

Notice of Exemption

To: Office of Planning and Research
1400 Tenth Street
Sacramento, CA 95814
 Clerk, City and County of San Francisco

From: University of California, San Francisco
Real Estate - Campus Planning
654 Minnesota Street, 2nd Floor
San Francisco, CA 94143-0287

Project Title: Acquisition of General Acute Care Hospital Assets (CommonSpirit Health and affiliated entities)

Project Location: Various

Project Location – City: San Francisco

Project Location – County: San Francisco

Description of Nature, Purpose, and Beneficiaries of Project (Project Description): The University of California, San Francisco Health (UCSF Health) proposes to acquire certain San Francisco assets of CommonSpirit Health (“CSH”), its affiliated medical foundation (“Medical Foundations”) and supporting charitable foundation(s) including: (1) St. Mary’s Medical Center (“SMMC”); (2) Saint Francis Memorial Hospital (“SFMH”); (3) ancillary outpatient clinic assets associated with the operation of SMMC and SFMH, including certain assets of the Medical Foundation; and (4) certain assets of St. Mary’s Medical Center Foundation and/or Saint Francis Charitable Foundation (consolidated philanthropy organizations) (“Charitable Foundation(s)”) (“Proposed Transaction(s)”). SMMC is currently owned and operated by CSH subsidiary Dignity Health and SFMH is currently owned and operated by the “Saint Francis Memorial Hospital” corporation (the “Corporation”), which is ultimately controlled by CSH through its affiliate Dignity Community Care. Acquiring the assets as part of the transaction will greatly enhance UCSFH’s ability to deliver sought-after, high-quality inpatient and outpatient services in San Francisco. In July 2023, the UC Regents authorized UCSF Health to proceed with the transaction, conditioned on compliance with CEQA. UCSF Health has now executed transactional documents to complete the acquisition.

Name of Public Agency Approving Project: University of California

Name of Person or Agency Carrying Out Project: University of California

Exempt Status: (check one)

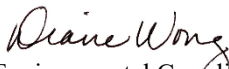
- Ministerial (Sec. 21080 (b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a);
- Emergency Project (Sec. 21080(b)(4); 15269(b) (c));
- Categorical Exemption. State type and section number: Section 15301 and 15302
- Statutory Exemptions. State code number:
- General Exemption. (Sec. 15061(b)(3).

Reason Why Project is Exempt: The Proposed Action does not constitute a decision by the University regarding further development of the properties. This action serves an essential role of securing land while the University determines its proposed uses for the properties and a CEQA determination for the development of the sites is performed. The University will make no decision to undertake further development until it has complied with CEQA and an overall site development plan has been approved, and the University decision-maker retains full discretion with respect to the Property including imposition of mitigation measures and alternative uses for the property, including sale. The Proposed Action is exempt from CEQA as: (1) the Proposed Action involves a land acquisition that is contingent on future CEQA compliance per §15004; (2) the Proposed Action does not constitute a “project” “approval” under CEQA; (3) it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment (§15061); and (4) the following Categorical Exemptions apply: Class 1 Existing Facilities (§15301) and Class 2 Replacement or Reconstruction (§15302).

Lead Agency Contact Person: Diane Wong, UCSF Real Estate - Campus Planning

Lead Agency Contact Address: 654 Minnesota Street, San Francisco, CA 94143

Area Code/Telephone/Extension: (415) 502-5952

Signature: 
Title: Environmental Coordinator
Date: February 14, 2024

- Signed by Lead Agency
- Signed by Applicant

cc: University Counsel Clifford, Associate Director Harrington, Assistant Vice Chancellor Murasaki, Executive Director Beauchamp, City of San Francisco Planning Department, Association of Bay Area Governments