

# APPENDIX 3

## Development Checklist

### Project Description Characteristics

Please identify the applicable land uses included in the proposed project and provide a brief description of the proposed project (or the project description to be used for the associated environmental document).

- 1) What is the size of the project (in acres)?

The project site is 1.51 acres.

- 2) Identify the applicable land uses:

Residential

Commercial

Industrial

Manufacturing

Other

- 3) If there is a residential component to the project, how many units are being proposed?

Single-family residences:

:

Multi-family residences:

: 111

- 4) Please provide a brief project description, including the square footage of conditioned space by land use:

The is a 6-story mixed-use project with commercial and multifamily residential. The total square footage is 271,328 S.F. The office is 180,950 S.F. and the residential is 90,378

- 5) Does the project require any amendments to the General Plan or specific plans?

Yes No No General Plan or Specific plan amendment is required.

If yes, please explain:

# CAP CONSISTENCY CHECKLIST

6) Is the project located in a specific plan area?

Yes No Yes.

If so, which one? The Downtown Specific Plan Area

7) Please complete the following table to identify project compliance with any applicable CAP measures.

## Standards for CAP Consistency – New Development

Reduction Measure and Applicable Standard	Does the Project Comply?	Notes & Comments
<b>BE 1. All new development:</b> The project does not have natural gas connections, and does not have any natural gas appliances or other equipment installed	<input checked="" type="checkbox"/> Yes No N/A	Additional notes:
<b>RE 2. All new developments with residential units:</b> The project includes an on-site renewable energy system that meets or exceeds the minimum requirements of the California State Building Code	<input checked="" type="checkbox"/> Yes No N/A	If yes, what is the kW potential of the renewable energy system? The kW potential will meet CBC Code requirements and be developed during the permit phase. Additional notes:
<b>RE 2. All new developments with residential units:</b> The project includes an on-site energy storage system, such as a battery.	Yes <input checked="" type="checkbox"/> No N/A	If yes, how much electricity does the system store?  Additional notes:
<b>RE 3. All new developments with nonresidential space:</b> The project includes an on-site renewable energy system that meets or exceeds the minimum requirements of the California State Building Code	<input checked="" type="checkbox"/> Yes No N/A	If yes, what is the kW potential of the renewable energy system? The kW potential will meet CBC Code requirements and be developed during the permit phase. Additional notes:

# APPENDIX 3

Reduction Measure and Applicable Standard	Does the Project Comply?	Notes & Comments
<b>RE 3. All new developments with nonresidential space:</b> The project includes an on-site energy storage system, such as a battery.	Yes <b>No</b> N/A	If yes, how much electricity does the system store? The current planned infrastructure for energy generation will not provide enough to include on-site energy storage.  Additional notes:
<b>EE 3. All new developments with residential units:</b> The project includes trees that provide shade to residences.	Yes <b>No</b> N/A	If yes, how many residences are shaded by newly planted trees?  Additional notes: Residential units are located on floors 4, 5, and 6. small potted landscape and trees will be provided where possible.
<b>CF 1. All new development with dedicated off-street parking:</b> The project includes parking spaces with installed EV chargers or are pre-wired for EV chargers, consistent with state and any local regulations.	<b>Yes</b> No N/A	If yes, how many spaces include installed EV chargers?  If yes, how many spaces are pre-wired for EV chargers? 18 READY, 36 CAPABLE  Additional notes:
<b>CF 1. All new development with dedicated off-street parking:</b> The project includes parking spaces with installed EV chargers that are accessible by members of the public beyond those who live and/or work at the project.	Yes <b>No</b> N/A	If yes, how many spaces with installed EV chargers are accessible by members of the public?  If yes, how many Level 3 chargers installed as part of this project are publicly accessible?  Additional notes:

# CAP CONSISTENCY CHECKLIST

Reduction Measure and Applicable Standard	Does the Project Comply?	Notes & Comments
<b>ST 6. New developments of at least six multi-family units and/or 10,000 square feet of nonresidential space:</b> Implement TDM strategies to comply with the appropriate trip reduction target identified in applicable area plans and San Mateo Citywide TDM Plan.	Yes No N/A	If yes, what is the trip reduction target for the project? % short-term commute trip reduction % long-term commute trip reduction What strategies will the project use to achieve these trip reduction targets?  Additional notes:
<b>ST 6. Projects of at least 20 multi-family units and/or 50,000 square feet of nonresidential space undergoing additions or alterations (as defined in San Mateo Municipal Code Section 23.06.012):</b> Implement TDM strategies consistent with the targets in relevant area plans and the San Mateo Citywide TDM Plan.	Yes    Yes No N/A	If yes, what is the trip reduction target for the project? % short-term commute trip reduction % long-term commute trip reduction What strategies will the project use to achieve these trip reduction targets? The project includes a TDM Coordinator, New Hires/ Resident Packets, TDM Communications, Subsidized Transit Passes (Office), Unbundled Parking and Interior Bike Parking.
<b>ST 7. All new development:</b> Be located along El Camino Real, within one-half mile of any Caltrain station, or in the Rail Corridor Transit Oriented Development or Hillsdale Station Area Plan areas.	Yes    Yes No N/A	Additional notes:

## APPENDIX 3

Reduction Measure and Applicable Standard	Does the Project Comply?	Notes & Comments
<b>SW 1. All developments with multifamily units or nonresidential space:</b> Provide an area of sufficient space to store and allow access to a compost bin.	Yes   Yes No N/A	Does the project participate in any composting programs?   Yes  Does the project compost on-site?   Yes Additional notes:   Composting will be provided for the residential uses
<b>WW 3. All new development:</b> Include a greywater system.	Yes No   No N/A	If yes, is the greywater system "laundry-to-landscape" or another type of system?   The lack of infrastructure for greywater in downtown San Mateo and that fact the building will not produce enough greywater internally for use makes this prohibitive. Additional notes: