



Planning and Development  
Department  
Land Use Planning Division

## ACTION SUMMARY FOR DESIGN REVIEW COMMITTEE MEETING December 19, 2024 6:30 PM

### I. Roll Call:

#### **Committee Members Present:**

Janet Tam, Chair (*Appointed by Zoning Adjustments Board*)  
Kimberly Gaffney, Vice-Chair (*Zoning Adjustments Board*)  
Charles Kahn (*Zoning Adjustments Board*)  
Lillian Mitchell (*Appointed by Zoning Adjustments Board*)  
Mary Muszynski (*Appointed by Zoning Adjustments Board*)  
Cameron Woo (*Civic Arts Commission*)

#### **Committee Members Absent:** None

Denise Hall Montgomery (*Landmarks Preservation Commission*)\*\* will not take the Oath until January 6, 2025

**Staff Present:** Burns, Dougherty

### II. PROJECTS

**2128 OXFORD STREET [at Center] (DRCF2024-0006): Final Design Review** to demolish two buildings (one mixed-use with 16 rent-controlled units, one commercial) and construct a 26-story (285'-4" feet, plus 12' parapet), 694,778-square-foot, mixed-use building with 456 dwelling units (including 40 Very Low-Income Density Bonus qualifying units), 14,961 square feet of commercial space, and 36 vehicle parking spaces.

***Final Design Review was approved with the following conditions to return to the Committee for further review: MOTION: (Kahn, Tam) VOTE (6-0-0-0).***

#### **Conditions**

- *Present a more refined design at the rounded Northeast corner; mullions or fins could also increase bird safety.*
- *Study the railing wrapping the curved corner to bring more continuity between the North and East facades.*
- *Railing at the 5<sup>th</sup> floor shall be metal and glass railing at the roof level shall be treated for bird safety.*
- *Continue to review color options for lightest wall color; consider range of whites/sand.*
- *Return with a further developed signage program. Reduce visual impact and allow more flexibility. Consider under canopy signage; raising the canopy, and an alternate location for the building signage.*

- *Refine the detailing on the Northeast corner at the ground level glazing and base and the horizontal grills above; consider a thinner band to match the lines on Center.*
- *Refine the detailing of the Southeast corner at the ground floor for a better pedestrian presence.*
- *Cover hot tub for reduction of evaporation.*
- *All building and landscape lighting shall be shielded.*
- *Provide an alternate material for “lawn” and eliminate spray irrigation on the 25th floor (“green roof on L-9 #12, L-9 #13 – tray roof); Consider alternates for Achillea and Iris.*
- *Present detail of the gate on Center Street.*

### III. BUSINESS MATTERS

- Approval of Previous Meeting Minutes with minor edit to recommendations for the San Pablo Specific Plan.
  - A. Minutes from 11/21/24 DRC Meeting.  
*MOTION (Gaffney, Woo) VOTE (6-0-0-0).*

### IV. ADJOURN

- Meeting adjourned: 8:45pm

#### **Members of the Public:**

**Present: 8**

**Speakers: 3**

APPROVED: \_\_\_\_\_

Anne Burns

Design Review Committee Secretary

