

**Community Development Department**

Major Development Projects

February 2022

| Map Number | Project Location  | Description  | Status/Comments  | Planning        |                        |               | Building   |              |           |
|------------|---|--|--|-----------------|------------------------|---------------|------------|--------------|-----------|
|            |   |  |  | Pre-Application | Application Processing | Approval      | Plan Check | Construction | Occupancy |
| 20         | Intergenerational Affordable Hsg.<br>4300 San Pablo Avenue              | Residential - 68 units                                   | Preapplication filed 2/8/22.<br>PC study session 3/24/22.  |                 |                        |               |            |              |           |
| 22         | 3637 Adeline Supportive Housing<br>3637 Adeline Street                  | Residential - 90 units                                   | Preapplication filed 2/9/21.<br>PC study session 3/25/21.  |                 |                        |               |            |              |           |
| 9          | Bay Center Life Science Building<br>6425, 6455 and 6475 Christie Avenue | Office/lab - 210,000 s.f.                                | Preapplication filed 12/6/21.<br>PC study session 3/24/22.                                       |                 |                        |               |            |              |           |
| 13         | Christe Avenue Mixed Use Project<br>5801-5861 Christie Avenue           | Office/lab - 464,000 s.f.<br>Residential - 98 units      | Preapplication filed 12/21/21.<br>PC study session 1/27/22.                                      |                 |                        |               |            |              |           |
| 12         | Life Sciences Tower<br>5850 Shellmound Way                              | Office/lab - 388,090 s.f. with retail and podium parking | PC study sessions 8/26/21, 2/24/22, and 4/28/22.<br>CC study session tentatively 5/17/22.        |                 |                        |               |            |              |           |
| 11         | Public Market Parcels A, B, and F<br>1225 65th Street                   | Office/lab - 415,000 s.f.<br>Residential - 18 units      | PC study session 10/28/21; CC study session 11/2/21. PC study session tentatively 3/24/22.       |                 |                        |               |            |              |           |
| 10         | EmeryStation Overland<br>1580 62nd Street                               | Office/lab 300,000 s.f.<br>450 space parking structure.  | CC study sessions 7/20/21 and 11/16/21.<br>PC study session 3/24/21.                             |                 |                        |               |            |              |           |
| 14         | Group Residential<br>5876 Doyle Street                                  | Renovate existing house into 12 rental rooms.            | PC study session deferred until required information is submitted.                               |                 |                        |               |            |              |           |
| 16         | Bay Street Grocery Store<br>5615 Bay Street                             | Grocery store - 48,500 s.f.                              | PC approved 2/24/22.   |                 |                        | PC - 2/24/22  |            |              |           |
| 18         | Duplex Conversion<br>1291 55th Street                                   | Convert single unit to duplex, increase FAR.             | PC study session 12/9/21.<br>PC approved 1/27/22.  |                 |                        | PC - 1/27/22  |            |              |           |
| 7          | 2-Unit Replacement<br>1270 64th Street                                  | Residential - 2 units<br>Demo 2 existing units           | PC recommended approval 10/28/21.<br>CC approved 12/21/21.                                       |                 |                        | CC - 12/21/21 |            |              |           |
| 8          | 4-Unit Replacement<br>1271 64th Street                                  | Residential - 4 units<br>Demo 4 existing units           | PC recommended approval 10/28/21.<br>CC approved with conditions 12/21/21.                       |                 |                        | CC - 12/21/21 |            |              |           |
| 3          | Multi-Unit Residential Project<br>1225 65th Street                      | Residential - 24 units, all 2- and 3-bedrooms            | PC study sessions 3/26/15, 10/22/15, and 4/22/21.<br>PC approved 12/9/21.                        |                 |                        | PC - 12/9/21  |            |              |           |
| 15b1       | Emeryville Center of Innovation Building 1                              | Office/lab - 300,000 s.f.                                | PC approved 2/25/21.   |                 |                        | PC - 2/25/21  |            |              |           |
| 19         | 47th Street Homes<br>1034-1042 47th Street                              | Demo 4 single unit houses, replace with 6 duplex units.  | PC public hearing 6/25/20; recommended denial.<br>CC approved with conditions 10/6/20.           |                 |                        | CC - 10/6/20  |            |              |           |
| 21         | Emeryville Center for the Arts<br>4060 Hollis Street                    | Convert former industrial building into City Art Center. | PC approved 8/27/20. PC denied modifications 6/24/21. CC denied modifications 10/5/21.           |                 |                        | PC - 8/27/20  |            |              |           |
| 2          | Baker Metal Live/Work<br>1265 65th Street                               | Residential/live/work - 17 units                         | PC approved 8/27/09. Building permit application for foundation and east wall submitted 12/2/21. |                 |                        | PC - 8/27/09  |            |              |           |

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| 15b2       | Emeryville Center of Innovation Building 2            | Office/lab - 261,300 s.f.                             | Foundation-only permit submitted 12/6/21. Rough grading & demo permit approved 2/17/22.      |                 |                        | PC - 2/25/21   |            |              |           |
| 15b8a      | Emeryville Center of Innovation Building 8A           | Office/lab - 221,000 s.f.                             | Building permit application for demo and rough grading submitted 11/23/21.                   |                 |                        | PC - 2/25/21   |            |              |           |
| 15b8b      | Emeryville Center of Innovation Building 8B           | Office/lab - 129,500 s.f.                             | Building permit application for demo and rough grading submitted 11/23/21.                   |                 |                        | PC - 2/25/21   |            |              |           |
| 15b14      | Emeryville Center of Innovation Building 14           | Parking structure - 1,991 spaces                      | Foundation-only permit submitted 11/24/21. Rough grading & demo permit issued 2/16/22.       |                 |                        | PC - 2/25/21   |            |              |           |
| 23         | Nellie Hannon Gateway 3600 San Pablo Avenue           | Residential - 90 units Commercial (ECAP) - 3,600 s.f. | CDD approved 10/20/20. Building permit application submitted 11/30/21.                       |                 |                        | CDD - 10/20/20 |            |              |           |
| 5          | Oceanview Townhomes 1270 Ocean Avenue                 | Residential - 3 units Demo 1 existing unit            | CC approved 7/24/18. Building permit approved 7/23/21.                                       |                 |                        | CC - 7/24/18   |            |              |           |
| 17a        | Sherwin Williams Existing Bldg FDP 4383 Horton Street | Reuse of existing Bldg 1-31 Office - 74,000 s.f.      | Building permit issued 10/26/21. Building permit for speculative TIs issued 2/7/22.          |                 |                        | PC - 2/25/21   |            |              |           |
| 17f        | Sherwin Williams City Park 1450 Sherwin Avenue        | 2 acre City park                                      | PC approved 12/14/17. Building permit issued 1/24/22.  |                 |                        | PC - 12/14/17  |            |              |           |
| 17e        | Sherwin Williams Open Space 1450 Sherwin Avenue       | Greenway and open space associated with 4 new bldgs   | PC approved 12/14/17. Building permit issued 4/7/20.   |                 |                        | PC - 12/14/17  |            |              |           |
| 1          | Bayview Emeryville Apartments 6701 Shellmound Street  | Residential - 186 units                               | Building permit issued 5/28/21.  |                 |                        | PC - 3/24/16   |            |              |           |
| 17d        | Sherwin Williams Building D 1450 Sherwin Avenue       | Residential - 184 units                               | Rough grading permit issued 2/6/20. Building permit issued 4/22/20.                          |                 |                        | PC - 2/22/18   |            |              |           |
| 17b1       | Sherwin Williams Building B1 1450 Sherwin Avenue      | Residential - 64 units Retail - 2,241 s.f.            | Rough grading permit issued 2/6/20. Building permit issued 5/6/20.                           |                 |                        | PC - 2/22/18   |            |              |           |
| 17b2       | Sherwin Williams Building B2 1450 Sherwin Avenue      | Residential - 130 units Gallery - 3,025 s.f.          | Rough grading permit issued 2/6/20. Building permit issued 4/7/20.                           |                 |                        | PC - 2/22/18   |            |              |           |
| 17c        | Sherwin Williams Building C 1450 Sherwin Avenue       | Residential - 122 units Retail - 944 s.f.             | Rough grading permit issued 2/6/20. Building permit issued 5/21/20.                          |                 |                        | PC - 2/22/18   |            |              |           |
| 4          | Ocean Avenue Townhomes 1276 Ocean Avenue              | Five new townhomes (part of Baker Metal project)      | Building permit issued 6/30/11. Permit for revised scope issued 4/23/18 when fees were paid. |                 |                        | PC - 8/27/09   |            |              |           |
| 6          | Ocean Lofts 1258 Ocean Avenue                         | Residential - 2 units Demo of existing house          | Building permits issued 6/7/17. CC approved modifications to add roof decks on 3/6/18.       |                 |                        | CC - 4/17/07   |            |              |           |

**Glossary of Abbreviations:**

|        |  |          |  |
|--------|--|----------|--|
| CBO =  | Chief Building Official                | FDP =    | Final Development Plan                       |
| CC =   | City Council                           | FEIR =   | Final Environmental Impact Report            |
| CDD =  | Community Development Director         | GPA =    | General Plan Amendment                       |
| CEQA = | California Environmental Quality Act   | HQ =     | Headquarters                                 |
| CO =   | Certificate of Occupancy               | IS/MND = | Initial Study/Mitigated Negative Declaration |
| CUP =  | Conditional Use Permit                 | MEP =    | Mechanical, Electrical, and Plumbing         |
| DA =   | Development Agreement                  | OPA =    | Owner Participation Agreement                |
| DDA =  | Disposition and Development Agreement  | PC =     | Planning Commission                          |
| DEIR = | Draft Environmental Impact Report      | PD =     | Police Department                            |
| DR =   | Design Review                          | PDP =    | Preliminary Development Plan                 |
| DSA =  | Division of the State Architect        | PUD =    | Planned Unit Development                     |
| EIR =  | Environmental Impact Report            | RA =     | Redevelopment Agency                         |
| ERN =  | Exclusive Negotiation Rights Agreement | RFP =    | Request for Proposals                        |
| EUSD = | Emery Unified School District          | TCO =    | Temporary Certificate of Occupancy           |
| FAR =  | Floor Area Ratio                       | TI =     | Tenant Improvement                           |

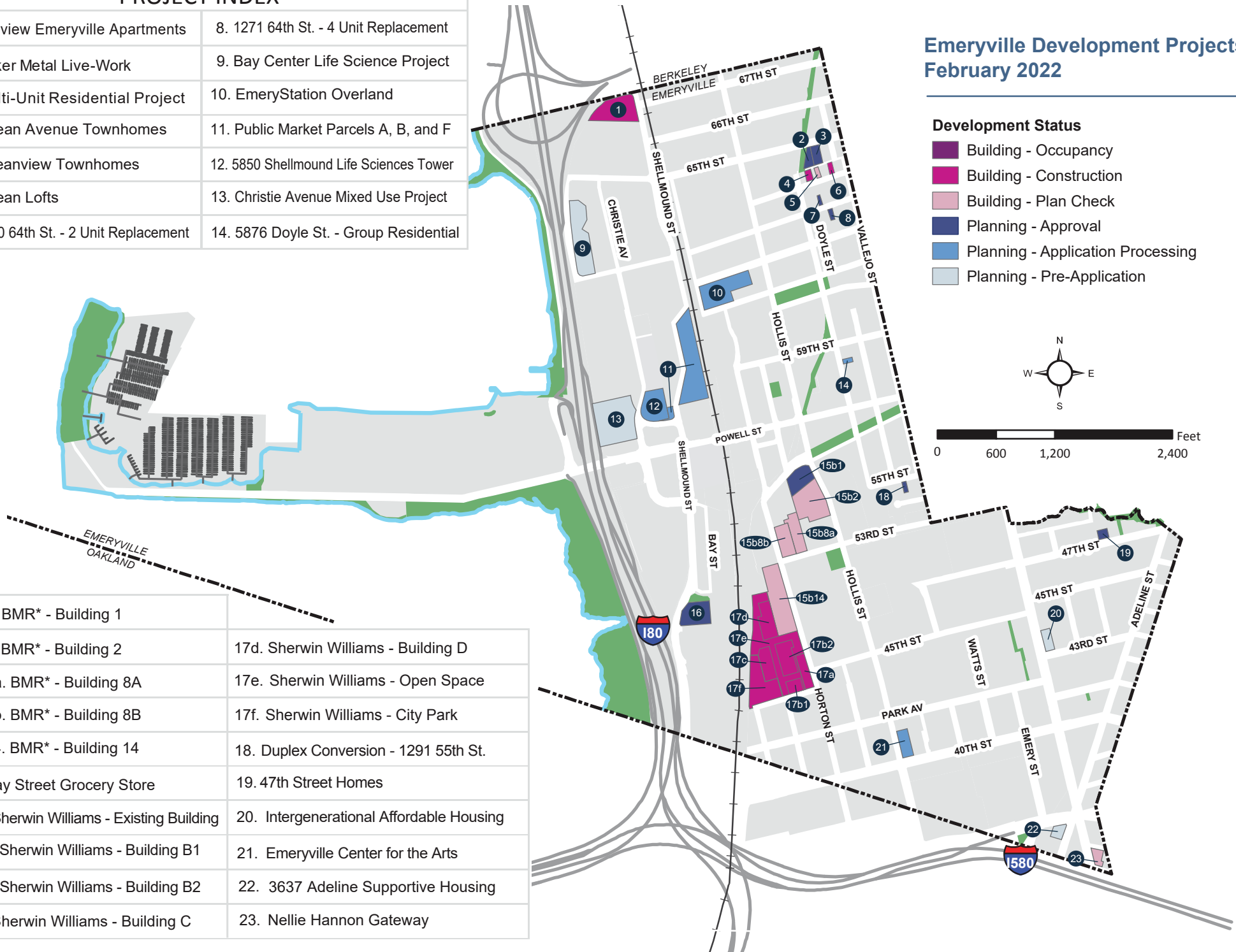
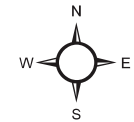
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## Emeryville Development Projects February 2022

### Development Status

- Building - Occupancy
- Building - Construction
- Building - Plan Check
- Planning - Approval
- Planning - Application Processing
- Planning - Pre-Application



|   |  |
|---|--|
| 15b1. BMR* - Building 1                   |  |
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\*BMR = BioMed Realty Emeryville Center of Innovation