



City of Albany

1000 SAN PABLO AVENUE • ALBANY, CALIFORNIA 94706-2295

MEMORANDUM

DATE: June 13, 2012
TO: Sustainability Committee
FROM: Anne Hersch, Senior Planner
RE: Safeway Project Update

This memo is provided as background information for the proposed Safeway project on Solano Avenue.

Safeway submitted a revised application request to the City's Community Development Department on April 19, 2012. The applicant retained Ken Lowney as project architect. Mr. Lowney has designed other Safeway stores, including the store being remodeled on Shattuck Ave. in Berkeley. The revised drawings include a 56,133 square foot grocery store and 4,934 square feet of retail shops in a three-story building. At the Solano Avenue frontage, the building will be two stories, with retail shops along the ground-level street frontage and a parking garage behind. An additional level of parking will be located one level below, and the Safeway store would be located one level above, on the top (third) floor. Due to the sloping terrain of the site, the height of the structure will vary with a maximum height of 49'.

The retail shops at the street level orient towards the Solano Avenue frontage. Access to Safeway will be from ground level lobbies on Solano Avenue outfitted with stairs, escalators and elevators to carry shoppers from the street level up to the store. Waste management will be contained within the structure and accessed via a roll-up door on Nielson Street. A fenced landscaped area at the rear will provide a buffer to the adjacent residential properties while serving as a bioswale for the site. Landscaping is proposed along the Nielson Street and Curtis Street facades to screen the structure and fenestrations along the side of the building allow air circulation to the parking garage while also providing green screens.

Currently, City staff is working with an environmental consultant to scope appropriate CEQA review for the project. Once a scope is finalized, it is expected that the environmental review will take approximately 2-3 months. Staff expects that this project will be agendized for a future Planning & Zoning Commission meeting in September or October of this year.