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 #

Project Title: Bay Rise Park Project

Lead Agency: City of Burlingame | Contact Person: Ruben Hurin, Planning Manager

Mailing Address: 501 Primrose Road | Phone: (650) 558-7250

City: Burlingame | Zip: 94010 | County: San Mateo County

Project Location: County: San Mateo | City/Nearest Community: Burlingame

Cross Streets: Bay View Place and Airport Boulevard | Zip Code: 94010

Longitude/Latitude (degrees, minutes and seconds): 37 ° 35 ′ 28.48 ″ N / -122 ° 20 ′ 25.62 ″ W Total Acres: 10.2

Assessor's Parcel No.: 026-363-600; 026-363-610 | Section: n/a | Twp.: n/a | Range: n/a | Base: n/a

Within 2 Miles: State Hwy #: US 101 and SR 82 | Waterways: SF Bay, Sanchez Chanel, Anza Lagoon

Airports: SFO | Railways: Caltrain | Schools: BHS, Washington

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: _____

Development Type:

☐ Residential: Units _____ Acres _____
☐ Office: Sq.ft. _____ Acres _____ Employees _____ ☐ Transportation: Type _____
☐ Commercial: Sq.ft. _____ Acres _____ Employees _____ ☐ Mining: Mineral _____
☐ Industrial: Sq.ft. _____ Acres _____ Employees _____ ☐ Power: Type _____ MW _____
☐ Educational: _____ ☐ Waste Treatment: Type _____ MGD _____
☒ Recreational: 10.2 acre public nature and recreation park ☐ Hazardous Waste: Type _____
☐ Water Facilities: Type _____ MGD _____ ☐ Other: _____

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: GHG/Energy/Wildfire

Present Land Use/Zoning/General Plan Designation:

Anza Area (AA); Bayfront Commercial (BFC)

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

The Project would redevelop approximately 10.2 acres (9.4 acres on land and 0.83 acre in Sanchez Channel) that is currently vacant and undeveloped, other than a Federal Aviation Administration (FAA) tower, an unimproved portion of the San Francisco Bay Trail (Bay Trail) along the bay side of the site, and two substandard parking surfaces. The Project would transform the vacant parcels into a public nature and recreation park with an approximately 8,600 square foot education center/event building, a drop-off loop, and one-way driveway which would provide access to 29 on-site parking spaces. In addition, the Project would restore the natural tidal-marsh ecology of the portion of San Francisco Bay shoreline within the Project site. It would also improve the section of the Bay Trail on the Project site; facilitate water access and recreation; and provide new viewing decks and patios, a small take-out café, multi-purpose and lawn areas, secondary trails throughout the site, an interpretive program, and interpretive elements related to sea-level rise resiliency demonstration. Furthermore, the Project would also incorporate a small accessory building (approximately 20 feet by 30 feet) to store jet skis, personal protective equipment, and rescue equipment required by the Central County Fire Department, along with an approximately 12-by 20-foot trash enclosure. Approximately two employees would be required for operation of the public nature and recreation park.

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 and "**X**".
If you have already sent your document to the agency please denote that with an "**S**".

X	Air Resources Board		Office of Historic Preservation
	Boating & Waterways, Department of		Office of Public School Construction
	California Emergency Management Agency		Parks & Recreation, Department of
	California Highway Patrol		Pesticide Regulation, Department of
X	Caltrans District # 4	X	Public Utilities Commission
	Caltrans Division of Aeronautics	X	Regional WQCB # 2
	Caltrans Planning		Resources Agency
	Central Valley Flood Protection Board		Resources Recycling and Recovery, Department of
	Coachella Valley Mtns. Conservancy	X	S.F. Bay Conservation & Development Comm.
	Coastal Commission		San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
	Colorado River Board		San Joaquin River Conservancy
	Conservation, Department of		Santa Monica Mtns. Conservancy
	Corrections, Department of	X	State Lands Commission
	Delta Protection Commission		SWRCB: Clean Water Grants
	Education, Department of	X	SWRCB: Water Quality
	Energy Commission		SWRCB: Water Rights
X	Fish & Game Region # 3		Tahoe Regional Planning Agency
	Food & Agriculture, Department of		Toxic Substances Control, Department of
	Forestry and Fire Protection, Department of		Water Resources, Department of
	General Services, Department of		
	Health Services, Department of	X	Other: Federal Aviation Administration
	Housing & Community Development	X	Other: C/CAG of San Mateo County
X	Native American Heritage Commission		

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

Starting Date December 10, 2025 Ending Date January 9, 2026

Lead Agency (Complete if applicable):

Consulting Firm: ICF
Address: 595 Market Street, Suite 950
City/State/Zip: San Francisco, CA 94105
Contact: Devan Atteberry
Phone: (415) 677-7113

Applicant: The SPHERE Institute
Address: 500 Airport Boulevard, Suite #340
City/State/Zip: Burlingame, CA 94010
Phone:

Signature of Lead Agency Representative: Ruben Hurin **Date:** 12/10/2025

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