

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

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FOSTER CITY AUTHORIZING THE MAYOR TO EXECUTE TASK ORDER PLWS-2025-01 WITH PLACEWORKS IN THE AMOUNT OF \$139,919, TO PROVIDE ENVIRONMENTAL REVIEW AND DOCUMENTATION (INITIAL STUDY) FOR TO THE PROPOSED 800,000 SF OF BIOTECHNOLOGY OR RESEARCH AND DEVELOPMENT USES, LOCATED AT 1155, 1165, AND 1185 CHESS DRIVE (GILEAD CHESS HATCH MASTER PLAN); AUTHORIZING A 5 PERCENT CONTINGENCY IN THE AMOUNT OF \$6,996 AND AUTHORIZING THE CITY MANAGER TO EXECUTE ANY NECESSARY AMENDMENTS TO THE TASK ORDER UP TO THAT AMOUNT; AND FINDING THE AUTHORIZATION OF THE TASK ORDER EXEMPT UNDER CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO CEQA GUIDELINES SECTION 15061(B)(3)

CITY OF FOSTER CITY

WHEREAS, the Chess Hatch Master Plan was evaluated in an environmental impact report (EIR) that was certified in November 2009 (State Clearinghouse No. 2008122065) and subsequently amended with an Addendum in 2013 (herein referred to as the Master Plan EIR). The Master Plan EIR analyzed demolition of 190,000 SF of existing buildings and development of 800,000 SF of new office use (including flexible space for retail and other amenities), for a net new development amount of 610,000 SF; and

WHEREAS, the original project was never constructed and Gilead Sciences, Inc. has requested Environmental Assessment to replace the existing one and two-story commercial/ light industrial buildings (totaling approximately 191,500 square feet) and surface parking on this site with up to a maximum of 800,000 SF of biotechnology or research and development uses and a parking garage in two phases as an expansion of their existing biotechnology campus located at 1155, 1165, and 1185 Chess Drive (the "Project"); and

WHEREAS, the City of Foster City, in accordance with the requirements of the California Environmental Quality Act ("CEQA"), the State CEQA Guidelines adopted by the Secretary of Resources, and the City of Foster City Environmental Review Guidelines, the project requires environmental review in order to assess the impacts of the proposed project (EA2025-0001); and

WHEREAS, an initial study is a preliminary analysis prepared by the lead agency (usually the city or the county having primary jurisdiction over the project but may also be state agencies) to determine appropriate environmental review and documentation; and

WHEREAS, for the proposed 800,000 SF of biotechnology or research and development uses in the Gilead Chess Hatch Master Plan, an Initial Study is required to prepare new and update several technical studies for CEQA review; and

WHEREAS, on September 18, 2023, the City Council adopted City Resolution No. 2023-90 approving the established list of 12 qualified environmental consultants to provide project-based professional on-call services for CEQA reviews for the Planning Division, authorizing the Mayor to execute a master professional services agreement with each consultant on the list with no compensation maximum for a term of five (5) years; and

WHEREAS, staff issued a Request for Quote ("RFQ") to the list of 12 consultants on the Master Services Agreement, with a due date for responses by April 4, 2025; and

WHEREAS, the City received a total of seven (7) responses from the consulting firms in response to the RFQ; and

WHEREAS, the seven (7) consultants selected and identified an extensive proposal, expressing a clear understanding of the scope of work and most closely aligned to the deliverables desired by the City for this position; in addition to demonstrating its capabilities to meet the City's expectations for such services; and

WHEREAS, City staff selected PlaceWorks, Inc. as the qualified Environmental consultant to complete the required environmental review for the project; and

WHEREAS, the City's Purchasing Policy contemplates that the City Council will approve professional services over \$50,000.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Foster City that the issuance of the Task Order is exempt per CEQA Guideline Section 15061(b)(3), Common Sense Exemption (14 Cal. Code Regs. § 15061(b)(3)) because it can be seen with certainty that there is no possibility that this action may have a significant effect on the environment.

BE IT FURTHER RESOLVED, the City Council does hereby authorize the Mayor to execute Task Order PLWS-2025-01 with PlaceWorks, Inc. in the amount of \$139,919 to provide environmental review and documentation for the proposed 800,000 SF of biotechnology or research and development uses, located at 1155, 1165, and 1185 Chess Drive.

BE IT FURTHER RESOLVED, a 5 percent contingency in the amount of \$6,996 is hereby approved and the City Manager or their designee is authorized to execute any necessary amendments to the Task Order, in a form approved by the City Attorney, up to that amount.

PASSED AND ADOPTED as a resolution of the City Council of the City of Foster City at the regular meeting held on the 19th day of May 2025 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

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STACY JIMENEZ, MAYOR

ATTEST:

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PRISCILLA SCHAUS, CITY CLERK