

Victoria Beckley Work Samples

PROPERTY INFO



DATA FILTERS



NEIGHBORHOOD



VACANT LOT



LANDLORD INFO



GOVT OWNED



RENT CONTROL



ASSESSED VALUE

78,516 / 78,516 Properties

1 of 78516

1318 MALLARD DR
APN: 560410070
Zoning: RM1 Multifamily Residential
Owner: CASSADY GEORGE & LINDA P TRE

2nd Owner:
Owner Address: 727 W 7TH ST PH 2-1
#1424, LOS ANGELES CA
Estimated # Units Owned by Owner: 1
Assessed Value: \$601,039 (\$354,833 land; \$246,206 improvement)
Neighborhood: POINT RICHMOND
Use Code (from County): Misc. improvements on 2 or more sites; includes trees and vines
Vacant Lot? (Exempt?, Surplus?)
Vacant Structure?
Non Compliant Owner?

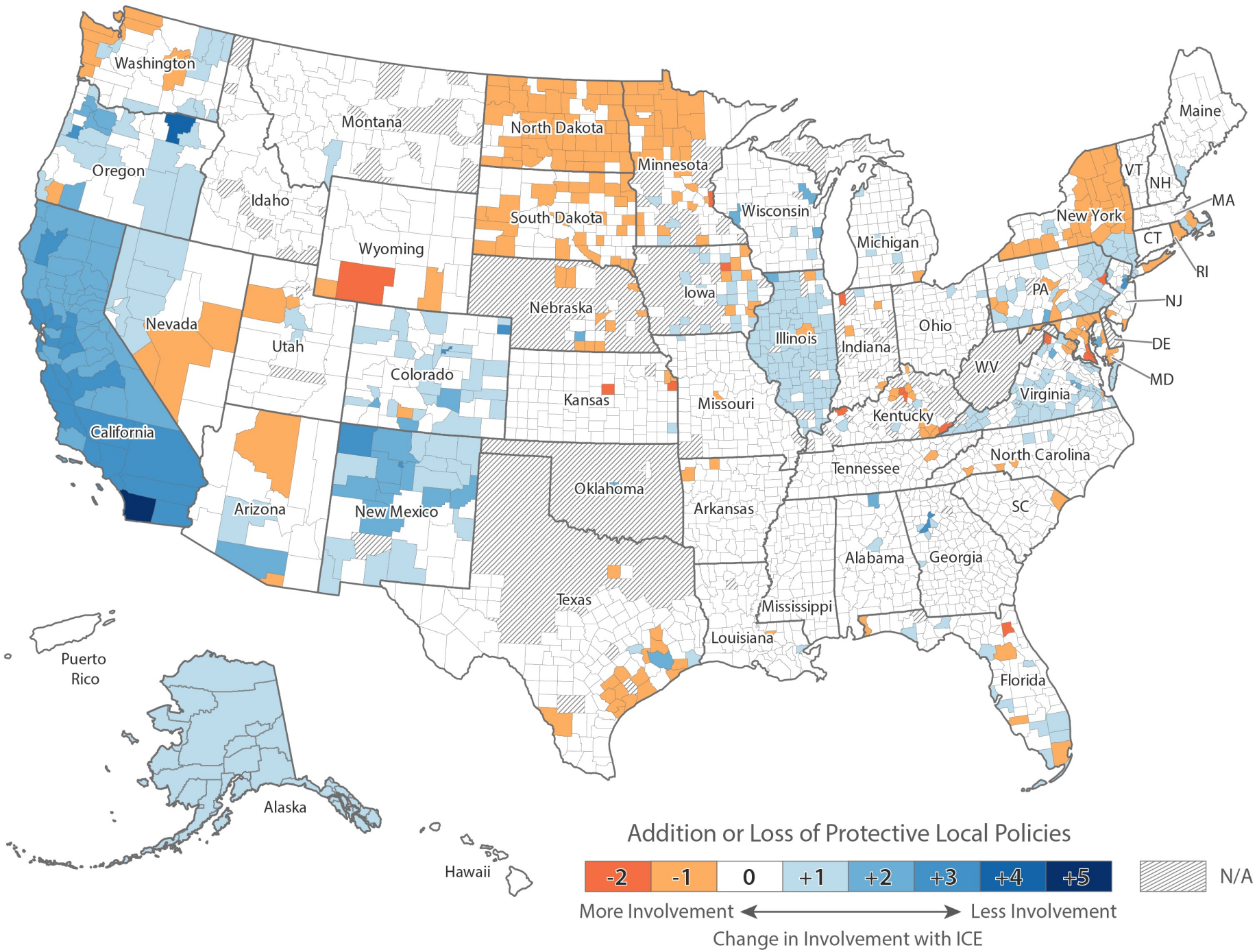
RENT BOARD
Landlord ID: RC560410070
Status: NONCOMPLIANT
Rent Control Coverage: PARTIALLY COVERED
Landuse: RESID. SINGLE FAMILY
Year Built: 1,973

All Parcels

Address	APN	Assessed Value	Year Built	Zestimat
1318 MALLARD DR	560410070	601,039	1973	909,000
1306 PELICAN WAY	560410085	374,847	1991	914,300
1304 PELICAN WAY	560410084	326,012	1991	855,900
1302 PELICAN WAY	560410083	345,386	1991	882,400
1300 PELICAN WAY	560410082	407,604	1991	946,500

FILTERED PROPERTIES





County Policies on Assisting Immigration and Customs Enforcement (ICE), Change in Policy (2016 - 2017)

data created by Immigrant Legal Resource Center (ILRC)

arcGIS + illustrator

Results by Zoning: Click to flash area on map

R-2

Studied Parcels: 3387
Average Lotsize: 6210 sqft / 0.14 acres

General Plan break down in R-2:
MDR: 3350 parcels -- 99%
HDR: 37 parcels -- 1%

Allowed Units Zoning:
Total: 3527 units
Average: 1.0 units/parcel

Allowed Units General Plan:
Total: 8009 units
Average: 2.4 units/parcel

General Plan allows for a total of 4482 more units (1.3 per parcel), an increase of 127.0%

R-3

Studied Parcels: 609
Average Lotsize: 9691 sqft / 0.22 acres

General Plan break down in R-3:
MDR: 370 parcels -- 61%
HDR: 239 parcels -- 39%

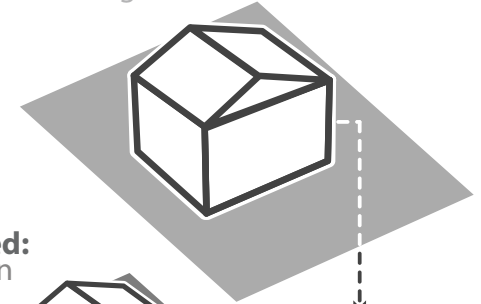
Allowed Units Zoning:
Total: 1758 units
Average: 2.9 units/parcel

Allowed Units General Plan:
Total: 3127 units
Average: 5.1 units/parcel

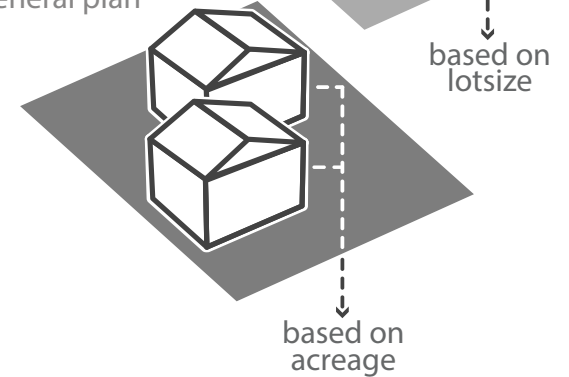
General Plan allows for a total of 1369 more units (2.2 per parcel), an increase of 78.0%



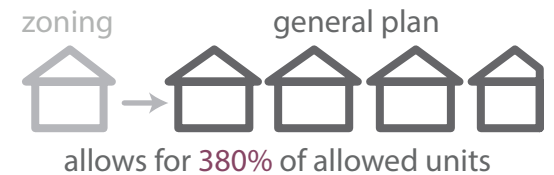
units allowed:
zoning



units allowed:
general plan

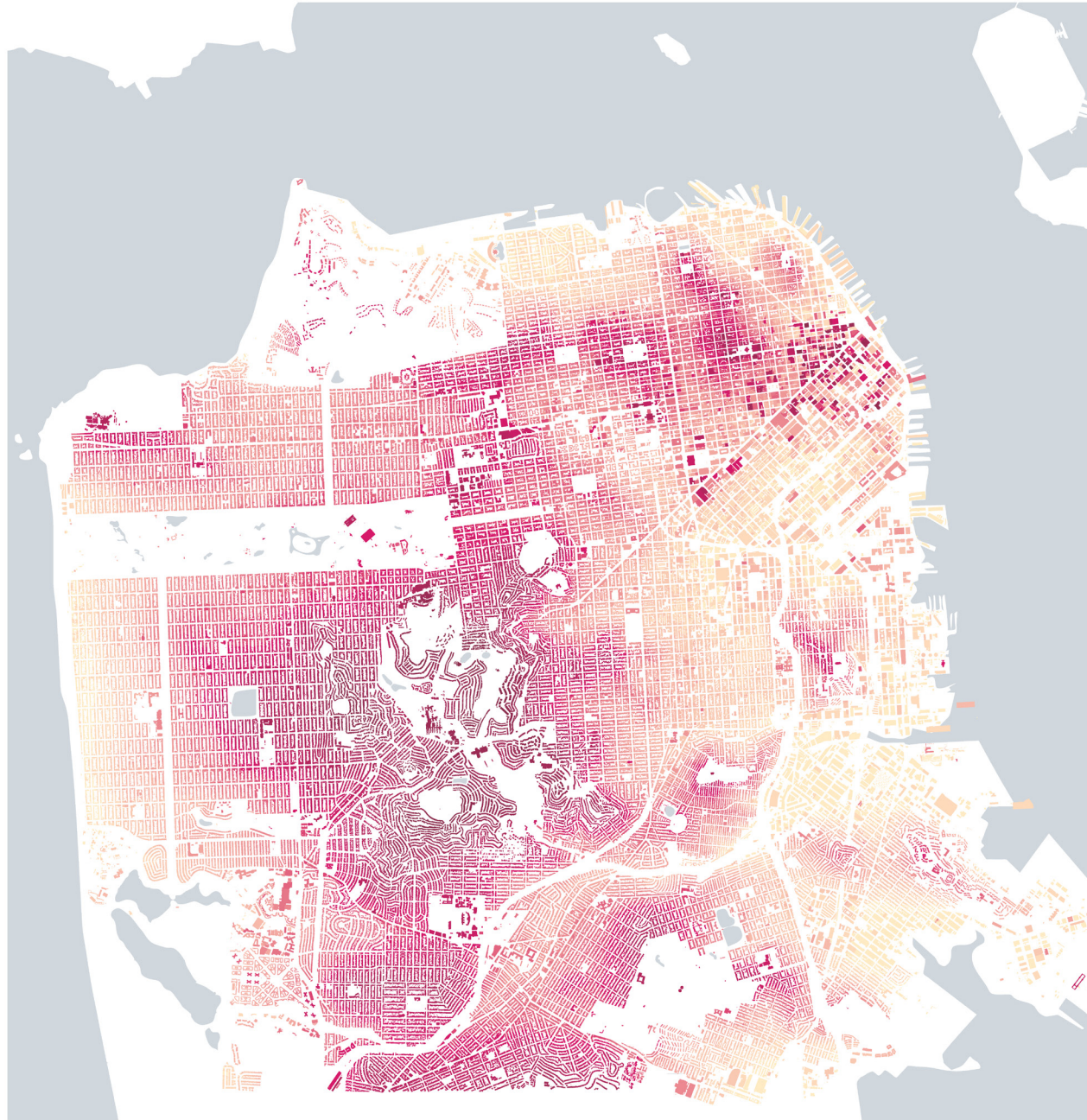


	total units allowed	avg units per lot
zoning	7,700	1.8
general plan	20,005	3.5
potential gain	12,305	1.7



Missing Middle Density Comparison Tool (2020)

interactive mapping tool compares zoning and general plan to identify potential increase in allowed residential units per parcel
arcGIS + arcGIS online + illustrator

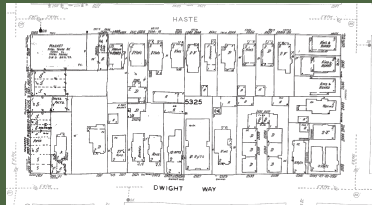


San Francisco Hills (2018)

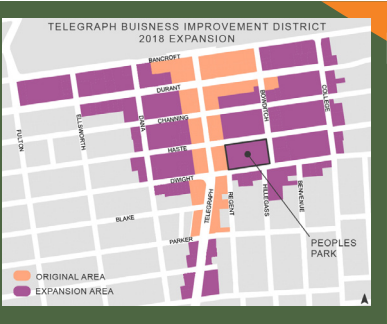
"man made" elevation: distance above sea level + building height

arcGIS + illustrator

1967
University of California (UC) purchases multiple lots in the Southside neighborhood via eminent domain



1968
UC demolishes existing buildings on lot 1875-2 (above)



"A safer neighborhood for all, and a park that will be used by all."
- UCB People's Park Website

PEOPLES PARK TIMELINE

CITIZENSHIP EXPANSION AND EROSION

Citizenship and accompanying rights expand as "new members emerge to advance their claims" introducing "new identities and practices that disturb established histories". Subsequently citizenship erodes as "new forms of segregation and violence counter these advances".

The sites of insurgent citizenship are found at the intersection of these processes of expansion and erosion. **INSURGENT CITIZENSHIP, HOLSTON**

1950's University of California bans political activity on campus

1967 University of California (UC) purchases multiple lots in the Southside neighborhood via eminent domain

1968 UC demolishes existing buildings on lot 1875-2 (above)

1968-1969 Lot 1875-2, slated for student housing development, becomes temporary parking lot

1969 UC Board of Regents' opposition to Black Panther Party leader Eldridge Cleaver lecturing at UCB

1969 The Third World Liberation Front strikes

1969 Strike results in the founding of UCB's Ethnic Studies Department

APRIL 20 - MAY 14, 1969 Community classes and begin building park

MAY 15 UCB fences the perimeter of the park

MAY 15 Governor Reagan calls in National Guards and bans public assemblies

MAY 20 Tear gas is dropped by helicopter on Berkeley campus

MAY 16 - MAY 29 Protests and police violence occur daily

MAY 1972 Fences surrounding park are taken down in protest of Nixon's announcement to mine harbors in North Vietnam

1984 City of Berkeley establishes People's Park as a City Landmark

ATTEMPT AT DEVELOPMENT

1989 UCB leases portion of park to City of Berkeley. City assumes policing responsibility for park

1990 UCB proposes the construction of volleyball courts in park

August 1 - 3 Three days of riots with reports of police brutality end in Berkeley police occupying central portion of the park

August 4 - 6 UCB builds the volleyball courts and police continue to monitor the park

1997 The University removes undersized volleyball courts

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CURRENT DEVELOPMENT PLANS

2017 University announces plans to build student housing as well as permanent housing for formerly unhoused in People's Park

2018 Telegraph Business Improvement District intends to rebuild People's Park (see map)

2019 UC Berkeley Police use force to remove and arrest occupants from the park to carry out tree cutting

2021 University erects fences around the Park to conduct an impact for an Environmental Impact Review

2021 Student and community members responded to the fences by removing them and occupying the park overnight

AUGUST 2021 The City of Berkeley sues UCB for the environmental impact of increasing student enrollment 33.7% in the past 10 years

AUGUST 2021 Alameda County Judge orders UCB to freeze its enrollment at '20-'21 numbers

AUGUST 2021 UC Board of Regents' approves People's Park development plans

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BERKELEY 2019 HOMELESS COUNT AND SURVEY

Race	2017 General Population	2019 Homeless Population
Black	9%	57%
White	60%	29%
Multiple Races/Other Race	9%	13%
Asian	20%	1%
Hispanic	11%	12%

BERKELEY 2019 HOMELESS COUNT AND SURVEY

Race and Ethnicity Compared to General Population

2017 General Population

2019 Homeless Population

9% 57% 60% 29% 9% 13% 20% 1% 11% 12%

Black White Multiple Races/Other Race Asian Hispanic

Race Ethnicity

DO BLACK LIVES MATTER?, FRED MOTEN

[talking about the murder of Michael Brown and Eric Garner] "We need to understand what it actually is that the state is defending itself from...[Darren Wilson] was shooting at mobile Black sociality walking down the street in a way that he understood implicitly constituted a threat to the order he represents and that he is sworn to protect...So when we say that Black lives matter I think what we do sometimes is obscure the fact that it's in fact Black life that matters. That insurgent Black social life still constitutes a profound threat to the already existing order of things."

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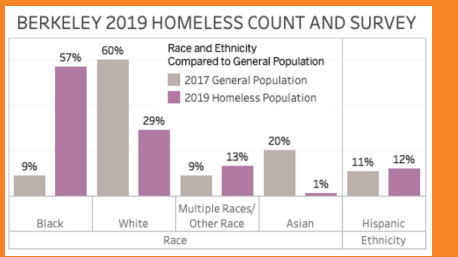
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"*How to include the ethnographic present in planning, that is, the possibilities for change encountered in existing social conditions?" **INSURGENT CITIZENSHIP, HOLSTON**

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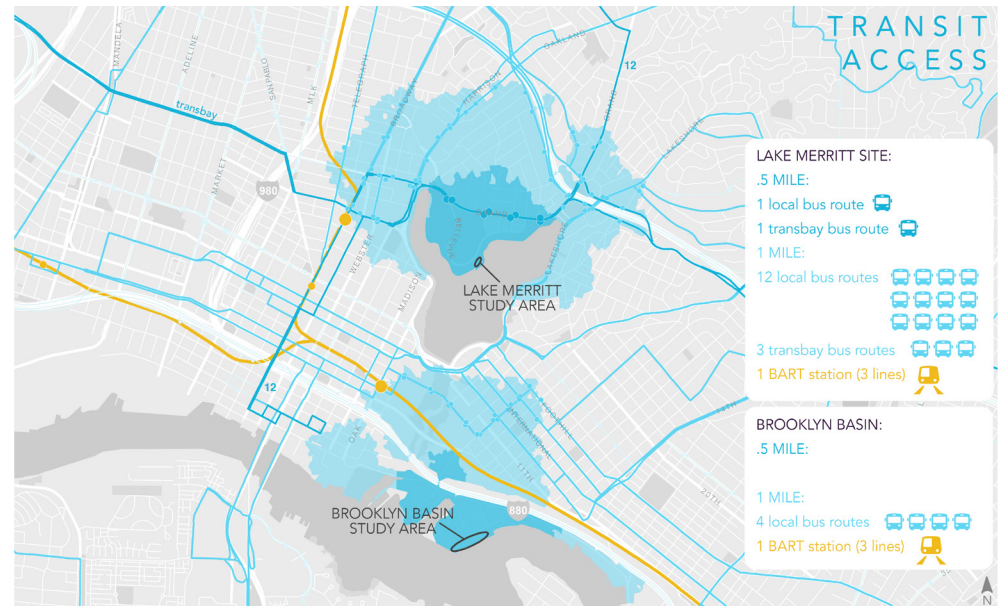


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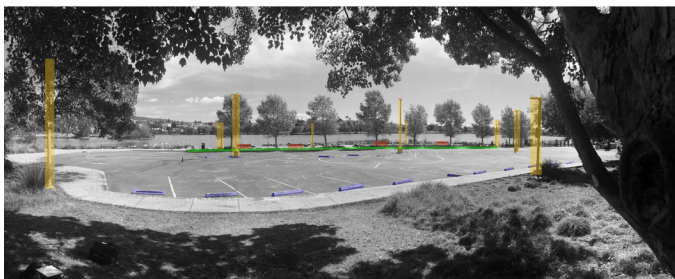
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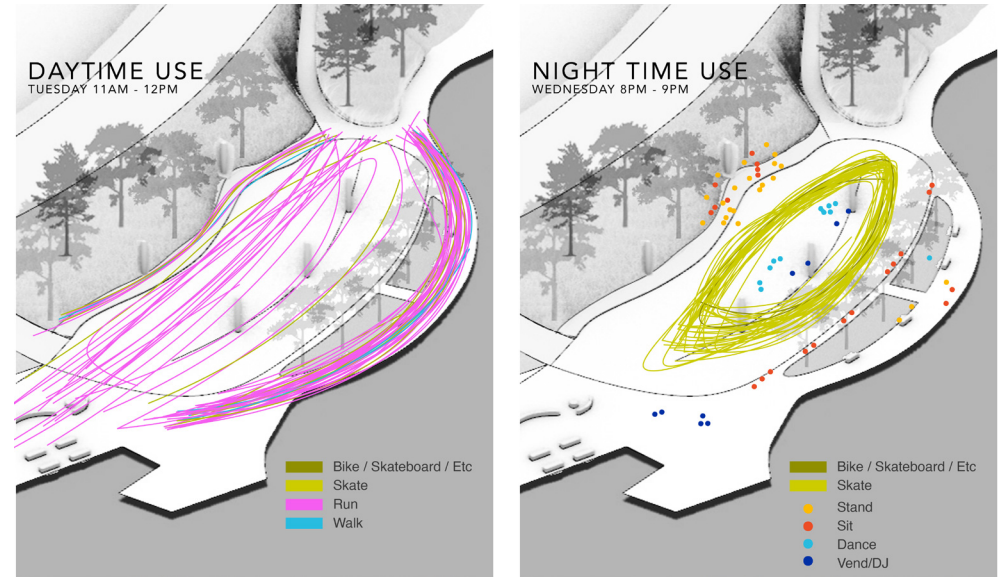
study area context map



connectivity map of study area and comparison study area (Brooklyn Basin)



user photos (by Jackson Nguyen) [top], built features of site [bottom]



movement pattern mapping (axonometric base made by Luxi Chen)

Place Claiming Study of Community Skate Rink in a Residual Space of Lake Merritt (2021)

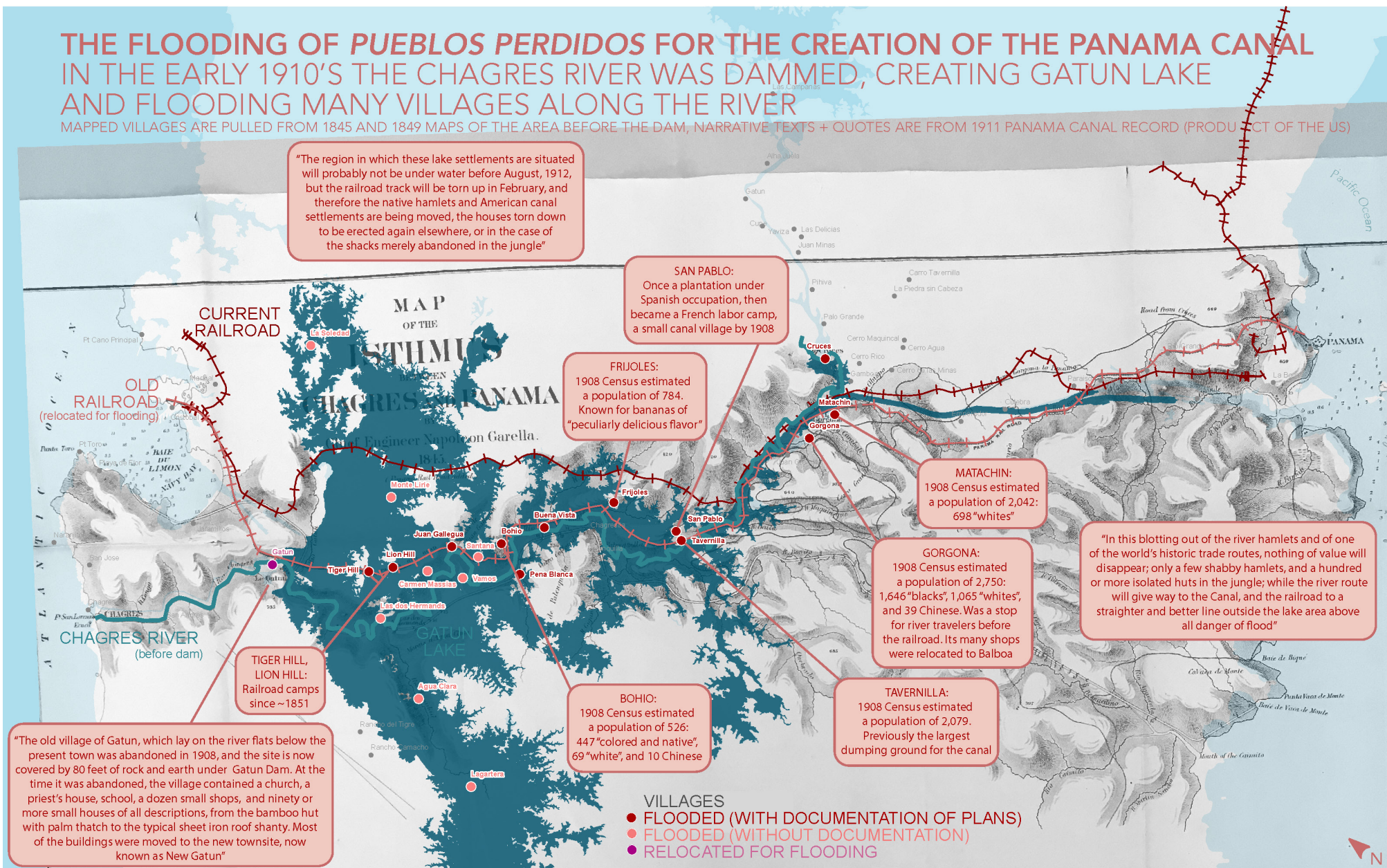
study of community building in co-created space through mapping of use, alterations, and movement alongside user interviews

arcGIS + arcGIS online + illustrator

THE FLOODING OF PUEBLOS PERDIDOS FOR THE CREATION OF THE PANAMA CANAL

IN THE EARLY 1910'S THE CHAGRES RIVER WAS DAMMED, CREATING GATUN LAKE AND FLOODING MANY VILLAGES ALONG THE RIVER

MAPPED VILLAGES ARE PULLED FROM 1845 AND 1849 MAPS OF THE AREA BEFORE THE DAM, NARRATIVE TEXTS + QUOTES ARE FROM 1911 PANAMA CANAL RECORD (PRODUCT OF THE US)



The Flooding of Pueblos Perdidos For the Creation of the Panama Canal (2021)

georeferencing of an 1845 map to identify towns and villages that existed before the damming of the Chagres River to create the Panama Canal
 arcGIS + illustrator