MAJOR PROJECTS
CITY OF SOUTH SAN FRANCISCO

(February, 2007)

For Current Updates Contact the Planning Division

Phone: (650) 877-8535 Fax: (650) 829-6639
webpage: www.ssf.net email: web-ecd@ssf.net

OFFICE/R&D PROJECTS

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
P06-0098 UP06-0023 TDM06-0008 VAR06-0007	Chamberlin Associates	180 Oyster Point Boulevard **(Downtown/Central Redevelopment Area)**	R&D - 3 story building (102.000 sf) w/parking garage, 2.35 Acre Site	Chamberlin Associates, 5880 W. Las Positas Blvd #34, Pleasanton, CA, 94588	Under review
P04-0131 UP04-0031 PM04-0003 TDM04-0004	Kaiser Medical Facility	230 Oyster Pt Blvd / **(Downtown/Central Redevelopment Area)**	Medical Treatment Facility, 19,200 sf / 1.64 acre site	Kaiser Permanente, Att: Mike Murphy, 1200 El Camino Real, SSF, CA, 94080	Approved - Jan 05 Time Extension Under Review
PUD-01-006 UP-01-006 EIR-01-006	Britannia East Grand	470 E. Grand (Bldg 1) 620 E. Grand (Bldg 2) 455 E. Grand (Bldg 3) 465 E. Grand (Bldg 4) 475 E. Grand (Bldg 5/6) 640 E. Grand (Bldg 7) 660 E. Grand (Bldg 8) 645 E. Grand (Bldg 9) **(Redevelopment)**	106,208 sf 106,207 sf 117,478 sf 77,600 sf 149,171 sf 91,704 sf 81,679 sf 53,485 sf	Slough Estates, John Bergschneider, 400 Osyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Bldg 1, Complete Bldg 2, Under Construction Bldg 3, Complete Bldg 4, Under Construction Bldg 5/6, Under Construction Bldg 7, Under Construction Bldg 8, Under Construction Bldg 9, Under Construction
P04-0135, TDM04-0003, & P04-0036	285 East Grand Office/R&D	285 E. Grand Avenue	2-story, 61,770 sf office/R&D on a 2.89 acre site.	Slough Estates, John Bergschneider, 400 Osyster Pt Blvd, # 409, SSF, 94080 (650) 875-1002	Complete - 9/06

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
P02-0042 & UPM06-0003	Alexandria Real Estate Equities	East Jamie Court / Haskins Way - (Downtown/Central Redevelopment Area)	2 R&D Bldgs, 162,000 sf on a 6.13 acre site.	James Richardson, 2929 Campus Drive, Ste 400 A, San Mateo, 94403 (650) 286-1200	Under Construction
P03-0138, DA04-0001, EIR03-0001, TDM03-0001, UP03-0027, UPM05-0002	Slough Estates	333 Oyster Point Blvd	Office/R&D, 3 Bldgs, totaling 315,444 sf on a 8.84 acre site.	Slough Estates, John Bergschneider, 400 Oyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Approved - 10/05 Under Construction
P06-0025, DR06-0021, TDM06-0001, UP06-0009	Slough Estates	494 Forbes Blvd	Two 4-5 story office/R&D buildings totaling 326,020 sf, and a 3-level parking structure on a 7.48 acre site.	Slough Estates, John Bergschneider, 400 Osyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Under Review
P05-0019 UP05-0005 EIR05-0001 TDM05-0001	249 E. Grand Avenue, Office/R&D Project	249 E. Grand	4 Office/R&D buildings totaling approximately 540,000 sf, 4-level Parking Garage on a 15.75 acre site	Alexandria, Steve Richardson, 2929 Campus Drive, Suite 400 A, San Mateo, 94403 (650) 286-1200	Approved - July 06
P05-0159, DR05-0094, PUDM05-0004, TDM05-0004 & UPM05-0004	Britannia Pt Grand Development	250-270 E. Grand Avenue	Demolish 4 existing 1 & 2 story bldgs (177,938 sf total) and construct 3 Office/R&D bldgs, (461,500 sf total) and an 8 level parking garage in their place.	Slough Estates, John Bergschneider, 400 Osyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Under Review
GATEWAY SPECIFIC PLAN DISTRICT					
PP-00-020	681 Gateway	681 Gateway Blvd (Gateway Redevelopment Area)	4 story (121,098 sf), 6 level parking garage, 8.2 acre site	Alexandria, Steve Richardson, 2929 Campus Drive, Suite 400 A, San Mateo, 94403 (650) 286-1200	Complete - 2006
P02-0059, Signs04-0004 & 0009	Gateway Childcare Center	599 Gateway Blvd	8,300 Sq Ft Childcare Center on 0.7 acre site	SSF Redevelopment Agency	Completed 2004

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
GENENTECH					
P03-0148 & UP03-0029	Genentech Bldg 33	1633 Grandview Drive	Office / 5 story bldg / 127,000 SF	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	Completed in 2005
P03-0113 / UP03-0021 & ND03-0113	Genentech Bldg 37 - Garage	353 Point San Bruno	Demolition of an existing 16,361 sq ft Industrial buildig & construction of a 7-level parking garage for 617 vehicles.	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	Completed in 2005
P05-0005, UP05-0002, ND05-0001 & DR05-0003	Genentech Bldg 31	1631 Grandview Drive	Office / 5 story bldg / 152,000 SF	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	Under Review
P05-0017, UP05-0004 & ND05-0002	Genentech Bldg 51	642 Forbes Blvd	Construction of a new 35,709 sf manfacturing bldg on the lower facility area of the Genentech campus	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	Completed, Dec 06
P05-0141, DA05-0003, EIR05-0004, MP05-0001, RZ05-0003 & ZA05-0001	Genentech Master Plan Update	Genentech	Expansion of the Genentech R&D Overlay District from 124 acres to approximately 158 acres. Project includes update of the Corporate Facilities Master Plan - Zoning Map & Amendent change	Genentech Inc, Lisa Sullivan, Director of Facilities/Planning, 1 DNA Way, SSF, 94080 (650) 255-3926	Under review
P05-0169, UP05-0032 & DR06-0006	Fitness Center	435 Forbes Blvd	35,000 square foot private fitness center, with 114 parking spaces in an existing building	Genentech Inc, Lisa Sullivan, Director of Facilities/Planning, 1 DNA Way, SSF, 94080 (650) 255-3926	Completed, Dec 06

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
P06-0024, DR06-0020 & UP06-0008	Genentech Childcare Center	444 Allerton	Demolition of an existing building and construction on a 51,000 sf, 6 bldg childcare facility.	Genentech Inc, Lisa Sullivan, Director of Facilities/Planning, 1 DNA Way, SSF, 94080 (650) 255-3926	Under Review
P06-0136, UP06-0032 & DR06-0102	Genentech - Bldg 50	680 Forbes Blvd	Demolition of an existing surface parking log adjacent to 642 Forbes Blvd & construst a 168,000 sf mixed R&D/Manfacturing & Lab Bldg	Genentech Inc, Lisa Sullivan, Director of Facilities/Planning, 1 DNA Way, SSF, 94080 (650) 255-3926	Preliminary Review - Final review would occur following approval of the Master Plan
BAY WEST COVE SPECIFIC PLAN DISTRICT					
SP-97-027/MOD1	Bay West Cove (Overall Specific Plan Buildout)	Oyster Point Blvd / East of U.S. 101 (Shearwater Redevelopment Area)	**Planning Area 1:** 600,000 SF Office/R&D, 20,000 SF Restaurant/Retail, 350 Hotel Rooms or 200,000 SF additional office	**Planning Area 1:** Hines - Lisa Lewis, 101 California St, #1000, SF, CA 94111 (415) 982-6200	Specific Plan Amendments Approved 11/00
			Planning Area 2/3: 564,000 SF - Office/R&D, 10,000 SF - Restaurant/Retail, Childcare (80-100 children) **Planning Area 4**: 350 hotel rooms	**Planning Area 2/3:** Slough Estates, John Bergschneider, 400 Oyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	
PP-00-060/MOD1	Hines - Bay West Cove	105-185 Oyster Pt Blvd	9-story 233,354 sf office bldg, Three 4-story R&D Bldgs totaling 388,622 sf, 20,000 sf, Restaurant & Retail & 5 level parking garage - 16 acre site	Hines - Lisa Lewis, 101 California Street, #1000, SF, CA 94111 (415) 982-6200	Approved 10/01

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
PP-00-063	Britannia Oyster Pt - Bay West Cove	NE Corner/Oyster Pt & Veterans Blvd	6 Office/R&D bldgs, 563,500 SF & 6 level parking garage - approx 23 acre site	Slough Estates, John Bergschneider, 400 Oyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Approved 11/00
			1100 Veterans (Amgen) - 98,184 SF		Complete 4/03
			1120 Veterans (Amgen) - 80,000 SF,		Complete 4/03
			1130 Veterans (Amgen) 96,500 sf		Under Construction
			Parking Garage		Complete
			1170-1180 Veterans (Rigel) - 142,000		Complete 2/03
			1140 Veterans (Raven) 67,000 SF		Complete 3/03
PP06-0013		1190 Veteran's Blvd	7,850 sf retail amenties bldg		Approved - 12/06
PP-01-013	Oyster Point Marriott	195 Oyster Point Blvd (Shearwater/Redevelopment Area)	350 room, 20 story, full service hotel / 4.0 Acre site	Western International, Michael Mahoney, 12850 Sparling Rd, #114, Dallas, TX, 75230 (972) 934-8699	Approved 3/01
Commercial Projects					
P05-0035, UP05-0010, EIR05-0003	Home Depot	900 Dubuque Avenue (Redevelopment Area)	Construction of a 101,272 sf Home Depot Store, a 24,522 sf Garden Center and a 2-level parking structure on a 7.62 acre site.	Home Depot, 3800 West Chapman Ave, 5th Flr, Orange, CA (714) 940-3500	Approved, July 06

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
P05-0097, UP05-0021, EIR05-0002	Lowe's	600-790 Dubuque Avenue (Redevelopment Area)	An open garden center (24,698 SF), display area (124,000 SF), with open at-grade parking for 655 vehicles on a 12.8 acre site	Lowe's HIW, Inc, 1530 Faraday Ave, Ste 140, Carlsbad, CA 92008, (760) 804-5300	Approved, August 06 Construction plans under review / Pre-Construction Mtg, January 07
P06-0147, UP06-0034, DR06-0109		418 Linden (Redevelopment Area)	Construction of a new one story Multi-Tentant Retail/Commercial building (6,170 sf) and associated site improvements	Jad & Nawal Jajeh, 220 Cypress, SSF, CA, 94080	Under review
RESIDENTIAL PROJECTS					
GPA / RZ / SA / PUD -98-054	Oakmont Vistas	Oakmont Drive & Westborough Blvd	33 SFR Dwellings / 5.0 Acre Site	Standard Pacific, Bo Crane, 42 W.Campbell Ave, Ste 300, Campbell, CA 95008 (408) 871-4400	Complete, 2004
GP / PUD / SA - 00-053	South City Lights	West Side Gellert Blvd / No of Westborough Blvd	280 Multi-family condominium units on 14.9 acre site	Watts Communities, Scott Alman, 375 Diablo Rd #200, Danville, CA 94526, (925) 855-1871	1st Phase nearing completion - Jan 07
RZ / DR / ND - 02-0020	111 Chestnut Ave (SFR's)	111 Chestnut Avenue	8 Condominiums / 0.45 Acre site	Maoe Tjoe, 111 Chestnut Ave, SSF, CA 94080 (650) 558-6647	Approved - 7/05 Construction plans under review
P06-0016, DR06-0015 & SA06-0001	Oak Avenue Condo's	90 Oak Avenue	Tentative Subdivision Map allowing thirteen (13) residential condominiums.	Patrick Doherty, 880 Innes Avenue, SF, CA 94124 (415) 867-6920	Under Construction

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
PUD / SA / ND - 01/02	Stonegate Estates	Hillside Blvd & Stonegate Drive	4 detached dwellings and 12 attached dwellings with common areas.	Stonegate Home Development, Inc, 270 E. Main Street, Los Gatos, CA, 95030, (408) 399-4949	Under Construction
P04-0151, AHA04-0004 & DR04-0089	Oak Avenue Afforable Housing	SW corner of Grand & Oak Avenue (Redevelopment Area)	43 Apartments / 1.14 acre site	Bridge Housing Corportion, 345 Spear Street #700, SF, CA 94105-1673, (415) 989-1111	Approved - 3/05 Under Construction
TRANSIT VILLAGE PLAN					
P02-0088, AHA05-0002, SA05-0001, Signs05-0050 & 00052	Fairfield Development	1600 El Camino Real (Redevelopment Area)	Mixed-Use Commercial / Residential Project adjacent to Bart Station and in the El Camino Real Corridor / RDA - 361 Apartment units, up to 24,000 SF of Commercial space, including a grocery store, pedestrian improvements on McLellan Drive	Fairfield Development Shon Finch, 5510 Morehouse Dr #200, San Diego, CA 92121 (858) 626-8337	Approved / Trader Joe's - opened in Fall, 2005 / Resident units under construction, due to be completed by 2007.
P03-0092 UP03-0016 ND03-0001 RZ03-0001 GPA03-0001	Park Station Lofts	1410 El Camino Real (Redevelopment Area)	High Density, Residential Project with 99 units on a 2.03 acre site.	SummerHill Homes, 777 California Avenue, Palo Alto, CA, 94304, (650) 857-0122	Approved / Building Permits under review - Estimated completion by Winter of 2008.
TERRABAY SPECIFIC PLAN (PHASE I)					
PP-88-18	Terrabay Village (Phase I)	North side of Hillside Blvd	161 Townhomes		Completed
PP-88-18	Terrabay Park (Phase I)	North side of Hillside Blvd	125 unit SFR		Completed

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
TERRABAY SPECIFIC PLAN (PHASE II/III)					
SP-01-018	Terrabay Specific Plan Phase II/III	West side of US 101, Fronting Airport Boulevard	665,000 square feet of office, 24,000 square feet of commercial, 200 seat performing arts center, 100 child day care center	Myers Development Co Shep Heery, 101 2nd Str, #555, SF, CA 94105 (415) 644-8335	Approved October 2006
SP-01-018	Terrabay Woods (Phase II) - AKA Mandalay Woods	North Side of Sister Cities Blvd and west of US 101	135 units SFR	Western Pacific Housing - Bill Bush 6668 Owens Drive, Pleasanton, CA 94588 (925) 584-8228	Completed 2003
SP-01-018	Terrabay Specific Plan Phase II/III	Recreation Parcel westof US 101 and north of Sister Cities Boulevard	6.22 acre parcel for open space and recreation	Myers Development Co Shep Heery, 101 2nd Str, #555, SF, CA 94105 (415) 644-8335	Offered for dedication by the developer to the City / Sept 2006.
SP-01-018	Terrabay Specific Plan Phase II/III	West side of US 101, No of Sister Cities Boulevard	Residential -14 Acre Parcel (Medium Density), 70 units paired housing in 35 structures	Western Pacific Housing, Bill Bush, 6668 Owens Drive, Pleasanton, CA 94588 (925) 584-8228	Constructed, completed and occupied 2003.
SP-01-018	Terrabay Specific Plan Phase II/III	West side of US 101, No of Sister Cities Blvd	Residential (Medium Density), one acre parcel, 112 Condo units.	Myers Development Co Shep Heery, 101 2nd Str, #555, SF, CA 94105 (415) 644-8335	Complete 2004.
SP-01-018	Terrabay Specific Plan Phase II/III	West side of US 101, No of Airport Blvd	Buffer Parcel, 2.69 Acre Parcel - Zoned Business Commercial to permit limited parking, roadways.	Myers Development Co Shep Heery, 101 2nd Str, #555, SF, CA 94105 (415) 644-8335	Approved by the City on October 11, 2006.

Case Number	Project Name	Address/Location	Proposed Use (Gross Sq Ft)	Developer	Current Status
SP-01-018	Terrabay Specific Plan Phase II/III	West side of US 101, No of Airport Blvd	Open Space - 25.73 Acre Parcel for Open Space, butterfly habitat, wetlands mitigation & possible hiking trail. Property to be conveyed to the County for inclusion in San Bruno Mountain County/State Pk	Myers Development Co Shep Heery, 101 2nd Str, #555, SF, CA 94105 (415) 644-8335	Preservation Parcel conveyed to the County on August 11, 2004.