



Planning & Development Department
Land Use Planning Division

Action Minutes

Zoning Adjustments Board Thursday, June 11, 2026 - 7:00 PM

Preliminary Matters:

1. Roll Call:

Commissioners Present: Yes Duffy (District 1), Kimberly Gaffney (Chairperson, District 2), Michael Thompson (District 3), Steven Cramer (District 4), Shannon Allen (District 5), Peter Choi (District 6), Debra Sanderson (District 8)

Vacant: (Mayor Appointee)

Leave of Absence: Brandon Yung (Vice Chairperson, District 7)

Unexcused Absence: None.

Staff Present: Sharon Gong (Secretary), Boshi Fu (Clerk), Marytonae Sanchez

2. Ex Parte Communications: None

3. Land Acknowledgement

4. Public Comment on Non-Agenda Items:

Speakers – 0

5. Order of Agenda:

The Board Chairperson may reorder the agenda at the beginning of the meeting.

No changes made.

6. Consent Calendar**A. Approval of Action Minutes from May 14, 2026****Recommendation: APPROVE****Motion / Second: K. Gaffney / S. Allen****Vote: 5-0-2-1-0 (Abstain: M. Thompson, P. Choi; Leave of Absence: Yung)****(Yes – No – Abstain – Absent – Recused)****Action: APPROVED****B. Use Permit #ZP2025-0084 2620 Telegraph Avenue: To add alcohol retail sales (beer and wine) for a Type 20 Alcohol Beverage Control (ABC) license to an existing general retail store.**

Zoning:	Corridor Commercial District (C-C)
CEQA Determination:	Categorically exempt pursuant to Section 15301 ("Existing Facilities") of the CEQA Guidelines.
Applicant:	Mateo Cauchi, San Jose, CA
Owner:	2616 Telegraph Avenue LLC, Berkeley, CA
Staff Planner:	Marytonae Sanchez, msanchez@berkeleyca.gov , 510-981-7419
Recommendation:	APPROVE Use Permit #ZP2025-0084 pursuant to Section 23.406.040(E) "Findings for Approval"
Motion / Second:	K. Gaffney / S. Allen
Vote:	7-0-0-1-0 (Leave of Absence: B. Yung) (Yes – No – Abstain – Absent – Recused)
Action:	APPROVED

7. Action Calendar: No Items.**8. Subcommittee Reports:****A. Design Review Committee (DRC).** Commissioner Thompson reported on the May 28, 2026, DRC meeting. The DRC conducted Final Design Review for one project:

- To demolish an existing non-residential structure and construct a 19,605 square-foot, six-story residential building at 2800 Telegraph Avenue (at Stuart). DRC continued this item with some conditions and recommendations.

9. Correspondence: N/A**10. ZAB Announcements: N/A****11. Staff Announcements: N/A**

12. Next Meeting: July 9, 2026

13. Adjourn: 7:10 PM

Motion / Second: K. Gaffney / D. Sanderson

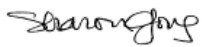
Vote: 7-0-0-1-0 (Leave of Absence: B. Yung)

(Yes – No – Abstain – Absent – Recused)

Members of the Public:

Present: 8

Speakers: 0



Sharon Gong, Principal Planner
Co-Secretary of the Zoning Adjustments Board