

Planning Application #: PA21-002
Munis # _____

Date Received: 6/11/21
Fee Paid: \$3,165
Receipt #: 210596

Urban Village by the Bay

ALBANY CALIFORNIA

PLANNING APPLICATION FORM NON-RESIDENTIAL

Please complete the following application to initiate City review of your application. Please be aware that staff may have additional application requirements. For projects requiring Planning and Zoning Commission review, please schedule an appointment with Planning Division staff. The Community Development Department office is open to accept applications Monday, 8:30 AM to 7:00 PM, Tuesday through Thursday 8:30 AM to 5:00 PM, and Friday 8:30 AM to 12:30 PM (closed Noon – 1PM, Mon. – Thu.) at 1000 San Pablo Avenue, Albany, CA 94706 (510) 528-5760.

Fee Schedule (FY 2019-2020)

<input checked="" type="checkbox"/> Design Review*	\$2,796/ Admin. \$1,657
<input type="checkbox"/> Parking Exceptions/Reductions - see separate handout*	\$Actual Cost/Min \$2,796
<input type="checkbox"/> Sign Permit	\$2,796/\$1,123 Admin.
<input type="checkbox"/> Conditional Use Permit (major)*	\$Actual Cost/Min \$2,796
<input type="checkbox"/> Conditional Use Permit (minor)*	\$1,657
<input type="checkbox"/> Temporary/Seasonal Conditional Use Permit*	\$1,123
<input type="checkbox"/> Lot Line Adjustment*	\$Actual Cost/Min \$1,173
<input type="checkbox"/> Parcel/Subdivision Map; Planned Unit Development; Condo Conversion*	\$4,224
<input type="checkbox"/> Variance*	\$2,796
<input type="checkbox"/> Zoning Clearance Wireless	\$1,657
<input type="checkbox"/> Minor Changes to Project with 2 Years of original approval	\$1,173
<input type="checkbox"/> Other(s): _____	\$ _____

*When obtaining more than one planning approval, the full amount for the highest fee will apply and ½ fee will be charged for any other ones.

****If applying for a Conditional Use Permit, please complete the Supplemental Questionnaire****

Job Site Address: 540 San Pablo Avenue, Albany, CA 94706		Zoning District: SPC
Property Owner(s) Name: R&S Realty, LLC	Phone: (510) 649-1414 ext. 124 Fax:	Email: isaiah@trachtenbergarch.com
Mailing Address: 2025 Fourth St.	City: Berkeley	State/Zip: CA, 94710
Applicant(s) Name (contact person): Isaiah Stackhouse	Phone: (510) 649-1414 ext. 124 Fax:	Email: isaiah@trachtenbergarch.com
Mailing Address: 2421 Fourth St.	City: Berkeley	State/Zip: CA, 94710

PROJECT DESCRIPTION (Please attach plans)

Proposed demolition of the existing commercial buildings on site to construct a new mixed-use project with 207 Dwelling Units,
ground level commercial spaces and lobbies, and parking (covered and uncovered), utilizing the State of California Density
Bonus

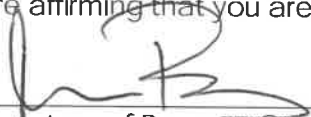
TERMS AND CONDITIONS OF APPLICATION

I, the undersigned owner (or authorized agent) of the property herein described, hereby make application for approval of the plans submitted and made part of this application in accordance with the provisions of the City's ordinances, and I hereby certify that the information given is true and correct to the best of my knowledge and belief.

I understand that the requested approval is for my benefit (or that of my principal). Therefore, if the City grants the approval with or without conditions, and that action is challenged by a third party, I will be responsible for defending against this challenge. I therefore agree to accept this responsibility for defense at the request of the City and also agree to defend, indemnify and hold the City harmless from any costs, claims, penalties, fines, judgments, or liabilities arising from the approval, including without limitation, any award or attorney's fees that might result from the third party challenge.

For this purposes of this indemnity, the term "City" shall include the City of Albany, its officers, officials, employees, agents and representatives. For purposes of this indemnity, the term "challenge" means any legal or administrative action to dispute, contest, attack, set aside, limit, or modify the approval, project conditions, or any act upon which the approval is based, including any action alleging a failure to comply with the California Environmental Quality Act or other laws.

The signature of the property owner is required for all projects. By executing this form you are affirming that you are the property owner.



Signature of Property Owner

6/10/21

Date



Signature of Applicant (if different)

06/09/2021

Date