

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BURLINGAME AMENDING  
THE CITY'S GENERAL PLAN/DOWNTOWN SPECIFIC PLAN (DONNELLY AVENUE  
AREA) TO ALLOW MULTIFAMILY RESIDENTIAL USES ABOVE THE FIRST FLOOR ON  
PROPERTIES LOCATED NORTH OF DONNELLY AVENUE THAT HAVE SOLE  
FRONTAGE ON DONNELLY AVENUE**

THE CITY COUNCIL OF THE CITY OF BURLINGAME hereby finds as follows:

WHEREAS, the change to allow residential uses above the first floor is consistent with Goal/Policy LU-6.1 of the *Downtown Specific Plan* which encourages allowing housing in the Howard Avenue area as well as on the periphery of Downtown; and

WHEREAS, the change to allow residential uses above the first floor on properties located north of Donnelly Avenue that have sole frontage on Donnelly Avenue is consistent with the adjacent high density multifamily residential land use designation for the abutting properties to the north and will not alter the land use patterns in the area; and

WHEREAS, the change to allow residential uses above the first floor on properties located north of Donnelly Avenue is consistent with Goal/Policy LU-3 of the *Downtown Specific Plan* in that it ensures a sensitive transition between the existing abutting residential areas and the downtown area; and

WHEREAS, Chapter 3, Section 3.3.4 – Donnelly Avenue Area, of the *Downtown Specific Plan* has been amended to show that residential uses are allowed above the first floor on properties located north of Donnelly Avenue that have sole frontage on Donnelly Avenue, as shown on the attached Exhibit A; and

WHEREAS, Table 3-1 of the *Downtown Specific Plan* has been amended to show that residential uses are allowed above the first floor on properties located north of Donnelly Avenue that have sole frontage on Donnelly Avenue, as shown on the attached Exhibit B; and

WHEREAS, following a duly noticed public hearing on September 21, 2020, the City Council considered the Planning Commission's August 10, 2020 recommendation in support of amending the City's General Plan/Downtown Specific Plan to allow multifamily residential uses above the first floor on properties located north of Donnelly Avenue that have sole frontage on Donnelly Avenue.

NOW, THEREFORE, BE IT RESOLVED that the City Council hereby adopts the amendments to Chapter 3 – Land Use of the *Burlingame Downtown Specific Plan* as described herein. The Community Development Director shall have the discretion to make any other edits in the *Downtown Specific Plan* if they are deemed necessary in order to be consistent with the amendments to Chapter 3 as described herein.

**RESOLUTION NO. \_\_\_\_\_**

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Emily Beach, Mayor

I, Meaghan Hassel-Shearer, City Clerk of the City of Burlingame, do hereby certify that the foregoing resolution was adopted at a regular meeting of the City Council held on the 5<sup>th</sup> day of October, 2020 by the following vote:

AYES:	COUNCILMEMBERS:
NOES:	COUNCILMEMBERS:
ABSENT:	COUNCILMEMBERS:

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Meaghan Hassel-Shearer, City Clerk