

# COMMUNITY PRESENTATION

March 14, 2007

## CREEK SIDE

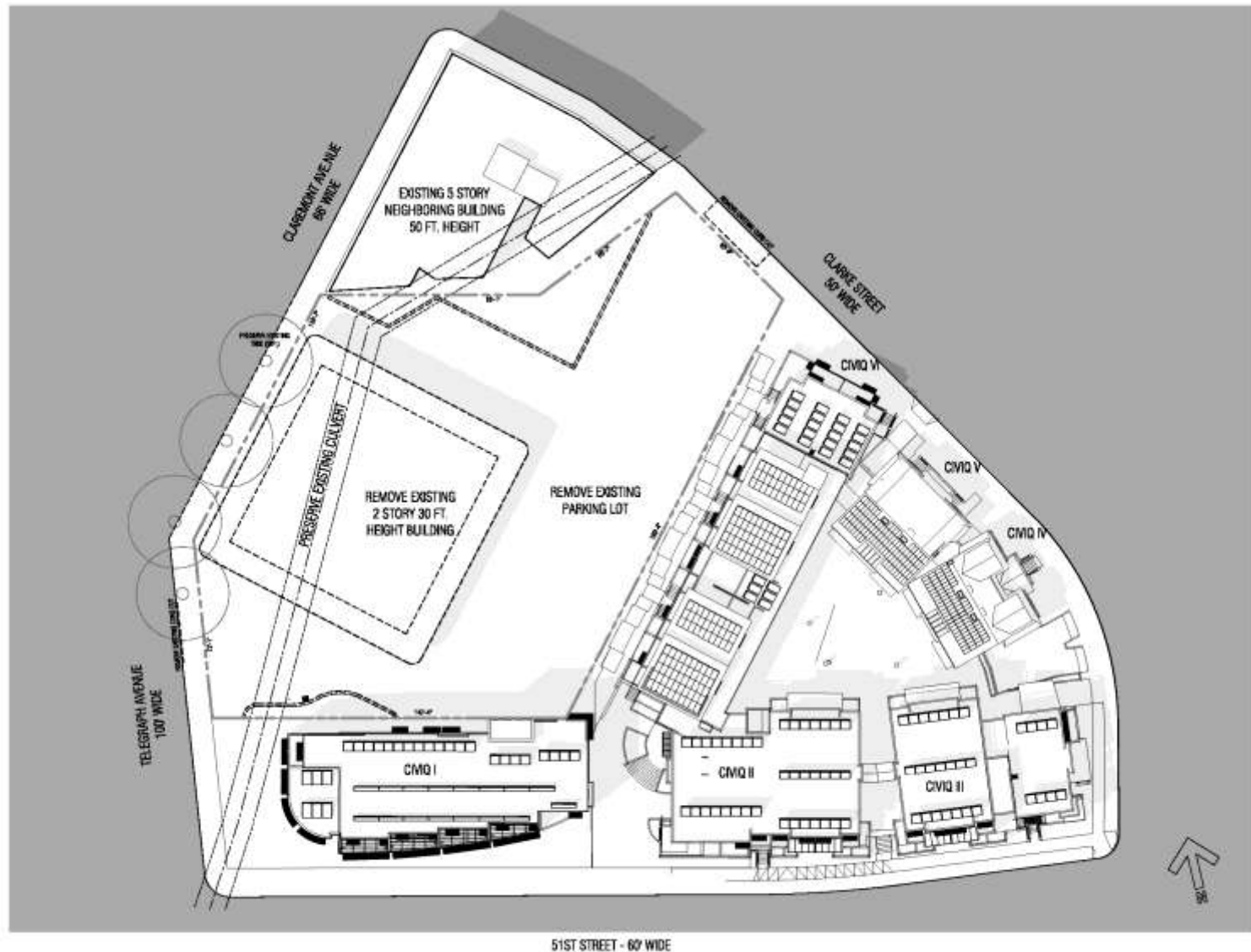
5120 Telegraph Ave, 5140 Claremont Ave,  
5115 Clarke Street, Oakland, CA

George Hauser, AIA, Principal  
William Mollard, Development Project Manager  
Hauser Architects

# AERIAL VIEW - PROJECT & VICINITY

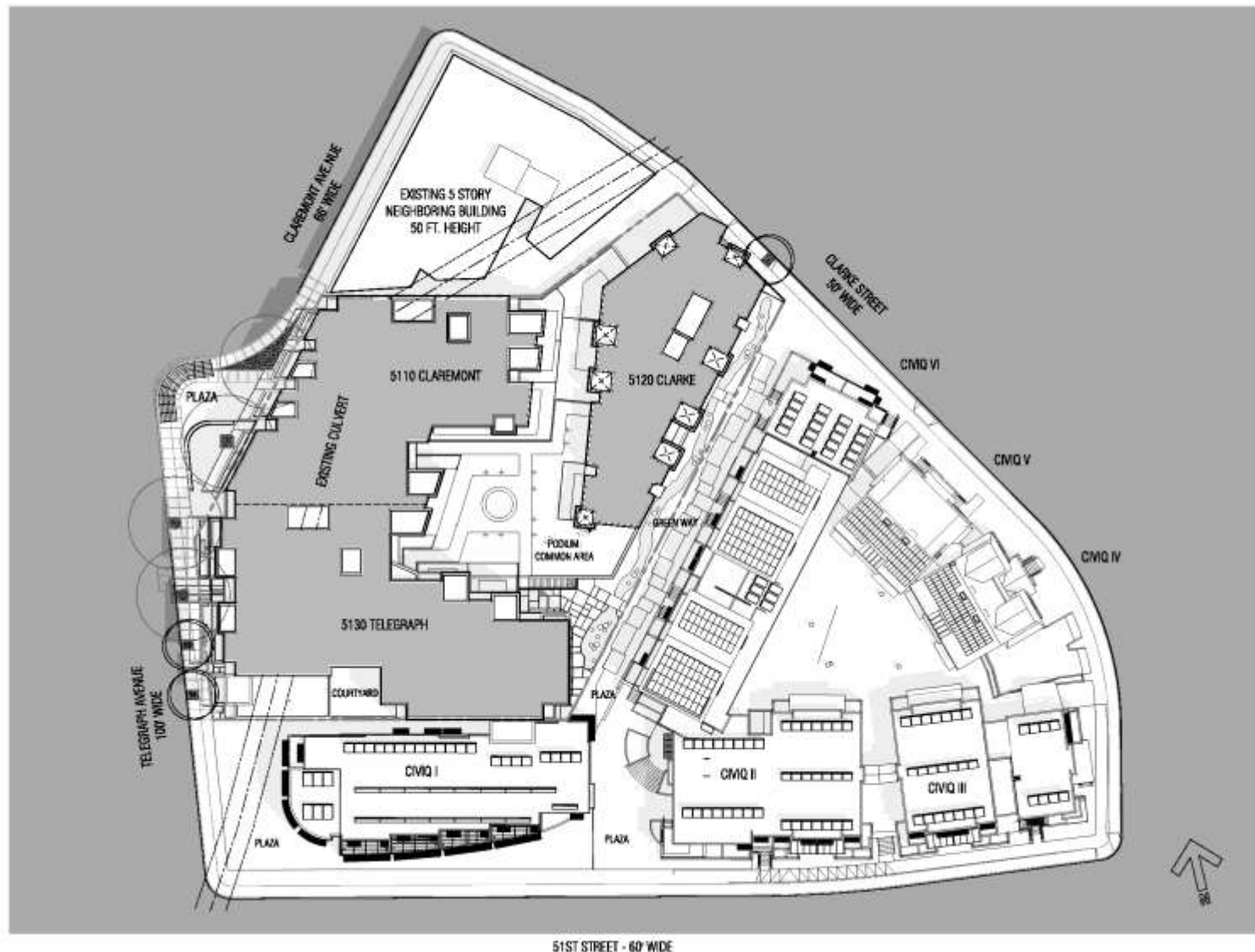


# BLOCK PLAN – EXISTING BANK BUILDING

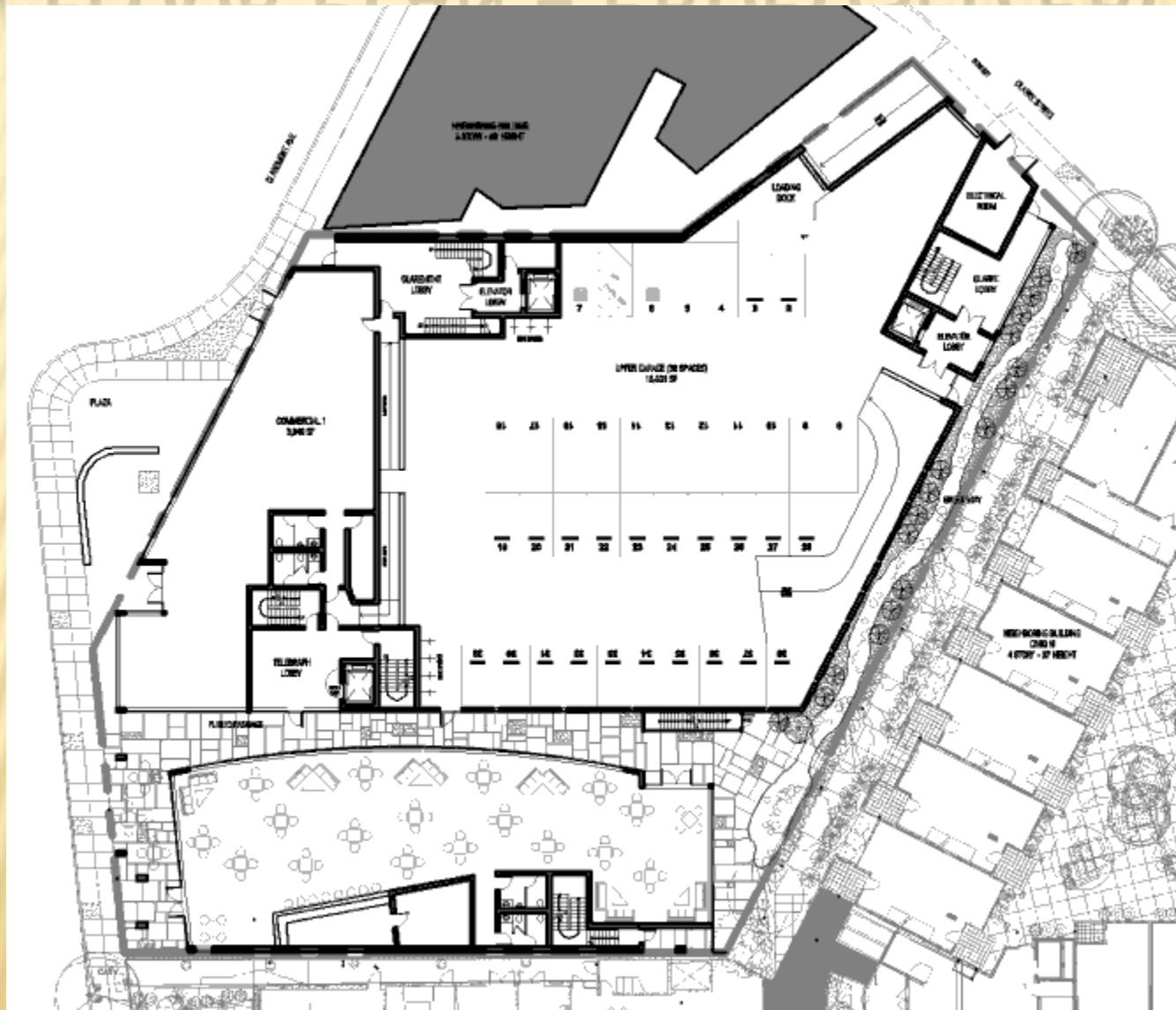




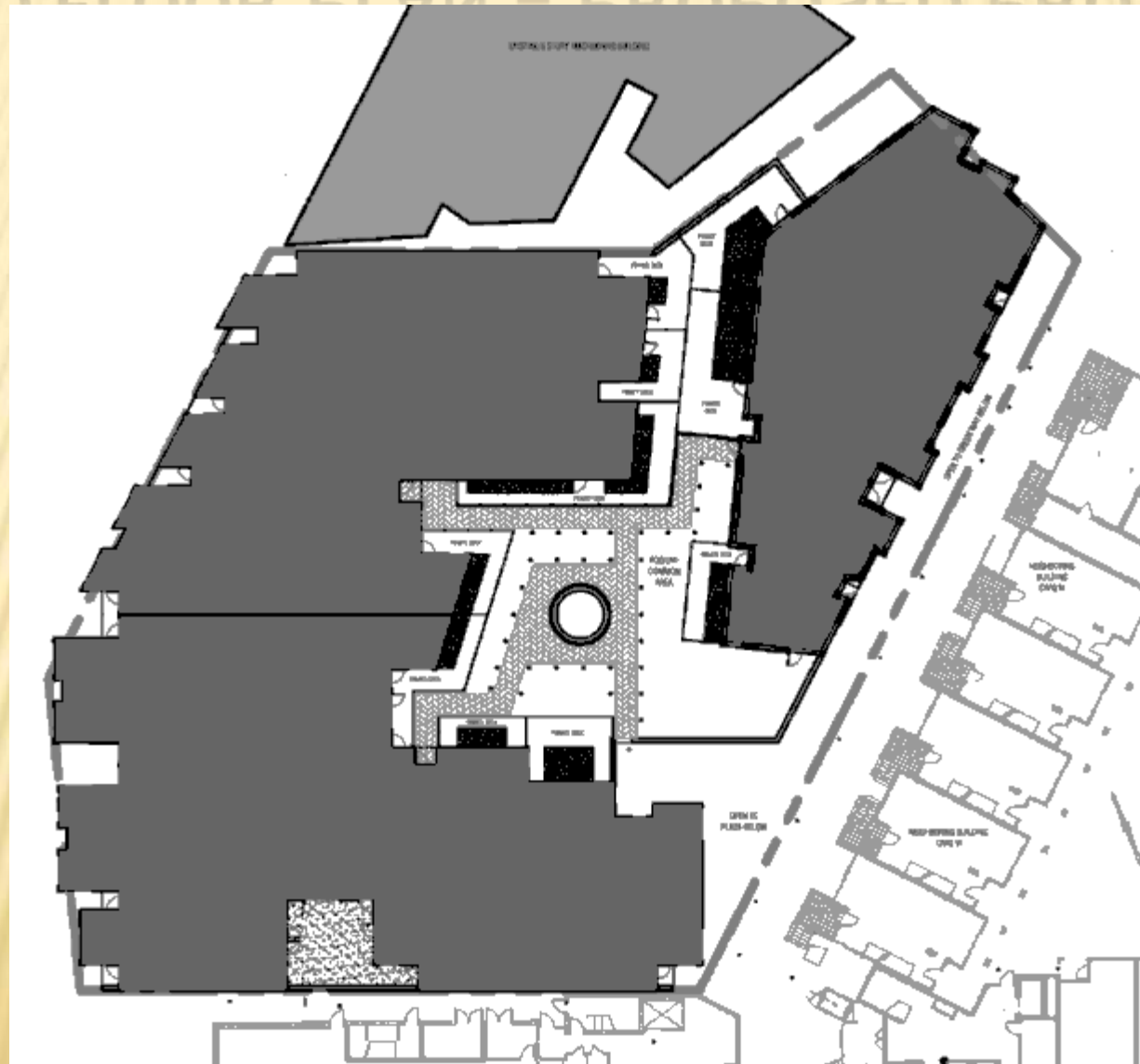
# BLOCK PLAN – PROPOSED PLAN



# FIRST FLOOR PLAN – PROPOSED PROJECT



SECOND LOOK LEAN - KROGER



# 5120 TELEGRAPH AVENUE



FEBRUARY 15, 2007



# 5120 TELEGRAPH AVENUE



MARCH 9, 2007



# 5120 TELEGRAPH AVENUE



MARCH 9, 2007



FEBRUARY 15



MARCH 9



# 5140 CLAREMONT AVENUE



FEBRUARY 15, 2007



# 5140 CLAREMONT AVENUE



MARCH 9, 2007



FEBRUARY 15



MARCH 9





FEBRUARY 15

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MARCH 9 (Version 2)





FEBRUARY 15

MARCH 9



# CREEK SIDE - COMMERCIAL



MARCH 9





FEBRUARY 15

MARCH 9







FEBRUARY 15

MARCH 9 (Version 2)



# CREEK SIDE - COMMERCIAL



MARCH 9



# CREEK SIDE - IN ACTUAL CONTEXT





# CREEK SIDE - IN ACTUAL CONTEXT



# CREEK SIDE - IN ACTUAL CONTEXT





# CREEK SIDE - IN ACTUAL CONTEXT



# GOALS FROM FEB 15 PRESENTATION

- ✗ **GOAL 1**

Replace Underutilized Building with Active Mixed-Use Urban Infill Project

- ✗ **GOAL 2**

Provide an Appropriate Residential Density

- ✗ **GOAL 3**

Provide a Range of Unit Sizes

- ✗ **GOAL 4**

Include Affordability

- ✗ **GOAL 5**

Apply Green Building Technology

- ✗ **GOAL 6**

Provide an Appropriate Building Scale Along Telegraph and Claremont

- ✗ **GOAL 7**

Provide an Appropriate Transition Between Civiq IV and 5160 Claremont on Clarke Street

- ✗ **GOAL 8**

Minimize the Project's Impact on Existing Parking Resources



# GOALS FROM FEB 15 PRESENTATION

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- ✗ **GOAL 9**  
Provide an Active Commercial Experience Along Telegraph & Claremont Avenues
- ✗ **GOAL 10**  
Compliment Neighborhood Proposed Sidewalk Improvements at Telegraph and Claremont
- ✗ **GOAL 11**  
Compliment the Proposed FROG Park Extension Along the Site's Eastern Boundary
- ✗ **GOAL 12**  
Commemorate Temescal Creek
- ✗ **GOAL 13**  
Maintain a Pedestrian Link Between Temescal Commercial District and FROG Park
- ✗ **GOAL 14**  
Incorporate the Work of Local Artists
- ✗ **GOAL 15**  
Provide Quality Open Space for the Residents of the Project
- ✗ **GOAL 16**  
Obtain Neighborhood Input