

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2005031017

Project Title: Temecula Valley Hospital Master Plan Update and Planned Development Overlay Amendment
Lead Agency: City of Temecula **Contact Person:** Scott Cooper
Mailing Address: 41000 Main Street **Phone:** (951) 506-5137
City: Temecula **Zip:** 92590 **County:** Riverside

Project Location: County: Riverside City/Nearest Community: Temecula
Cross Streets: Temecula Parkway and Country Glen Way **Zip Code:** 92592
Longitude/Latitude (degrees, minutes and seconds): 33 ° 28 ' 46 " N / 117 ° 06 ' 20 " W **Total Acres:** 35.31
Assessor's Parcel No.: 959-080-026 **Section:** N/A **Twp.:** 8S **Range:** 2W **Base:** San Bernardino
Within 2 Miles: State Hwy #: SR 79 and I-15 **Waterways:** Temecula Creek, Murrieta Creek, Long Canyon Creek
Airports: None **Railways:** None **Schools:** Multiple

Document Type:

CEQA: NOP Draft EIR NEPA: NOI **Other:** Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) 2005031017 Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: Major Mod & PDO Amendment

Development Type:

Residential: Units _____ Acres _____ Transportation: Type _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Waste Treatment: Type _____ MGD _____
 Educational: _____ Hazardous Waste: Type _____
 Recreational: _____ Other: Hospital

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Professional Office; Planned Development Overlay (PDO-9)

Project Description: (please use a separate page if necessary)

The Temecula Valley Hospital Master Plan Update and Planned Development Overlay Amendment (proposed project) consists of revisions to the currently approved master plan, which would require a Major Modification and Planned Development Overlay Amendment. The proposed project includes development of a behavioral health building, an emergency department expansion, two hospital towers, two medical office buildings, a utility plant, surface parking lots, and a 4-story parking structure. In addition, the proposed project includes relocation of the existing helipad to the roof of the proposed parking structure.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

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| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # 8 | <input type="checkbox"/> Public Utilities Commission |
| <input checked="" type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # 9 |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # 6 | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | Other: _____ |
| <input type="checkbox"/> Housing & Community Development | Other: _____ |
| <input type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date November 3, 2022 Ending Date December 19 2022

Lead Agency (Complete if applicable):

Consulting Firm: <u>Ascent</u>	Applicant: <u>Universal Health Services, Inc.</u>
Address: <u>1230 Columbia Street, Suite 440</u>	Address: <u>31700 Temecula Parkway</u>
City/State/Zip: <u>San Diego, CA 92101</u>	City/State/Zip: <u>Temecula, CA 92592</u>
Contact: <u>Andrew Martin</u>	Phone: <u>(951) 331-2216</u>
Phone: <u>(619) 417-4218</u>	

Signature of Lead Agency Representative:  Date: 11.2.22

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.