

# Welcome!

Peninsula Wellness Community (PWC)  
Final Community Meeting

February 22, 2023

# Agenda

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Welcome

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Introductions

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Project Goals

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Project Outreach

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Project Proposal

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How to Stay Involved

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Questions / Additional Feedback

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An aerial photograph of a city neighborhood, likely San Francisco, showing a grid of streets and various landmarks. A central area is highlighted with an orange outline and labeled 'PWC SITE'. Surrounding this site are several schools, including Spring Valley Elementary School, Franklin Elementary School, Burlingame Intermediate School, and Lincoln Elementary School. There are also parks like Franklin Field and Ray Park. Other notable landmarks include Mills High School, Burlingame Plaza, Peninsula Museum of Art, and Mills-Peninsula Medical Center. A Caltrain line is visible in the upper right portion of the map. The text 'Project Team Introductions' is overlaid in a white semi-transparent box across the center of the image.

# Project Team Introductions

MILBRAE SPUR TRAIL

MILLS HIGH SCHOOL

BURLINGAME PLAZA

PENINSULA MUSEUM OF ART

CALTRAIN

HAWTHORNE WAY

SPRING VALLEY ELEMENTARY SCHOOL

MILLS-PENINSULA MEDICAL CENTER

PWC SITE

VILLAGE PARK

FRANKLIN FIELD

FRANKLIN ELEMENTARY SCHOOL

BURLINGAME INTERMEDIATE SCHOOL

RAY PARK

LINCOLN ELEMENTARY SCHOOL





*Public agency established over 73 years ago to address the health needs of its residents.*

Role in PWC:

- Assure programs and services address residents' health
- Provide responsible stewardship of tax payer assets
  - Retain ownership of 6.42 acres
  - Provide community benefits to promote health and wellness

*Purpose-built team formed to deliver the unique PWC vision.*



**SMITHGROUP**



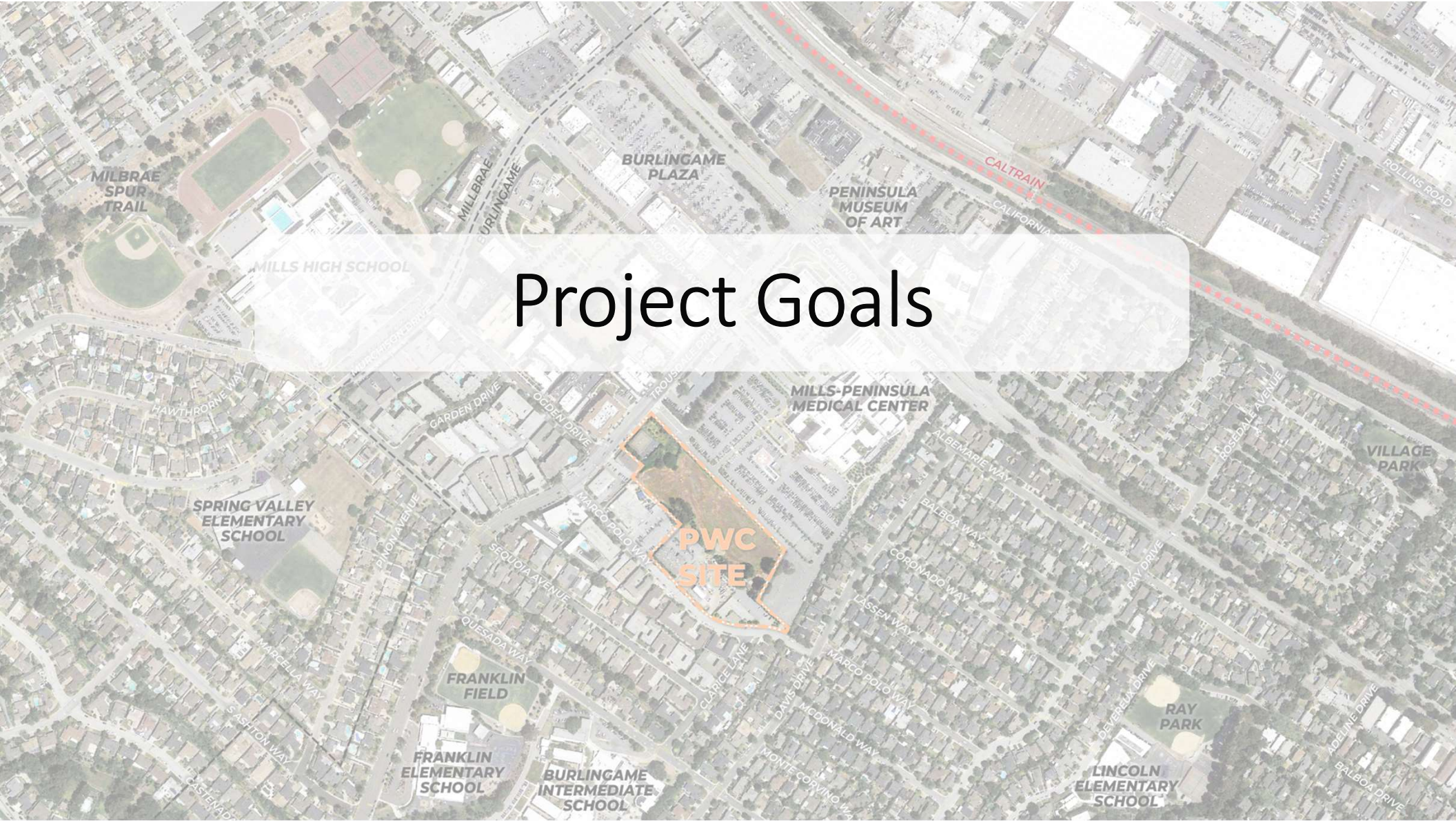
**PWC will create a new paradigm of “connected aging” that improves lifelong wellness by keeping older adults connected to each other, to the broader community, and to care providers.**

Vision:

- Seniors with mixed-incomes can live independently
- New medical offices located near MPMC can provide a range of services to PWC residents and the community at large
- Residents of all ages throughout the PHCD community can gather and participate in programs focused on healthy and social lifestyles
- Public open space can be enjoyed by all







# Project Goals

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housing for a range  
of income levels



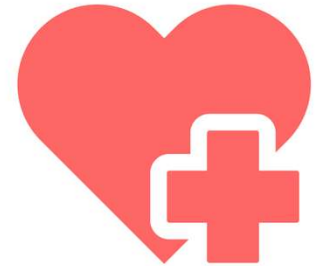
indoor and outdoor  
community amenities



a vibrant, active  
community



physical and mental  
wellness spaces



medical offices and  
services





# Project Outreach

PWC SITE

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RAY PARK

LINCOLN ELEMENTARY SCHOOL

VILLAGE PARK





## Community Feedback

- Community meetings 2017-2023
- What we've heard
  - Ideas for the HUB
  - Increase affordable housing and depth of affordability





# Project Proposal



# 3D view from Mills-Peninsula Medical Center

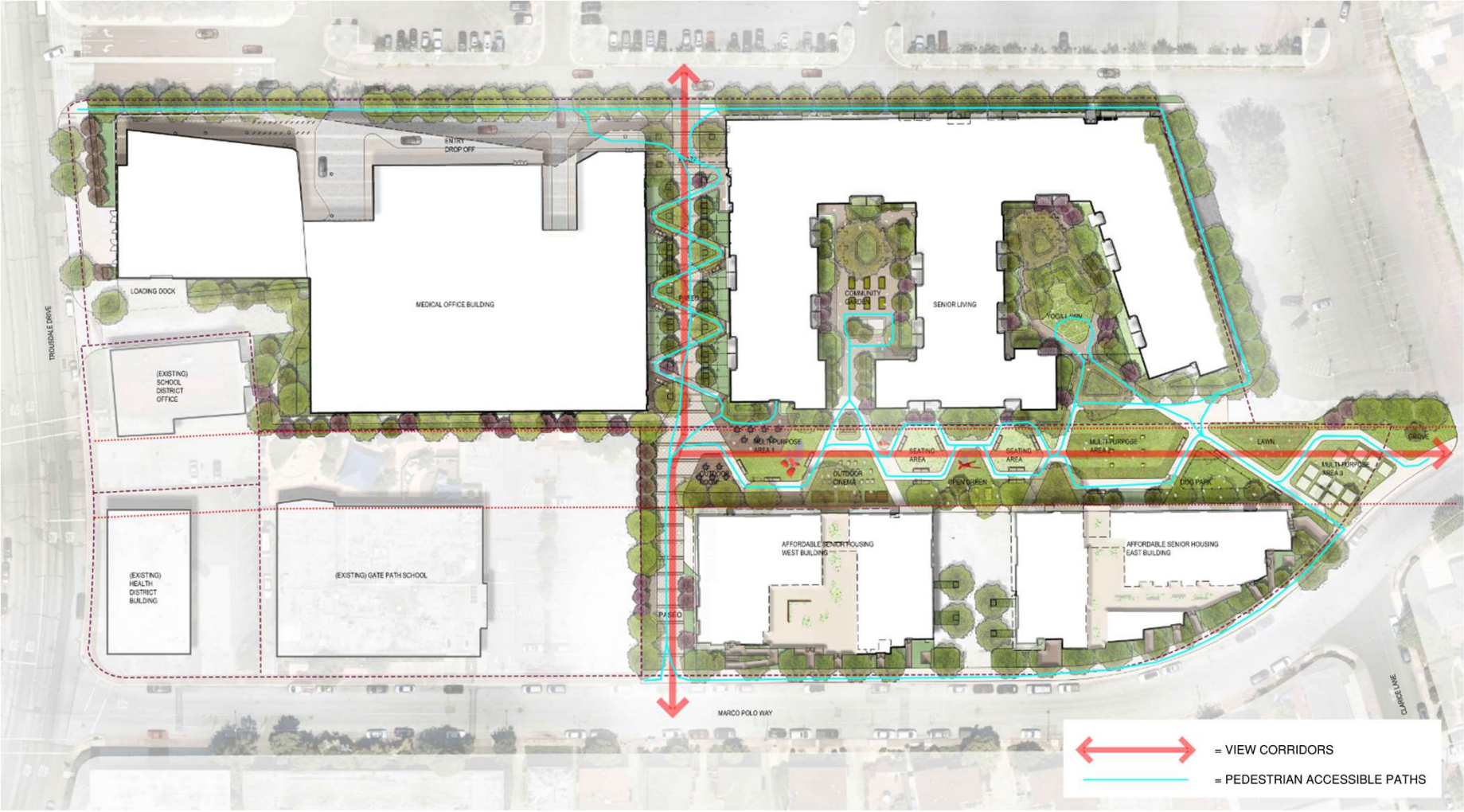




# Site Plan



# Site Plan





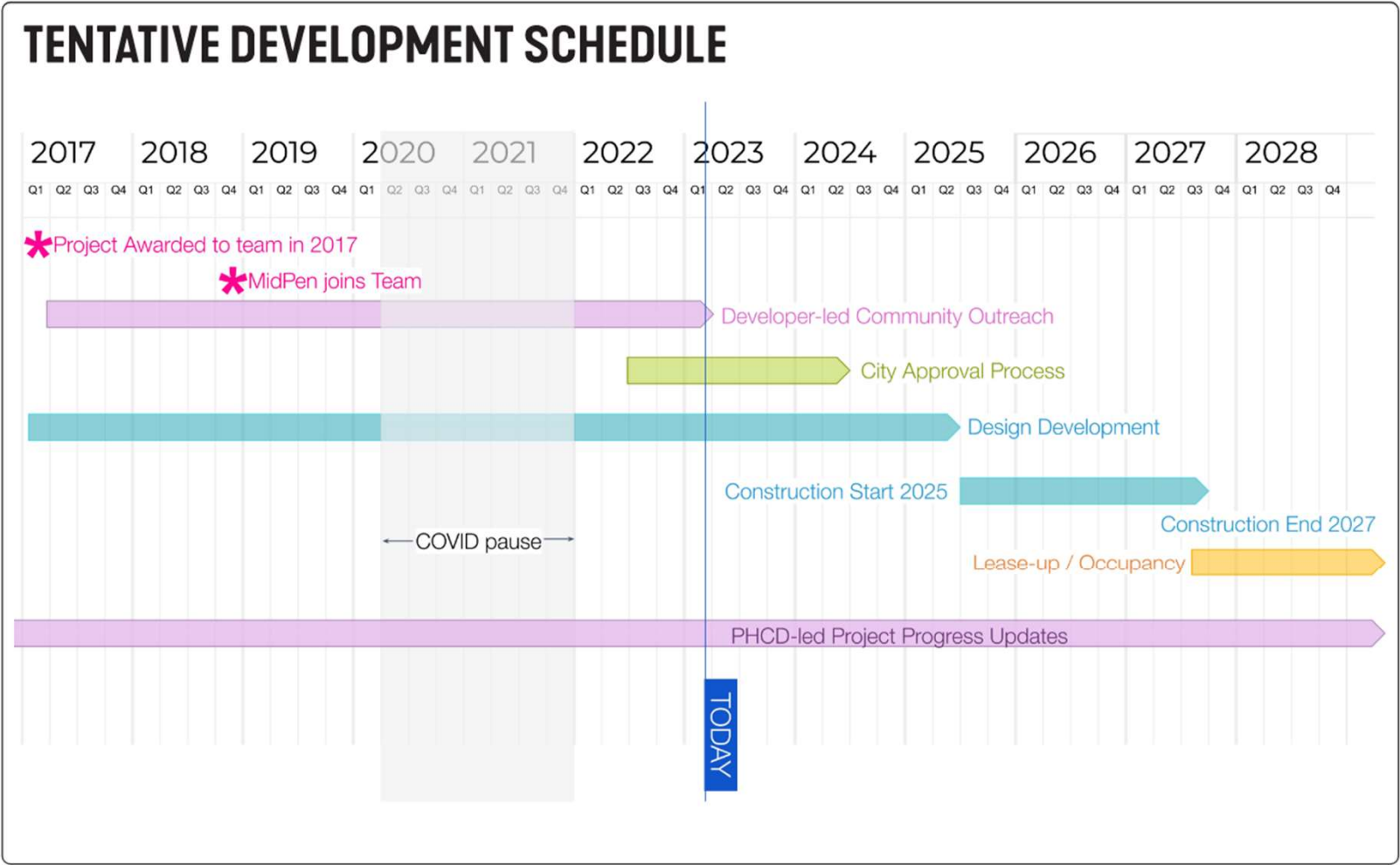
# Summary of Current Proposal

	<b>Current Design</b>
HUB	35,000 – 40,000 SF
Open Space	1.68 Acres
Medical Office Building	150,000 - 155,000 SF
<b>Total Senior Homes</b>	<b>377 homes</b>
Market-Rate Senior Homes	202 homes
Affordable Senior Homes	175 homes
<b>Percentage of Affordable Homes</b>	<b>46% Affordable</b>



# How to Stay Involved

# Next Steps





# How to Stay Informed

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Project website: [www.peninsulawellnesscommunity.org](http://www.peninsulawellnesscommunity.org)

Project contact:

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# Questions?