

**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

709



FROM: Economic Development Agency

SUBMITTAL DATE:

March 7, 2013

SUBJECT: Riverside County Regional Medical Center Nursing and Allied Health Education Building - Adoption of a Mitigation Negative Declaration and Mitigation Monitoring and Reporting Program

RECOMMENDED MOTION: That the Board of Supervisors:

1. Adopt a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for Environmental Assessment No. FM08110003794-1, based on the findings incorporated therein;
2. Approve the Riverside County Regional Medical Center (RCRMC) Nursing and Allied Health Education Building - Adoption of a Mitigation Negative Declaration and Mitigation Monitoring and Reporting Project as described in the attached Environmental Assessment No. FM08110003794-1;

(Continued)

Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2012/13

COMPANION ITEM ON BOARD AGENDA: No

SOURCE OF FUNDS: Coral Bond Proceeds (debt service to be paid by RCRMC Enterprise Fund)	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE

County Executive Office Signature
BY: Jennifer L. Sargent

FORM APPROVED COUNTY COUNSEL
 BY: Sybil M. Gunzel DATE: _____
 ENVIRONMENTAL CONCURRENCE
 SYNTHIA M. GUNZEL
 COUNTY COUNSEL
 Douglas Bagley, Hospital Administrator
 Riverside County Regional Medical Center
 By: Douglas Bagley
 Dept't Recomm.: Consent Policy
 Per Exec. Ofc.: Consent Policy

Prev. Agn. Ref.: 3.13 of 9/11/12; 3.34 of 7/27/10 | District: 5/5 | Agenda Number: **3-9**

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

RECOMMENDED MOTION: (Continued)

3. Find the RCRMC Nursing and Allied Health Education Building - Adoption of a Mitigation Negative Declaration and Mitigation Monitoring and Reporting Project will not have a significant effect on the environment with implementation of the mitigation measures contained therein, and that the Mitigation Negative Declaration reflects the Board's independent judgment and analysis;
4. Direct the Clerk of the Board to file the attached Notice of Determination with the County Clerk for posting; and
5. Delegate project management authority for the project to the Assistant County Executive Officer/EDA in accordance with applicable Board policies.

BACKGROUND:

As the lead agency, the Economic Development Agency (EDA) prepared an Initial Study for the proposed RCRMC Nursing and Allied Health Education Building, located in the city of Moreno Valley. In April 2007, the county developed a Master Plan Study for RCRMC to determine future operation and expansion needs based on current and anticipated regional growth.

The proposed project would develop a new Nursing and Allied Health Education Building (Education Building) as a three-story structure with approximately 34,749 square feet. It would be a free-standing, non-Office of Statewide Health Planning and Development (OSHPD) building, separate from, but adjacent to, the main RCRMC hospital. It would provide new and expanded space for services currently provided within the hospital including nursing orientation, specialty training, new program development and training, patient education, coordination of outside speakers and clinical affiliation coordination. Program spaces include a lobby, meeting hall space, classroom/education spaces, teaching/simulation areas, administration areas and support spaces.

The proposed project also includes an open courtyard between the Education Building and the southwest side of the hospital which is currently a landscaped area of walkways and patio space for outdoor breaks and dining. The new space would expand on the current use and provide pedestrian pathways between the two buildings, as well as more outside dining for the hospital cafeteria and outdoor presentation space for the Education Building.

The footprint of the Education Building displaces approximately 140 existing parking spaces, however, replacement spaces and expanded parking to accommodate the requirements for this building have already been accounted for and described in the RCRMC Expansion Project Initial Study/Mitigated Negative Declaration (IS/MND) (EA Number 08430003953). The expanded parking, building pad and utilities would be constructed prior to the Education Building under a separate contract.

(Continued)

BACKGROUND: (Continued)

In accordance with the California Environmental Quality Act (CEQA) (Public Resources Code Section 21000-21178) and California Code of Regulations Section 15063, an Initial Study was prepared to analyze the proposed project to determine if any potential significant impacts upon the environment would result from construction and implementation of the Education Building.

The results of the analysis demonstrate that the project would not have a significant impact on the environment with the implementation of the mitigation measures contained in the Initial Study. The Initial Study/Mitigated Negative Declaration (IS/MND) was prepared and circulated for the mandated thirty day public review and comment period from November 12, 2010 to December 12, 2010.

On December 14, 2010, the State of California Governor's Office of Planning and Research (OPR), notified EDA that the IS/MND complies with the requirements of CEQA. Pursuant to CEQA Section 15074, the county will consider all comments received during the review period prior to adoption of the IS/MND. No comment letters were received during the review period.

Pursuant to CEQA (Public Resources Code Section 21081.6), the county is required to adopt a reporting and monitoring plan for the mitigation measures identified in the IS/MND to mitigate or avoid significant effects on the environment. The Mitigation Monitoring and Reporting Program (MMRP) contained in the IS/MND presented to the Board for adoption is designed to ensure compliance during project implementation. The IS/MND and Notice of Determination are included.

FINANCIAL IMPACT:

All costs associated with this project will be fully funded through Coral Bond Proceeds (debt service to be paid for by RCRMC Enterprise Fund), thus no net county costs will be incurred as a result of this agreement.

Attachments:

Final Initial Study/Mitigated Negative Declaration
Notice of Determination



Notice of Determination

To:
 Office of Planning and Research
For U.S Mail: P.O. Box 3044
Sacramento, CA 95812-3044
Street Address: 1400 Tenth St.
Sacramento, CA 95814

From:
Public County of Riverside
Agency: Economic Development Agency
Address: 3043 10th Street, 4th Floor
Riverside, CA 92501
Contact: John Alfred
Phone: (951) 955-4844

County Clerk
County of: Riverside
2724 Gateway Drive
P.O. Box 751
Address: Riverside, CA 92502-0751

Lead Agency (if different from above):
Address: _____
Contact: _____
Phone: _____

SUBJECT: Filing of Notice of Determination in Compliance with Section 21108 or 21152 of the public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): _____
Riverside County Regional Medical Center, Nursing and Allied Health Education Building Project Initial Study /

Project Title: Mitigated Negative Declaration

Project Location (include county): South of State Road 60 and east of Interstate 215, on 26520 Cactus Avenue, Moreno Valley, Riverside County, California

Project Description: The proposed project would develop a new Nursing and Allied Health Education Building (Education Building) as a three-story structure with approximately 34,749 square feet. It would be a free-standing, non-Office of Statewide Health Planning and Development (OSHPD) building, separate from, but adjacent to, the main hospital. It would provide new and expanded space for services currently provided within the main hospital including nursing orientation, specialty training, new program development and training, patient education, coordination of outside speakers and clinical affiliation coordination. Program spaces include a lobby, meeting hall space, classroom/education spaces, teaching/simulation areas, administration areas and support spaces. The proposed project also includes an open courtyard between the Education Building and the southwest side of the hospital. Currently, this space is a landscaped area of walkways and patio space for outdoor breaks and dining. The new space would expand on the current use and provide pedestrian pathways between the two buildings as well as more outside dining for the hospital cafeteria and outdoor presentation space for the Education Building. The footprint of the Education Building displaces approximately 140 existing parking spaces; but replacement spaces and expanded parking to accommodate the requirements for this building have already been accounted for and described in the RCRMC Expansion Project, Initial Study/Mitigated Negative Declaration (IS/MND) (EA Number 08430003953). The expanded parking, building pad and utilities would be constructed prior to the Education Building under a separate contract.

This is to advise that the County of Riverside Board of Supervisors approved the above project on

Lead agency or Responsible Agency

_____ and has made the following determinations regarding the above described project:
(tentative date)

1. The project will will not have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were were not made a condition of the approval of the project.
4. A Mitigation reporting or monitoring plan was was not adopted for this project.
5. A statement of Overriding Considerations was was not adopted for this project.
6. Findings were were not made pursuant to the provisions of CEQA.

This is to certify that the Final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to the General Public at:

General Public at: County of Riverside
Economic Development Agency
3043 10th Street, 4th Floor
Riverside, CA 92501

Signature: (Public Agency) _____ Title: _____

Date: _____ Date received for filing at OPR: _____

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

Revised 2005