

REDWOOD CITY



Planning Permit Application Form

Incomplete applications will not be accepted.

APPLICANT INFORMATION: Check payable to City of Redwood City or major credit cards accepted.

Name: BIAC - Bair Island Aquatic Center - President Pat Worthington

E-mail: President@gobair.org Phone Number 650 241-8213

Mailing Address: 1450 Maple Street, Redwood City, 94063

Owner Name: Same as above Phone Number _____

Owner Address: _____

PERMIT INFORMATION:

- ☐ ARCHITECTURAL PERMIT (residential 1-3 units)
- ☐ ARCHITECTURAL PERMIT (large residential 4 or more units)
- ☐ ARCHITECTURAL PERMIT (commercial)
- ☐ CONCEPTUAL DESIGN PLAN
- ☐ ENVIRONMENTAL ASSESSMENT
- ☐ GENERAL PLAN AMENDMENT
- ☐ LANDSCAPING
- ☐ LOT LINE ADJUSTMENT
- ☐ PLANNED COMMUNITY PERMIT
- ☐ PLANNED DEVELOPMENT
- ☐ PLANNED DEVELOPMENT (amendment)
- ☐ PRELIMINARY DESIGN MAP

- ☐ PUBLIC CONVENIENCE & NECESSITY
- ☐ SIDEWALK CAFÉ PERMIT
- ☐ SIGN PERMIT
- ☐ SIGN PERMIT EXCEPTION
- ☐ TENTATIVE MAP/VESTING TENTATIVE MAP
- ☐ USE PERMIT
- ☒ USE PERMIT (TEMPORARY)
- ☐ VARIANCE
- ☐ ZONING VERIFICATION LETTER
- ☐ ZONING MAP/TEXT AMENDMENT
- ☐ OTHER

Project Description (attach sheet if needed): See Attached Sheets

SITE INFORMATION:

Address: 1450 Maple Street, Redwood City, 94063

APN: 052-398-010 Building Square Footage _____

Zoning District: IR # Dwelling Units NA

Floor Area Ratio NA Site Area 4.49AC Parking Spaces _____

New area of use: 13,350 sq feet

I declare under penalty that I am the owner or authorized agent for this property and that the foregoing statements and answers herein and all data information, documents and evidence herewith submitted are to the best of my knowledge and believe true and correct.

Signature of Owner _____
(Applicant may sign if written authorization from owner is provided.)

Date _____

Community Development – Planning Services

P. O. Box 391, Redwood City, CA 94064
1017 Middlefield Road, Redwood City, CA 94063
(650) 780-7234, FAX (650) 780-0128

www.redwoodcity.org – E-Mail: planning@redwoodcity.org

OFFICE USE ONLY	
Permit # _____	Cost Recovery <input type="checkbox"/>

Important: This section is to be filled out only if you are applying for one or more of the following permits.

Variance

Explain what special circumstances exist pertaining to this property, including size, shape, topography, location and surroundings:

Explain why the granting of the Variance would not constitute a grant of special privilege with respect to properties in the same neighborhood:

Explain how the granting of the Variance would not be contrary to the intent of the Zoning Ordinance:

Use Permit

State how the proposed use would be compatible with present surrounding uses:

As part of the joint Redwood City and BIAC project ("Safe Program") BIAC would create new exercise space - basically outdoors - under a tent - adjacent to the boat and trailer storage area. We are not expanding use (no new participants), but moving closer to our facilities.

Planned Development Permit

State how the proposed development would achieve the purpose of Section 46.1 of the Zoning Ordinance:

Zoning Map Amendment

State how the proposed amendment would be consistent with the purposes of the General Plan:

Sidewalk Café Permit

I have received and read a copy of the Sidewalk Café Guidelines.

Signature _____

OFFICE USE ONLY			
Fee / Deposit	File Number	Date	Initial
\$			
\$			
\$			
\$			

Application for a Use Permit (Temporary)

The Bair Island Aquatic Center (BIAC) is a nonprofit community in Silicon Valley focused on human-powered water sports such as rowing, sculling, paddling, and dragon boating.

BIAC offers year-round competitive and recreational programs to our beginning class graduates and to experienced rowers or paddlers.

BIAC now supports many teams including NorCal, Serra, and a variety of adult groups. Recently, in partnership with Redwood City Recreation, we have begun a new program called “Safe Program” where 10-20 at-risk youth are learning to crew with the coaches of BIAC.

BIAC and NorCal have been using space in the Paul Powers building for ERG (indoor rowers). These buildings are slated for demolition in June and we need to relocate these trainers. (Our team jogs across the “bridge to no-where” after parking at BIAC.)

We would like to use additional space in the open parking area across Maple Street from BIAC. BIAC currently rents from the City a 10,000 sq foot boat and trailer storage space and we would like to increase this space to use for outdoor ERG training, additional parking and additional boat and trailer storage.

The additional space is not designed to increase the usage at BIAC. The current space in use at the Paul Powers building will move to the new tent and no new parking or members are expected. The additional parking will be used to ease the expanded parking used by the crews on Maple Street (which extends from BIAC to Bloomquist Street).

The expansion space is currently being used as an area for car dealerships to store cars. The ground is asphalt (striped). On the east side of the lot is the protected area. There is a curb protecting run-off from the parking area. On top of the asphalt near the protected area is a layer of gravel.

The primary use of the new space will be 1) as a place for indoor ERG machines (see below), 2) additional parking space, 3) additional space for parking trailers (removing them from street parking in front of BIAC, 4) additional space for storing boats, in particular a large training “barge” that is two 8 sweep boats lashed together for beginner training (including the “safe” program). We will build racks to more efficiently store the boats.

In addition to these primary usages, we anticipate also using the area for repair of the sweep boats a few times a year (in the summer). This involves minimal use of fiberglass chemicals and welding repairs. (The chemicals will be stored at the existing BIAC facility.)

We will acquire a farm tent (under 3000 square feet) for training under the cover to protect against rain/hot sun. One candidate structure is shown below - 35’ wide by 84’ long (ClearSpan Storage Building R035). We are planning to put flooring under the tent. This will be plywood (3/4”) over 2x4 supports (to keep the plywood from shifting). We will put rubber matting on top of the plywood in the exercise area.

We will bring in electricity to a corner pole in the northeast corner of the new lot to provide lighting inside the tent.



BIAC's primary hours are from 5am to 9am and again 3pm to 7pm all days. There is light usage on weekdays between 9am to 3pm. There is moderate usage on weekends between 9am to 3pm.

	Weekdays	Weekends
5:00 AM	Heavy Use	Heavy Use
6:00 AM		
7:00 AM		
8:00 AM		
9:00 AM		
10:00 AM	Light use	Moderate Use
11:00 AM		
12:00 PM		
1:00 PM		
2:00 PM		
3:00 PM	Heavy Use	Heavy Use
4:00 PM		
5:00 PM		
6:00 PM		
7:00 PM		
8:00 PM	Minimal Use	
9:00 PM		
10:00 PM		

12/9/2009

Program	Weekday	Weekend	Days	Dates	Comments
BIAC Outriggers	1800-2100	0900-1200	Tu,Th,Su	Ongoing	
BIAC Kayaks	random	random	7	Ongoing	
CDBA	1830-2100	1000-1600	Tu,Th,Sa,Su	Ongoing	
BIAC Sweep Men Adv	0500-0700	x	M,W,F	Ongoing	
BIAC Sweep Wmn Adv	0500-0700	x	M,W,F	Ongoing	
BIAC Sweep Int8 AM	0500-0700	0600-0800	Tu,Th,Sa	Ongoing	
BIAC Sweep Sundays	Hold: 1815-2015	0815-1015	Su	Ongoing	
BIAC Sweep Novice	0500-0700	0600-0800	Tu,Th,St	Ongoing	
BIAC Sculler Certification	0600-0730, 1800-1930	tba	W	Ongoing	
BIAC Scullers	random	random	7	Ongoing	
NorCal - Novice Men	1600-1830	0900-1200	Tu,Th,F,Sa	School Year	
NorCal - Novice Wmn	15:45-18:15	0830-1130	Tu,Th,F,Sa	School Year	
NorCal - Men HvWt	0500-0700,1600-1830	1600-1830	M-F,Su	School Year	
NorCal - Men LtWt	0500-0700,1600-1830	1600-1830	M-F,Su	School Year	
NorCal - Wmn HvWt	0500-0700,1600-1830	1600-1830	M-F,Su	School Year	
NorCal - Wmn LtWt	0500-0700,1600-1830	1600-1830	M-F,Su	School Year	
Serra Frosh	0400-0630	0700-0930	M,W,F,Sa	School Year	
Serra - Men HvWt	0515-0715	0700-0930	T,W,F,Sa	School Year	
Serra - Men LtWt	0515-0715	0700-0930	T,W,F,Sa	School Year	
BIAC LTR	0900-1200	0900-1200	Sa, Su	April-Sept	
NorCal LTR Camp	0800-1200	x	M-F	Jun23-Aug22	



The primary exercise equipment is an “ERG” - inside rower.



Overview of the site. We plan to add new fences on the back and side to enclose the space. There is an existing gate on Maple Street that will fit with a new lock for access.



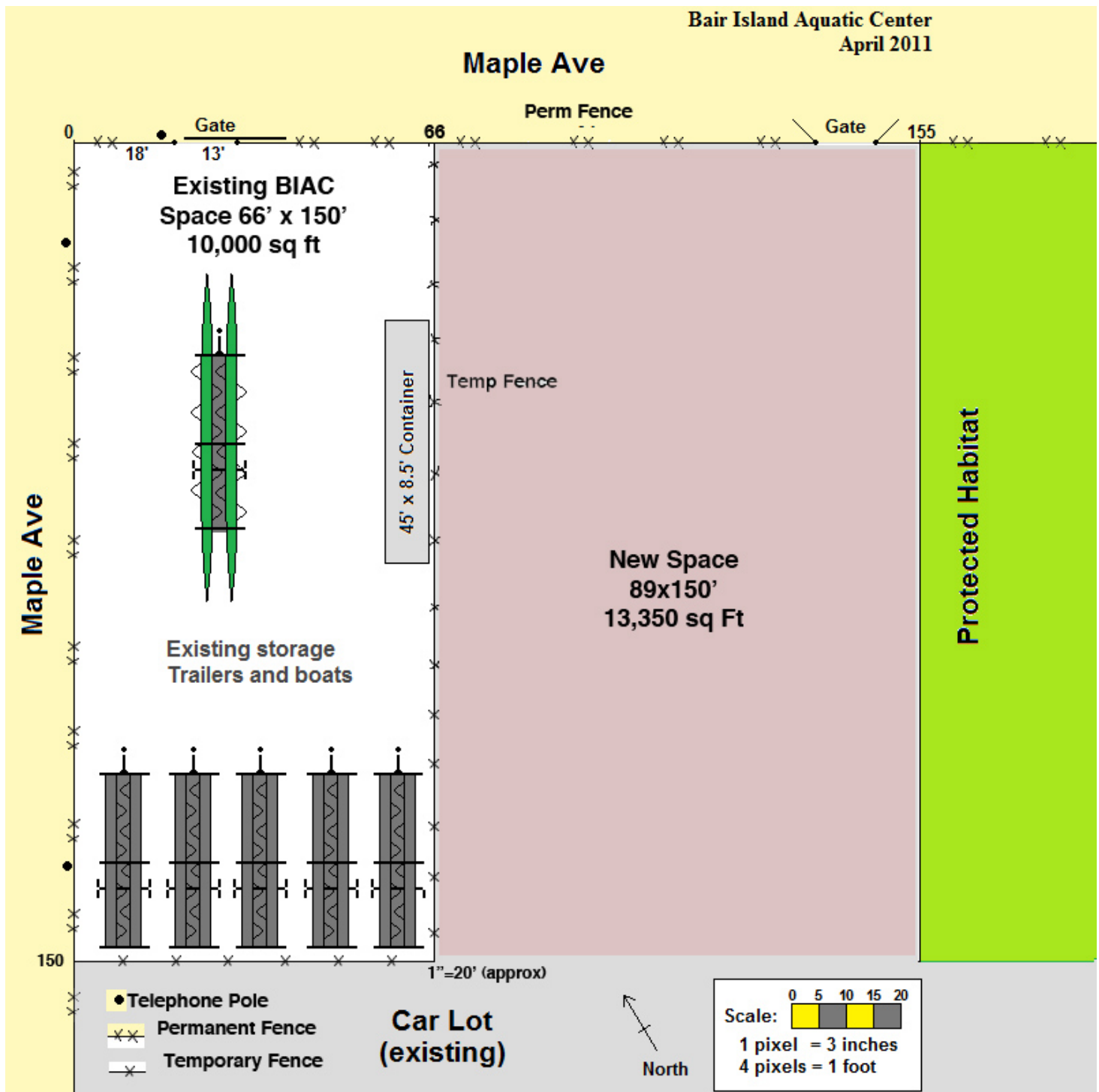
From the North East corner looking across the yard. The ground is compacted gravel over asphalt.



From the parking next to the current BIAC turquoise building looking into the new site.

The existing BIAC area is surrounded on the Maple sides by a permanent fence (existing prior to BIAC's use of the facility). BIAC installed temporary fencing on other sides. BIAC also installed a new sliding gate on the "north" side.

The new space is adjacent to the existing space and has an existing gate. The new space is 89x150 (13,350 square feet).



BIAC will relocate the existing temporary fencing to enclose a parking/storage area in the new area. Additional new fencing will be obtained to enclose both the yards. The tent will be located at the southern corner of the space with access via a pedestrian gate at the back of the parking area.

