

# CITY OF BURLINGAME

City Hall – 501 Primrose Road  
Burlingame, California 94010-3997



## COMMUNITY DEVELOPMENT DEPARTMENT

Planning Division  
PH: (650) 558-7250  
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### NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

To: Interested Individuals  
County Clerk of San Mateo

From: City of Burlingame  
Community Development Dept., Planning Division  
501 Primrose Road, Burlingame, CA 94010

**Subject:** Notice of Intent to Adopt a Mitigated Negative Declaration (ND-609-P)  
**Project Title:** 567 Airport Boulevard Project  
**Project Location:** 567 Airport Boulevard, Burlingame, CA 94010

**Project Description:** The Project Sponsor, EW-PG Airport Owner, LLC, for the 567 Airport Boulevard Project (Project) is proposing development of 12.8 acres of land in the Bayfront area of Burlingame. The parcel at 567 Airport Boulevard (Project site) is currently developed with an office park (known as Bay Park Plaza). Bay Park Plaza includes one five-story office building and one eight-story office building, with a total area of 259,733 square feet (sf), and a surface parking lot with 879 spaces. The Project would include construction of an eight-story, 241,679 sf office/research-and-development (R&D) building and a 5.5-level parking structure on the site of an existing surface parking lot. Bay Park Plaza's existing buildings would remain; therefore, the total building area on the Project site would increase to 501,412 sf. The new parking structure, as well as surface parking lots, would provide 1,520 parking spaces for the new and existing buildings. The Project would also provide new landscaped areas, including promenades, outdoor seating areas, walkways, patios, look-outs, plazas, and stormwater treatment areas. The 100-foot San Francisco Bay Conservation and Development Commission (BCDC) Shoreline Band and the Bay Trail are located at the Project site, along Sanchez Channel to the east and Burlingame Lagoon to the south.

**Notice of Intent to Adopt a Negative Declaration:** In accordance with Section 15072(a) of the California Environmental Quality Act (CEQA) Guidelines, notice is hereby given of the City's intent to adopt a Mitigated Negative Declaration (MND) for the project listed above. A MND is a negative declaration prepared for a project when the initial study has identified potentially significant effect on the environment, but (1) revisions in the project plans or proposals made by, or agreed to by, the applicant before the proposed negative declaration and initial study are released for public review would avoid effect or mitigate the effects to a point where clearly no significant effect on the environment would occur, and (2) there is no substantial evidence in the light of the whole record before the public agency that the project, as revised, may have a significant effect on the environment. The City of Burlingame has completed a review of the proposed project, and on the basis of an Initial Study and mitigations, finds that the project will not have a significant effect upon the environment. The City has prepared a proposed Mitigated Negative Declaration and Initial Study that are available for public review online at [www.burlingame.org/567airport](http://www.burlingame.org/567airport). Because of current COVID-19 social distancing requirements, the MND is available for public review at the City of Burlingame Planning Division by appointment only at: City Hall, 501 Primrose Road, Burlingame, California, 94010. To schedule an appointment, contact Ruben Hurin, Planning Manager, at [rhurin@burlingame.org](mailto:rhurin@burlingame.org) or (650) 558-7256.

**Comment Period:** As mandated by State Law, the minimum comment period for this document is 30 (thirty) days and begins on June 28, 2021 and ends at 5 p.m. on July 29, 2021. Comments may be submitted during the review period. Persons having comments concerning this project, including objections to the basis of the determination set forth in the Initial Study/Mitigated Negative Declaration, are invited to furnish their comments summarizing the specific and factual basis for their comments, in writing to:

Ruben Hurin, Planning Manager  
City of Burlingame - Community Development Department, Planning Division  
501 Primrose Road, Burlingame, CA 94010-3997  
Fax: (650) 696-3790 / Email: [rhurin@burlingame.org](mailto:rhurin@burlingame.org)

Pursuant to Public Resources Code Section 21177, any legal challenge to the adoption of the Initial Study/Mitigated Negative Declaration will be limited to those issues presented to the City during the public comment period and/or during any duly noticed public hearings.

**PUBLIC HEARING:** The Planning Commission hearing to consider adoption of the MND and entitlements following the comment period has been tentatively scheduled on **September 13, 2021**. Please check the Planning Division's major projects page, the Planning Commission meeting and agenda page, or call the Planning Division (650) 558-7250 for updates on the tentative hearing date.

Posted: June 28, 2021