ACTION SUMMARY FOR DESIGN REVIEW COMMITTEE MEETING October 15, 2026 6:30 PM

Planning and Development
Department
Land Use Planning Division

I. Roll Call:

Committee Members Present:
Kimberly Gaffney, Chair (Zoning Adjustments Board)
Devi Dutta-Choudhury (Civic Arts Commission)
Denise Hall-Montgomery (Landmark Preservation Commission)
Lillian Mitchell (Appointed by Zoning Adjustments Board)
Janet Tam (Appointed by Zoning Adjustments Board)

Committee Members Absent: Michael Thompson*
**Leave of Absence*

Staff Present: Burns, Stover, Sanchez, Pearson, Gordon

II. PROJECTS

1. **600 BANCROFT WAY [at Bolivar] (DRCP2025-0003): Preliminary Design Review** to demolish buildings and structures on an industrial site of approximately 2.93 acres at 600 Bancroft Way adjacent to Aquatic Park, and to construct a research and development campus containing one building totaling 251,817 square feet of gross floor area and 524 parking spaces.

   Preliminary Design Review was continued with the following recommendations:
   MOTION (Gaffney, Dutta-Choudhury) VOTE (5-0-0-1) Thompson – absent.*

   Site Design
   - *Provide renderings at the pedestrian level as well as looking west on Bancroft when traveling over the train tracks; Consider the experience of those arriving to the property.*
   - *Mesh screen on the south side looks too imposing; reduce or step down massing toward Dreamland and Aquatic Park.*
   - *Building mass appears to be too tall next to park / playground (south side).*
   - *East façade, as well as the whole parking garage, should be better integrated with the whole project design while still allowing for the different eastern context (railroad track).*
   - *Look carefully at the pedestrian experience at the retaining wall.*
   - *Main entry space should be more activated; improve visibility and activity.*

- *Consider reallocating some entry space to the native American tribute area.*
- *Consider wayfinding to the park with any refinement of entry design.*
- *Recommend respectful lighting, especially adjacent to lagoon.*
- *Provide vicinity map, as well as more context, to plans.*

Building Design / Details

- *Revise rooftop mechanical screen to improve proportions and reduce height; consider lowering it where possible.*
- *Show mechanical screen transparency and how much mechanical equipment will be seen.*
- *Make sure that the rooftop mechanical equipment is designed for this sensitive habitat.*

Exterior Finishes

- *Refine precast elements to reduce building's visual weight.*
- *Provide more information on proposed sun shading; consider this when looking at more detail and refinement of the project design.*
- *Consider more art and accent colors in design.*

Landscaping

- *Recommend as many tree replacements nearby as possible.*

Windows

- *Provide as much bird safe measures as possible – surface 1, low-reflective glazing is recommended; provide more careful review of glass corners proposed.*

III. BUSINESS MATTERS

- Approval of Previous Meeting Minutes.
  Minutes from 8/20/26 DRC Meeting.
  MOTION (Gaffney, Tam) VOTE (5-0-0-1) Thompson - absent.*

- Approval of Interim Vice-Chair. Lillian Mitchell
  MOTION (Gaffney, Hall-Montgomery) VOTE (5-0-0-1) Thompson - absent.*

- Approval of Subcommittee to Review Prospective Licensed Landscape Architect Candidates; Gaffney, Tam, and Thompson.
  MOTION (Gaffney, Tam) VOTE (5-0-0-1) Thompson - absent.*

IV. ADJOURN

- Meeting adjourned: 8:45 pm

Members of the Public:
Present: 11
Speakers: 7