4
   Motion / Second: T. Clarke/G. Williams
   Vote: 6-0-1(I. Tregub)-2
   Action: APPROVED
Action Calendar (Continued):

3. 2732 Stuart Street – Continued from September 22, 2016

Application: Use Permit #ZP2015-0248 to construct a 307 square-foot, second-story addition on a lot that exceeds maximum allowed lot coverage. The project would increase the size of the dwelling unit from 1,873 square feet to 2,450 square feet and the number of bedrooms from two to four.

Zoning: R-2- Restricted Two Family Residential

CEQA Determination: Categorically exempt pursuant to Section 15303 of the CEQA Guidelines (“New Construction or Conversion of Small Structures”).

Applicant: Glen Javaris, Javaris Architects, 5278 College Avenue, Oakland

Owner: David Show, 2732 Stuart Street, Berkeley

Staff Planner: Immanuel Bereket, ibereket@ci.berkeley.ca.us, (510) 981-7425

Recommendation: APPROVE Use Permit #ZP2015-0248 pursuant to Section 23B.32.030.

# of Speakers: 3

Motion / Second: T. Clarke/S. Donaldson

Vote: 7-0-0-2

Action: APPROVED

Adjourned 8:35 PM

Members of the Public:
Present: 15
Speakers: 8