

# **NOTICE OF AVAILABILITY OF DRAFT ENVIRONMENTAL IMPACT REPORT**

## **MALIBU MIDDLE AND HIGH SCHOOL SPECIFIC PLAN PROJECT**

**DATE:** October 15, 2021

**TO:** Agencies, Organizations, and Interested Parties

**FROM:** Santa Monica - Malibu Unified School District (Lead Agency)

**SUBJECT:** Notice of Availability of a Draft Environmental Impact Report (DEIR) for the Malibu Middle and High School Specific Plan Project

**NOTICE IS HEREBY GIVEN** that the Santa Monica - Malibu Unified School District (SMMUSD), as lead agency, has prepared a DEIR for the Malibu Middle and High School Specific Plan Project (Proposed Project). Pursuant to Public Resources Code Section 21165 and the California Environmental Quality Act Guidelines (CEQA Guidelines). The purpose of this notice is 1) to serve as a Notice of Availability (NOA) of a DEIR for a 45-day public comment period pursuant to the CEQA Guidelines Section 15087, and 2) to announce a community meeting to be held by SMMUSD during the 45-day comment period.

**PROJECT TITLE:** Malibu Middle and High School Specific Plan Project

**PUBLIC REVIEW PERIOD:** October 15, 2021 – November 29, 2021

**RESPONSES AND COMMENTS:** Please send your comments pertaining to the content of the DEIR in writing with the subject heading “**Malibu Middle and High School Specific Plan Project**” to Carey Upton, Chief Operations Officer via mail or e-mail at the contacts identified below. Please include the name, address, phone number, and email address of the contact person in all comments submitted.

**Mailing Address:** Santa Monica-Malibu Unified School District  
Attn: Carey Upton - FIP Department  
1651 16<sup>th</sup> Street  
Santa Monica, California 90404

**Email:** [cupton@smmUSD.org](mailto:cupton@smmUSD.org)

**COMMUNITY PRESENTATION:** SMMUSD will host an in-person community meeting to present the Proposed Project and the DEIR. The purpose of the meeting is to discuss the findings of the DEIR and to provide an opportunity for the public to comment on environmental issues. Given current COVID-19 health and safety considerations, a zoom option will also be available. The presentation will be recorded and available to view after November 2, 2021, at the Malibu Middle High School FIP website:

<https://www.smmUSD.org/Page/5601>

### **THE COMMUNITY MEETING IS SCHEDULED FOR:**

**Date:** November 2, 2021  
**Time:** 6:00 p.m. – 8:00 p.m.  
**Location:** Former Juan Cabrillo Elementary School Campus  
Multipurpose Room  
30237 Morning View Drive,  
Malibu, CA 90265

**Zoom Link:** Join Zoom Meeting  
<https://smmk12.zoom.us/j/88435659261?pwd=RzZuQXJETUwxTkwwWXZIMEhGelpNZz09>

Meeting ID: 884 3565 9261  
Passcode: 797355

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+1 929 205 6099 US (New York)

Meeting ID: 884 3565 9261

Passcode: 797355

Find your local number: <https://smmk12.zoom.us/j/88435659261>

**PROJECT LOCATION:** The Project Site is at 30215 Morning View Drive at the former Juan Cabrillo Elementary School (JCES) and Malibu Middle and High School (MMHS) campuses on three of nine District-owned parcels, in the city of Malibu, Los Angeles County, California. The Project Site is approximately 0.25 miles northeast of both Pacific Coast Highway (PCH) and Zuma Beach, and bounded by Merritt Drive to the east, Via Cabrillo Street to the west, and Morning View Drive to the south. Single-family rural homes border the Project Site to the north and west. The District-owned Malibu Equestrian Center is located to the east.

**PROJECT DESCRIPTION:** The Proposed Project would redevelop and modernize the existing MMHS campus and former JCES campus to create three distinct areas: Middle School Core, High School Core, and shared facilities. Implementation of the Proposed Project would occur over four phases resulting in demolition of all 7 buildings and 9 portables on the former JCES campus and 6 buildings and associated amenities on the MMHS campus, totaling 154,904 square feet of demolition. The existing Building E and Buildings A/B at the MMHS campus would remain, with all other structures removed. No changes to the existing main football/track sports field, baseball, or softball fields would occur with the exception of minor improvements, including the development of new field houses and additional parking adjacent to the softball field. At full buildout, the Proposed Project would result in 32 classrooms and 8 labs and a total of 173,595 square feet of building space, providing the MMHS campus with a total of 51 classrooms and 12 labs and a total of 222,425 square feet of building space. The Proposed Project would include relocation of the existing on-campus bus barn to a disturbed location on the adjacent District-owned Malibu Equestrian Park. The Proposed Project would also include restoration within the adjacent Environmentally Sensitive Habitat Area (ESHA).

**ENVIRONMENTAL DETERMINATION:** The Proposed Project would result in no impacts to Recreation. Impacts related to Energy, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use Planning, Public Services, and Utilities and System Services were determined to be less than significant with no mitigation required. Impacts related to Aesthetics, Air Quality, Biological Resources, Cultural Resources, Geology and Soils, Transportation, and Wildfire were determined to be less than significant after implementation of mitigation measures. The DEIR analysis determined that the Proposed Project would result in significant unavoidable adverse impacts related to Aesthetics, specifically Light and Glare, and Noise. Per CEQA Guidelines section 15087(c)(6), the Project Site is not on state and federal hazardous materials sites enumerated under Government Code section 65962.5, except for having a former release from a UST, but that case was granted closure.

**DOCUMENT AVAILABILITY:** The DEIR and all associated technical appendices is available for public review at the following locations:

- Santa Monica–Malibu Unified School District, 1651 16th Street, Santa Monica, CA 90404
- Malibu Middle and High School Administration Offices “Lobby”, 30215 Morning View Drive, Malibu, CA 90265
- City of Malibu Planning Counter, 23825 Stuart Ranch Road, Malibu, CA 90265
- City of Malibu Public Library, 23555 West Civic Center Way, Malibu, CA 90265

In addition, the DEIR is available online at the following website:

<https://www.smmusd.org/cms/lib/CA50000164/Centricity/Domain/4188/Malibu-HS/DEIR0921.pdf>

If you require additional information, please contact Carey Upton at 310-450-8338 x79383.