

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

SCH # 2023120409

Project Title: Tanforan Redevelopment Project

Lead Agency: City of San Bruno Contact Person: Peter Gilli
 Mailing Address: 567 El Camino Real Phone: (650) 616-7074
 City: San Bruno Zip: 94066 County: San Mateo

Project Location: County: San Mateo City/Nearest Community: San Bruno

Cross Streets: Sneath Lane, Huntington Avenue, Interstate 380, and El Camino Real (State Route 82) Zip Code: 94066

Longitude/Latitude (degrees, minutes and seconds): 37 ° 38 ' 10.91 " N / 122 ° 25 ' 4.79 " W Total Acres: 44

Assessor's Parcel No.: 014-316-080, 014-316-300, 014-316-310, 014-316-360, 014-316-330, 014-316-060 Section: 28 Twp.: 3 South Range: 5 West Base: Mount Diablo

Within 2 Miles: State Hwy #: US 101, I-280, I-380, SR 82/El Camino Real Waterways: San Francisco Bay, Colma Creek

Airports: San Francisco International Airport Railways: Caltrain, BART Schools: Capuchino High School, Parkside Intermediate School, B

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: ALUC override

Development Type:

Residential: Units 1,514 Acres TBD
 Office: Sq.ft. 1,723,580 Acres TBD Employees _____ Transportation: Type _____
 Commercial: Sq.ft. 211,950 Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: 69,000 sq. ft. amenity, 125,000 sq. ft. hotel

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

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

The project would demolish all existing uses on the project site except for the Century at Tanforan Theater, the Target, and their associated parking garages. In total approximately 785,489 square feet of existing retail uses would be demolished. The project would construct approximately 111,950 to 211,950 square feet of new retail space with underground and above-grade parking, approximately 1,014 to 1,514 multi-family residential units with underground and above-grade parking, approximately 1,174,000 to 1,723,580 square feet of life-science laboratory and office uses, and approximately 55,000 to 69,000 square feet of amenity uses that would also include above-grade parking. The project could also construct a 125,000-square foot, 170-room hotel. In total approximately 785,489 square feet of existing retail uses would be demolished. The existing 75,800-square foot Century at Tanforan Theater would be remodeled and incorporated into the project, and the existing Target would remain. The above-ground parking structures serving the Century at Tanforan Theater and Target would also remain. The housing component would include up to 200 affordable housing units in a stand-alone building on the northern portion of the project site. In total, the project would construct 2,169,041 to 2,330,461 square feet of net new development on the project site.

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".

| | |
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| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" 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 checked="" type="checkbox"/> Caltrans District # <u>4</u> | <input type="checkbox"/> Public Utilities Commission |
| <input checked="" type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>2</u> |
| <input checked="" 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 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 checked="" type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>3</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input checked="" type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | <input checked="" type="checkbox"/> Other: <u>San Francisco International Airport Bureau of Planning and Environmental Affairs</u> |
| <input checked="" type="checkbox"/> Housing & Community Development | <input checked="" type="checkbox"/> Other: <u>Federal Aviation Administration</u> |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date June 27, 2025 Ending Date August 11, 2025

Lead Agency (Complete if applicable):

| | |
|---|--|
| Consulting Firm: <u>ICF</u> | Applicant: <u>City of San Bruno</u> |
| Address: <u>595 Market Street, Suite 950</u> | Address: <u>567 El Camino</u> |
| City/State/Zip: <u>San Francisco, CA. 94105</u> | City/State/Zip: <u>San Bruno, CA 94066</u> |
| Contact: <u>Heidi Mekkelson</u> | Phone: <u>(650) 616 - 7042</u> |
| Phone: <u>(415) 677 -7116</u> | |

Signature of Lead Agency Representative:  Date: 6/24/2025

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