MAJOR PROJECTS
CITY OF SOUTH SAN FRANCISCO

(September, 2007)

For Current Updates Contact the Planning Division

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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 Blvd **(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 construction, Future Elan site
P07-0048 TDM07-0001 UP07-0006	Chamberlin Associates	200 Oyster Point Blvd	R & D - 3 story building (83,420 sf) w/parking garage, xxx acre site	Chamberlin Associates, 5880 W. Las Positas Blvd #34, Pleasanton, CA, 94588	Approved, August 07
P04-0131 UP04-0031 PM04-0003 TDM04-0004	Kaiser Medical Treatment 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	Under Construction
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) **(Downtown/Central 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, Complete Bldg 3, Complete Bldg 4, Complete Bldg 5/6, Complete Bldg 7, Under Construction Bldg 8, Under Construction Bldg 9, Under Construction

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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
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	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	Under Construction
P07-0060 UP07-0007 DR07-0040 TDM07-0003 ND07-0001	Bio Med Realty, LLC - 475 Eccles	475 Eccles	Demo 32,000 sf and construct a new 120,000 Office/R&D building on a 6.1 acre site	BMR-475 Eccles, LLC, 17140 Bernardo Ctr Dr, Ste 222, San Diego, CA, 92128, (858) 485-9840	Under Review

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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.	Slough Estates, John Bergschneider, 400 Osyster Pt Blvd, Ste 409, SSF, 94080 (650) 875-1002	Under Review
P07-0017 UP07-0011 DR07-0050 TDM07-0004	Britannia Modular Lab 3	328 Roebling Rd	Demo existing building (79,501 sf), and construct 2 R&D Office buildings (105,536 sf) and at grade & subterranean parking on a 2.97 acre site.	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
P07-0073 DR07-0046 PP07-0001 UP07-0009 VAR07-0004	Hyatt Place Hotel	550 Gateway	8 story (87,118 sf), 166 room w/parking garage on a 2.00 acre site	SRI Krishna Enterprise, Att: Vijay Patel, 300 Gateway Blvd, SSF, 94080, (650) 616-6180	Under Review
GENENTECH					
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	Approved, April 2007
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

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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, 1 DNA Way, SSF, 94080 (650) 255-3926	Completed, Dec 06
P06-0024, DR06-0020 & UP06-0008	Genentech Childcare Center	444 Allerton	Demolition of an existing building and construction of a 51,000 sf, 6 bldg childcare facility for 500 children.	Genentech Inc, 1 DNA Way, SSF, 94080 (650) 255-3926	Approved, April 2007
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, 1 DNA Way, SSF, 94080 (650) 255-3926	Approved, August 2007
P07-0091 UP07-0015 DR07-0057	Genentech - Bldg 16 & 17 (FRC III)	330 Point San Bruno Blvd	5 story, R&D Building (275,000 sf), w/a parking garage, on a 21.681 acre site	Genentech Inc, 1 DNA Way, SSF, 94080 (650) 255-3926	Under Review
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	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	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	

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PP-00-060/MOD1	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	Genentech, 1 DNA Way, SSF, 94080 (650) 255-3926	Approved 10/01
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

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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. Plan check in progress.
P05-0097, UP05-0021, EIR05-0002	Lowe's Home Improvement Center	600-790 Dubuque Avenue (Redevelopment Area - Downtown Central)	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	Under Construction
P07-0079 UP07-0013 DR07-0054	BMR Mixed Residential Use	418 Linden (Redevelopment Area)	32 residential unit w/ 6,400 sf of retail ground space on a .32 acre site.	Linden Fund, LLC, 101 Second Street, Ste 555, SF, CA 94105, (415) 777-3330	Under review
RESIDENTIAL PROJECTS					
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 3 out of 6 buildings complete. Remaining phase under construction.
RZ / DR / ND - 02-0020	111 Chestnut Ave (SFR's)	111 Chestnut Avenue	8 Condominiums / 0.45 Acre site	NG's Chestnut LLC, 100 Old Country Rd, Ste 100 C, Brisbane, CA, 94005, (415) 656-3258	Approved - 7/05 Time Extension Under Review
P06-0016, DR06-0015 & SA06-0001	Oak Avenue Condo's	90 Oak Avenue	Thirteen (13) residential condominiums, 17,815 sf, on a .41 acre site.	Patrick Doherty, 880 Innes Avenue, SF, CA 94124 (415) 867-6920	Under Construction

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PUD / SA / ND - 01/02	Stonegate Estates	Hillside Blvd & Stonegate Drive	4 detached dwellings and 12 attached dwellings with common areas on a 1.4 acre site.	Stonegate Home Development, Inc, 270 E. Main Street, Los Gatos, CA, 95030, (408) 399-4949	Nearing completion, PUD Modification, Approved April 2007
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	Nearing Completion
P06-0083 PUD06-0001 DR06-0069	Oakmont Meadows	Corner of Westborough Blvd & Oakmont Drive	21 Townhouses / 4.91 acre site	Hansen PSC, Inc, 661 Live Oak, Ste 3, Menlo Park, CA 94025, (650) 326-3301	Under Review
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	Trader Joe's - opened in Fall, 2005 / Residential units beginning to receive occupancy in May 2007. Street improvements completed.

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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	Under Construction - Estimated completion by Winter of 2008.
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 Under Construction