



California Northstate University Medical Center



DRAFT EIR SCOPING MEETING

JUNE 24, 2019





AGENDA



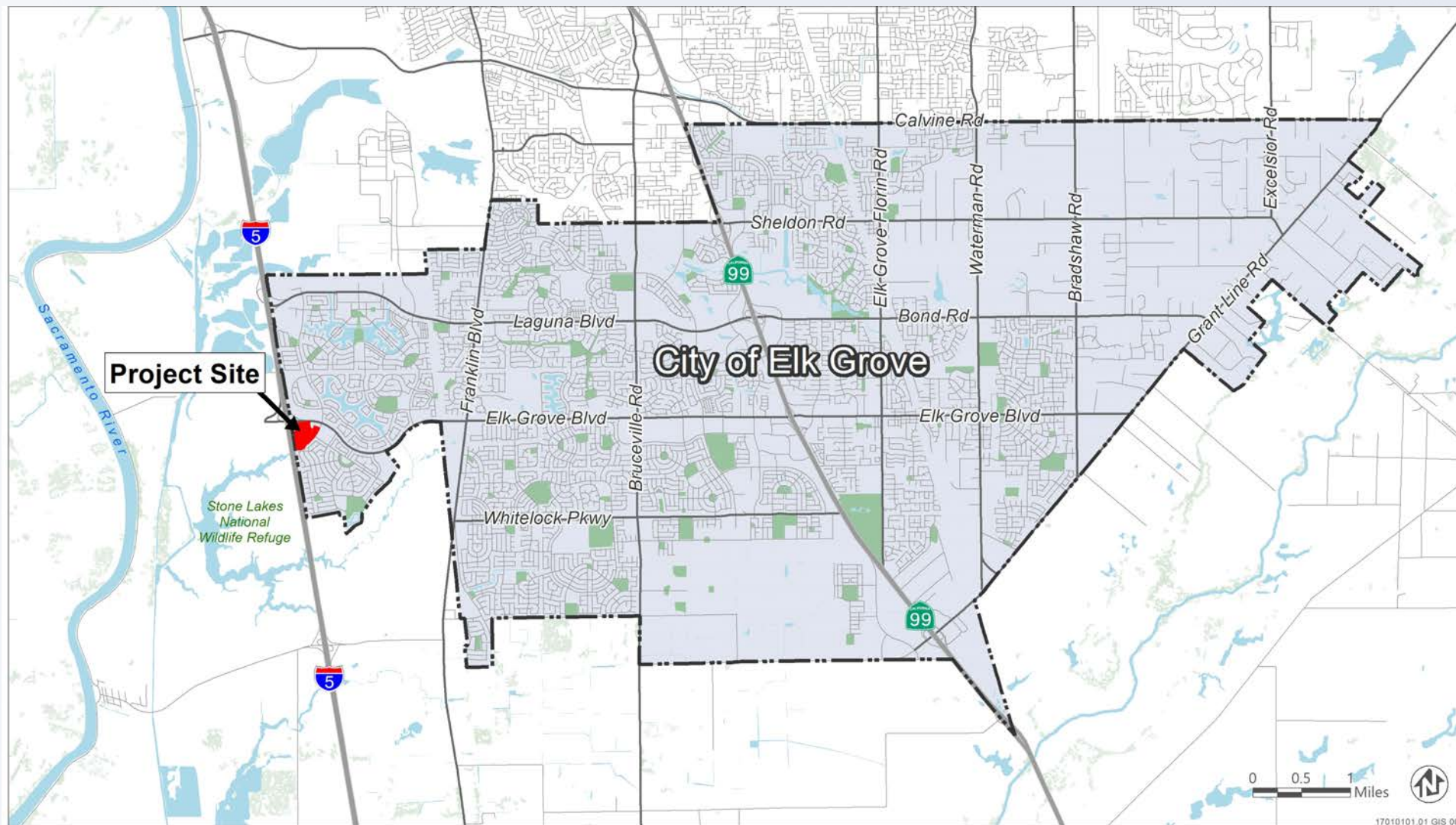
- Provide overview of proposed CNU Medical Center Project and environmental review process
- Identify issues to be evaluated in Environmental Impact Report (EIR)
- Receive agency and public input on what should be addressed in Draft EIR
- No action on CNU Medical Center Project will occur at tonight's meeting



OVERVIEW



PROJECT LOCATION





BACKGROUND AND PROJECT OBJECTIVES



- Private educational institution
- Currently operates pharmacy/medical college
- Site also includes an existing commercial shopping center
- Operating under conditional use permit approved in March 2011
- Key objectives of site expansion:
 - offer healthcare services
 - provide trauma services
 - support advance healthcare protocols, best practices, and pharmaceutical development through research and development
 - provide training opportunities for its students

PROPOSED PROJECT

Phase 1

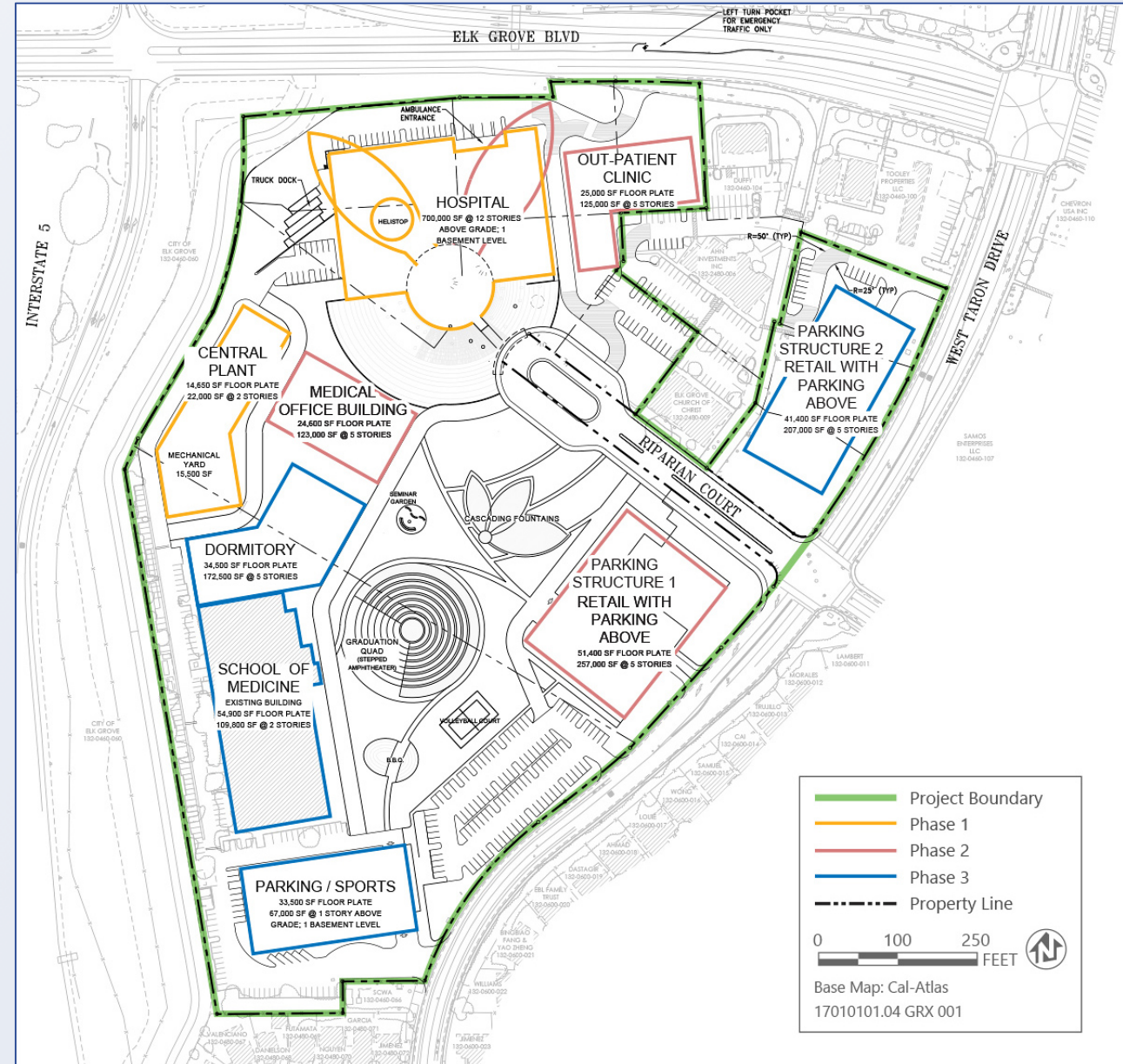
- Medical center (hospital) with helicopter landing pad (helistop)
- Central plant and mechanical yard

Phase 2

- Additional hospital bed tower
- Out-patient clinic
- Medical office building
- Parking structure with accessory retail

Phase 3

- Expanded pharmacy and medical college
- Parking structure with accessory retail
- Dormitory and parking structure with roof-top sports facilities





ENVIRONMENTAL REVIEW



WHAT IS CEQA?



- California Environmental Quality Act
- Public disclosure process
- Public participation is essential
- Avoid or mitigate for environmental impacts
- Certification of EIR does not indicate approval of project



WHAT IS AN EIR?



- An informational document
- Discloses potential effects of proposed project on environment
- Identifies mitigation measures
- Describes feasible alternatives to proposed project
- Must be certified in order for a project to be approved



WHAT AN EIR DOES AND DOESN'T DO



An EIR Does...

- Disclose potential effects of project on environment
- Identify mitigation measures
- Describe feasible alternatives to proposed project

An EIR Doesn't...

- Require mitigation for existing environmental conditions
- Advocate for project under evaluation
- Require project denial due to significant environmental impacts
- Address economic and social issues (e.g., property values)



EIR FORMAT



- Executive Summary
- Introduction
- Project Description
- Environmental Impacts and Mitigation Measures
- Cumulative Impacts
- Alternatives
- Other Sections Required by Statute
- Report Preparers
- Appendices



TOPICS TO BE EVALUATED IN THE EIR



- Aesthetics
- Air Quality
- Biological Resources
- Archaeological, Historical, and Tribal Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gases and Climate Change
- Hazards and Hazardous Materials
- Hydrology/Water Quality
- Land Use and Planning
- Noise and Vibration
- Population and Housing
- Public Services
- Transportation and Traffic
- Utilities and Service Systems
- Cumulative Impacts
- Growth Inducement



TOPICS SCOPED OUT OF THE EIR ANALYSIS



- Agricultural and Forestry Resources
- Landslides
- Mineral Resources
- Recreation
- Seiche, Tsunami, and Mudflow
- Wildfire



AGENCY AND PUBLIC INPUT



EIR REVIEW PROCESS



- **Notice of Preparation**
 - 30-Day Public Review
 - Scoping Meeting (Today)
- **Draft EIR**
 - Addresses Notice of Preparation comments
 - 45-Day Public Review
- **Final EIR**
 - Responds to comments received on Draft EIR
- **Consideration and Decision on CNU Medical Center Project**



CEQA SCHEDULE



NOP Issued

May 29, 2019

Scoping Meeting

June 24, 2019

NOP Review Ends

June 27, 2019

Draft EIR Released

Winter 2019/2020

Final EIR Released

Spring 2020



HOW TO PROVIDE INPUT ON THE SCOPE OF THE EIR



- Recommend comments be provided **in writing**
- Submit written comments today or send to the following address:

**City of Elk Grove
Development Services Department
c/o Sarah Kirchgessner
8401 Laguna Palms Way
Elk Grove, CA 95758**

Or email to: skirchgessner@elkgrovecity.org

- **Notice of Preparation comment period ends on June 27, 2019**



THANK YOU!