



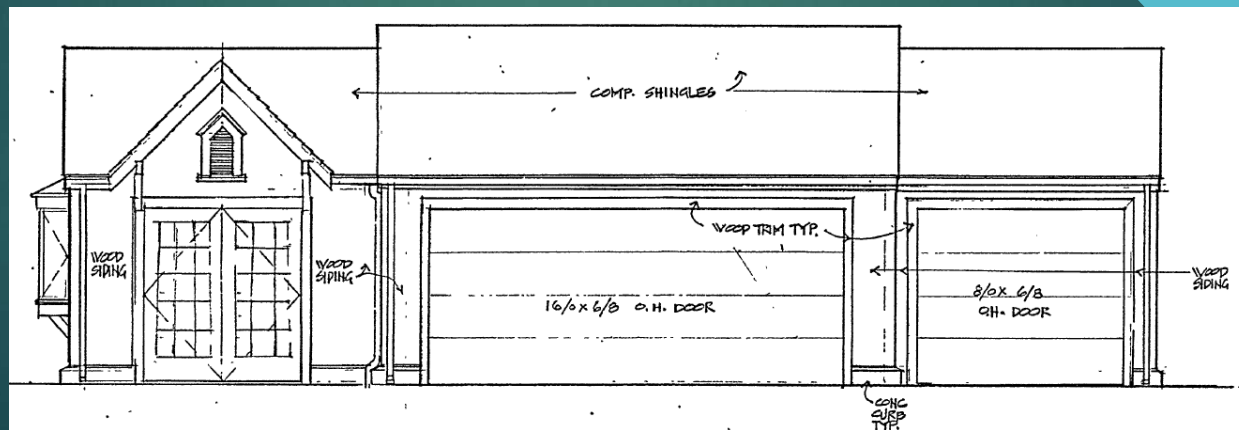
# Call For Review



January 23, 2017 Planning Board  
Decision to Approve Design Review  
at 1208 St. Charles Street

# Design Review to Replace a Garage

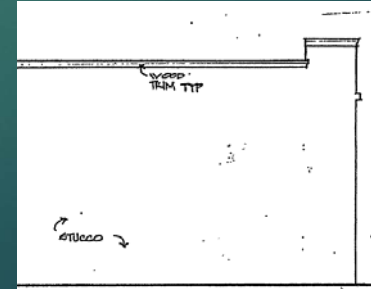
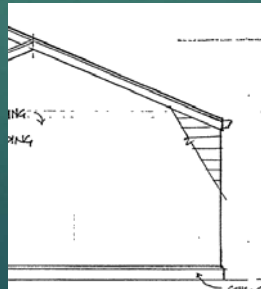






# Oak Tree Protections

- ▶ Arborists Report
- ▶ City Arborists Review
- ▶ Site Visits by Staff and Planning Board to inspect root system
- ▶ Pier Foundation (avoid roots, avoid compaction of roots)
- ▶ Drainage (protect trees)
- ▶ Adjusted Driveway Access
- ▶ Maintained existing setback from rear property line.



# Staff Recommendations and Conclusions

- ▶ Applicant has done everything right.
- ▶ Application is consistent with all Zoning and Design Review Requirements.
- ▶ Design is significant improvement.
- ▶ Oak Trees can survive and thrive near buildings in Alameda
- ▶ All appropriate design strategies have been used to protect the Oak trees, root system, drainage, and limbs. (No limbs to be cut.)
- ▶ Uphold Planning Board Approval.