

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: 40 Airport Blvd Project

Lead Agency: City of South San Francisco, Planning Division

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Project Location: South San Francisco
City

San Mateo
County

Project Description (Proposed actions, location, and/or consequences).

The project site consists of an approximately 1.63-acre parcel located at 40 Airport Boulevard (Assessor's Parcel Number 015-126-010) in the City of South San Francisco, California.

The 40 Airport Blvd Project (proposed project) would include the demolition of the existing building and subsequent redevelopment of the project site with one eight-story apartment building with 292 multi-family residential units. In addition, the proposed building would include 308 parking stalls on two levels of podium parking, approximately 17,566 square feet (sf) of amenity space, and associated improvements. Implementation of the proposed project would require City approval of a General Plan Amendment, Specific Plan Amendment, Zoning Map Amendment, Transportation Demand Management Plan, and Site Plan – Design Review.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The Sustainable Communities Environmental Assessment Initial Study (SCEA IS) identifies potentially significant project-specific impacts for the following issue areas: Air Quality, Biological Resources, Geology and Soils, Hazards and Hazardous Materials, and Transportation.

However, the SCEA IS includes project-specific mitigation measures to reduce all potentially significant impacts to less-than-significant levels. For example, the mitigation measures require the following: incorporation of appropriate indoor air filters; an evaluation to identify naturally-occurring asbestos; pre-construction surveys for protected wildlife species; and preparation of a geotechnical exploration and incorporation of all identified geotechnical recommendations into project design.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

The City of South San Francisco has not yet received comments on the proposed project that raise issues or areas of controversy. However, typical concerns related to development within the City include:

- Aesthetic concerns;
- Increase in air pollutant and GHG emissions;
- Indirect impacts related to population growth; and
- Traffic impacts.

Provide a list of the responsible or trustee agencies for the project.

- California Department of Fish and Wildlife;
- Regional Water Quality Control Board; and
- Bay Area Air Quality Management District.