

# CITY OF BURLINGAME

City Hall – 501 Primrose Road  
Burlingame, California 94010-3997



## COMMUNITY DEVELOPMENT DEPARTMENT

Planning Division  
PH: (650) 558-7250  
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### NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

To: Interested Individuals  
County Clerk of San Mateo

From: City of Burlingame  
Community Development Department  
Planning Division  
501 Primrose Road  
Burlingame, CA 94010

**Subject:** Notice of Intent to Adopt a Mitigated Negative Declaration (ND-607-P)  
**Project Title:** 1214 Donnelly Avenue Project  
**Project Location:** 1214-1220 Donnelly Avenue, Burlingame, CA 94010

**Project Description:** The project would include demolition of the existing structures on site and construction of a new three-story, 43-foot 10-inch tall mixed-use building containing commercial and multi-family residential uses totaling 35,075 gross square feet. Commercial uses totaling 4,704 gross square feet would be located on the ground floor, with two levels of residential uses above. The building would include 14 residential units, including 12 two-bedroom units and 2 one-bedroom units. The project would include 22 parking spaces for residents, with 21 stacked parking spaces and one Americans with Disabilities Act (ADA) accessible parking space. There would also be one service/delivery vehicle space provided. Parking would be in a ground level parking garage.

**Notice of Intent to Adopt a Negative Declaration:** In accordance with Section 15072(a) of the California Environmental Quality Act (CEQA) Guidelines, notice is hereby given of the City's intent to adopt a Mitigated Negative Declaration for the project listed above. A mitigated negative declaration is a negative declaration prepared for a project when the initial study has identified potentially significant effect on the environment, but (1) revisions in the project plans or proposals made by, or agreed to by, the applicant before the proposed negative declaration and initial study are released for public review would avoid effect or mitigate the effects to a point where clearly no significant effect on the environment would occur, and (2) there is no substantial evidence in the light of the whole record before the public agency that the project, as revised, may have a significant effect on the environment. The City of Burlingame has completed a review of the proposed project, and on the basis of an Initial Study and mitigations, finds that the project will not have a significant effect upon the environment. The City has prepared a proposed Mitigated Negative Declaration and Initial Study that are available for public review online at [www.burlingame.org/1214donnelly](http://www.burlingame.org/1214donnelly). Persons may also schedule an appointment to view a hard copy of the proposed Mitigated Negative Declaration and Initial Study by contacting Ruben Hurin, staff planner for the project, at [rhurin@burlingame.org](mailto:rhurin@burlingame.org) or (650) 558-7256.

**Comment Period:** As mandated by State Law, the minimum comment period for this document is 30 (thirty) days and begins on May 15, 2020 and ends on June 15, 2020. Comments may be submitted during the review period. Persons having comments concerning this project, including objections to the basis of the determination set forth in the Initial Study/Mitigated Negative Declaration, are invited to furnish their comments summarizing the specific and factual basis for their comments, in writing to:

Kevin Gardiner, Community Development Director  
City of Burlingame Community Development Department  
Planning Division  
501 Primrose Road  
Burlingame, CA 94010-3997  
Fax: (650) 696-3790 / Email: [kgardiner@burlingame.org](mailto:kgardiner@burlingame.org)

Pursuant to Public Resources Code Section 21177, any legal challenge to the adoption of the Initial Study/Mitigated Negative Declaration will be limited to those issues presented to the City during the public comment period and/or during any duly noticed public hearings.

**Public Hearing:** The Planning Commission hearing to review the proposed application for the Mitigated Negative Declaration, Amendment to the Downtown Specific Plan and Zoning Code, Design Review, and Conditional Use Permit for a new 3-story, 14-unit mixed use commercial/residential project at 1214-1220 Donnelly Avenue has been tentatively scheduled for July 13, 2020 at 7:00 p.m. Please check the Planning Division's major projects page, the Planning Commission meeting and agenda page, or call the Planning Division (650) 558-7250 for updates on the tentative hearing date.

Posted: May 15, 2020