

Urban Village by the Bay

ALBANY CALIFORNIA

PLANNING APPLICATION FORM NON-RESIDENTIAL

Please complete the following application to initiate City review of your proposed project. 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 in advance of application submittal.

Submit all applications and supporting documents via email or file share to planning@albanyca.org

Fee Schedule (FY 2022-2023)

<input type="checkbox"/> Design Review*	\$3,323.12 / Admin. \$1,454.19
<input type="checkbox"/> Parking Exceptions/Reductions	\$1,454.19
<input type="checkbox"/> Parking Survey	\$2,284.71
<input type="checkbox"/> Sign Permit	\$830.52 / Admin. \$207.89
<input checked="" type="checkbox"/> Conditional Use Permit (major) - Supplemental CUP Questionnaire also required.	\$2,699.45
<input type="checkbox"/> Conditional Use Permit (minor) - Supplemental CUP Questionnaire also required.	\$1,246.30
<input type="checkbox"/> Temporary/Seasonal Conditional Use Permit*	\$1,246.30/\$415.78
<input type="checkbox"/> Lot Line Adjustment*	\$2,491.56
<input type="checkbox"/> Parcel/Subdivision Map	\$2,491.56
<input type="checkbox"/> Condo Conversion	\$4,153.64
<input type="checkbox"/> Variance*	\$4,984.16
<input type="checkbox"/> Wireless Facility Zoning Clearance	\$1,246.30
<input type="checkbox"/> Minor Changes to Project with 2 Years of original approval	\$1,246.30
<input type="checkbox"/> Other(s): _____	\$ _____

*When obtaining more than one planning approval, the full amount for the highest fee will apply and 1/2 fee will be charged for any other ones.

Job Site Address: 1112 Solano Avenue		Zoning District: SPC commercial node overlay
Property Owner(s) Name: Arlene Wong Majid K Mahani	Phone: 510-289-6448 Fax:	Email: Majidumahani@gmail.com
Mailing Address: 733 Kains Ave	City: Albany	State/Zip: CA 94706
Applicant(s) Name (contact person): Seth Wood	Phone: 917-548-2120 Fax:	Email: sethwoodtattoo@gmail.com
Mailing Address: 2843 Georgia St	City: Oakland	State/Zip: CA 94602

PROJECT DESCRIPTION (Please attach plans)

Build out a tattoo studio, in a retail space formerly occupied by a hair salon. Site improvements include a 3 ft-high non-structural partition between the lobby and procedure area, and a handwashing sink in the procedure area (using pre-existing sink plumbing from salon hair-washing station) as per county guidelines. No structural changes will be made to this location. Studio site plan will meet Alameda County Dept of Environmental Health guidelines, and all artists will be licensed as body art practitioners for this address (licenses are specific to location) with the Alameda Co. DEH. See attached documents for listed improvements, and site plan.

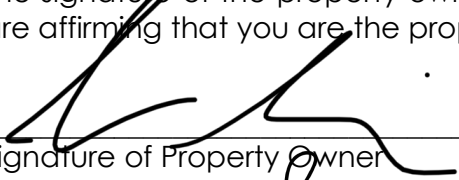
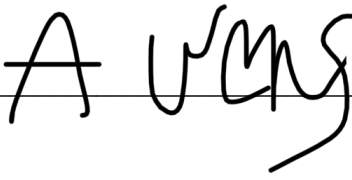
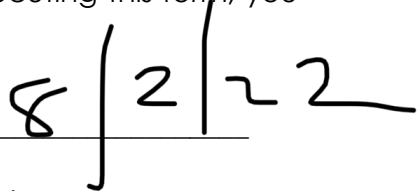

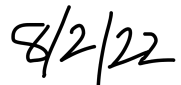
TERMS AND CONDITIONS OF APPLICATION

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 the 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		Date
		
Signature of Applicant (if different)		Date

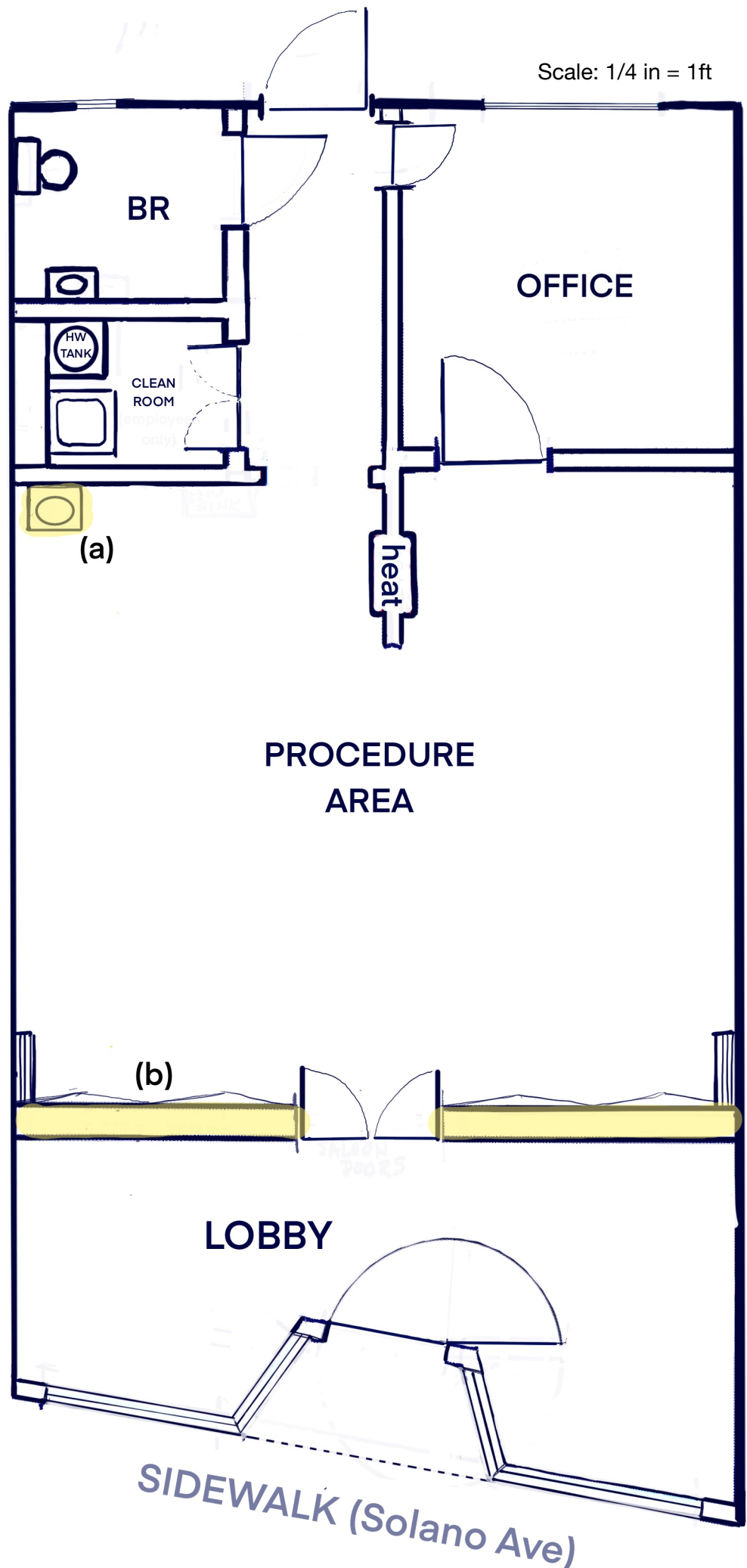
ADDITIONS AND IMPROVEMENTS
1112 Solano Avenue
Seth Wood, Applicant
Proposed Tattoo Studio

Functional Additions

- A. Install a hand washing sink as per Alameda Co. Department of Environmental Health guidelines, using pre-existing plumbing from previous salon's hair-washing sink.
- B. Two non-structural partitions, to separate designated "lobby" from the tattooing procedure area. Partitions will be three feet (3 ft) high, and eight and a half (8.5) feet long (leaving a three foot (3 ft) passage between partitions). The partitions will be at least one (1) foot deep, to allow for built-ins on the interior face of the partitions (book shelves, and minimal reception area). Retractable/expandable folding (shoji) screens will be used at the interior side of these partitions to create a 6 ft high (at minimum), temporary privacy "wall" between procedure area and lobby/storefront as appropriate.

Other Improvements

- New indoor and outdoor paint
- Updated indoor and outdoor lighting fixtures
- Replace broken glazing
- Replacement of select interior doors (handleless cafe door into clean room, half door between office and front of shop, removal of door between procedure area and hallway to restroom for increased accessibility)



OPERATING SITE PLAN
1112 Solano Ave
Seth Wood, applicant
Proposed tattoo studio

Planned Layout for furnished, operational tattoo studio.*

(Starting from front door)

Lobby: Seating for waiting customers and/or artist/client consultations. Potted plants (P).

Procedure Area:

Reception desk (small counter space with one employee chair for interacting w/ customers in lobby).

Maximum of four (4) tattooing stations, each comprised of:

- Tattoo station (desk, working surface)
- "e" employee/artist chair
- "c" customer/client chair
- "w" waste bin
- "mt" massage table (when needed)

Employee/artist Handwashing sink

Office: Employee Only Area with drawing area and storage.

Clean Room: Employee Only Area/no furnishings

Bathroom: (self explanatory)

Rear exit leads to exterior passageway with Waste Management bins

*Plans pending approval from Alameda County Department of Environmental Health.

Scale: 1/4 in = 1 ft

