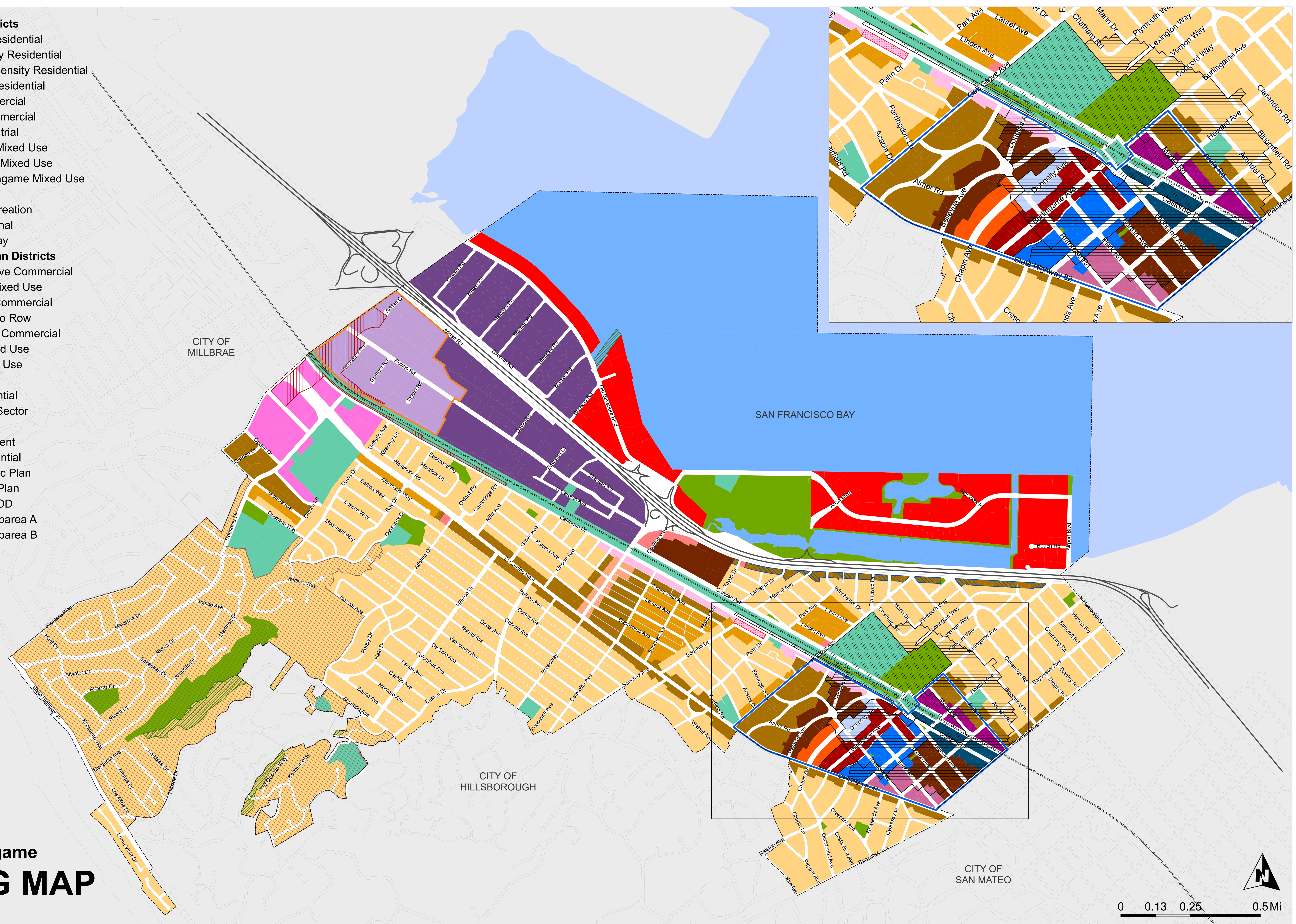


- Proposed Zoning Districts**
- R1 - Low Density Residential
  - R2 - Medium Density Residential
  - R3 - Medium/High Density Residential
  - R4 - High Density Residential
  - C1 - General Commercial
  - BFC - Bayfront Commercial
  - I/I - Innovation Industrial
  - BRMU - Broadway Mixed Use
  - CMU - California Dr Mixed Use
  - NBMU - North Burlingame Mixed Use
  - SP - Specific Plan
  - PR - Parks and Recreation
  - P/I - Public/Institutional
  - TP/B - Tidal Plain/Bay
- Downtown Specific Plan Districts**
- BAC - Burlingame Ave Commercial
  - BMU - Bayswater Mixed Use
  - CAC - Chapin Ave Commercial
  - CAR - California Auto Row
  - DAC - Donnelly Ave Commercial
  - HMU - Howard Mixed Use
  - MMU - Myrtle Mixed Use
- Overlay Areas**
- Commercial Residential
  - Downtown Parking Sector
  - Hillside Area
  - Open Space Easement
  - Rollins Road Residential
  - North Rollins Specific Plan
  - Downtown Specific Plan
  - North Burlingame TOD
  - Downtown TOD- Subarea A
  - Downtown TOD- Subarea B
  - City Boundary
  - Caltrain
  - Highway



**City of Burlingame**  
**ZONING MAP**  
 Updated 6/15/2026

