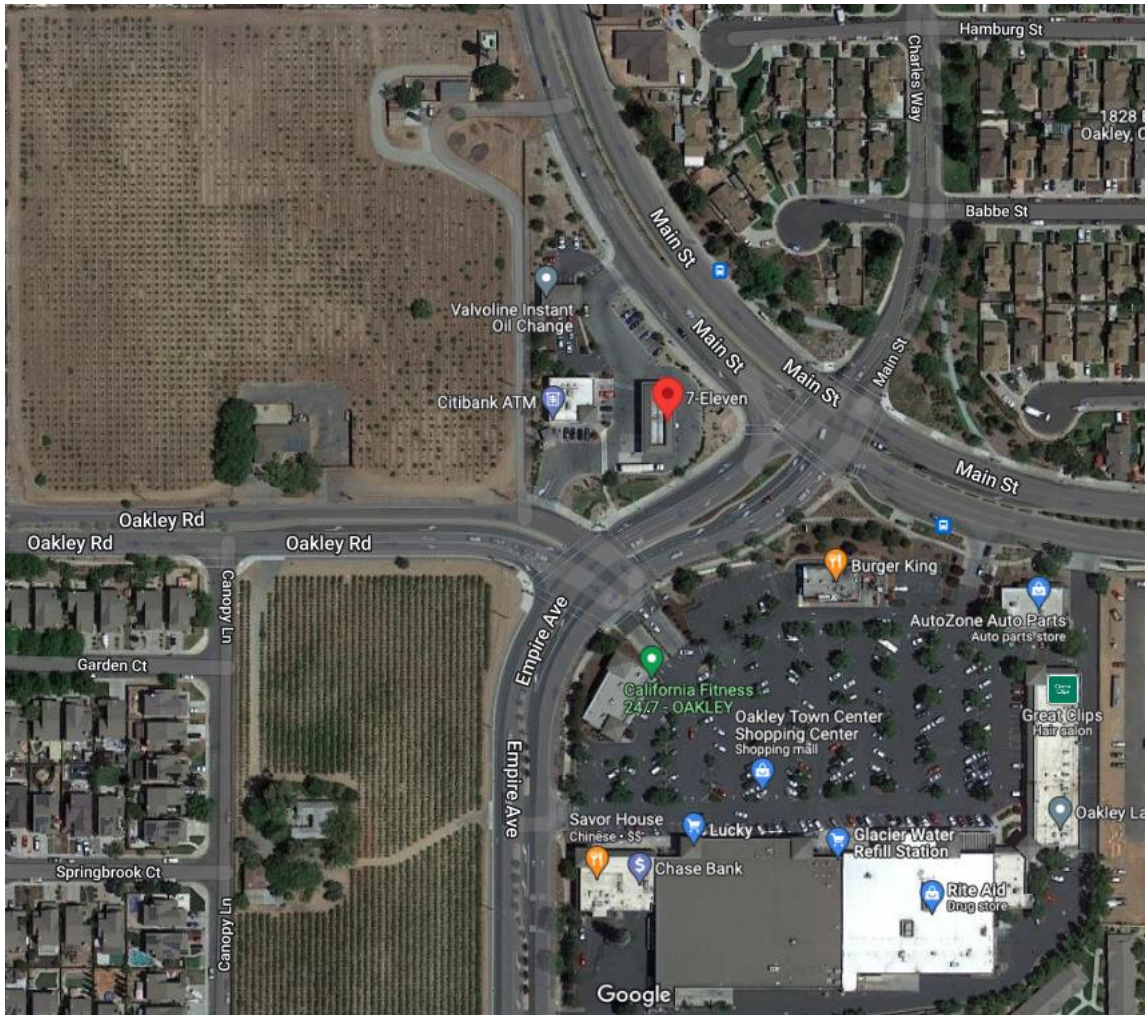


Proposed Project Name: 7-Eleven Store No. 32787  
Project Address: 2437 Main Street, Oakley, CA 94561  
Project Parcel Number: 037126008  
General Plan (Existing/Proposed): The existing General Plan designation is Commercial. No change proposed.  
Zoning (Existing/Proposed): The existing zoning is General Commercial ("C"). There is no proposed change.  
Project Description (be specific, use additional pages if necessary):  
The Applicant, 7-Eleven, Inc., submits this Conditional Use Permit Application to request a change from its  
current Type 20 ABC License (off-sale beer and wine) to a Type 21 ABC License Type (off-sale, general). Per the  
OMC Section 9.1.506, a Conditional Use Permit is required for off-site liquor sales. 7-Eleven is an existing  
convenience market and service station located in a Commercial General Zone. The business operates 24 hours,  
daily, with alcohol sales limited from 6 a.m. to 2 a.m., as permitted by State law. 7-Eleven has successfully  
operated at this location with off-site alcohol sales for over 20 years. In that time, it has proven itself to be a  
responsible retailer of alcoholic beverages. The Applicant will continue to operate in the same manner  
as it has done for over two decades. There are no physical or other substantive changes proposed with this  
Application.

7-Eleven Store No. 32787 located at 2437 Main Street, Oakley, CA

**Photographs of Site and Surrounding Area**



Project Site





To the **north**: a Valvoline Instant Oil Change business



To the **east**: single-family residential uses

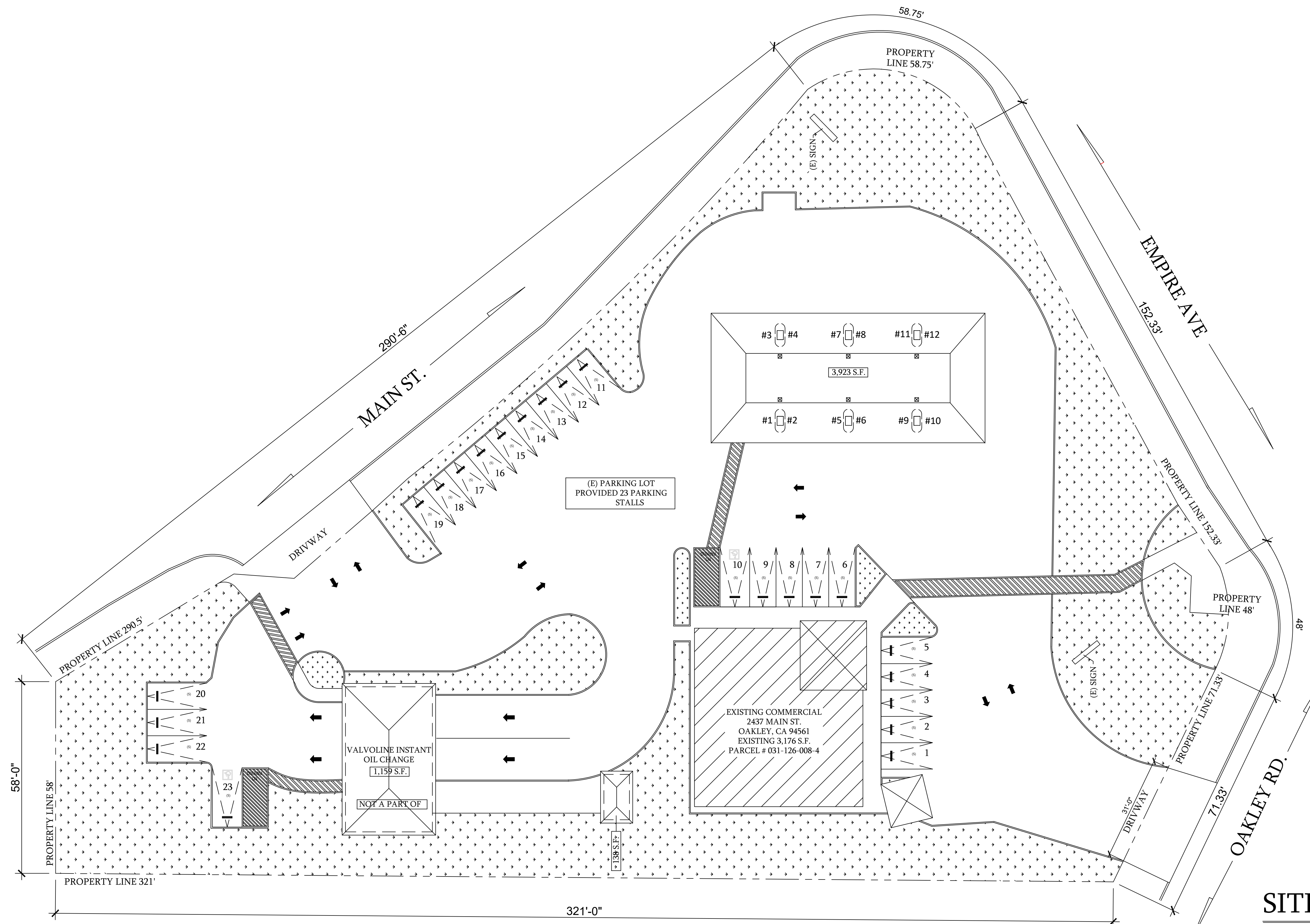


To the **south**: the Oakley Towncenter Shopping Center, including commercial businesses such as Burger King, California Fitness 24/7 Oakley, AutoZone Auto Parts, Rite Aid Pharmacy, Great Clips, Sabrina's Pizzeria, Polar Bear Rolled Ice Cream, Los Charros Mexican, Oakley Dental, Oakley Laundromat, Western Union, Bank of American, Lucky Pharmacy, Chase Bank, and Savor House Chinese Restaurant



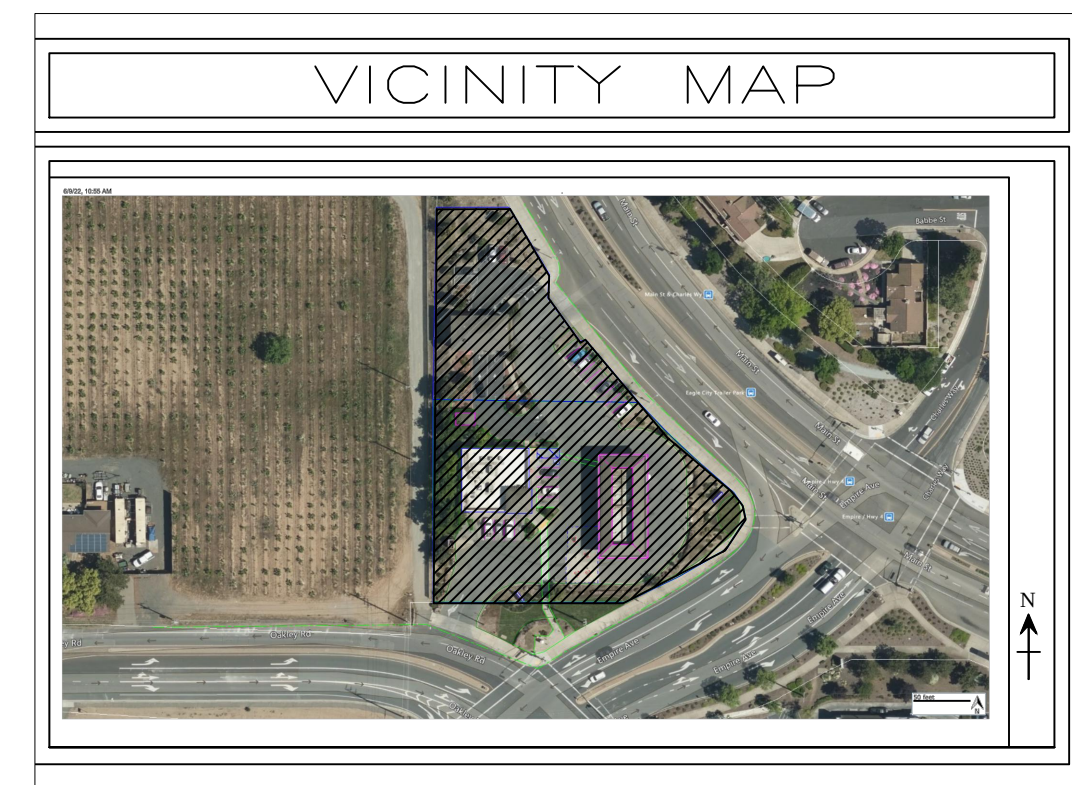
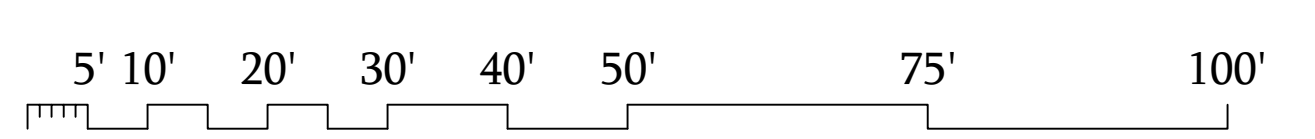
To the **west**: a single-family home and what looks to be a farm or agriculture field





# SITE PLAN

SCALE: 1/16" = 1'-0"



BUILDING DATA	
PROPERTY INFORMATION:	
SITE ADDRESS:	2437 MAIN ST. OAKLEY, CA 94561
APN#:	037-126-008-4
LOT / PARCEL AREA:	41,992 (SQ FT)
ASSESSOR ACREAGE:	0.96
LEGAL DESCRIPTION:	POR SE 23 T2N R2E CONTRA COSTA
COUNTY:	CONTRA COSTA
CENSUS TRACT/BLK:	302005/1
TOWNSHIP-RING-SECT:	02N-02E-23
FIOS CODE:	06013
PROPERTY USE:	COMMERCIAL

SHEET INDEX	
A-1	EXISTING SITE PLAN
A-2	EXISTING FLOOR PLAN

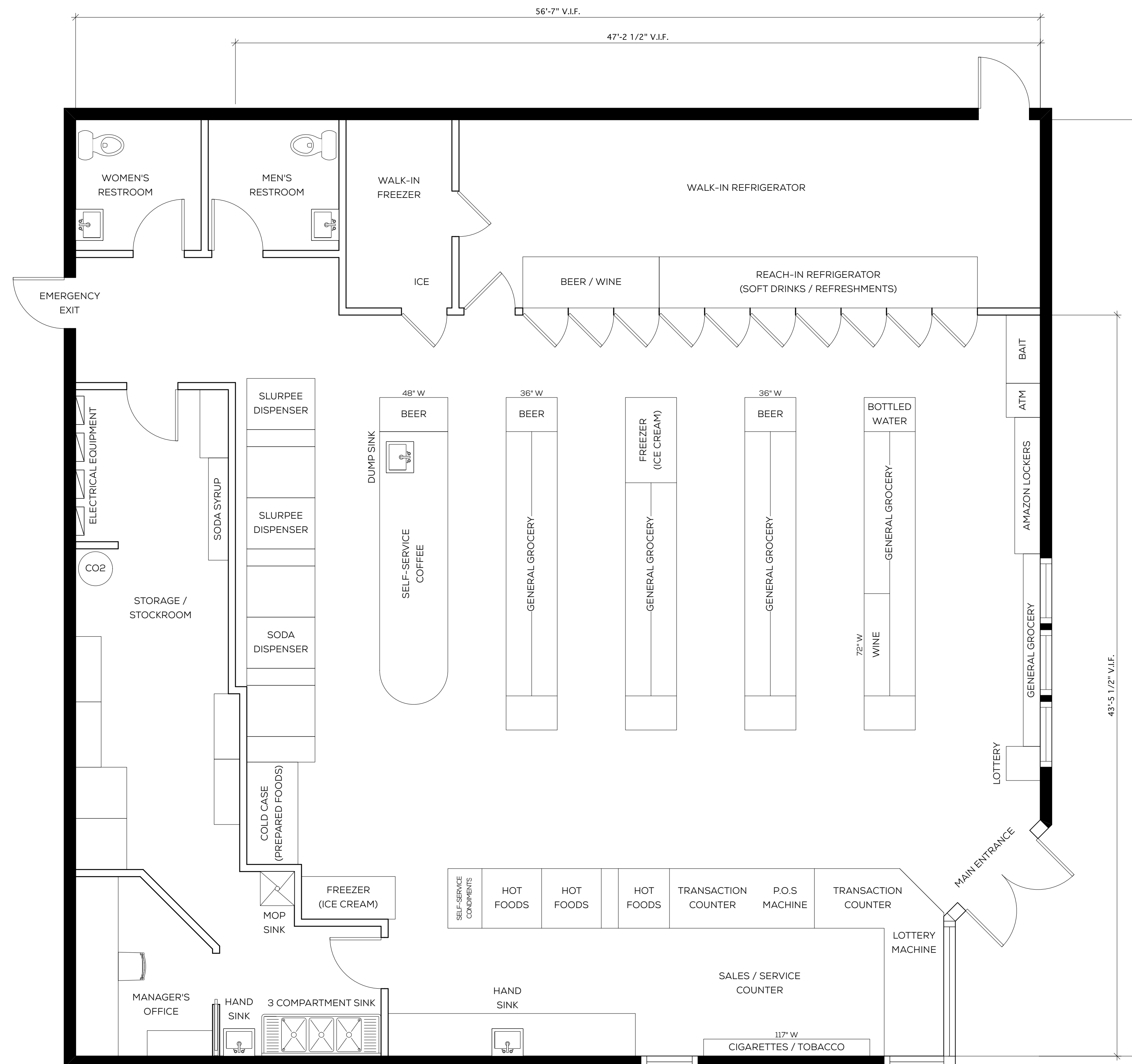
PARKING STALL	
STANDARD PARKING:	21 STALLS
HANDICAP PARKING:	2 STALLS
TOTAL OF	23 PARKING STALLS

REVISIONS	BY

CONTACT: SALTSMAN & JAMIESON  
 SOLOMON, SALTSMAN & JAMIESON  
 A Partnership of Corporations  
 426 CULVER BLVD.  
 PLAYA DEL REY, CA 90293  
 Phone: 310-822-9848

PROJECT INFORMATION:  
 7-ELEVEN CONVENIENCE STORE  
 2437 MAIN ST.  
 OAKLEY, CA 94561  
 APN# 037-126-008-4

DATE	3-1-2023
SCALE	1/16" = 1'-0"
DRAWN	
SHEET	



1 2437 Main Street, Oakley, CA, 94561  
1/4" = 1'-0"



2437 MAIN STREET, OAKLEY, CA, 94561

ISSUE DATE:  
03/07/2023