

MIDDLEFIELD JUNCTION

Exploring the potential redevelopment of
2500, 2510, 2600, 2700 Middlefield Road





MIDDLEFIELD JUNCTION - STUDY AREA

TOTAL ACREAGE: 7.8 (341,380 SF)

AGENCIES: COUNTY MANAGER'S OFFICE
 REDWOOD CITY
 PLANNING AND BUILDING
 HEALTH
 PUBLIC WORKS
 REAL PROPERTY
 HOUSING
 HSA
 PARKS
 LIBRARIES
 SAMTRANS

- | | | |
|--|---|---|
| <p>1</p> <p>[APN] 054-111-100 [SITUS] 2500 & 2510 MIDDLEFIELD RD. [OWNER] County Of San Mateo, Real Property Division [AREA] 86,889 SF [LAND USE] General Industrial (SMC) [ZONING] M-1/INFO (SMC)</p> | <p>4</p> <p>[APN] 054-113-140 [SITUS] 2700 MIDDLEFIELD RD. [OWNER] County Of San Mateo, Real Property Division [AREA] 137,962 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO/DR (SMC)</p> | <p>7</p> <p>[APN] 054-113-080 [SITUS] 2682 & 2682 MIDDLEFIELD RD. [OWNER] Redwood Junction Partners [AREA] 172,934 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO (SMC)</p> |
| <p>2</p> <p>[APN] 054-111-220 [SITUS] 2600 MIDDLEFIELD RD. [OWNER] Redwood City, R C Public Facilities [AREA] 116,529 SF [LAND USE] Public Facility (RWC) [ZONING]: IR - Industrial Restricted (RWC)</p> | <p>5</p> <p>[APN] 054-113-110 [SITUS] 2688, 2686, 2692 MIDDLEFIELD RD. [OWNER] Redwood Junction Partners [AREA] 111,206 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO (SMC)</p> | <p>8</p> <p>[APN] 054-113-090 [SITUS] 2684 MIDDLEFIELD RD. [OWNER] Redwood Junction Partners [AREA] 116,633 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO (SMC)</p> |
| <p>3</p> <p>[APN] 054-113-130 [SITUS] 2710 MIDDLEFIELD RD. [OWNER] Redwood Junction Llc [AREA] 119,818 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO/DR (SMC)</p> | <p>6</p> <p>[APN] 054-113-100 [SITUS] 2688, 2686, 2692 MIDDLEFIELD RD. [OWNER] Redwood Junction Partners [AREA] 122,497 SF [LAND USE] Commercial Mixed Use (SMC) [ZONING] M-1/INFO (SMC)</p> | |





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2700 Middlefield Road - Former recycling facility (Demolition in 2015)



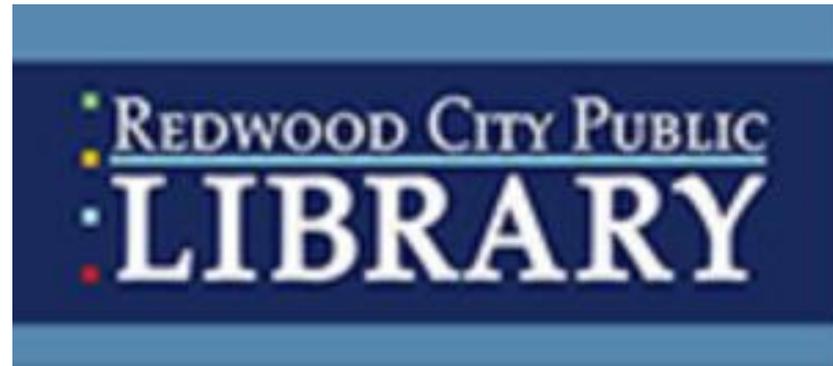
2600 Middlefield Road - Fair Oaks Community Center (under consideration)



2500-2510 Middlefield Road - Library & Human Services Agency (under consideration)



COUNTY OF **SAN MATEO**
HUMAN SERVICES



2710 Middlefield Road – Fair Oaks Health Center (already completed)



COUNTY OF SAN MATEO
HEALTH SYSTEM



PARTICIPATION OPPORTUNITIES:

- NFOCC meetings & study sessions
- Community outreach
- Request for Proposal process
- Master planning process
 - Potential stakeholder meetings
 - Potential focus groups
 - Potential public meetings & workshops
- More as we progress...

TENTATIVE TIMELINE:

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|--|---|------------------------|
|  | Present short and long term planning process to NFOCC | Aug 2015 |
| | RFP process to select Master Planner | Sept - Dec 2015 |
| | Robust community outreach for visioning, as well as prioritization of uses and program elements | Jan - June 2016 |
| | Finalize program elements & site use plan | June 2016 |
| | RFP process to select Developer / Developer Team | July - Nov 2016 |
| | Predevelopment phase (local financing, planning, permits, entitlements, architectural drawings, engineering, etc.) | 2017 - 2018 |
| | Potential start of construction | 2019 - 2020 |
| | Potential occupancy | 2022 - 2023 |
| | Potential Phase 2 | 2018 - 2024 |



For more information:

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