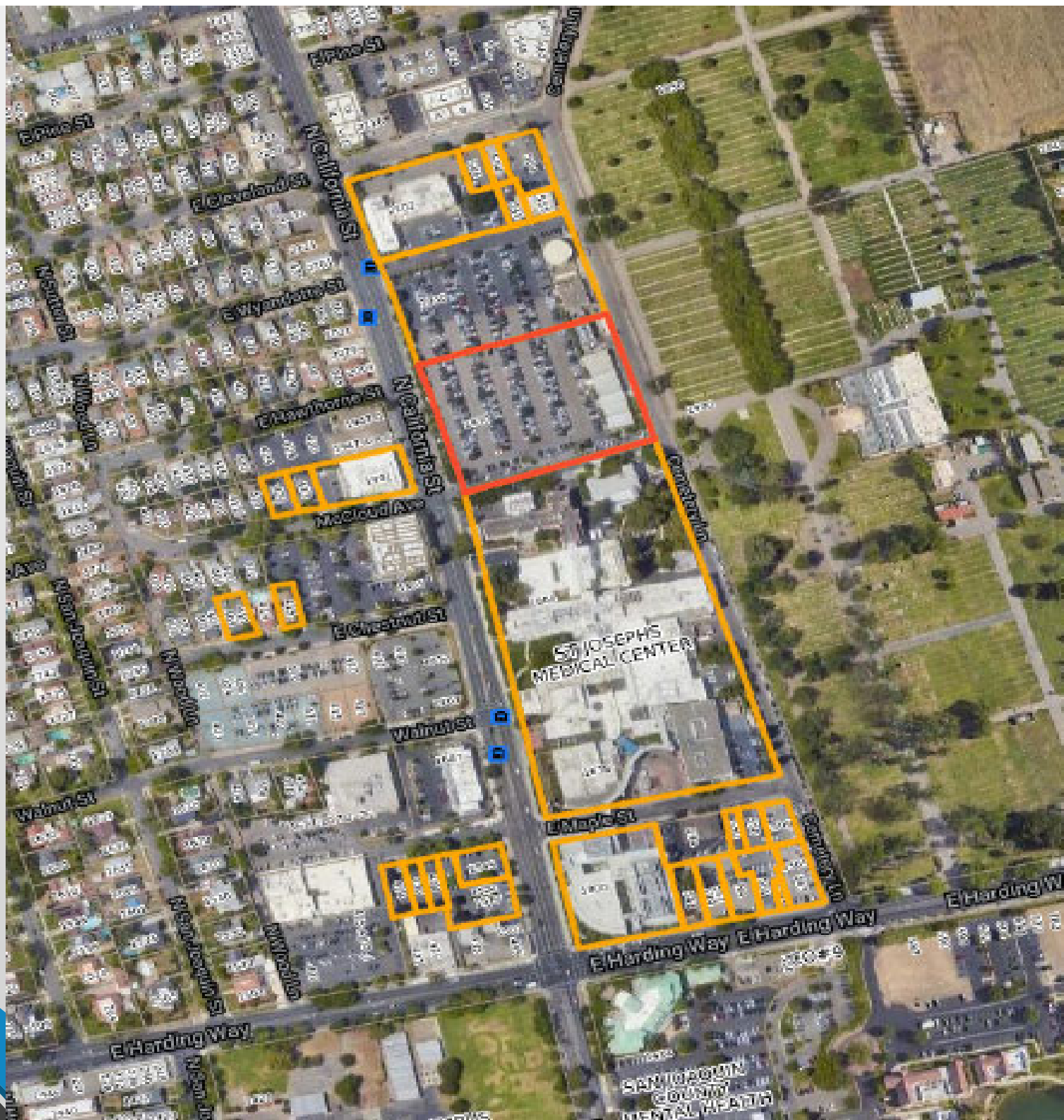


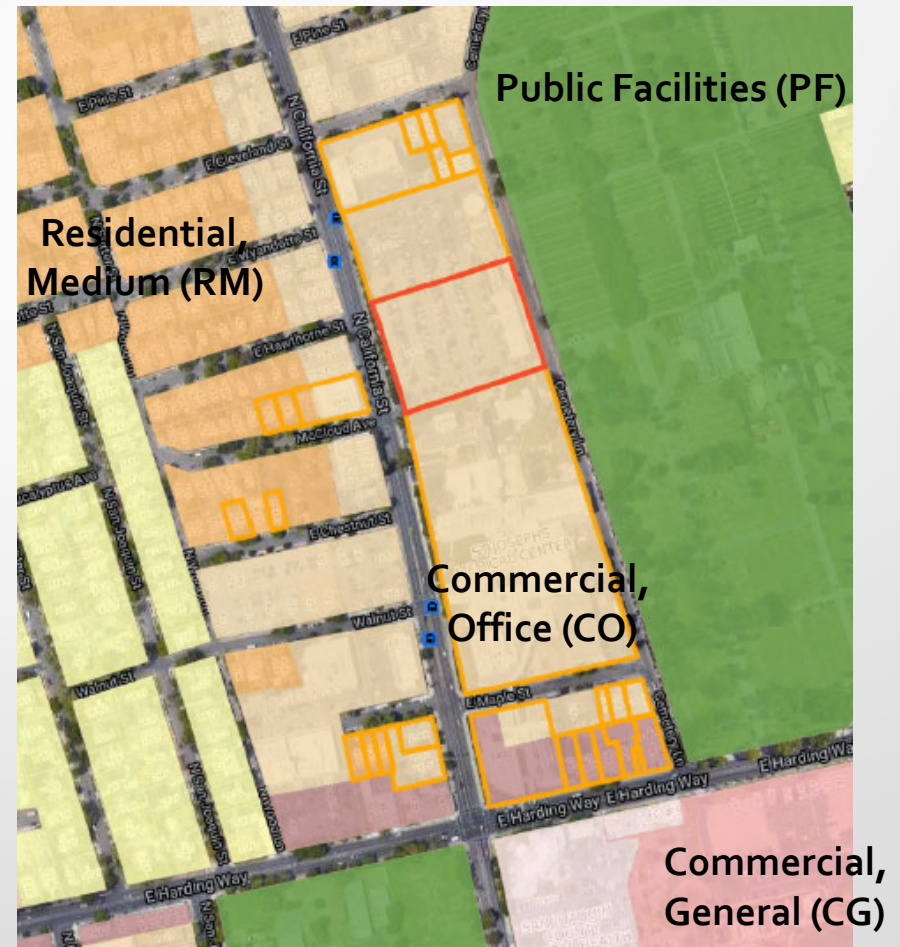
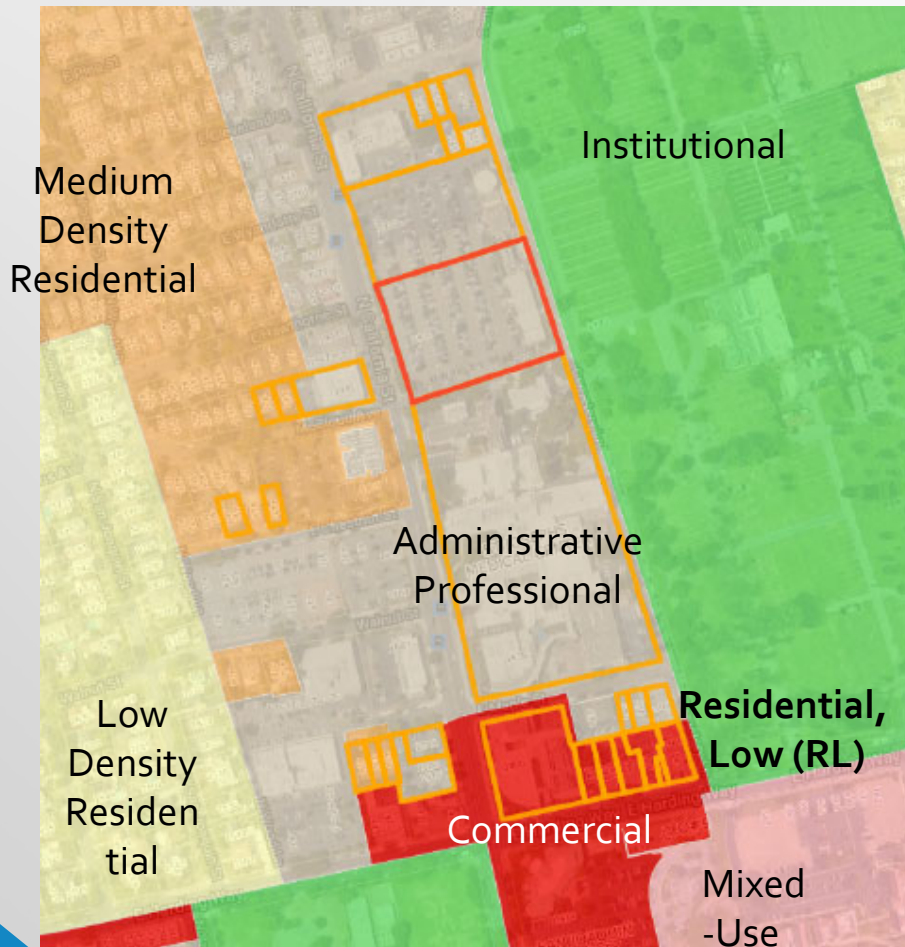


**Proposed St. Joseph's Medical Center of
Stockton Hospital Expansion Project at
1800 North California Street**

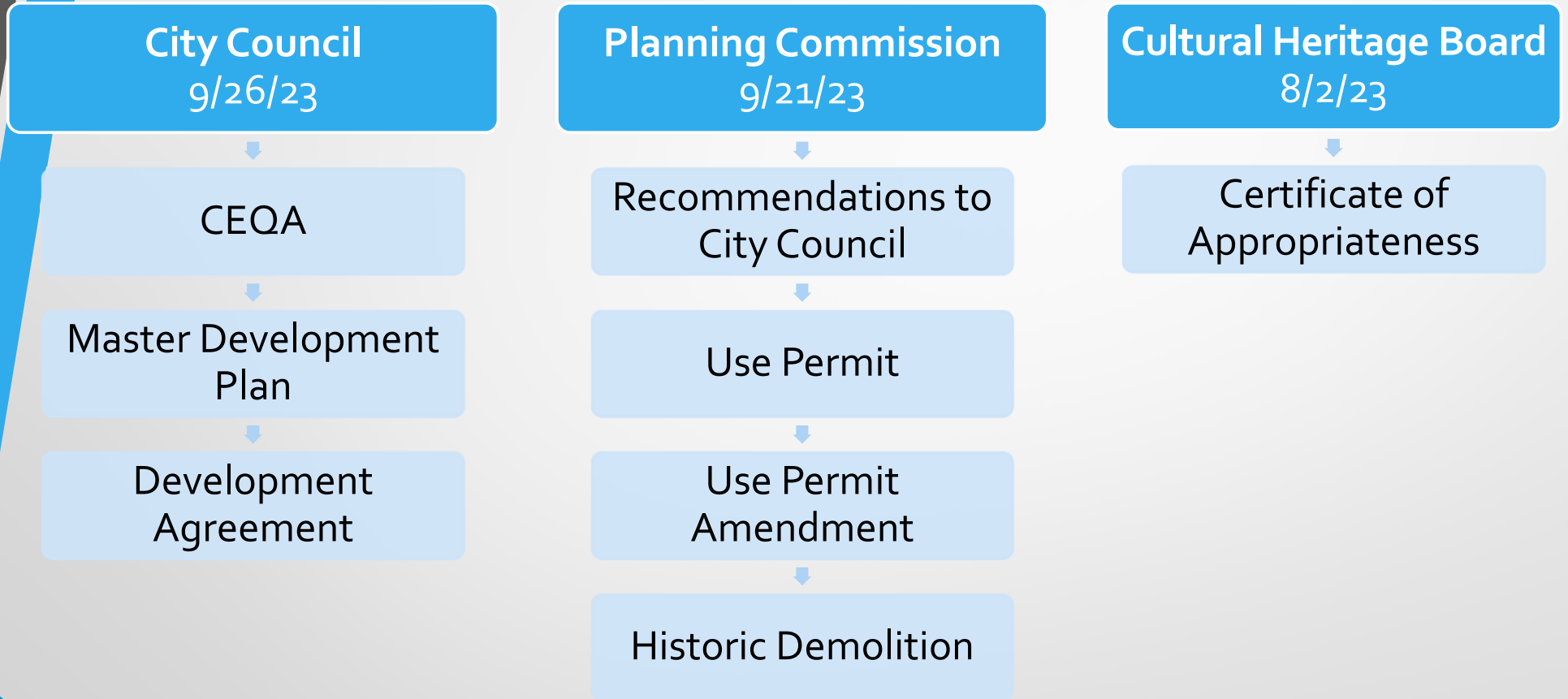
Stockton City Council
September 26, 2023
Agenda Item 16.1



General Plan & Zoning



Project Entitlements



CEQA Process

Notice of Preparation

- 30 Day Noticing Period starting December 17, 2021 - January 17, 2023
- Scoping Meeting January 10, 2023

Draft EIR (SCH #2021120439)

- 45 Day Public Review Period April 14, 2022 - June 1, 2021
- Evaluated topic areas such as Biology, Air Quality, Traffic, etc.
- 5 Comment Letters

Final EIR

- Findings
- Statement of Overriding Considerations
 - Aesthetics
 - Greenhouse Gas Emissions
- Mitigation & Monitoring Reporting Program
- Errata to the FEIR

Statement of Overriding Considerations

Statement of Overriding Considerations

- Two Significant and Unavoidable Impacts (SUI)
 - Aesthetics
 - Greenhouse Gas Emissions
- A Statement of Overriding Consideration (SOC) for these impacts must be approved for consideration of the Project.
- The attached SOC concluded:
 - Continued Provision of Health Care Services
 - Continued Delivery of Health Care to Disadvantaged
 - Expanded Capacity to Delivery Acute Care Treatment
 - Train and Retain Medical Professionals
 - Create Job Opportunities
 - Consistent with General Plan, SMC, & Smart Growth

Master Development Plan

Required to Identify (SMC 16.140.050)

- Development Requirements & Standards
- Proposed Land Uses
- Infrastructure Components
- Implementation
- Relationship to GP

Also Addresses

- Broad Range of Services
- Medical Facility Expansion
- Teaching Environment
- Seismic Requirements

Development Agreement

Contents

- Identifies Developer and City Obligations and Responsibilities
- Discusses infrastructure requirements, utility relocation
- Fees
- Ongoing City Approval Processes
- Adopted by City Council as an Ordinance

Subsequent Entitlements

After Approval of Discretionary Actions

- Site Plan Review (SMC 16.152)
- Design Review (SMC 16.120.020(A)(3))
- Temporary Activity Permits (SMC 16.164)
- Parcel Mergers (SMC 16.200)

Public Outreach Efforts

Applicant Sponsored Community Outreach

- 6 Community Workshops
- Multi-Lingual Outreach
- Targeted Social Media
- Email Blast
- Direct Mail
- Dedicated Website

City CEQA Process

- NOP, Scoping Meeting, Draft EIR

Public Hearing Notices



Planning Commission Action

City staff will provide an oral report on the actions, communications, and outcome of the Planning Commission Hearing on the Project scheduled for September 21, 2023.

Recommendation

It is recommended that the City Council:

- Approve a Resolution certifying the Environmental Impact Report, including a Statement of Overriding Considerations, Findings of Fact, Mitigation and Monitoring Reporting Program, and Errata to the Final Environmental Impact Report; and
- Approve a Resolution approving a Master Development Plan, with Conditions of Approval, and a Development Agreement; and
- Adopt an Ordinance approving a Development Agreement.

For the Proposed St. Joseph's Medical Center of Stockton Hospital Expansion Project at 1800 N. California Street (Application No. P21-0958)