



BURLINGAME TOWN SQUARE COMMUNITY MEETING #2



Virtual Meeting
December 1st, 2020 - 6:30 pm - 8:00 pm

Urban Field Studio | SWA Team

Agenda

1. Introductions (10 min)
2. Presentation about the Site (10 min)
3. Town Square Ideas: Feedback received (15 min)
4. Town Square Ideas: Work Session (40 min)

A new Town Square for Burlingame





BURLINGAME AVE

LOT E

LORTON AVE

POST OFFICE

PARK RD

HOWARD AVE

Caltrain Station

Lorton
Rehe Bldg

LORTON AVE

Proposed Building

HOWARDAVE

Peet's
Coffee

Yves
Delorme

LOT E

PARK ROAD

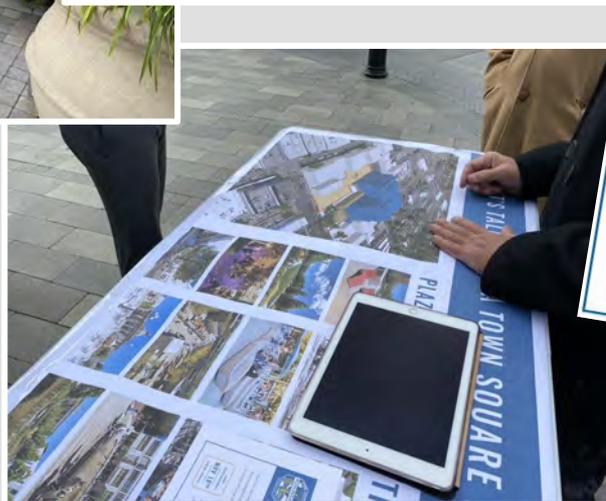
BURLINGAME AVE

Apple Store

LOT J



We need your input!



MEETING #1
Nov 18th

6:30 - 8:00 pm

THE CITY OF BURLINGAME
ESTABLISHED 1954

LET'S TALK ABOUT A TOWN SQUARE FOR BURLINGAME

PLEASE VISIT THE TOWN SQUARE WEBSITE

Visit our site where you can learn about the project, look at ideas from examples in other places, and share your comments and code to access the site.

Join us for a virtual community meeting where we will review the project, highlight key topics and answer questions. Please see virtual meeting information on the website at burlingame.mysocialpinpoint.com/townsquare.

MARK YOUR CALENDAR:
NOV 18TH
6:30 PM - 8:00 PM

WE CAN'T WAIT TO HEAR FROM YOU!

SCAN THE QR CODE TO TAKE THE SURVEY

Questions? Contact us: TownSquare@Burlingame.org

<https://burlingame.mysocialpinpoint.com/townsquare>

We invite you to participate.



Learn About the Project

Why are we asking for your input now? What is proposed on the Post Office site? Will the Post Office building remain? What is the timeline for the project? Learn about these questions and more.

[Learn](#)



Share Your Ideas

We created a digital pin-board for your ideas and discussion with others. This is also the place where you can find inspiration. What kind of things would you like to do at the square and what kind of elements would you like to see? Do you have an example that you would like to share?

[Share](#)



Take the Survey

Whether you are a resident, business, property owner, or a visitor, we want to hear from you! What kind of square would you like to see in Downtown Burlingame? What kind of concerns do you have?

[Take the Survey](#)

Upcoming Meetings & Information

18

NOV

Virtual Community Meeting

6:30 - 8:00 pm

Access info:

<https://us02web.zoom.us/j/86390831783?pwd=YTR6SVZ0SFdaY2Z6ZHZhcjYvN2N3aU09> Meeting ID: 865 9083 1783

Passcode: 94010



[Project FAQs](#)
Inspiration

[The Site Today](#)
Resources

[Contact Us](#)

[#townsquare@burlingame.org](#)

Upcoming Virtual Community Meetings

MEETING #3
FEB 2021

TBD

- Presentation of Town Square Design Ideas
- Ongoing input on Website

The Site Today



Burlingame Avenue at Park Road



Farmers Market on Park Road



Yves Delorme Building at Park Road



Post Office Building from Park Road



Lot E Entrance from Park Road





serts

open

HANDCRAFTED SPECIALTY

TEASPOON

BAY AREA

DRINKS & DESSERTS

Handcrafted Drinks



Service Alley Entrance from Park Road

Post Office Entrance on Park Road

UNITED STATES POST OFFICE
BURLINGAME CA. 94010



FRANK C. ...
JOHN M. GARDNER
...
1941

Lot E and Burlingame Hotel at Lorton Avenue



Service Alley along
north side of Lot E



Lot E Entrance on Lorton with Post Office



Burlingame Hotel at Lorton Avenue



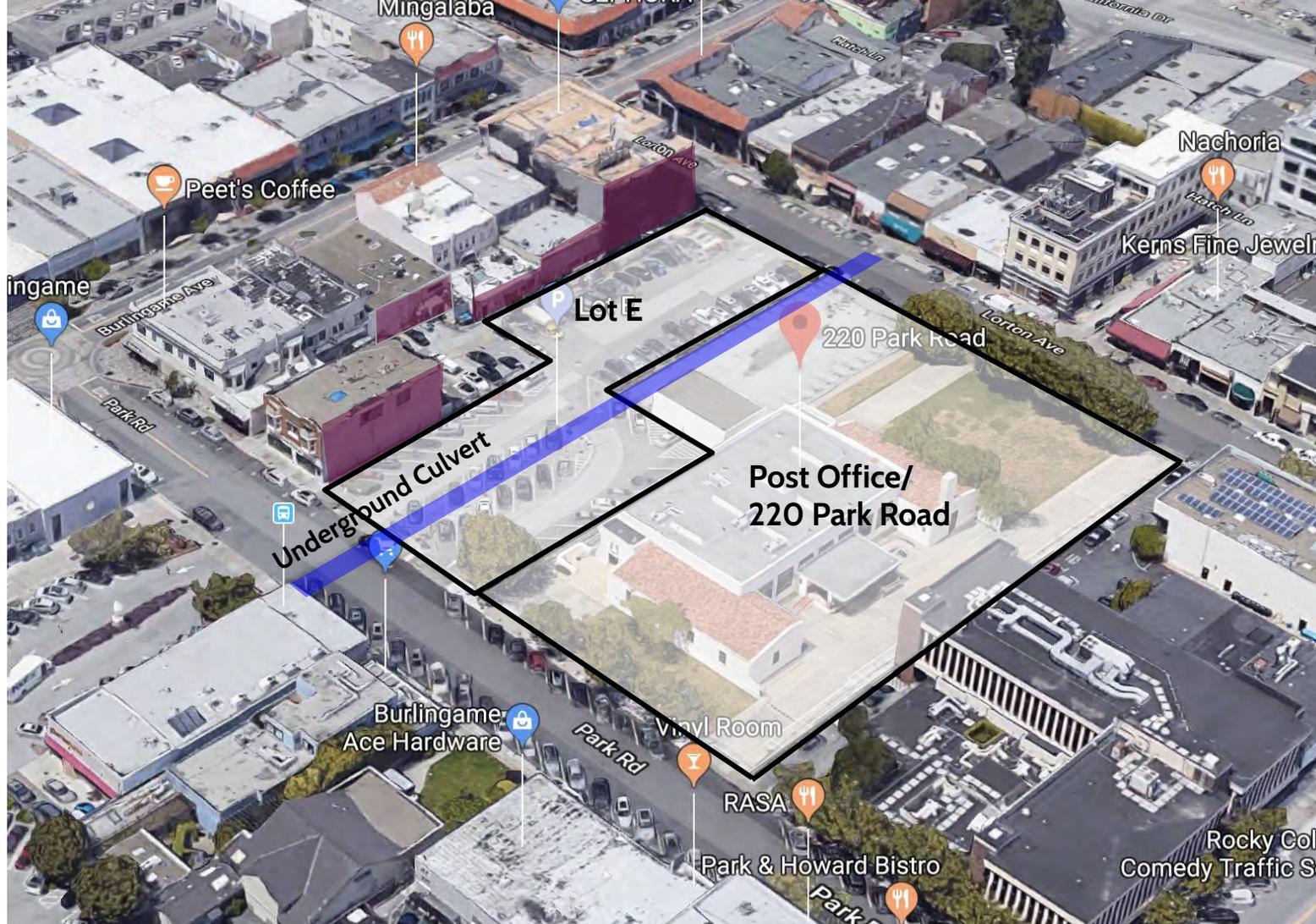
Intersection of Burlingame Ave and Lorton Ave



A vibrant street scene in a town square. The foreground shows a paved sidewalk with scattered leaves. On the left, there's a large tree and a black metal structure with a 'FREE' sign and 'MINER' text. In the middle ground, people are walking and sitting at outdoor cafe tables. On the right, there are shops with large glass windows displaying mannequins. A red sign for 'CENTRAL' is visible on a building. The sky is blue with some clouds.

Town Square Setting

The Site

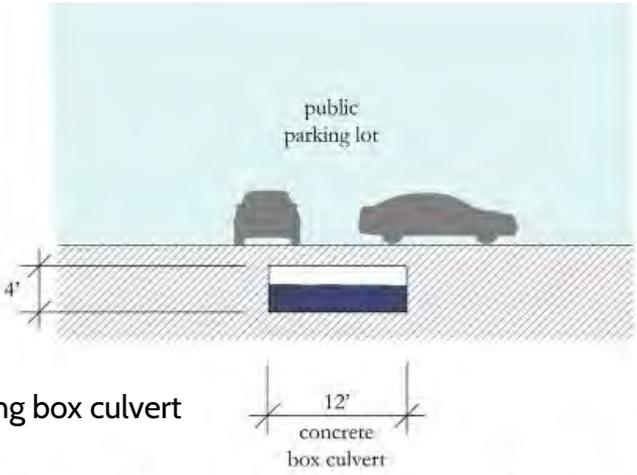


The Culvert

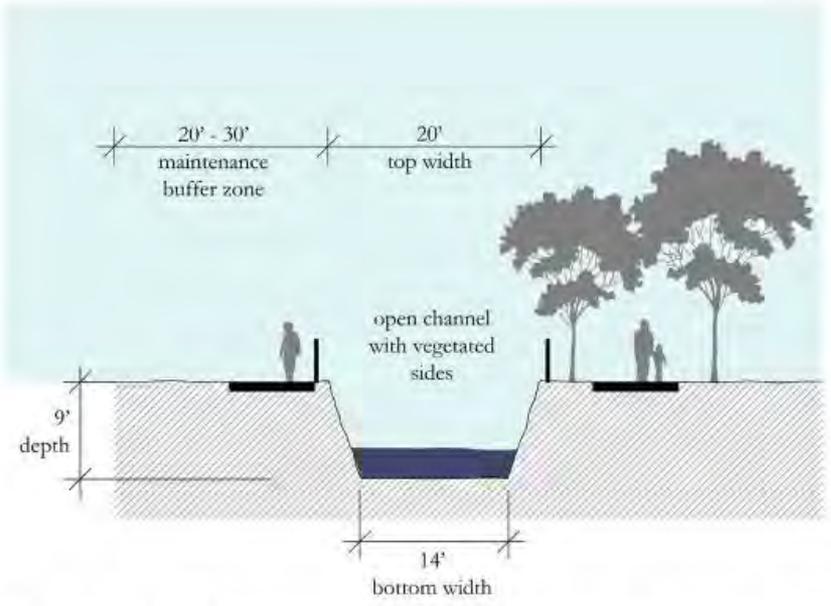


Existing box culvert

The Culvert

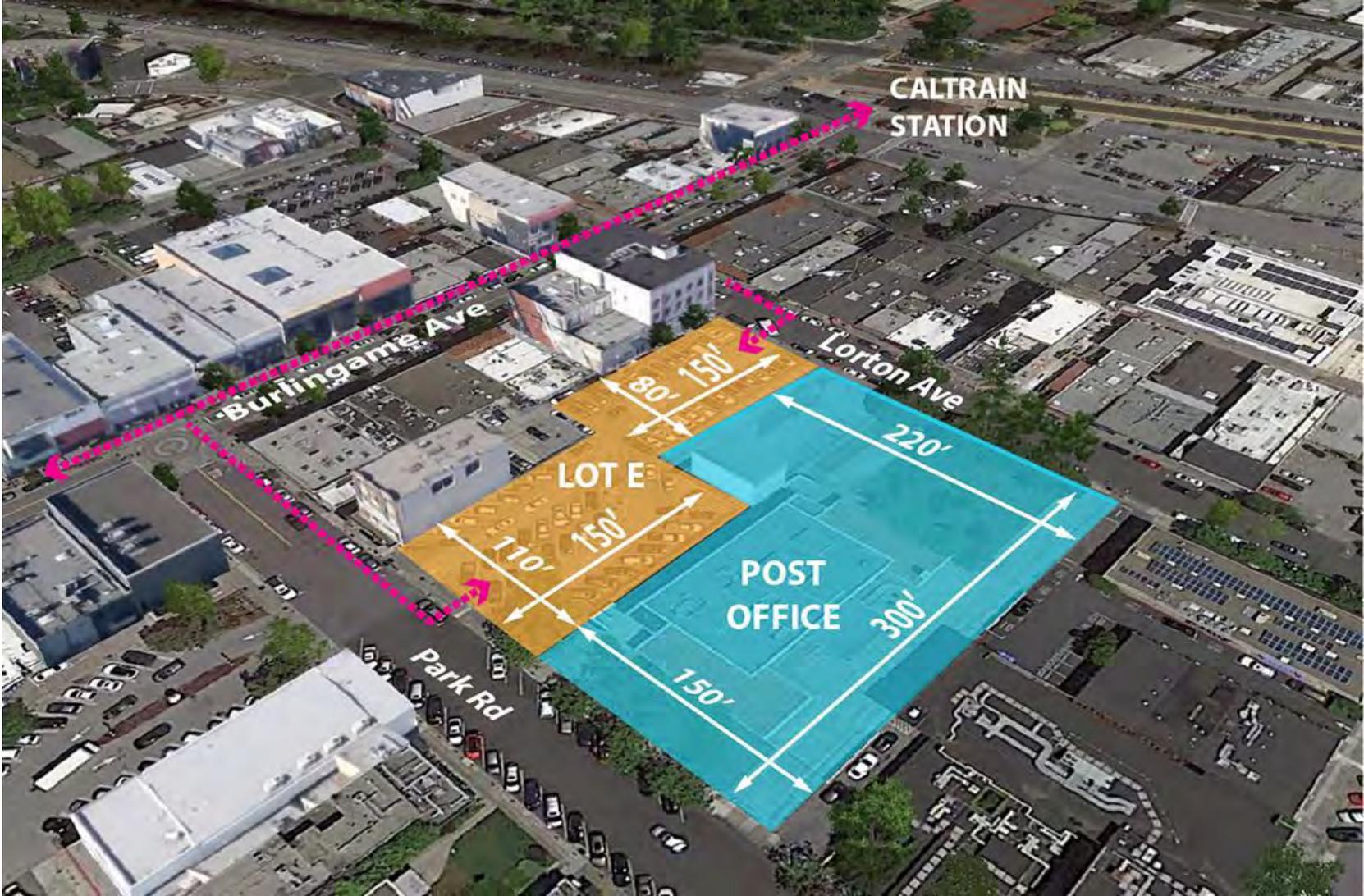


Existing box culvert



Minimum engineering requirements for an open channel. A naturalistic alternative is possible with additional land area.

The Site



The Proposed Project at 220 Park Road



View from Park Road

The Proposed Project at 220 Park Road

lorton avenue

burlingame avenue

howard avenue



park road

city lot e
town square

post office site
220 park road

retail

public
entry

retail

retail

Parking

- 70 existing parking spaces in Parking Lot E
- 275 new parking spaces proposed in the new 220 Park Road development, available to the public on evenings and weekends
- 162 net new parking spaces in the new city parking structure on Lorton south of Howard Ave



Parking





Ideas for the Town Square

Feedback & Comments received so far

Ideas shared on the website (Ideas Wall)

Themes: Activities, Connections, Events, Examples of Squares, Historic Post Office, Physical Plaza Elements

The screenshot displays the 'Ideas Wall' interface for the City of Burlingame. At the top left is the city logo. Below it, a navigation menu includes 'Return', 'PROJECT INFO', 'HOW TO USE', and 'PROJECT MAP'. The main heading is 'Share with us about ...' followed by six category icons: Activities, Connections, Events, Examples of Squares, Historic Post Office, and Physical Plaza Elements. The page shows several user comments:

- Comment 1 (Purple):** 'Open up the existing drainage channel that was a creek. Creates historic value of original City. Could be beautiful landscaped feature with water play as an option. Don't ignore an opportunity that exists on site!' (6 days ago, 2 Dislike)
- Comment 2 (Blue):** 'Burlingame USED to have a wonderful free museum that featured California artists with 30 working artist studios attached. They lost their home at 1777 California due to "transit corridor" building. It might be a great addition to the Burlingame plan to include something, or this Peninsula Museum of Art, in the current plans somehow. Affordable artist space is so very hard to come by on the peninsula and it offers so much to the community by way of art, culture, and education.' (9 days ago, 1 Dislike)
- Comment 3 (Green):** 'I think it would be a mistake to "program" too much into that particular space. I see it more as a respite area, and hope there is minimal hardscape. The slide of Santana Row's beautiful transplanted mature oak is intriguing to me. Since we will lose all of the beautiful (circa 1940s) magnolias along Lorton, I think it would be great and a further homage to the site's past, to investigate the viability of transplanting even just one.' (9 days ago, 2 Dislike)
- Comment 4 (Purple):** 'This space presents an opportunity for public art that is lacking in Burlingame. A program of temporary public art - artists create site-specific installations for a period of time (3-6 months for example) - would energize and activate the space while also providing opportunities for local artists. If not temporary art, the square would also be an excellent opportunity for an enduring site-specific public art commission.' (a day ago, 0 Dislike)
- Comment 5 (Yellow):** 'The Post Office is not architecturally significant. There are many, many beautiful post offices in CA (Santa Barbara for example), but Burlingame Post Office is poorly sited, incorrectly scaled, and lacking in detail. Bulldoze the building, salvage some parts, and free up the design to eliminate this limiting factor.' (9 days ago, 1 Dislike)
- Comment 6 (Blue):** 'What is missing from downtown Burlingame today is a place where people can gather for free in a social setting and the Town Square could fill that role. The option of deciduous trees will provide good shade in the summer and access to sunlight in the winter when the leaves drop. The biggest challenge with water features (either decorative or interactive) is that we can expect to have extended periods where it would be dead space in times of drought.' (6 days ago, 3 Dislike)
- Comment 7 (Yellow):** 'The back warehouse side of post office is not that interesting, but main lobby plus new build for public purposes and keeping the less dense, existing post office footprint is an attractive idea. However, this property now seems destined for private office development. Getting more open space downtown with park in lot E would be a nice addition, but agree that I don't see an open space next to a tall office building as a communal town square, in the civic sense.' (9 days ago, 2 Dislike)
- Comment 8 (Green):** 'Squeezing a "town square"/park between a new 6 story mixed-use building and existing businesses fails to address the noble and valid purposes for creating a town square. For a great town square at this spot, I hope the space can be anchored by a mission and...' (9 days ago, 2 Dislike)

At the bottom right, there is a small image of the Peninsula Museum of Art building.

Feedback & Comments: Ideas Wall

Activities:

- A place to gather
- At least one area should be a green space
- Kids' play area with a low key climbing structure
- Square should be for respite and not be overly programmed

Connections:

- A space that connects the community through art installations, play spaces, and green spaces - showcase who we are as community
- A place to be and not just walk through

Feedback & Comments: Ideas Wall

Physical Plaza Elements:

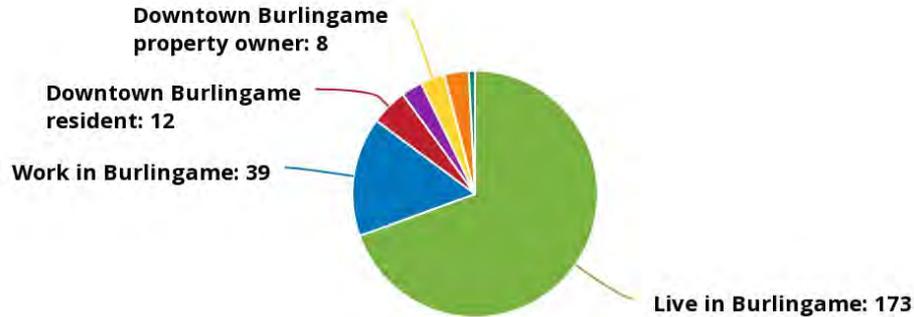
- Consider transplanting one or more of existing Magnolia trees as green focal point (Santana Row example).
- Deciduous trees for shade in summer and light in winter.
- Public art: either a program for temporary art or site-specific public art commission; a great opportunity for local artists.
- Open up the drainage channel and reference the creek with landscape and water features.

Feedback & Comments: Survey

Survey Responses: 185 responses to date!

Q1. Do you live or work in Burlingame? (check all that apply)

185 answers

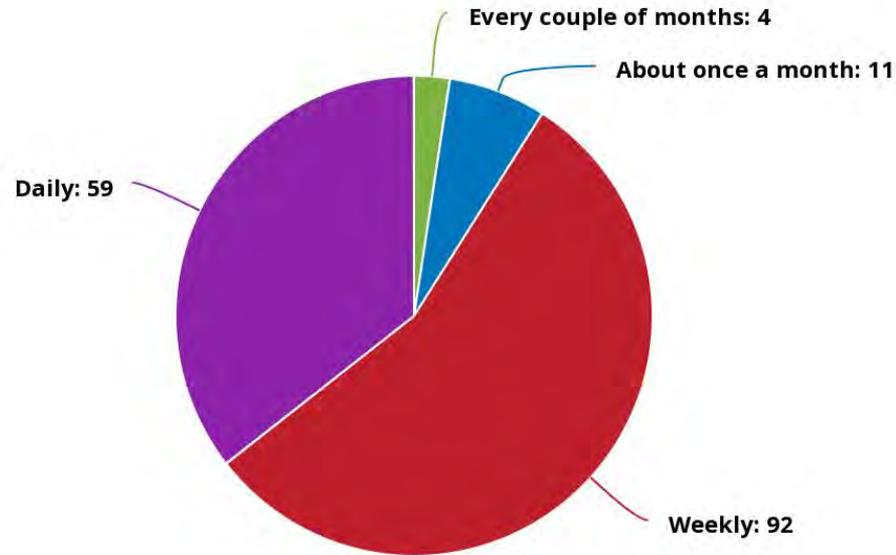


- Live in Burlingame
- Work in Burlingame
- Downtown Burlingame resident
- Downtown Burlingame business owner
- Downtown Burlingame property owner
- Do not live or work in Burlingame, but enjoy visiting Downtown
- If you do not live or work in Burlingame, where are you visiting from?

Feedback & Comments: Survey

Q3. Do you visit Downtown Burlingame regularly?

166 answers

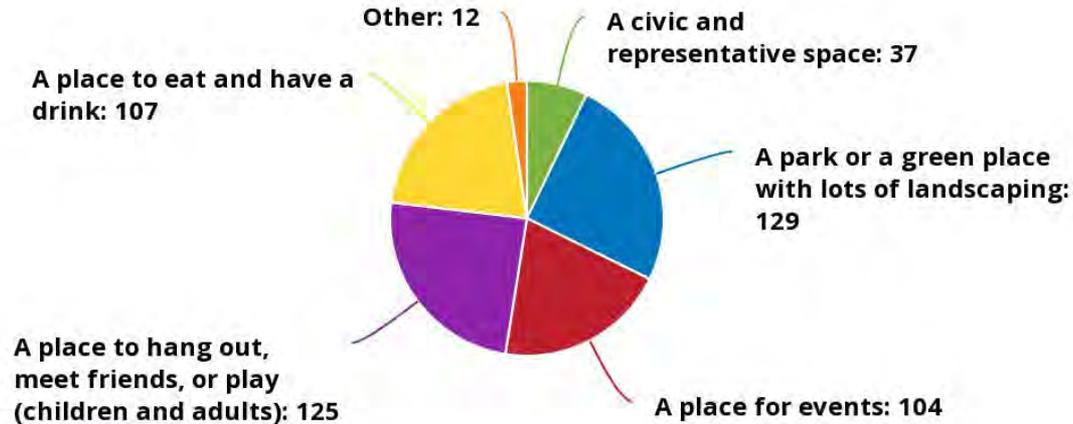


● Every couple of months ● About once a month ● Weekly ● Daily

Feedback & Comments: Survey

Q6. What kind of open space should the Town Square be?

183 answers



- A civic and representative space
- A park or a green place with lots of landscaping
- A place for events
- A place to hang out, meet friends, or play (children and adults)
- A place to eat and have a drink
- Other: Parking Lot

Feedback & Comments: Survey

Q8. What kind of activities would you most like to see in the square? (check all that apply)

180 answers

Sitting and relaxing: 142

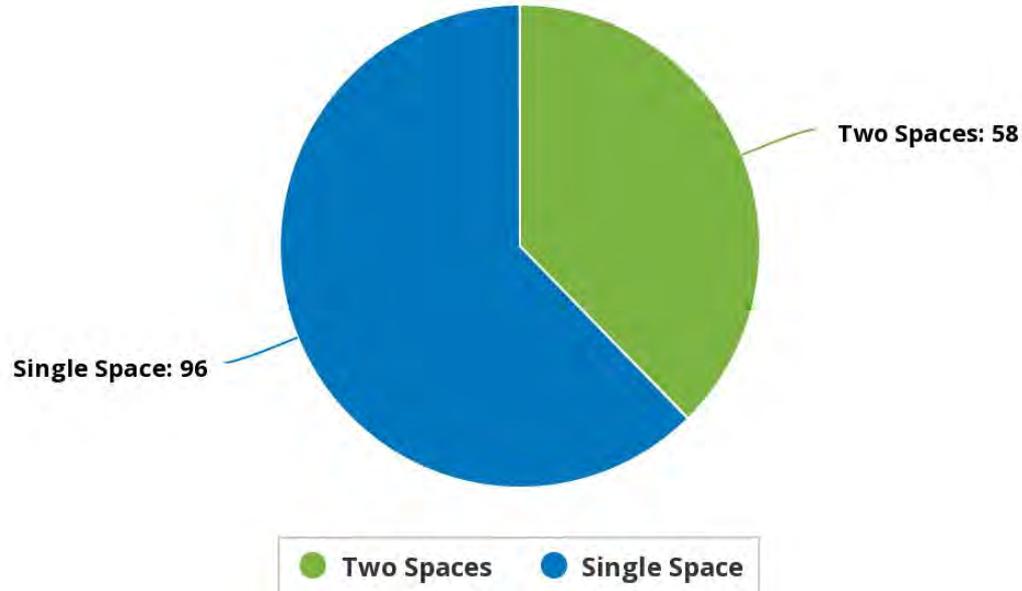


- Outdoor drink and dining at a restaurant or bar fronting on the square
- Temporary food offerings (food trucks or stands)
- Shops lining the square
- Cultural (small museum, theater, or performance space fronting on square or in square)
- Farmers Market extending from Park Road into Square
- Festivals (art, performance, food, artisan, holidays)
- Outdoor Performances
- Play (children, bocce, chess, water)
- Picnics
- Sitting and relaxing

Feedback & Comments: Survey

Q12. There are two offset squares in our future public open space. Do you think the design would be better with two different treatments or “rooms”, or one single large space?

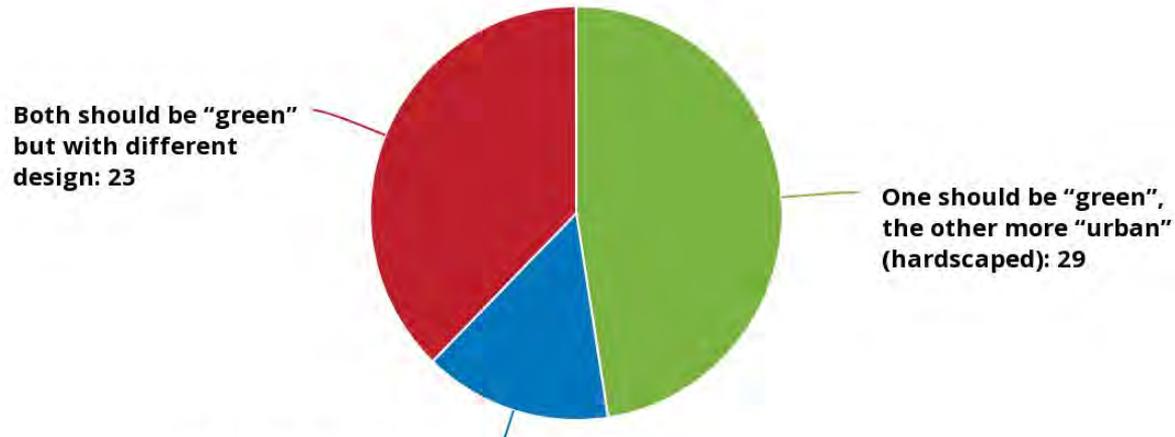
154 answers



Feedback & Comments: Survey

Q13. Two Spaces

57 answers



Both should be "green" but with different design: 23

One should be "green", the other more "urban" (hardscaped): 29

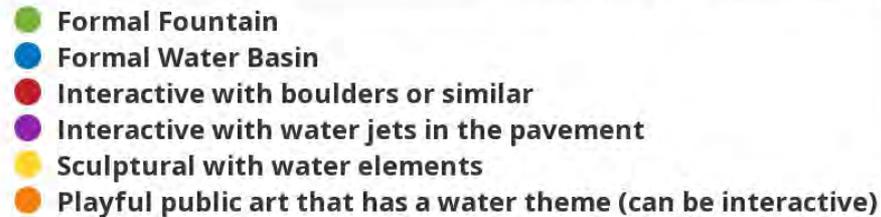
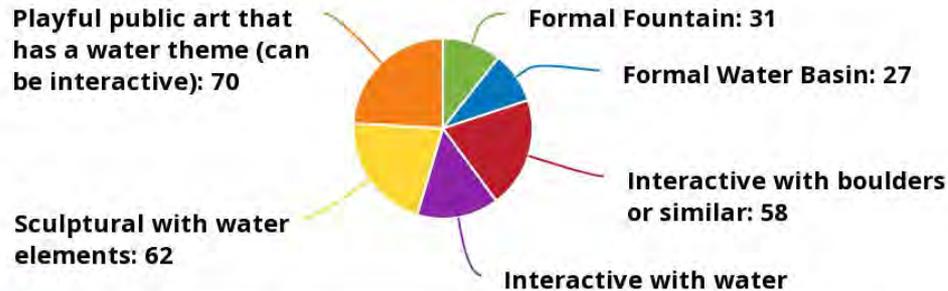
Both should be "urban" but with different design: 9

- One should be "green", the other more "urban" (hardscaped)
- Both should be "urban" but with different design
- Both should be "green" but with different design

Feedback & Comments: Survey

Q15. With respect to water features, there are water features that are more formal, like fountains with statues, and those that are more fun, like water jets or boulders with water. Which do you think would suit the Burlingame Town Square better, if any?

155 answers



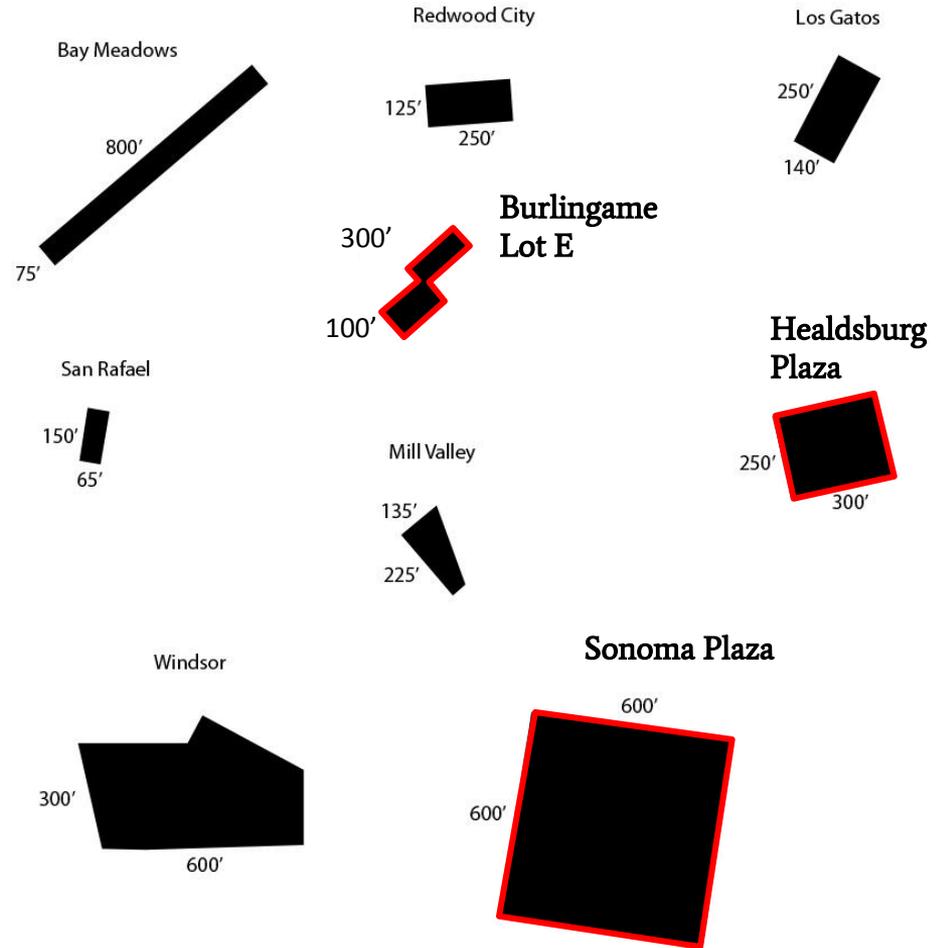
Feedback & Comments: Community Meeting #1 (Nov 18)

- Flexible square for ice rinks, ferris wheels, and concerts
- Gracious stairs that can be used during performances
- Lots of trees
- Water feature and green spaces
- Uncover the creek - but it might not be appealing as it is not a consistent stream and accumulates debris, creek is 10 feet below surface
- Creek feature
- Underground parking only available on weekends and at night can be an issue
- Need disabled parking spaces if Lot E parking is eliminated
- Consider drought-tolerant planting and the use of reclaimed or recycled water
- Raised platform for concerts and performances
- Lighting at night: string lights or light sculpture (examples: Bay Bridge, tin man on Park Road)



Ideas for the Town Square: Work Session

A Town Square for the Community

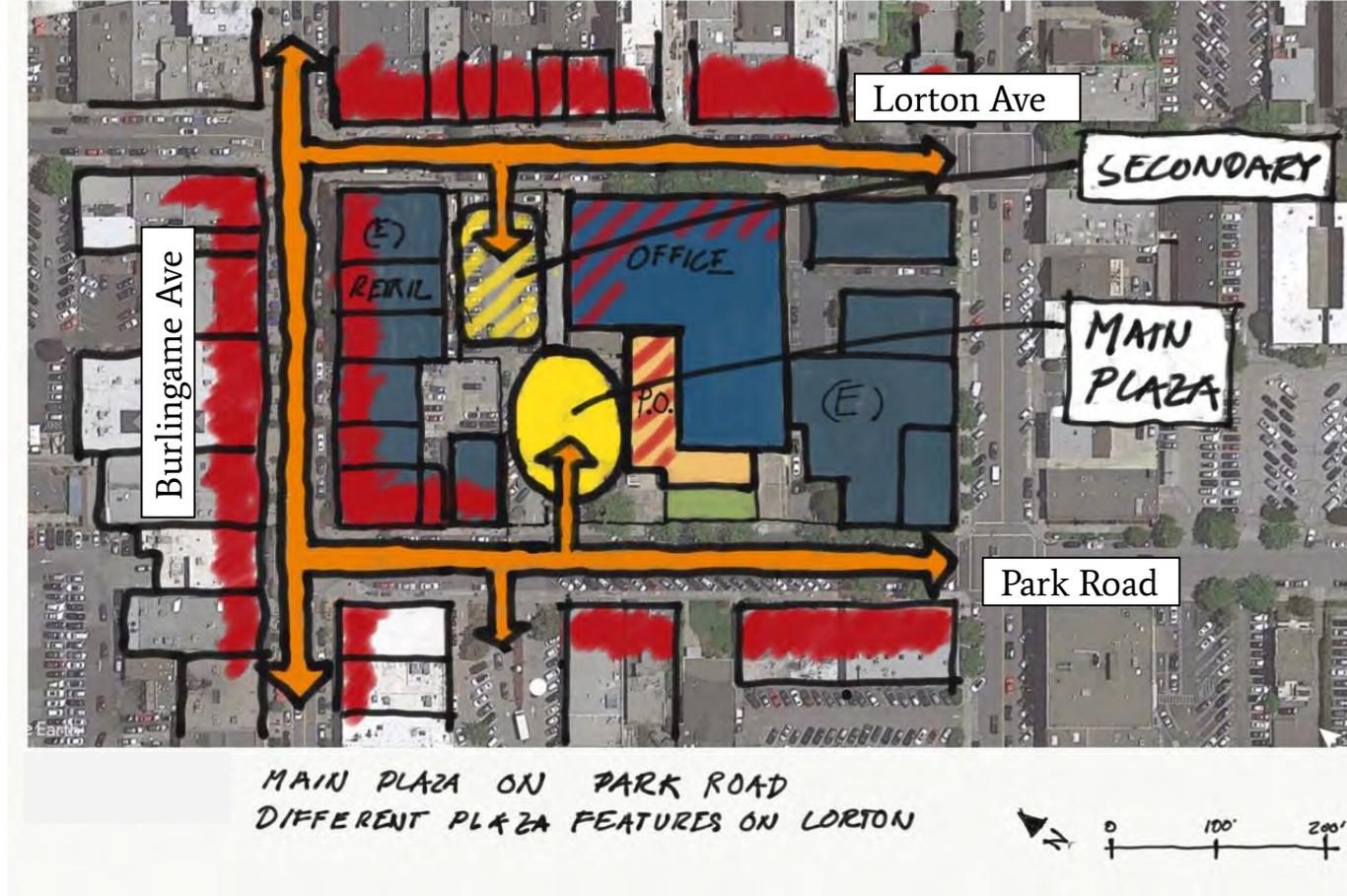


Town Square Character

1. Should the Town Square be one big space or two different spaces?
2. Should the Town Square be a green space, urban space with hardscaped areas, or both?
3. Should the Town Square be a formal and representative space or more "organic" and perhaps playful?

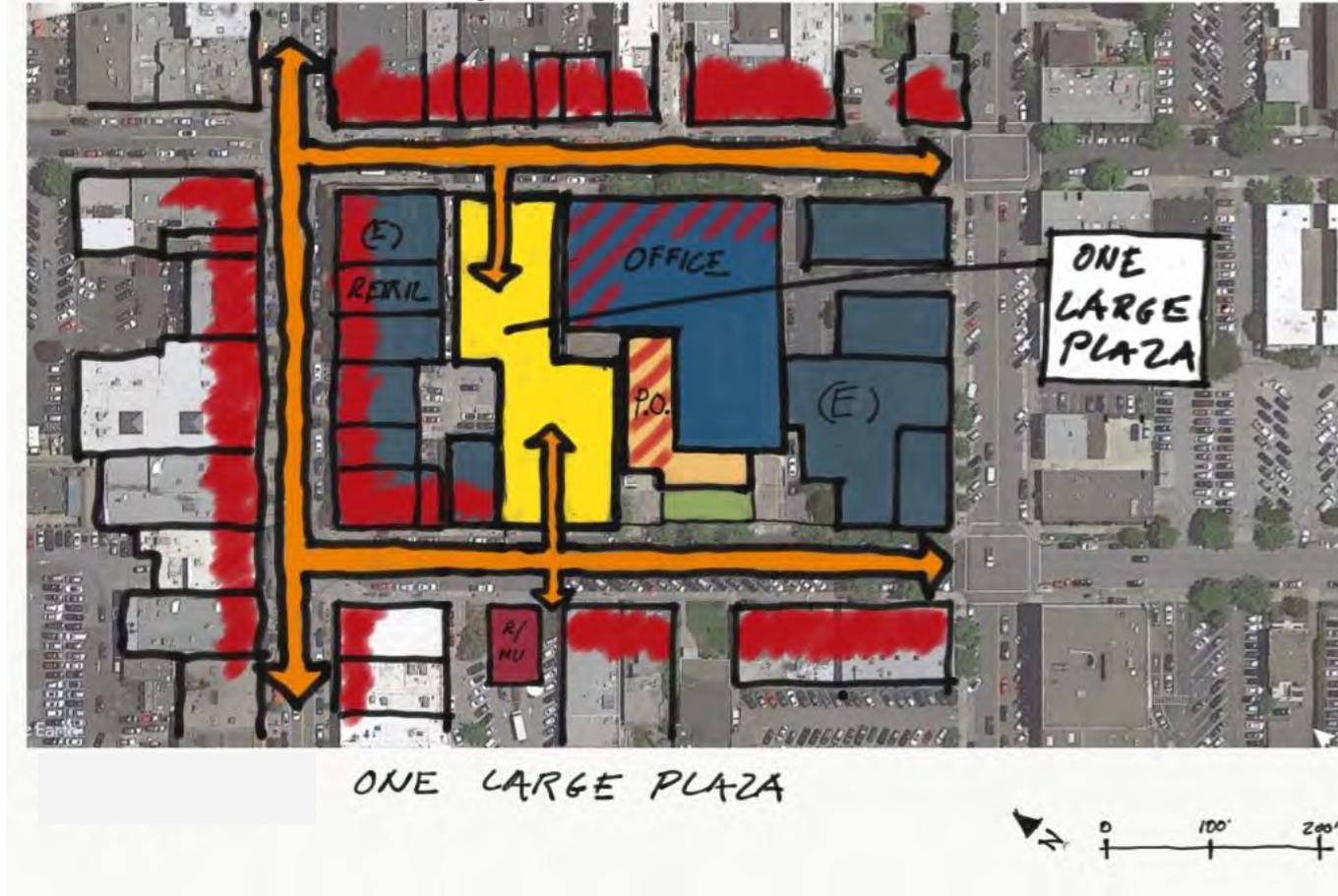
Town Square Context Diagrams

- Two distinct square areas
- Main square fronting on Park Road



Town Square Context Diagrams

- One larger square
- Square fronts on Lorton Avenue and Park Road



Square Character: Green



Square Character: Green/ Central Lawn



Square Character: Green/Lush



Square Character: Green/ Grove



Square Character: Green/ Signature Tree



Square Character: Urban/ Hardscaped



Square Character: Urban/ Hardscaped



Square Character: Formal



Square Character: Formal



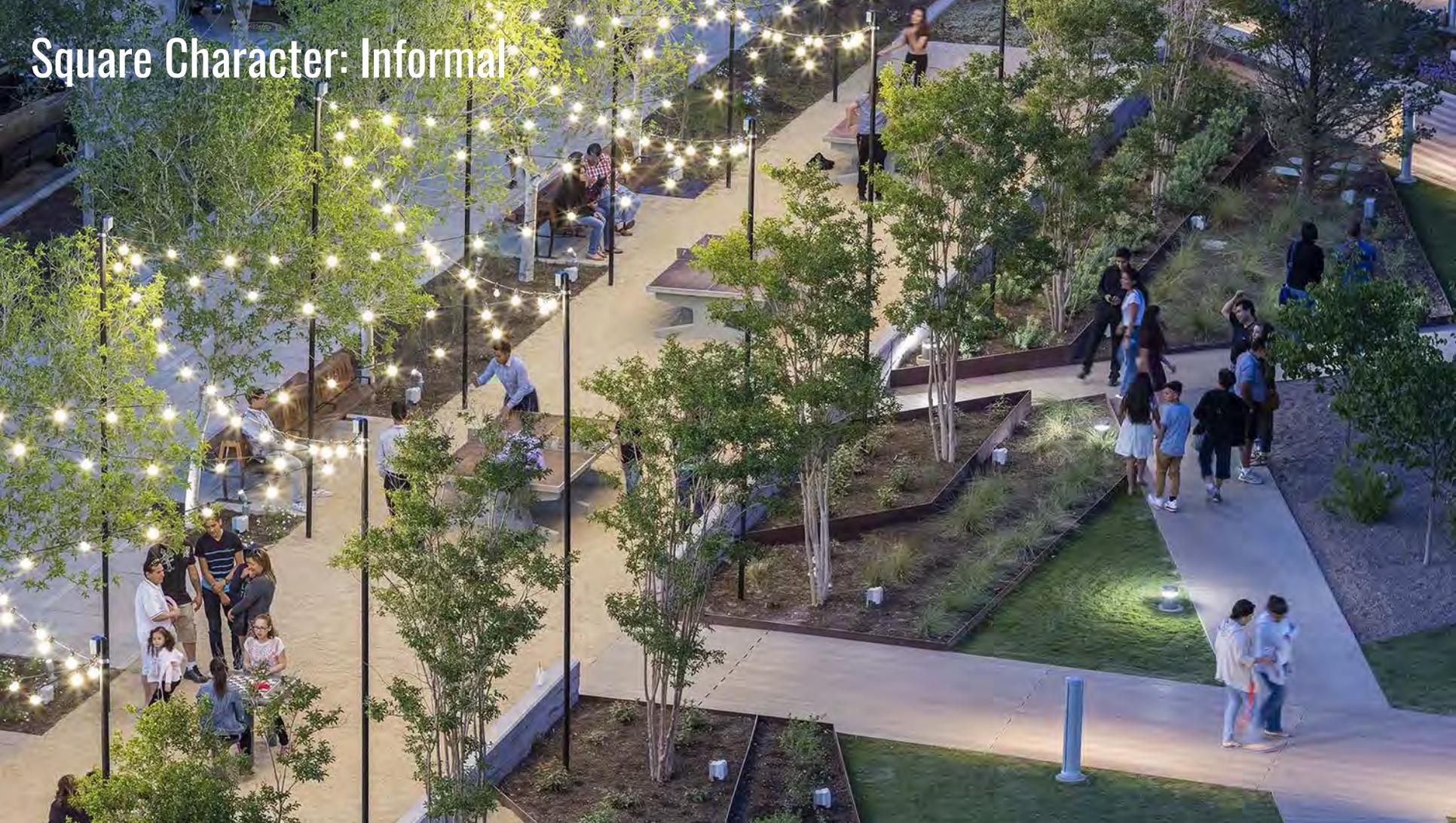
Square Character: Formal



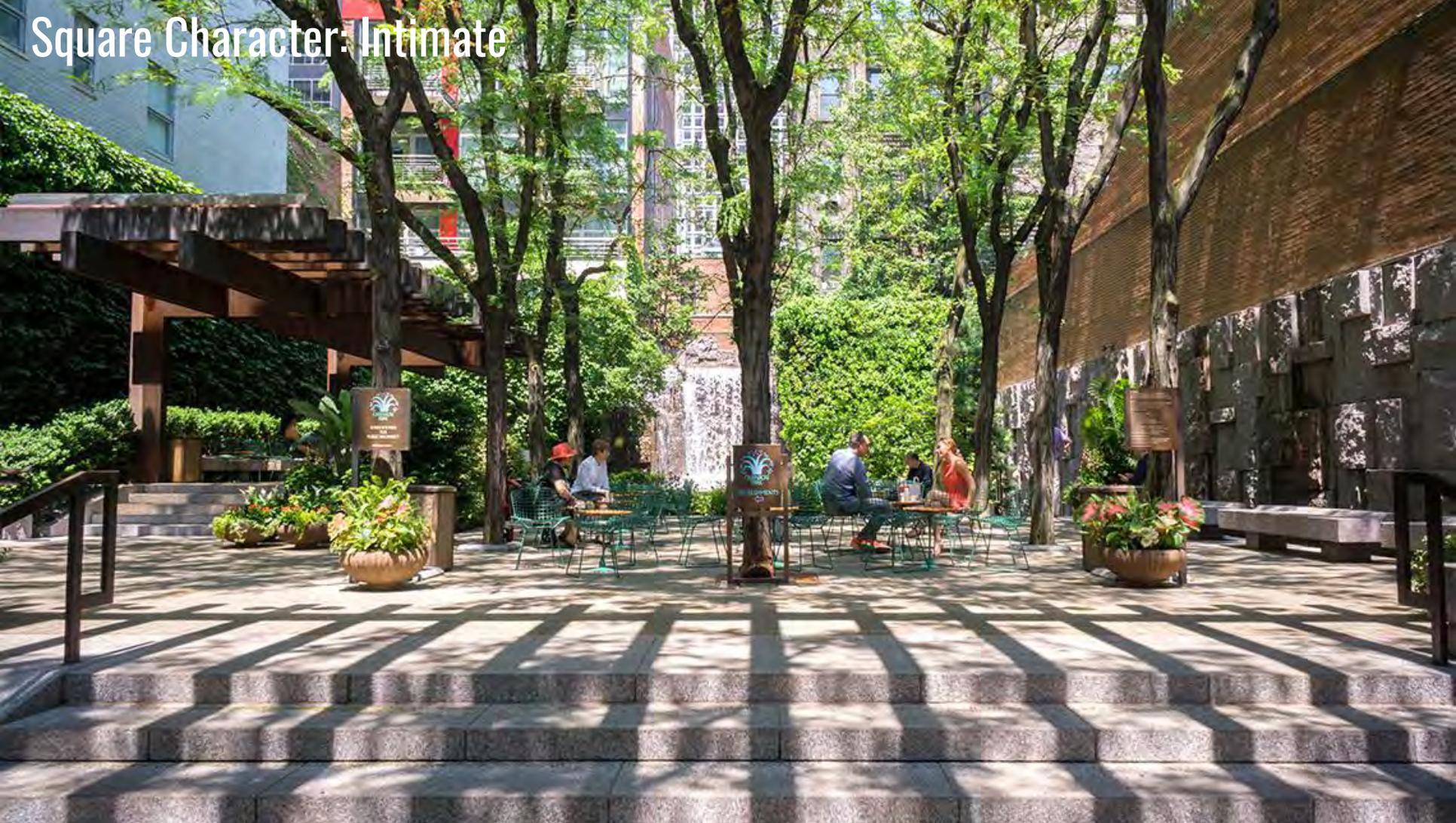
Square Character: Informal



Square Character: Informal



Square Character: Intimate



Poll #1: Town Square Character

Town Square Activities & Elements

1. Should the Town Square be flexible for different uses or have defined areas for specific uses?
2. What kind of activities would you like to see?
3. Should there be a signature element in the square?

Square Elements: Seating



Square Elements: Seating



Square Activities and Events



Square Activities and Events



Square Elements: Structures



Square Elements: Play Areas



Square Elements: Water Features



Open Space Elements: Public Art



Poll #2: Town Square Activities & Elements

Questions and Comments

We invite you to participate.



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Thank you.

Iorton avenue

burlingame avenue

howard avenue

park road



Poll #1 - Square Character

1. Should the Town Square be one big space or two different spaces? (Single Choice)

Answer 1: One big square.

Answer 2: Two distinct areas.

2. Should the Town Square be a green space, urban space with hardscaped areas, or both? (Single Choice)

Answer 1: Predominantly green.

Answer 2: More hardscaped for flexibility.

Answer 3: It's large enough, so it can be both.

3. Should the Town Square be a formal and representative space or more "organic" and perhaps playful? (Single Choice)

Answer 1: A formal square is appropriate for Downtown Burlingame.

Answer 2: A more "organic" approach makes it more unique and fun to use.

Poll #2 - Square Elements & Activities

1. Should the Town Square be flexible for different uses or have defined areas for specific uses? (Single Choice)

Answer 1: Keep it as flexible as possible for events, Farmers Market, or a public art program.

Answer 2: I prefer defined areas for everyday use, for example green spaces, a water feature, and fixed seating.

Answer 3: I want the best of both worlds.

2. What kind of activities would you like to see? Pick your top 3 (Multiple Choice)

Answer 1: Outdoor dining, food, and drink (temporary and permanent)

Answer 2: Relax and meet people

Answer 3: Kids' play area and outdoor games for everyone.

Answer 4: Farmers Market and art events.

Answer 5: Music festivals, concerts, and performances.

Answer 6: Water feature (interactive, fountain, or basin)

Poll #2 - Square Elements & Activities

3. Should there be a signature element in the square? (Pick one)

Answer 1: Tree(s), grove, lawn, stage, shade structure, public art, water feature

Answer 2: Grove

Answer 3: Lawn

Answer 4: Small Stage

Answer 5: Shade Structure

Answer 6: Public Art

Answer 7: Water Feature