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Form F

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SCH #: 2020029099

Project Title: Irvine Campus Medical Complex Subsequent Environmental Impact Report

Lead Agency: University of California, Irvine

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Project Location: Irvine (*City*) Orange (*County*)

Project Description (Proposed actions, location, and/or consequences).

The Project proposes to develop a UCI Health integrated medical campus providing inpatient, ambulatory, and emergency care services. Proposed buildings include an up to 144-bed Acute Care Hospital, 225,000-gross-square-foot (GSF) Ambulatory Care Center, a central utility plant, and a 1,400-space parking structure. To construct these new facilities, trailers, storage containers, and surface parking would be demolished at the Project site, and a temporary, unpaved surface lot would be installed within the existing UCI Support Services Facilities area to the north of the Project site to replace the displaced spaces. The other existing uses, the trailers and storage containers, are not proposed to be replaced. During construction, the Project proposes to use approximately 3.5 acres of the existing UCI Arboretum as a temporary construction staging and laydown area. UCI is proposing to amend the 2007 LRDP to allow Inpatient uses under the Mixed Use – Commercial land use designation.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Project implementation would result in potentially significant impacts regarding the following resource areas: Aesthetics - Lighting and Glare; Air Quality -Air Quality Standards; Biological Resources - Special Status Species and Wildlife Movement Corridors; Cultural Resources - Archaeological Resources and Human Remains; Geology and Soils - Paleontological Resources; Greenhouse Gas Emissions - GHG Emissions and GHG Emissions Plan Conflict; Hazards and Hazardous Materials - Accidental Release, Listed Hazardous Materials Sites, and Emergency Response Plans; Hydrology and Water Quality - Water Quality Standards and Drainage and Hydrology; Noise - Ambient Noise; Transportation - Conflict with Adopted Plans and CEQA Section 15064.3 (VMT); and Tribal Cultural Resources.

With implementation of respective mitigation measures, all impacts would be reduced to less than significant levels with the exception of Cultural Resources (Archaeological Resources) and Tribal Cultural Resources which would remain significant and unavoidable.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

No areas of controversy are known to UCI at the time this SEIR is prepared. Based on input received from the public during the scoping process, the areas of interest are:

• Impacts on biological resources from development on the Project Site;
• Impacts on hydrology and water quality as a result of development on the Project site;
• Off-site traffic impacts from trips generated by the Project;
• Visual impacts as a result of new development on the Project site; and
• Potential impacts on the capacity of existing utilities to serve the proposed Project.

Provide a list of the responsible or trustee agencies for the project.

Federal Emergency Management Agency (FEMA) and City of Irvine. To construct in the FEMA floodplain, a Conditional Letter of Map Revision (CLOMR) is required along with City of Irvine approval as the local floodplain administrator.

California Office of Statewide Health Planning and Development (OSHPD). OSHPD is responsible for overseeing all aspects of construction of general acute care hospital, psychiatric hospital, and multiple-story skilled nursing home, and intermediate care facilities in California.

State of California, Water Resources Control Board. Pursuant to the federal Clean Water Act [Section 402(g)] and State General Construction Activity Storm Water Permit, a NPDES permit will be required for the Project.

Santa Ana Regional Water Quality Control Board (RWQCB). Issuance of a NPDES Permit and Construction General Permit.

South Coast Air Quality Management District. A permit from the SCAQMD would be required for generators.

Orange County Airport Land Use Commission (ALUC). The Project will be referred to the ALUC for determination of Project consistency with the Airport Environs Land Use Plan (AELUP) for John Wayne Airport.

Federal Aviation Administration (FAA). The Project will file form 7460-1, Notice of Actual Construction or Alteration, to initiate aeronautical review.

Department of Toxic Substance Control (DTSC). Based on preliminary assessment of the Project site, the University intends to enter into a Consultative Services Agreement with DTSC regarding potential soil and soil vapor contaminants.