UCSF Medical Center at Mission Bay
Subsequent EIR

Community Scoping Meeting

January 24, 2008
Agenda

- Welcome / Meeting Purpose Cindy Lima
- Project Overview Cindy Lima
- EIR Process and Areas to be Analyzed Michelle Schaefer
- Public Comment on Areas to be Analyzed in EIR Public
Meeting Purpose

• Summarize project overview and status

• Present summary of topics to be included in new EIR and topics previously covered in 2005 EIR

• Provide an opportunity for the community to discuss with the campus the scope and content of the environmental information they expect to see included in the Draft EIR
Future vision for UCSF clinical facilities

• Two major, integrated inpatient care campuses:
  – **Mission Bay**: new specialty hospitals for children’s, women’s and cancer services
  – **Parnassus**: renewed campus focused on high-end adult surgical and medical services, with emergency medicine

• One major outpatient hub at **Mount Zion**, with diagnostic and therapeutic focus as well as women’s health
The plan for Mission Bay

An integrated Children’s, Women’s and Cancer hospital

• 183-bed children’s hospital with urgent/emergency care and pediatric primary and specialty ambulatory facilities
• 70-bed adult hospital for cancer patients
• Women’s hospital for cancer care, specialty surgery, 36-bed birth center, and select women’s ambulatory services
• Energy center, helipad, parking and support services
Guiding design principles

The UCSF Medical Center at Mission Bay will:

• Be innovatively designed to create **inspiring and transformative places** for patients, families, staff and the community
• Not exceed the maximum project budget, and be delivered on time
• Be designed and operated to be **functionally effective, efficient and expandable** over time
• Be designed to be **maximally flexible** to accommodate unforeseen changes in services or patient mix with minimum disruption and investment
• Promote clear **program identities**, patient experience and paths of travel, and be balanced with the shared facility resources
• Be designed to be the benchmark of a **family-centered, safe and healthy experience** for patients, families and staff, set in a healing and **sustainable environment**
• Advance health by strengthening the unique clinical and research synergies between clinical care, translational research and education
Project timeline

**January 08:** Site planning and schematic design complete

**2007-2010:** OSHPD permitting

**2011- mid 2014:** Construction

**December 2014:** Hospital complex opens

**2014:** Commissioning and move in

**Jan:** EIR process begins

**May:** UC Regents approve budget. Design development completed

**July:** UC Regents certify EIR and approve design

**Nov:** Complete construction documents

**Dec:** Submit plans to Office of Statewide Health Planning and Development
Community partners

- Community involved in planning process since 2001, when members of UCSF Community Advisory Group (CAG) started developing, with faculty and staff, a set of criteria for evaluating Mission Bay site options
- More than 40 meetings conducted involving community, including CAG and its subcommittee, Hospital Replacement Community Action Team and members of public at large
- In March 2007, frequent community meetings began to develop hospital site plan and being held throughout site planning and design process
- Significant design changes incorporated in direct response to community feedback
Children’s Hospital helipad

**A critical need**

- Physicians throughout Bay Area and beyond increasingly refer preemies and young children to UCSF for highly specialized expertise, healing-edge treatments.
- As child population grows, specialized and critical care capacity in California will become increasingly limited.
- Rapid access to UCSF specialized care is vital to critically ill children, newborns, pregnant women.
- Helipad provides immediate access to resources and pediatric specialists not available at community hospitals.
- Ground transport adds additional risk to critical patients due to extra maneuvering, additional transfers of patient and intensive care equipment.
Children’s Hospital helipad

A community partnership

- Transports will be limited to most critical and life-threatening situations; not used for routine or trauma scene transports
- Projected transports: 40 per month/1.4 per day
- UCSF community meetings held to answer questions, plans adapted to minimize the impact of helicopter flights on nearby residences
- Test flight conducted in October ‘07, noise measurement data analysis and noise model underway with results available by March ‘08
- SF Board of Supervisors to approve helipad before California Department of Transportation considers UCSF’s application to construct and operate helipad; FAA Airspace Determination also required
- UCSF committed to partnership with community to monitor helipad activity on an ongoing basis
Sustainability and green design

Design, construction, operations and purchasing strategies will uniquely integrate best green practices available, including features of:

- the Green Guide for Healthcare
- U.S. Green Building Council’s Leadership in Energy and Environmental Design (LEED) construction standards, including forthcoming LEED For Healthcare guidelines
- discoveries from evidence-based design - a body of knowledge which demonstrates that built environment can positively affect healing, health, safety and well-being

The hospital will be LEED certified
Examples of sustainable features

- **Healing gardens** – among the highest number of any urban hospital in the US
- **Green screens** – planted building facades to cleanse the air
- **Landscape irrigation/water conservation** – to save 2-4 million gallons of drinkable water; one of the first large-scale, urban hospital water conservation programs
- **Co-generation energy center** – to reduce carbon emissions for a healthier environment
- **Photovoltaic panels** – can prevent 15,000 tons of carbon dioxide emissions
- **Materials screening** – can eliminate toxic building and other materials to provide a healthful interior environment
- **Certified wood** - sourced from sustainably harvested forests
- **Energy conservation** – through efficiently designed heating and cooling to use 50% less power than the average US hospital.
## Sustainable impacts – from patient to planet

<table>
<thead>
<tr>
<th><strong>Patient</strong></th>
<th>Patient rooms will include materials which have undergone unprecedented assessment to eliminate most known toxic elements</th>
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<tbody>
<tr>
<td><strong>Work unit</strong></td>
<td>Patient care units are configured to allow daylight and views into most working stations; among the best in comparison to typical modern U.S. hospitals</td>
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<tr>
<td><strong>Hospital</strong></td>
<td>Extensive green roofs and gardens across the hospital complex are, among the most of any urban U.S. hospital</td>
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<tr>
<td><strong>Local</strong></td>
<td>Water conservation may include rain water/storm water collection and reuse on site for landscape irrigation, one of the few examples of water conservation on a large urban hospital site</td>
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<td><strong>Global</strong></td>
<td>Energy savings targets, if achieved, will mean that the medical center will use 50% less power than the average U.S. hospital, making it one of the top performers in CA</td>
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Mission Bay site scheme – West View

- Helipad
- Cancer Outpatient Building
- Energy Center
- Women’s and Cancer Hospital
- Medical Office Building
- Children’s Hospital
Mission Bay site scheme – East View

- Helipad
- Medical Office Building
- Cancer Outpatient Building
- Women’s and Cancer Hospital
- Children’s Hospital
- Energy Center
- Service Entrance
- Service Exit
- Third St. Entrance
California Environmental Quality Act (CEQA)

- Requires Public Decision Makers to Consider Environmental Effect of their Actions
- The UC Board of Regents is the Decision Maker on UCSF Projects
- Changes to Project and Revisions to EIR requires preparation of a Subsequent Environmental Impact Report
Subsequent Environmental Impact Report (SEIR)

Summary of Environmental Issues from Community:

- Aesthetics & architecture (pedestrian scale and views from public streets)
- Land Use (height & bulk, etc.)
- Helipad noise
- Traffic and parking impacts
- Construction impacts
- Energy conservation & alternative energy
- Sustainability
Subsequent Environmental Impact Report (SEIR)

Initial Study - published for comment through February 18, 2008

To Be Analyzed in EIR:

- Aesthetics (Visual Quality)
- Air Quality (Global Warming)
- Hazards / Hazardous Materials
  - Helicopter safety
- Land Use and Planning
- Noise
  - Operations and Helipad
- Transportation/Traffic
- Utilities, Energy & Service Systems

No further Analysis in EIR:

- Agriculture Resources
- Biological Resources
- Cultural Resources
- Geology and Soils
- Hydrology and Water Quality
- Mineral Resources
- Public Services
- Recreation
- Population and Housing