

**Notice of Completion & Environmental Document Transmittal**

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

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| <b>SCH #</b> |
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**Project Title:** 1499 Old Bayshore Highway \_\_\_\_\_  
 Lead Agency: City of Burlingame \_\_\_\_\_ Contact Person: Catherine Keylon, Senior Planner \_\_\_\_\_  
 Mailing Address: 501 Primrose Road \_\_\_\_\_ Phone: (650) 558-7252 \_\_\_\_\_  
 City: Burlingame \_\_\_\_\_ Zip: 94010 \_\_\_\_\_ County: San Mateo County \_\_\_\_\_

**Project Location:** County: San Mateo County \_\_\_\_\_ City/Nearest Community: Burlingame \_\_\_\_\_  
 Cross Streets: Old Bayshore Highway and Mahler Road \_\_\_\_\_ Zip Code: 94010 \_\_\_\_\_  
 Longitude/Latitude (degrees, minutes and seconds): 37 ° 35 ' 50 " N / -122 ° 22 ' 0.24 " W Total Acres: 2.87 \_\_\_\_\_  
 Assessor's Parcel No.: 026-322-150 and 026-322-050 \_\_\_\_\_ Section: -- \_\_\_\_\_ Twp.: -- \_\_\_\_\_ Range: -- \_\_\_\_\_ Base: -- \_\_\_\_\_  
 Within 2 Miles: State Hwy #: US 82, US 101, SR 280 \_\_\_\_\_ Waterways: SF Bay, Mills Creek, San Andreas Lake \_\_\_\_\_  
 Airports: SFO \_\_\_\_\_ Railways: Caltrain, BART \_\_\_\_\_ Schools: Mills HS, Avalon Academy, Burlingame Music School \_\_\_\_\_

**Document Type:**

- |   |  |                                    |  |
|---|--|------------------------------------|--|
| CEQA: <input type="checkbox"/> NOP              | <input type="checkbox"/> Draft EIR                 | NEPA: <input type="checkbox"/> NOI | Other: <input type="checkbox"/> Joint Document |
| <input type="checkbox"/> Early Cons             | <input type="checkbox"/> Supplement/Subsequent EIR | <input type="checkbox"/> EA        | <input type="checkbox"/> Final Document        |
| <input type="checkbox"/> Neg Dec                | (Prior SCH No.) _____                              | <input type="checkbox"/> Draft EIS | <input type="checkbox"/> Other: _____          |
| <input checked="" type="checkbox"/> Mit Neg Dec | Other: _____                                       | <input type="checkbox"/> FONSI     |  |

**Local Action Type:**

- |   |   |  |   |
|---|---|--|---|
| <input type="checkbox"/> General Plan Update    | <input type="checkbox"/> Specific Plan            | <input type="checkbox"/> Rezone                            | <input type="checkbox"/> Annexation     |
| <input type="checkbox"/> General Plan Amendment | <input type="checkbox"/> Master Plan              | <input type="checkbox"/> Prezone                           | <input type="checkbox"/> Redevelopment  |
| <input type="checkbox"/> General Plan Element   | <input type="checkbox"/> Planned Unit Development | <input checked="" type="checkbox"/> Use Permit             | <input type="checkbox"/> Coastal Permit |
| <input type="checkbox"/> Community Plan         | <input type="checkbox"/> Site Plan                | <input type="checkbox"/> Land Division (Subdivision, etc.) | <input type="checkbox"/> Other: _____   |

**Development Type:**

- |  |  |
|--|--|
| <input type="checkbox"/> Residential: Units _____ Acres _____                        | <input type="checkbox"/> Transportation: Type _____            |
| <input checked="" type="checkbox"/> Office: Sq.ft. 314,921 Acres _____ Employees 756 | <input type="checkbox"/> Mining: Mineral _____                 |
| <input type="checkbox"/> Commercial: Sq.ft. _____ Acres _____ Employees _____        | <input type="checkbox"/> Power: Type _____ MW _____            |
| <input type="checkbox"/> Industrial: Sq.ft. _____ Acres _____ Employees _____        | <input type="checkbox"/> Waste Treatment: Type _____ MGD _____ |
| <input type="checkbox"/> Educational: _____  | <input type="checkbox"/> Hazardous Waste: Type _____           |
| <input type="checkbox"/> Recreational: _____   | <input type="checkbox"/> Other: _____                          |
| <input type="checkbox"/> Water Facilities: Type _____ MGD _____                      |  |

**Project Issues Discussed in Document:**

- |  |  |  |  |
|--|--|--|--|
| <input checked="" type="checkbox"/> Aesthetic/Visual         | <input type="checkbox"/> Fiscal                                | <input checked="" type="checkbox"/> Recreation/Parks     | <input type="checkbox"/> Vegetation                                  |
| <input checked="" type="checkbox"/> Agricultural Land        | <input checked="" type="checkbox"/> Flood Plain/Flooding       | <input type="checkbox"/> Schools/Universities            | <input type="checkbox"/> Water Quality                               |
| <input checked="" type="checkbox"/> Air Quality              | <input type="checkbox"/> Forest Land/Fire Hazard               | <input type="checkbox"/> Septic Systems                  | <input checked="" type="checkbox"/> Water Supply/Groundwater         |
| <input checked="" type="checkbox"/> Archeological/Historical | <input checked="" type="checkbox"/> Geologic/Seismic           | <input checked="" type="checkbox"/> Sewer Capacity       | <input type="checkbox"/> Wetland/Riparian                            |
| <input checked="" type="checkbox"/> Biological Resources     | <input type="checkbox"/> Minerals                              | <input type="checkbox"/> Soil Erosion/Compaction/Grading | <input checked="" type="checkbox"/> Growth Inducement                |
| <input type="checkbox"/> Coastal Zone                        | <input checked="" type="checkbox"/> Noise                      | <input checked="" type="checkbox"/> Solid Waste          | <input checked="" type="checkbox"/> Land Use                         |
| <input type="checkbox"/> Drainage/Absorption                 | <input checked="" type="checkbox"/> Population/Housing Balance | <input checked="" type="checkbox"/> Toxic/Hazardous      | <input checked="" type="checkbox"/> Cumulative Effects               |
| <input type="checkbox"/> Economic/Jobs                       | <input checked="" type="checkbox"/> Public Services/Facilities | <input checked="" type="checkbox"/> Traffic/Circulation  | <input checked="" type="checkbox"/> Other: GHG/Energy/Wildfire _____ |

**Present Land Use/Zoning/General Plan Designation:**

Innovation-Industrial (I-I)

**Project Description:** (please use a separate page if necessary)

The Project would demolish two buildings, merge two parcels, and construct an office/research-and-development (R&D) building with parking on the Project site. The office/R&D building would be sited at the front of the Project site, along Old Bayshore Highway and rise eight stories tall with an area of 314,921 gross square feet (gsf). Parking would be provided along Mahler Road, in a standalone, seven-story, 208,423-gsf aboveground parking garage with 639 parking spaces and 72 bicycle parking spaces. Project development would include 5,642 gsf of ground-floor lobby and tenant amenity space, including a cafe, and provide a 6,900-gsf public plaza/open space courtyard. To address flooding issues, the Project would raise the site's base elevation to 13 feet above sea level and install a permanent sea wall at 15.5 feet above seal level along Mills Creek, which would provide a 1.5-foot wall from the open space courtyard. The Project is proposed as a Tier 3 project, and at this location within the City may reach a maximum FAR of 2.75 and may exceed a maximum height of 65-feet with approval of a Special Permit by the Burlingame Planning Commission. Project operation is expected to generate 756 employees between the office, R&D, and cafe uses.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".  
If you have already sent your document to the agency please denote that with an "S".

- |  |   |
|--|---|
| <input type="checkbox"/> Air Resources Board                         | <input type="checkbox"/> Office of Historic Preservation                          |
| <input type="checkbox"/> Boating & Waterways, Department of          | <input type="checkbox"/> Office of Public School Construction                     |
| <input type="checkbox"/> California Emergency Management Agency      | <input type="checkbox"/> Parks & Recreation, Department of                        |
| <input type="checkbox"/> California Highway Patrol                   | <input type="checkbox"/> Pesticide Regulation, Department of                      |
| <input type="checkbox"/> Caltrans District # _____                   | <input type="checkbox"/> Public Utilities Commission                              |
| <input type="checkbox"/> Caltrans Division of Aeronautics            | <input type="checkbox"/> Regional WQCB # _____                                    |
| <input type="checkbox"/> Caltrans Planning                           | <input type="checkbox"/> Resources Agency   |
| <input type="checkbox"/> Central Valley Flood Protection Board       | <input type="checkbox"/> Resources Recycling and Recovery, Department of          |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy          | <input checked="" type="checkbox"/> S.F. Bay Conservation & Development Comm.     |
| <input type="checkbox"/> Coastal Commission                          | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy      |
| <input type="checkbox"/> Colorado River Board                        | <input type="checkbox"/> San Joaquin River Conservancy                            |
| <input type="checkbox"/> Conservation, Department of                 | <input type="checkbox"/> Santa Monica Mtns. Conservancy                           |
| <input type="checkbox"/> Corrections, Department of                  | <input type="checkbox"/> State Lands Commission                                   |
| <input type="checkbox"/> Delta Protection Commission                 | <input type="checkbox"/> SWRCB: Clean Water Grants                                |
| <input type="checkbox"/> Education, Department of                    | <input type="checkbox"/> SWRCB: Water Quality                                     |
| <input type="checkbox"/> Energy Commission                           | <input type="checkbox"/> SWRCB: Water Rights                                      |
| <input type="checkbox"/> Fish & Game Region # _____                  | <input type="checkbox"/> Tahoe Regional Planning Agency                           |
| <input type="checkbox"/> Food & Agriculture, Department of           | <input type="checkbox"/> Toxic Substances Control, Department of                  |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of                           |
| <input type="checkbox"/> General Services, Department of             | <input type="checkbox"/> Other: <u>C/CAG of San Mateo County</u>                  |
| <input type="checkbox"/> Health Services, Department of              | <input checked="" type="checkbox"/> Other: <u>Federal Aviation Administration</u> |
| <input type="checkbox"/> Housing & Community Development             |   |
| <input type="checkbox"/> Native American Heritage Commission         |   |

**Local Public Review Period (to be filled in by lead agency)**

Starting Date January 10, 2024 Ending Date February 9, 2024

**Lead Agency (Complete if applicable):**

|  |   |
|--|---|
| Consulting Firm: <u>ICF</u>                    | Applicant: <u>Helios Real Estate Partners</u>   |
| Address: <u>201 Mission Street, Suite 1500</u> | Address: <u>44 Montgomery Street, 3rd Floor</u> |
| City/State/Zip: <u>San Francisco, CA 94105</u> | City/State/Zip: <u>San Francisco, CA 94104</u>  |
| Contact: <u>Jennifer Ostner</u>                | Phone: _____                                    |
| Phone: <u>(415) 677-7113</u>                   |   |

Signature of Lead Agency Representative: Catherine Keylon Date: 1/10/24

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.