

DEPARTMENT OF GENERAL SERVICES

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***NOTICE OF PREPARATION /
NOTICE OF PUBLIC SCOPING MEETING
SOUTHERN REGION EMERGENCY OPERATIONS CENTER PROJECT***

To: California State Clearinghouse, state responsible and trustee agencies, federal agencies, local jurisdictions, and interested parties

Date: March 1, 2023

From: Terry Ash, Senior Environmental Planner
Department of General Services, Real Estate Division, Project Management and Development Branch, Environmental Services

Subject: **Notice of Preparation of an Environmental Impact Report and Public Scoping Meeting for the Southern Region Emergency Operations Center Project**

The California Governor's Office of Emergency Services (Cal OES), with the assistance from the Department of General Services Real Estate Services Division (DGS), is the lead agency responsible for the preparation of an Environmental Impact Report (EIR) under the California Environmental Quality Act (CEQA) for the Southern Region Emergency Operations Center Project (proposed project) described below.

We need to know the view of your agency as to the scope and content of the environmental information that is germane to your agency's statutory responsibilities in connection with the proposed project. Your agency will need to use the EIR when considering your permit or other approval for the proposed project. The proposed project description, location, and the potential environmental effects are contained in the attached materials. A copy of the EIR is not attached. Due to time limits mandated by state law, your response must be sent at the earliest possible date but no later than 30 days after receipt of this Notice of Preparation (NOP).

Pursuant to the public participation goals of CEQA, DGS in coordination with Cal OES will host a public scoping meeting to gather additional input on the content and focus of the environmental analysis to be conducted and presented in the EIR. Interested parties, including agencies, are encouraged to attend the meeting to learn more about the proposed project and the environmental review process, to express any concerns about the proposed project, and to offer suggestions regarding the environmental impacts, including any mitigation measures and alternatives. The date, time, and location of the scoping meeting are listed below.

Date: March 13, 2023
Time: 4 p.m.–5 p.m. and 5 p.m.–6 p.m. (presentation will occur at the beginning of each hour)
Location: Balearic Community Center - Adobe Room
1975 Balearic Drive
Costa Mesa, California 92626

Please send all comments via mail to:

Ms. Terry Ash, Senior Environmental Planner California Department of General Services
Real Estate Division, Project Management and Development 2635 North First Street,
Ste. 149, San Jose, California 95134

or via email to:

comments@oesregionsoutheoc.org (enter “Southern Region Emergency Operations
Center Project NOP Scoping Comments” in the subject line).

Agency responses should include the name of a contact person at the agency.

Cal OES encourages all interested agency representatives, organizations, and individuals to attend the public scoping meeting for the proposed project’s Draft EIR.

SOUTHERN REGION EMERGENCY OPERATIONS CENTER

PROJECT DESCRIPTION

Cal OES provides disaster planning, readiness, and response of state resources for the various emergencies and threats of emergency facing California. Currently, Cal OES operates the State Operations Center in the City of Mather in Northern California. The proposed project would develop another Emergency Operations Center (EOC) in Southern California that would mirror the operations of the Mather facility at a smaller scale and provide more effective state emergency support to local governments within the Southern Region. The Southern Region covers 11 counties within two mutual aid regions (Mutual Aid Region 1: Los Angeles, Orange, San Luis Obispo, Santa Ana, and Ventura Counties; Mutual Aid Region 2: Imperial, Inyo, Mono, Riverside, San Bernardino, and San Diego Counties). The proposed Southern Region EOC would support full-time staff and establish a regional center to serve as a hub for critical emergency management planning and training programs. The Southern Region is charged with supporting a large area that is a major contributor to the nation's gross domestic product, with a population density centered on some of the state's highest risk earthquake faults. To successfully meet its mission, the Southern Region EOC facility would include an approximately 35,000-square-foot, single-story office building that would contain office space, an EOC, and shared training rooms, as well as an approximately 20,000-square-foot support warehouse building that would contain a vehicle maintenance bay and space for life-sustaining commodities. The facility would also include a helipad and a 100-foot-tall lattice tower with 20-foot whip antennas on top. The proposed project would replace the temporary Regional EOC, which is currently operating approximately 11 miles northwest of the proposed project site in the City of Los Alamitos, and would also act as a backup State Operations Center for the Mather facility.

Project Location and Site Description

The proposed project is located on an approximately 15-acre site within the Fairview Developmental Center (FDC) property, which occupies approximately 110 acres, at 2501 Harbor Boulevard in the City of Costa Mesa (see Figure 1). The Assessor's Parcel Number of the entire FDC, including the proposed project site, is 420-012-16. The proposed project site and FDC are located approximately 1.8 miles to the south of Interstate 405, 1.3 miles north of State Route (SR) 55 (Newport Boulevard), 2.8 miles north of SR-1, and 2.3 miles southwest of SR-73. The FDC is surrounded by the Costa Mesa Country Club on all directions besides residential uses to the northeast. The FDC, including the proposed project site, has been determined to be an historic district known as the "Fairview State Hospital Historic District."

Closure of the FDC is currently underway. The majority of the FDC property is being transferred to the City of Costa Mesa for redevelopment, and the proposed 15-acre project site is being transferred to Cal OES via an internal agency transfer for development of the proposed project. Transfer of the property, including the proposed project site, is expected to be complete by the end of 2023. The proposed project footprint is shown on Figure 2. The final location of the proposed project structures and features would be determined during final engineering and the design-build phase, which is scheduled to begin in 2024.

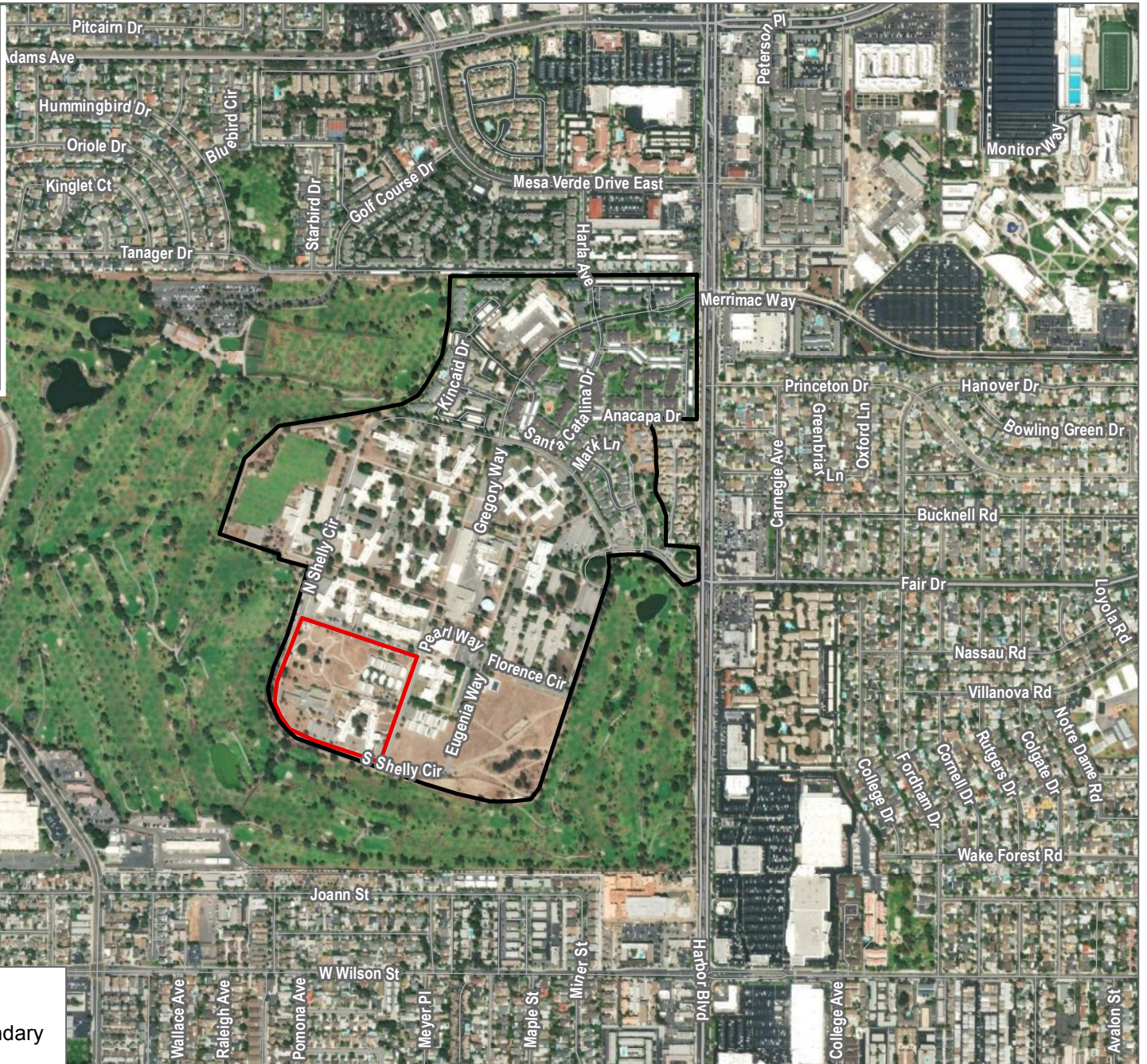
Alternatives

The EIR will examine a reasonable range of alternatives to the proposed project. The alternatives will be defined based on the EIR analysis, public scoping meeting, and comments received on the NOP. A detailed description of the impacts of the proposed project and each alternative will be included in the EIR. Several alternatives will be considered and analyzed, representing varying levels of program operations and impacts. A No Project/No Action alternative will be included in the analysis of the alternatives considered.

Probable Environmental Effects

The EIR is expected to address potential environmental effects in the following resource areas: aesthetics, air quality, cultural and tribal cultural resources, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, noise, paleontological resources, public services, transportation, and utilities.

Several areas of potential concern are likely to be found less than significant given the type of project or the absence of a resource or the nature of the proposed project site (e.g., agriculture and forestry, biological resources, energy, geology and soils, mineral resources, population and housing, recreation, and wildfire). The final scope of impact analyses conducted for the EIR will be dependent upon the outcomes of the NOP public review process.



- Project Boundary
- Fairview Developmental Center Boundary

SOURCE: IDS Group 2022



FIGURE 1

Project Location

Southern Region Emergency Operations Center



- Project Site
- Fairview Developmental Center Property
- Potential Roadway and Utility Upgrade Area
- Intersection Upgrade Area

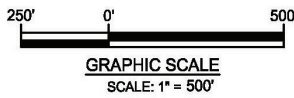


FIGURE 2

Project Footprint

Southern Region Emergency Operations Center