



**MINUTES**  
**July 7, 2022**  
**CITY OF SOUTH SAN FRANCISCO**  
**REGULAR PLANNING COMMISSION**

**CALL TO ORDER / PLEDGE OF ALLEGIANCE**

**TIME: 7:02 PM**

**ROLL CALL / CHAIR COMMENTS**

**PRESENT:** Chair Shihadeh, Vice Chair Tzang,  
Commissioners Funes (Arrived 7:08), Murphy, Faria  
**ABSENT:** Commissioners De Paz Fernandez, Evans

**STAFF PRESENT:** Tony Rozzi - Chief Planner, Billy Gross - Principal Planner, Adena Friedman – Principal Planner, Christopher Espiritu – Senior Planner, Claire Lai - City Attorney

**AGENDA REVIEW**

No changes.

**ORAL COMMUNICATIONS**

None.

**CONSENT CALENDAR**

1. Consideration of Draft Minutes for the June 16, 2022 Regular Planning Commission Hearing

***Motion to approve Consent Calendar – Vice Chair Tzang***  
***Second – Commissioner Faria***

The question was called and the motion carried 4-0-3.

**Meeting Video:** [https://ci-ssf-ca.granicus.com/player/clip/1623?view\\_id=4&redirect=true](https://ci-ssf-ca.granicus.com/player/clip/1623?view_id=4&redirect=true)

**PUBLIC HEARING**

2. Report regarding Public Comments on the Draft Environmental Impact Report (EIR) for the proposed South San Francisco General Plan Update, Zoning Code Amendments and Climate Action Plan. (Billy Gross, Principal Planner)

**No Motion required – Public Comment hearing only.**

**Public Hearing opened 7:08 pm**  
**Public Hearing closed 7:48 pm**

**Meeting Video:** [https://ci-ssf-ca.granicus.com/player/clip/1623?view\\_id=4&redirect=true](https://ci-ssf-ca.granicus.com/player/clip/1623?view_id=4&redirect=true)

3. Report regarding a resolution recommending the City Council to adopt the Active South City Bicycle and Pedestrian Master Plan. (Christopher Espiritu, Senior Transportation Planner)

3a. Resolution making findings and recommending that the City Council adopt the Active South City Bicycle and Pedestrian Master Plan.

**Motion to approve: Commissioner Murphy**  
**Second: Vice Chair Tzang**

The question was called and the motion carried 5-0-2.

3b. Resolution Making Findings And Recommending That The City Council Approve A General Plan Amendment, Downtown Station Area Specific Plan Amendment, Rezoning Map Ordinance To Create A Planned Development District, Design Review, And Transportation Demand Management Plan To Allow A Multi-Family Residential Development Consisting Of 292 Units At 40 Airport Boulevard

**Motion to approve: Commissioner Faria, Vice Chair Tzang**  
The question was called and the motion carried 7-0-0.

**Public Hearing opened 7:50 pm**  
**Public Hearing closed 8:21 pm**

**Meeting Video:** [https://ci-ssf-ca.granicus.com/player/clip/1623?view\\_id=4&redirect=true](https://ci-ssf-ca.granicus.com/player/clip/1623?view_id=4&redirect=true)

4. Report regarding resolutions making a determination that a proposed project to construct a new Security Building (B38) at 380 DNA Way in the Genentech Master Plan (GMP) Zoning District is fully within the scope of the Genentech Master Plan and Program Environmental Impact Report under CEQA Guidelines Sections 15162 and 15168, and approving a request for a Use Permit and Design Review for the proposed project in accordance with Title 20 of the South San Francisco Municipal Code. (Adena Friedman, Principal Planner)

4a. Resolution making findings and a determination that the environmental effects of the proposed Security Building (B38) at 380 DNA Way at the Genentech Campus were sufficiently analyzed under the Genentech Master Plan Update Environmental Impact Report under CEQA Guidelines Sections 15162 and 15168.

**Motion to approve: Commissioner Faria**

## **Second: Vice Chair Tzang**

The question was called and the motion carried 5-0-2.

4b. Resolution making findings and approving a Use Permit and Design Review to construct the proposed Security Building (B38) in the Genentech Master Plan District subject to the attached Conditions of Approval.

## **Motion to approve: Commissioner Faria**

### **Second: Chair Shihadeh**

The question was called and the motion carried 5-0-2.

**Public Hearing opened 8:24 pm**

**Public Hearing closed 8:52 pm**

**Meeting Video:** [https://ci-ssf-ca.granicus.com/player/clip/1623?view\\_id=4&redirect=true](https://ci-ssf-ca.granicus.com/player/clip/1623?view_id=4&redirect=true)

## **ADMINISTRATIVE BUSINESS**

None.

## **ITEMS FROM STAFF**

- Planned Study Session on the Housing Element/Zoning Ordinance on August 9, 2022
- The next meeting on 7/21/22 will be cancelled
- The meeting on 8/4/22 will likely be cancelled

## **ITEMS FROM THE PUBLIC**

- None

## **ADJOURNMENT**

Chair Shihadeh adjourned the Planning Commission meeting at 9:00 PM.

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Tony Rozzi, Chief Planner, AICP

Secretary to the Planning Commission  
City of South San Francisco

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Sam Shihadeh, Chairperson or  
Alex Tzang, Vice Chairperson

Planning Commission  
City of South San Francisco

TR/tr

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