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May 26, 2005

**NOTICE OF COMPLETION AND AVAILABILITY OF  
DRAFT ENVIRONMENTAL IMPACT REPORT NO. ENV-2004-1950-EIR**

To: Owners of Property and Occupants Within 500 Feet and other interested parties

Project Name: **USC Health Sciences Campus Project**

**SITE LOCATION:**

The Project is located on seven development sites within the existing Health Sciences Campus (HSC). The general address for the HSC is 1510-1520 San Pablo Street. The HSC is located adjacent to the Lincoln Heights and Boyle Heights neighborhoods of the City of Los Angeles (City) and is within the City's Northeast Los Angeles Community Plan Area, which encompasses that portion of the City east of the Los Angeles River and north of Boyle Heights. The HSC is also within the Adelante Eastside Redevelopment Project area, which is administered by the Community Redevelopment Agency (CRA) of the City of Los Angeles.

**PROJECT DESCRIPTION:**

The Project is proposed to occur on seven development sites within the HSC. The seven development sites are identified as Development Sites A through G. The Project consists of the development of between 585,000 and 765,000 square feet of academic and medical research facilities as well as medical clinic facilities. The development sites currently contain surface parking lots and/or are underdeveloped. Parking accommodations to support the proposed academic and medical-related uses are also included as part of the Project. The seven development sites comprise approximately 22 acres within the existing HSC. Actions requested by the applicant include: a General Plan Amendment from Public Facilities to General Commercial for Development Site C; a General Plan Amendment from Limited Industrial to General Commercial for Development Sites E and F; a Zone Change from PF to C2 for Development Site C; a Zone Change for the Development Sites to establish [Q] and/or [D] conditions; a Height District Change from 1VL to 2 for Development Site D; a Zone Change from CM-1 to C2-2 for Development Sites E and F; a Variance from the distance requirement for parking to be provided within 750 feet of the proposed use; the abandonment of Henry Street through either a merger and resubdivision or a street vacation; and possible subdivision actions.

**ANTICIPATED SIGNIFICANT ENVIRONMENTAL EFFECTS:**

Short-term significant and unavoidable construction impacts have been identified with regard to air quality and noise. In addition, operation of the Project would result in significant impacts with



regard to the following: traffic and regional air quality. With implementation of proposed mitigation measures, no other significant and unavoidable impacts are expected with regard to construction or operation of the Project.

**DOCUMENT REVIEW AND COMMENT:**

If you wish to review a copy of the Draft Environmental Impact Report (Draft EIR) or the documents referenced in the Draft EIR, you may do so at the City of Los Angeles Department of City Planning at 200 North Spring Street, Room 750, Los Angeles. Copies of the Draft EIR are also at the following Library Branches:

- 1) Central Library - 630 W. 5<sup>th</sup> Street, Los Angeles, CA 90071
- 2) Malabar Branch Library – 2801 Wabash Avenue, Los Angeles, CA 90033
- 3) Benjamin Franklin Branch Library – 2200 E. First St., Los Angeles, CA 90033
- 4) Lincoln Heights Branch Library – 2530 Workman St., Los Angeles, CA 90031

The DEIR is also available online at the Department of City Planning's website [[www.lacity.org/PLN](http://www.lacity.org/PLN) (click on Environmental and then Draft Environmental Impact Reports)]. The DEIRs can be purchased on cd-rom for \$7.50 per copy. Contact **Jimmy Liao** of the City of Los Angeles at **(213) 978-1331** to purchase one.

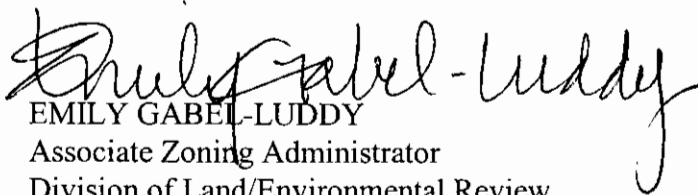
If you wish to submit comments following review of the Draft EIR, please reference the file number above, and submit them in writing by **July 11, 2005**

Please direct your comments to:

Jimmy Liao, City Planner/Project Coordinator  
Los Angeles Department of City Planning  
200 North Spring Street, Room 750  
Los Angeles, CA 90012  
(213) 978-1343 (fax)  
[jliao@planning.lacity.org](mailto:jliao@planning.lacity.org) (e-mail)

If a public hearing is required for the proposed Project, a separate hearing notice will be mailed to you at a later date for such purpose.

Con Howe  
Director of Planning

  
EMILY GABEL-LUDDY  
Associate Zoning Administrator  
Division of Land/Environmental Review  
City of Los Angeles