



2025 Genentech Road Acquisition Project

June 25, 2025

City Council Presentation

Genentech Campus Boundary



Acquired / Controlled Parcels



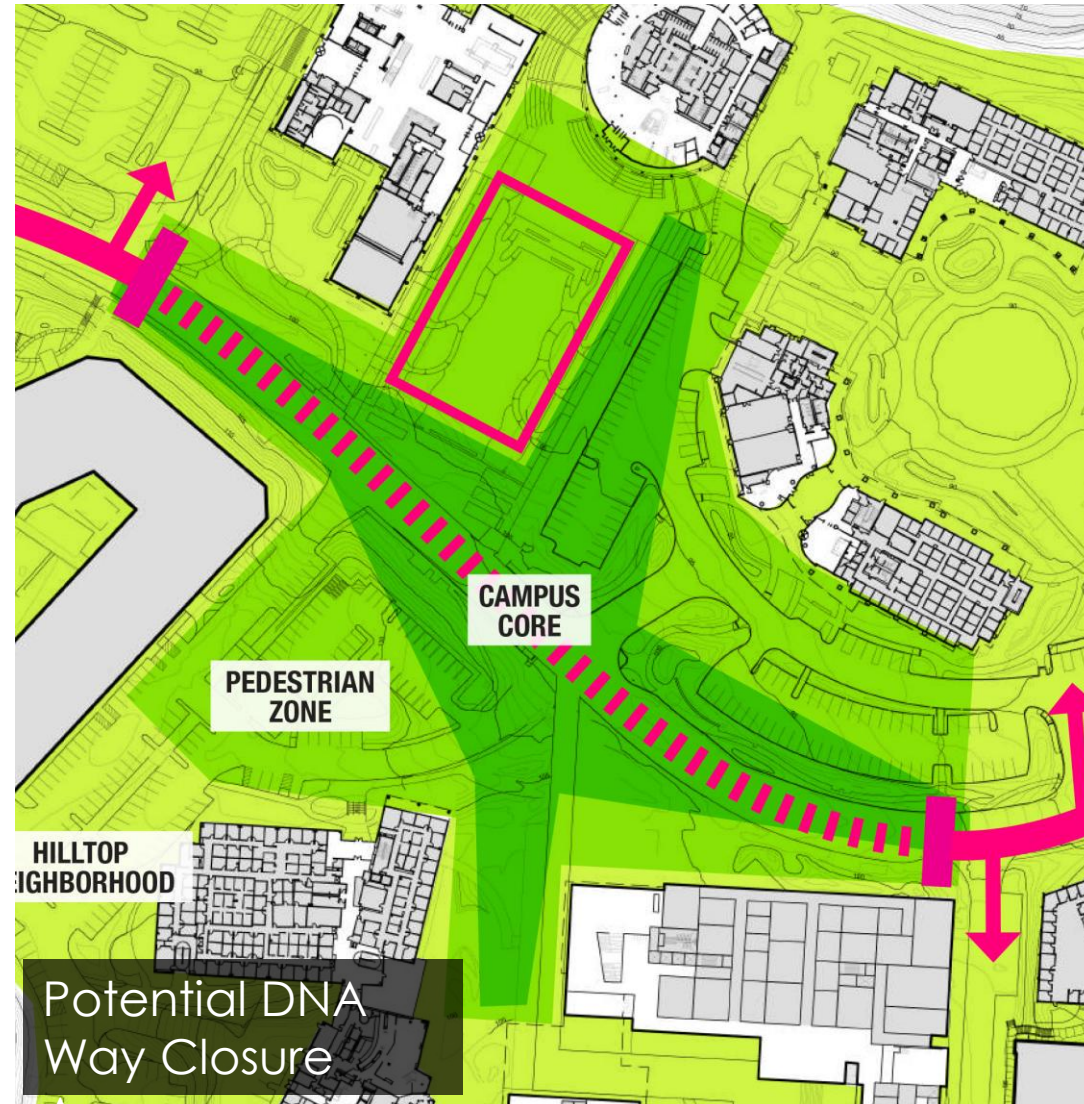
Proposed Genentech Boundary



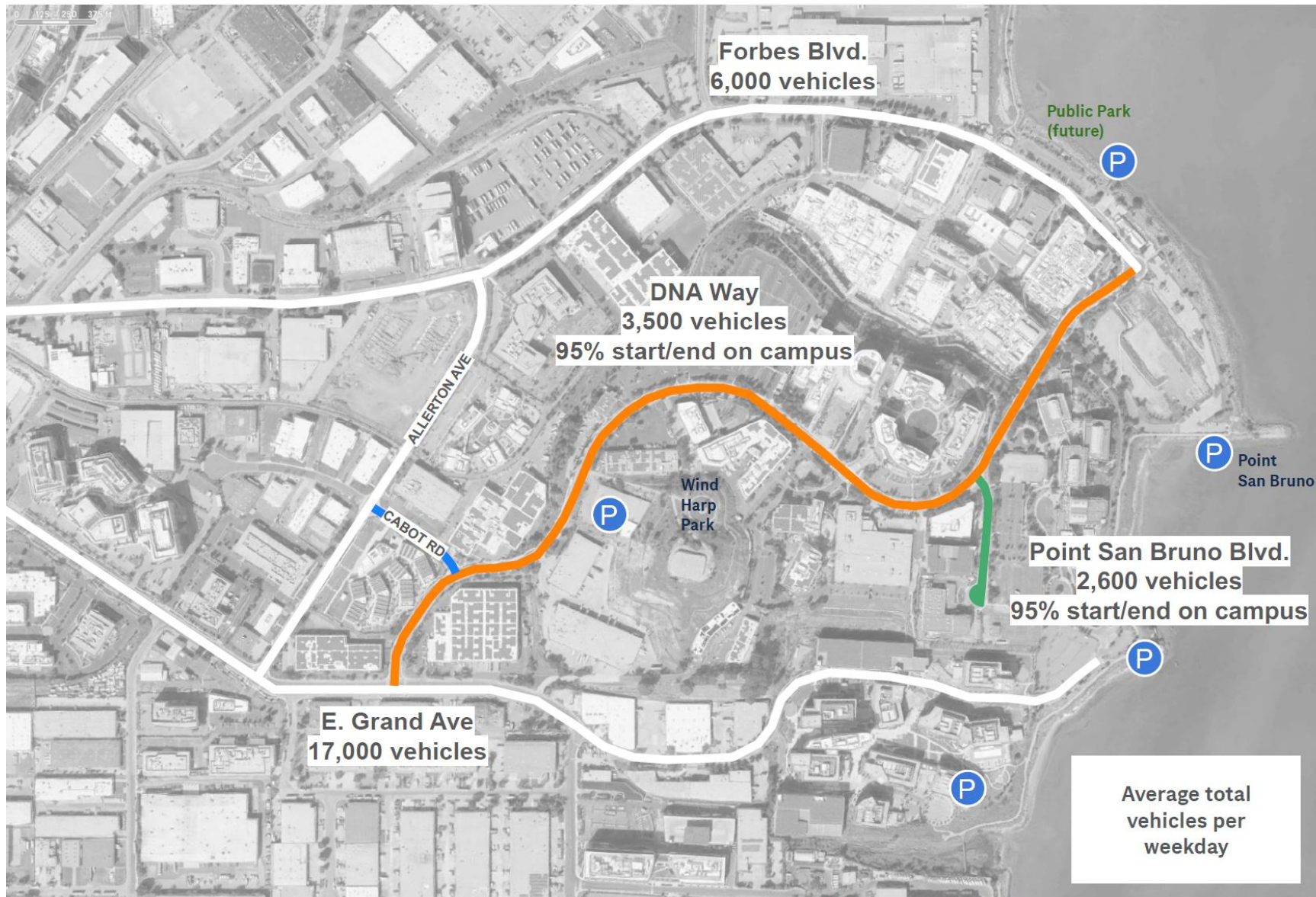
Genentech Road Network



Genentech Campus Master Plan



Genentech Campus Vehicle Access / Closure



Genentech Entitlements

Genentech Entitlements

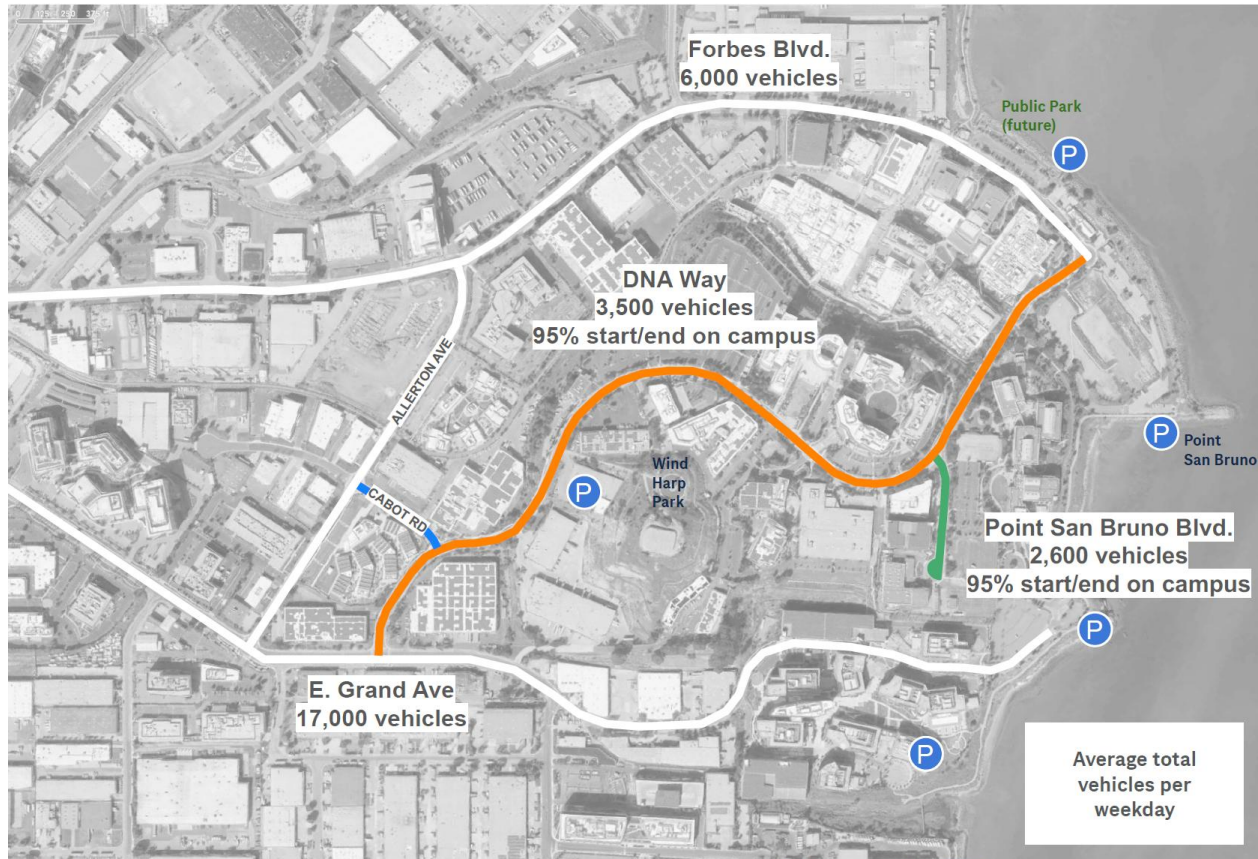
Required Entitlements

- Street Vacations
- Purchase and Sale Agreement
- Genentech Campus Master Plan Amendments
- General Plan Amendments
- Zoning Map Amendments
- Approval of Addendum

Street Vacations

Proposed Street Vacations

- DNA Way (shown in orange)
- Cabot Road (shown in blue)
- Point San Bruno Blvd (shown in green)



Purchase and Sale Agreement



Proposed Terms

- \$20M for Orange Section
- \$5M for Green, Blue and Pink Sections
- Maintenance and License Agreement
 - Outlines ongoing maintenance obligations, provides for reimbursement of City for 5-year period
 - City granted necessary public utility easements

Genentech Campus Public Access



Genentech Master Plan Amendments

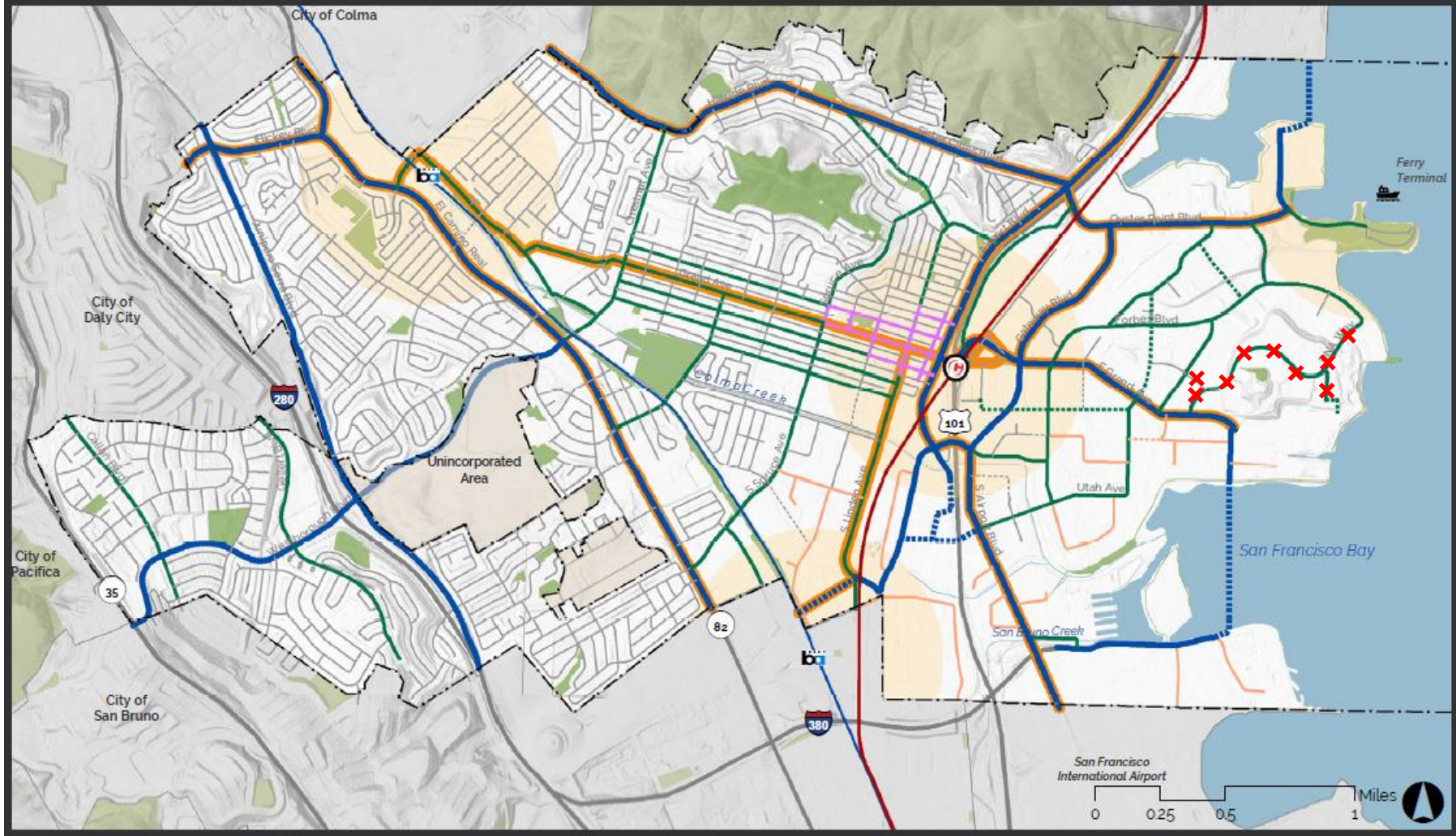
Proposed Amendments within:

- Chapter 3: Urban Design
- Chapter 4: Transportation, Circulation and Parking
- Figures throughout the document

Also memorializes obligations related to future appraisals and requirements prior to terminating public access.

General Plan Amendments

Figure 14: Proposed Roadway Network



Zoning Map Amendments



Environmental Review

Addendum to 2000 Genentech EIR & 2040 GP EIR

- No new campus development
- No new operations
- Genentech not requesting increase in potential Campus buildout assumed in 2020 Genentech EIR

Project will not cause any new or substantially more significant environmental impacts

Planning Commission Review

Planning Commission reviewed on May 15, 2025

- Would City be setting a precedent by selling public roads to a private entity?
- How would the vacated roads be assessed for tax purposes?
- How much money would the City be saving by divesting in these three public roads?

The Commission found that the vacation of the streets is in conformance with the SSF General Plan, and recommended approval of all entitlements by a vote of 5-0

City Council Recommendation

Planning Commission recommends that Council:

1. Move to adopt a resolution making a CEQA determination;
2. Move to adopt a resolution vacating DNA Way;
3. Move to adopt a resolution vacating Point San Bruno Blvd;
4. Move to adopt a resolution vacating Cabot Road within the Genentech Campus Master Plan boundaries;
5. Move to adopt a resolution approving the sale of DNA Way, Point San Bruno Blvd and Cabot Road to Genentech in the sum of \$25M and associated Purchase and Sale Agreement;
6. Waive reading and introduce an ordinance amending the SSF Zoning Map;
and
7. Move to adopt a resolution approving Planning entitlements.

THANK YOU



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