



# 557 EAST BAYSHORE MIXED-USE PROJECT

BCDC Permit Application No. 2023.004.00

June 1, 2023

# PROJECT LOCATION

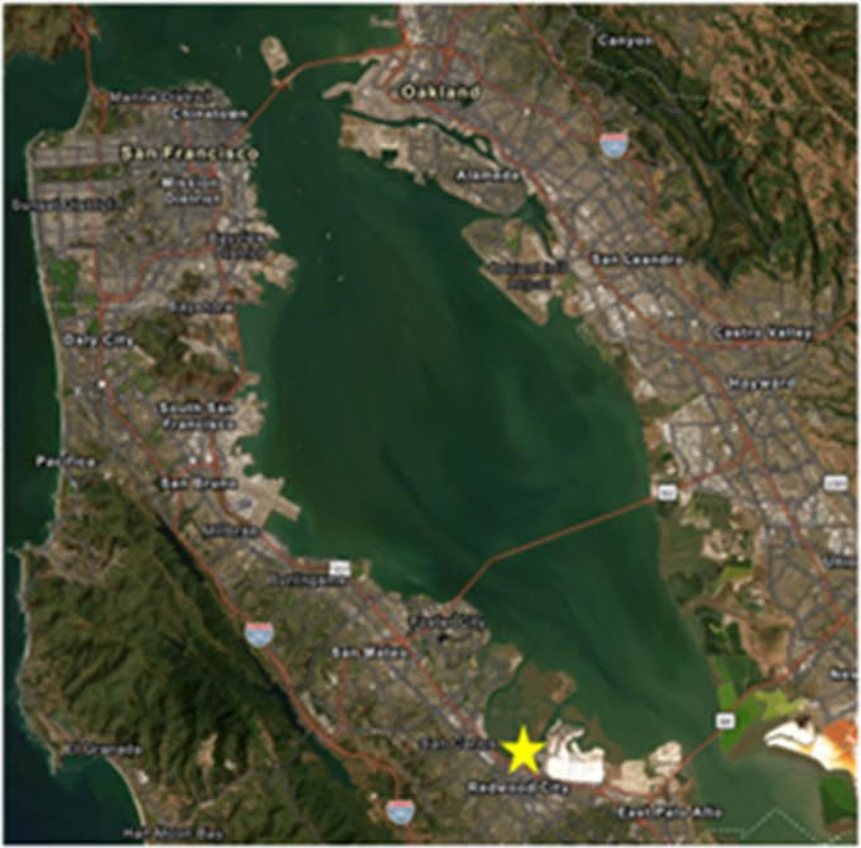


Bair Island Ecological Reserve

Smith Slough

Port of Redwood City

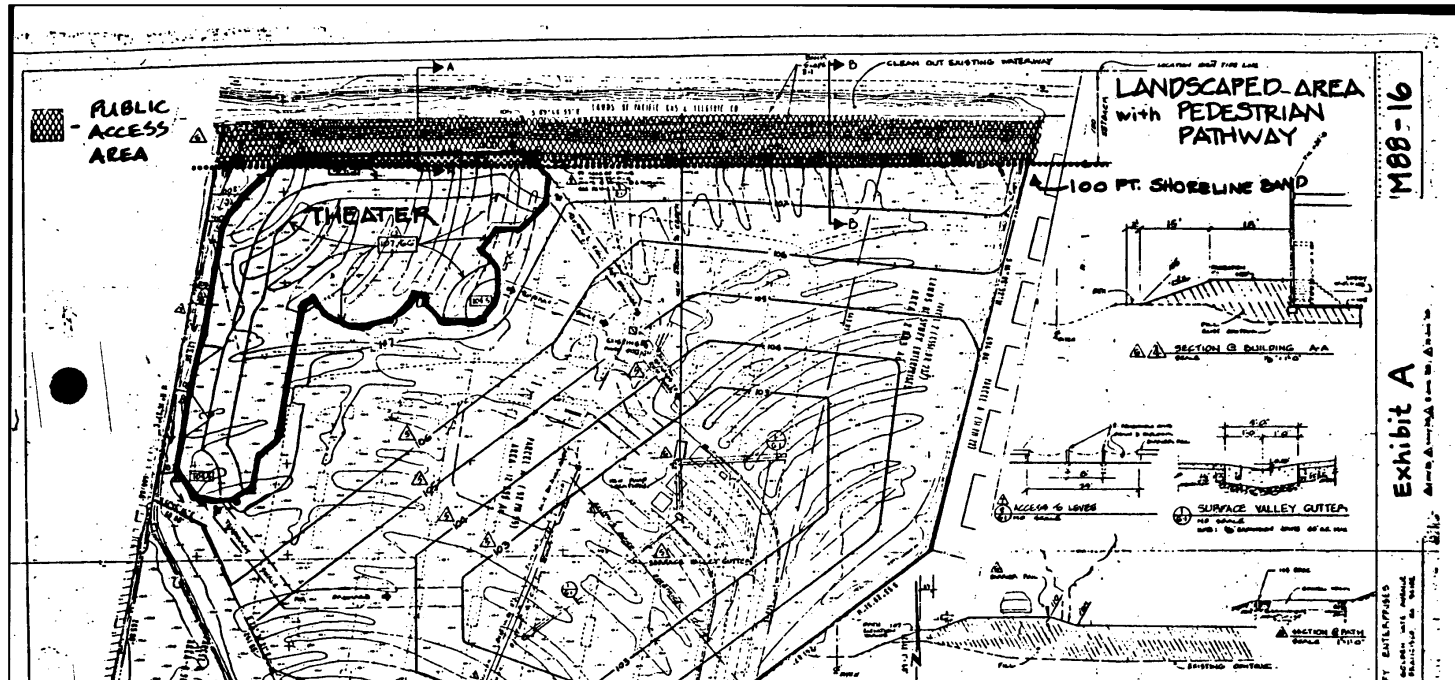
Cargill Redwood City Plant



# PROJECT SITE



# PERMIT HISTORY



# PROPOSED PROJECT



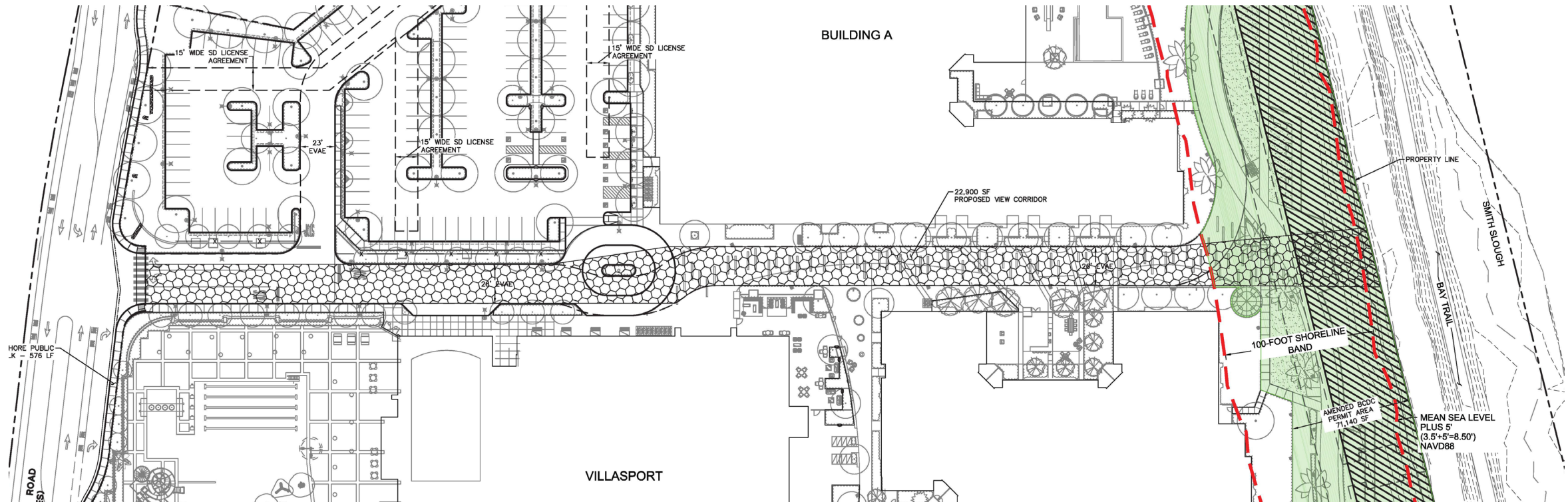
- Demolition and regrading
- 71,380 SF public access area
- 418 SF footprint for residential building
- 25,144 SF residential landscape buffer
- 7,341 SF parking lots and rights-of-way

# PUBLIC ACCESS

<b>Public Access Category</b>	<b>Area</b>
Existing Dedicated Public Access in Shoreline Band to be improved	41,000 sf 0.94 ac
New Dedicated Public Access in Shoreline Band	30,380 sf 0.70 ac
New Dedicated Public Access Outside of Shoreline Band	4,418 sf 0.11 ac
<b>Total Dedicated Public Access</b>	<b>75,798 sf</b> <b>1.74 ac</b>



# VISUAL ACCESS



 View Corridor

# SEA LEVEL RISE



**24"** Total Water Level  
represents similar flooding above  
MHHW under the following  
scenarios:

Sea Level Rise ?	+	Storm Surge ?
0"		5-year
6"		2-year
12"		King Tide
24"		No Storm Surge

## Depth of Flooding

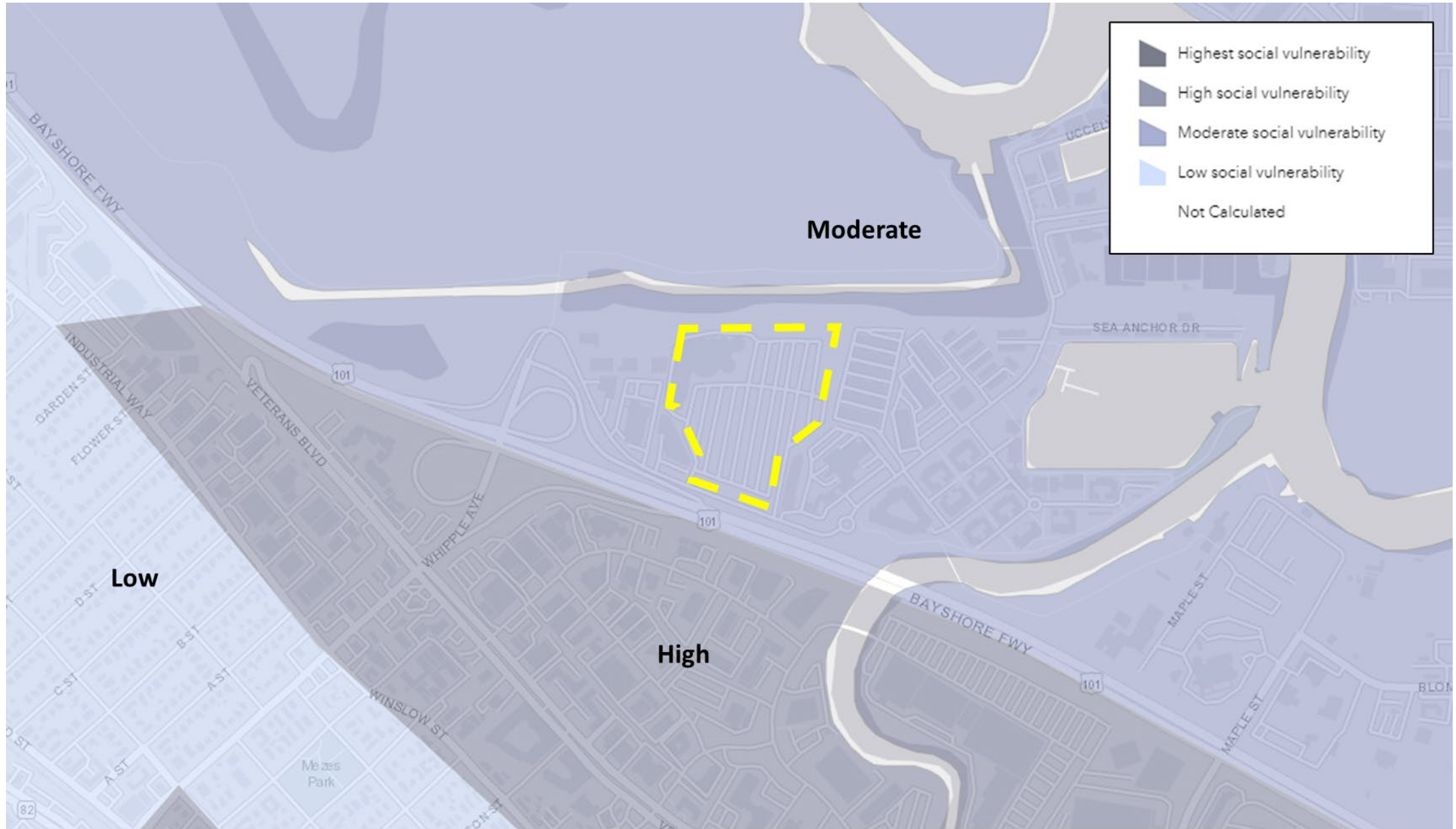
- 0 - 2 feet
- 2 - 4 feet
- 4 - 6 feet
- 6 - 8 feet
- 8 - 10 feet
- 10 - 12 feet
- 12+ feet

## Shoreline Overtopping

- Overtopping
- No Overtopping



# ENVIRONMENTAL JUSTICE



# BAY PLAN POLICY AREAS

- Public Access
- Appearance, Design, and Scenic Views
- Climate Change
- Environmental Justice and Social Equity

# STAFF RECOMMENDATION

Approve BCDC Permit Application No. 2023.004.00 with conditions:

- Dedicate a total of 75,798 square feet of public access, including 34,798 square feet of new public access
- Provide future connections to neighboring public access
- Ensure the central access corridor between East Bayshore Road to the shoreline is available to the public
- Provide 7 public shore parking spaces, including an ADA accessible space
- Maintain a 26-foot-wide view corridor through the center of the site
- Prepare a sea level rise adaptation plan

# THANK YOU



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