



INTRODUCTION + PROCESS



MALIBU MIDDLE HIGH SCHOOL
SANTA MONICA-MALIBU UNIFIED SCHOOL DISTRICT





1.1-0 Document Purpose

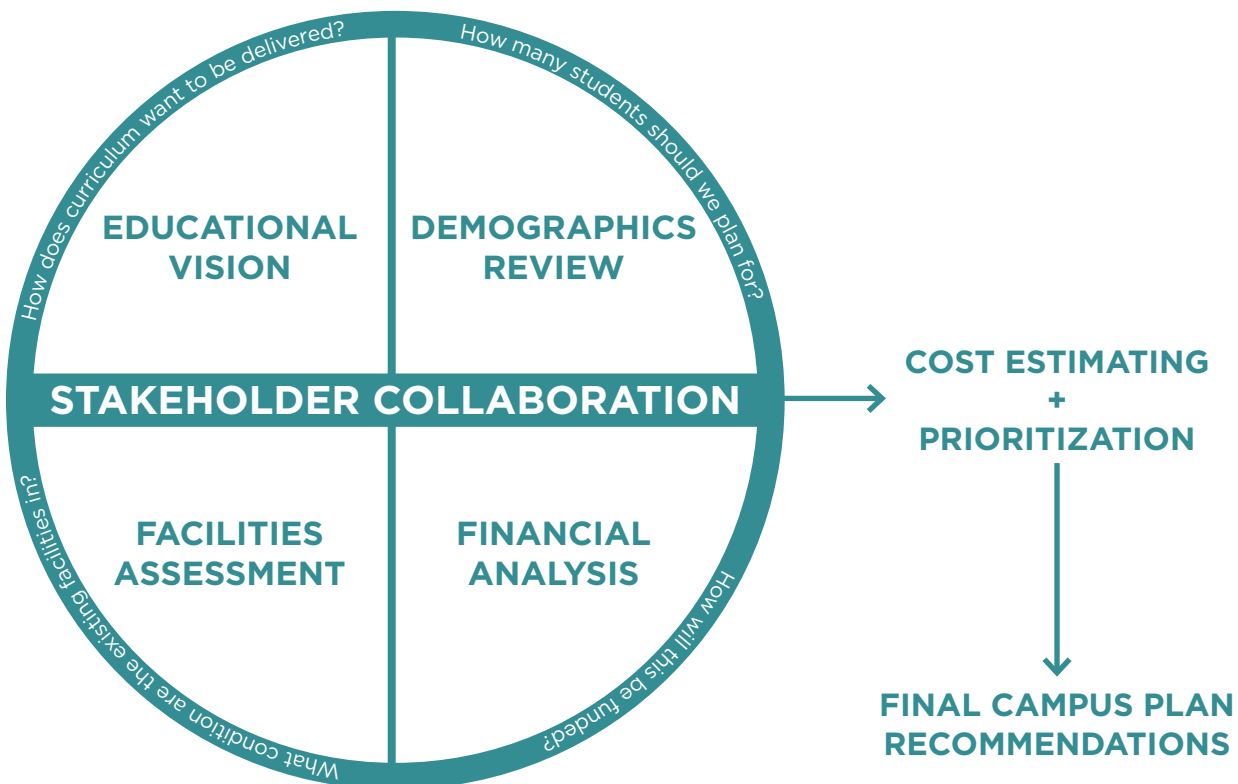
The purpose of a Campus Plan (CP) is to define the long-range facility goals that support District educational goals. It is strategic in nature and illustrates the vision for the campus over the next 10 to 15 years. This plan shows a general path of how to get to the goal without providing specific design solutions and was a tool in establishing estimated budgets. The budget spreadsheet, found in Section 8 of this document, can be utilized as a "tool kit" by the District for planning purposes, to run program phasing scenarios as funding becomes available. This budget ultimately aids in decision making so that school facility improvements move toward a common, coordinated vision.

Design teams, including architects and engineers, will develop the projects recommended in the Campus Plan. A School Site Committee should be assembled to provide input on the design of each individual project with the design team. The resulting plans from this more detailed process may vary from the concept shown in the Campus Plan, but should reflect the program elements identified in the Campus Plan.

The Campus Plan is not based on detailed site surveys, such as coordination of existing utility locations, soils reports and detailed code studies. That level of analysis will be completed during the design phase as projects are implemented. Since implementation of the plan will occur over multiple phases, it is important to design individual projects with the overall Campus Plan in mind so that future projects may still be realized. Each project should have the ability to stand on its own without negatively impacting future projects and current school operations.

As projects develop over time, the Campus Plan should be revisited and updated to reflect the changing needs of the District with sensitivity to changing economics and demographics. This updating process is recommended by the California Department of Education every 3 to 5 years.

The diagram below illustrates the primary components of a comprehensive Campus Planning process.





1.1 Background

1.1-1 District Information

The Santa Monica-Malibu Unified School District (SMMUSD) is located in the city of Santa Monica in Los Angeles County. The District serves both coastal communities of Santa Monica and Malibu. SMMUSD serves approximately 11,000 students and is committed to a tradition of excellence with a 95% graduation rate. The District operates sixteen school sites including: nine elementary schools, three middle schools, two comprehensive high schools, a continuation high school, and a K-8 alternative school. The SMMUSD Mission is: *'Extraordinary achievement for all students while simultaneously closing the achievement gap.'*

In late-July 2018, Santa Monica-Malibu Unified School District awarded the contract for comprehensive architectural campus planning design services to LPA, Inc. The District intended for the process to evaluate existing facilities and identify future needs reflective of the Malibu community and District educational goals. The outcome would yield a campus plan for Malibu Middle and High School (MMS/MHS) incorporating the adjacent Juan Cabrillo Elementary School campus and other adjacent undeveloped District-owned property. The campus planning process began in September 2018.

1.1-2 School Information

Malibu Middle and High School is a public secondary school in Malibu, California, serving grades 6-12. The school is located in the northwestern region of Malibu, one block from the Pacific Ocean and Zuma Beach, and spans 35 acres.

The campus is located on land originally part of Juan Cabrillo Elementary, which was partitioned in 1963 to create Malibu Park Junior High School.¹ In 1992, the district converted the Malibu Park Junior High School campus into the present combined middle school/high school.² In 1996, Malibu High School celebrated the graduation of its first senior class.

Students excel academically, as athletes, in the arts and in serving their community. The Shark, mascot of Malibu High School, is a fitting image for a school that grew out of the ceaseless determination, tenacity and concerted efforts of a dedicated group of Malibu parents and community members.³

1.1-3 What is Unique About this Process?

The MMS/MHS Campus Plan has a far reaching stakeholder engagement process. This has been accomplished through the use of teacher, administrative staff, student, parent and community surveys, community meetings, and focused interviews.

In addition to the outreach processes, the Campus Plan focuses on coordinating the District's educational program goals with proposed facility improvements. The scope is listed and shown on a campus site plan (refer to Section 7.0), followed by a potential phasing scenario (refer to Section 8.0). Each phase is itemized and coordinated with the estimated budget.

1.1-4 Facilities Needs and Conditions Assessment

In mid-October 2018, LPA kicked off the Facilities Assessment portion of the Campus Plan by conducting an Educational Services Focus Group meeting with Malibu Middle and High School leadership. Members of the planning team subsequently walked the entire site, including Juan Cabrillo Elementary School, Malibu Middle and High School, and the adjacent undeveloped District owned property. Members verified the accuracy of the District's site plans, took representative interior and exterior photographs of typical spaces, and documented room uses.

1.1-4 Campus Master Planning

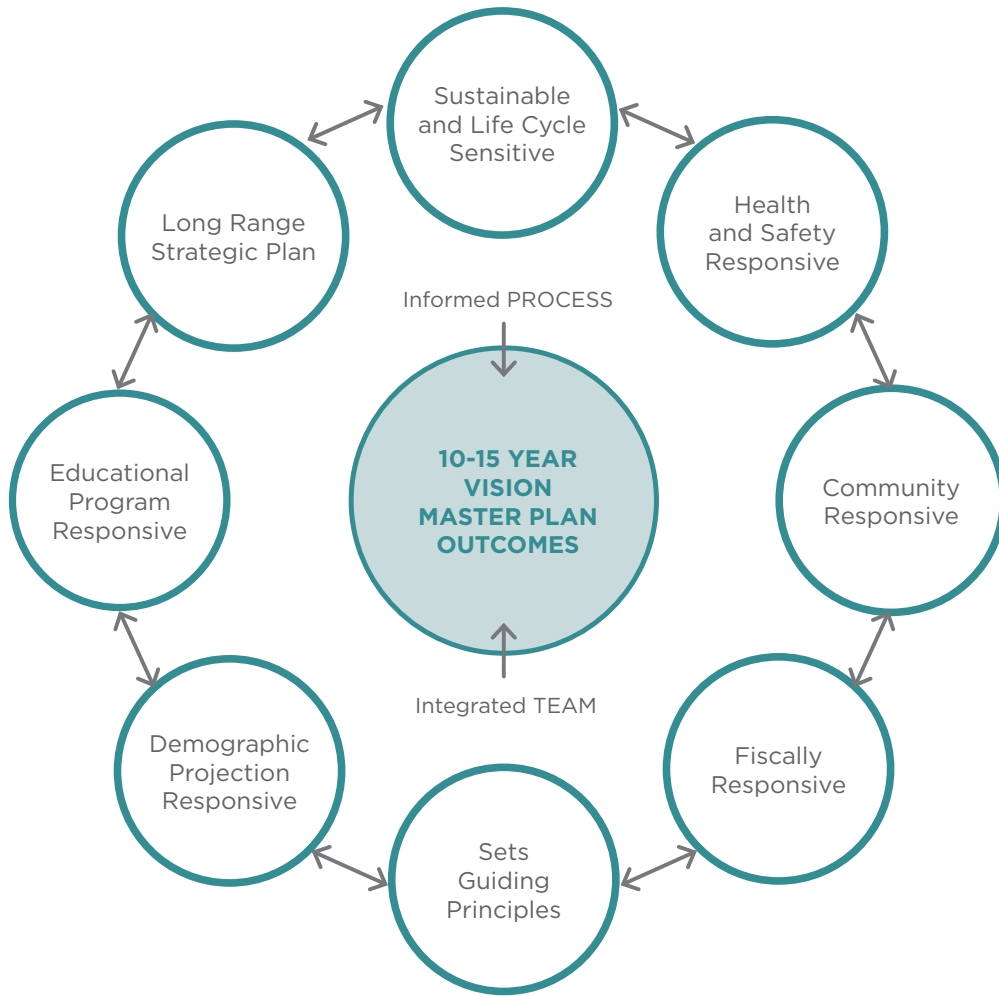
After analyzing information gathered during the site walk along with various surveys and interviews on the condition of the facilities and program needs, the planning team began creating planning options in January 2019.

From January 2019 through late-May 2019, multiple meetings were held to review draft Campus Plan options. Stakeholders were selected to serve on a Campus Planning Committee to provide input on the proposed modifications and enhancements. Based on the feedback provided, a final proposed Campus Plan was created.

¹ Malibu High School 15th Anniversary Brochure, The Shark Fund: L. Rosenthal and Kaiser Marketing, Publisher: Kaiser Marketing and ColorGraphics 2007

² Melonie Magruder (6 August 2006). "High School High". *Malibu Times*.

³ MHS School Profile (2019-2020).





1.2 Process

1.2-1 Roles + Responsibilities

At the outset of the process, the District Leadership team defined the roles and responsibilities of the stakeholder participant groups. These groups were comprised of: a District Steering Committee, a Campus Planning Committee, and Focus Group interviews with specialized topic representatives.

The groups provided input throughout the project, defining educational program goals and offering direction on campus planning goals. All input eventually led to the creation of a final recommendation that will be brought before the Board of Education for review, comment and approval.

1.2-2 Description of Stakeholder Groups

District Steering Committee (DSC)

The DSC steered and coordinated the process and ensured that input from a range of stakeholders would be optimized. In addition, through regular meetings, the team was responsible for reviewing outcomes from the various groups and providing input on development of the Campus Plan and estimated budget to guide the campus planning process.

Facilities District Advisory Committee (FDAC)

The FDAC provides the Board of Education and District staff with the community's perspective regarding the use of bond funds for school site construction. For the campus planning efforts, meetings were held to give process updates, seek input on the development of campus plan options, and confirm the final proposed campus plan.

Campus Planning Committee (CPC)

The CPC was comprised of a diverse group of District Leadership, school site representatives, students, parents and local community stakeholders. Meetings were held to discuss broad visioning concepts, develop a program, review and provide input on the development of campus plan options, and confirm the final proposed campus plan.

Program Focus Groups

Sub-committee meetings were held on an as-needed basis to focus on particular programs, including overarching topics such as Athletics and Physical Education, Special Education, and Visual and Performing Arts. Additionally, focused interviews of key District staff for Maintenance and Operations, Food and Nutrition Services, Transportation Management, and Information Services, took place to determine facilities needs within their areas of expertise.

Community Focus Groups

Sub-committee meetings were held on an as-needed basis to seek input, answer questions and update community groups on the campus planning process.

1.2-3 Campus Planning Activities

The campus planning process consisted of numerous activities organized by phase: Visioning, Community Outreach, Conceptual Campus Plan Development, Cost Estimating, and Implementation Phasing. The following is a list of activities that were conducted:

Facilities Needs Site Observations

The LPA planning team observed the Middle and High School campus, the Juan Cabrillo Elementary School campus and other adjacent undeveloped District-owned property. These observations were captured in site assessment narratives and supplemented with photography. The Needs Assessment task included visual observations of each campus to determine the condition of the grounds and buildings. Input from school principals and Facilities Department staff focused on needed upgrades to site work, plumbing, roofs, heating and air conditioning units, as well as interior finishes.

Community Outreach

In early late April and early May 2019, two Town Hall Meetings were held to get additional input from stakeholders. Parents and community members were invited to learn about the process, ask questions, review campus plan options, and provide input to the planning team.

Campus Plan Development

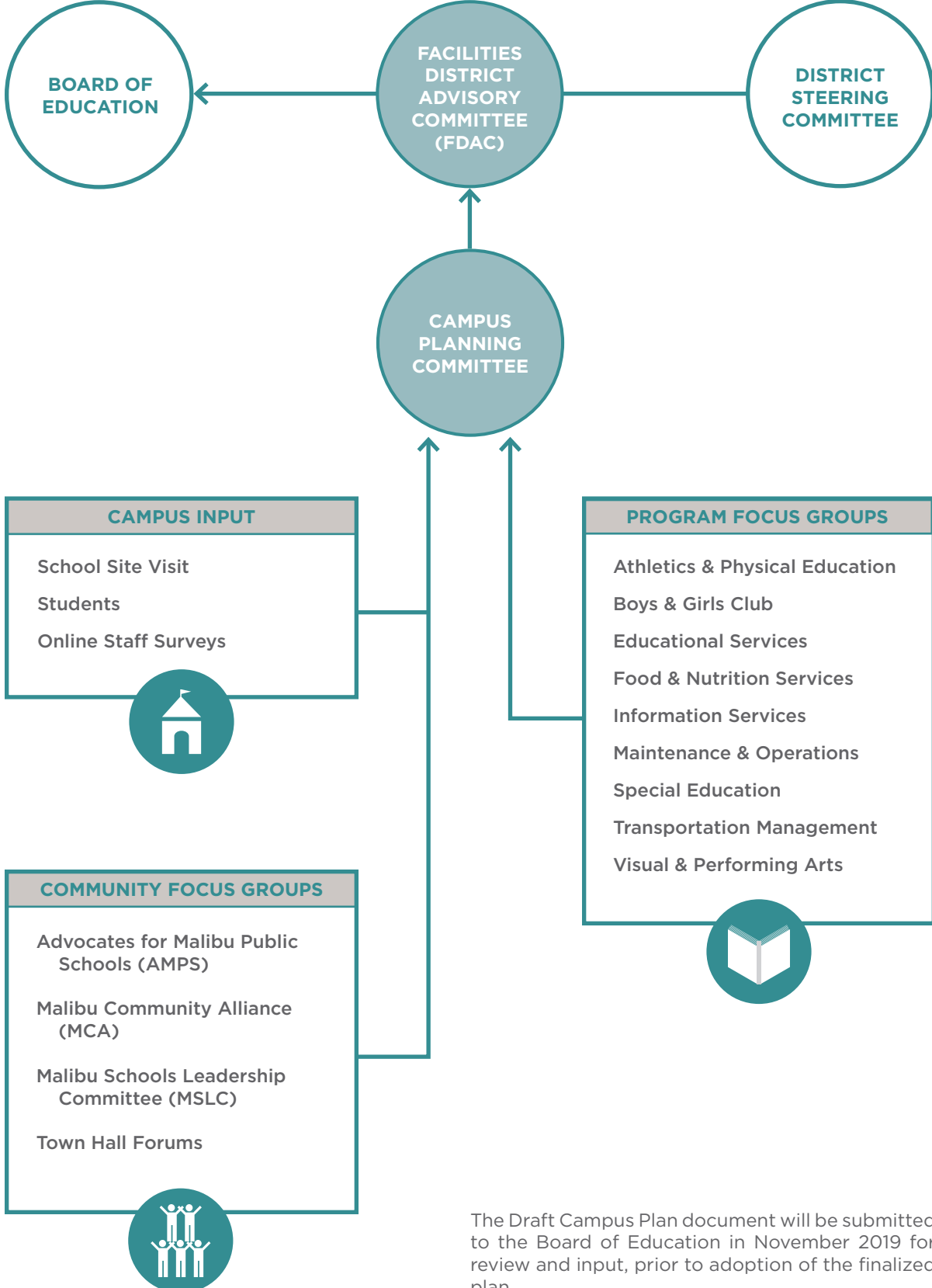
The focus of this phase was to arrive at potential solutions for the Middle and High School campus. Recommended campus plan solutions were developed by overlaying the educational program goals and facilities needs assessment findings onto the site.

Development of conceptual campus plans took place from December 2018 through May 2019 with active involvement from District Leadership and the Campus Planning Committee.

Following the selection of single campus plan option, phasing plans were developed and reviewed to understand how the campus could be modified and built over time.

Final Plan Packaging and Recommendations

During this final phase, the Campus Plan and cost estimate were finalized.



The Draft Campus Plan document will be submitted to the Board of Education in November 2019 for review and input, prior to adoption of the finalized plan.



INTRODUCTION + PROCESS

MALIBU MIDDLE & HIGH SCHOOL
Campus Master Plan

1.07
Nov 2019





1.3 Planning Participants

1.3-1 Board of Education

| | |
|----------------------------------|----------------|
| Dr. Richard Tahvildaran-Jesswein | President |
| Jon Kean | Vice President |
| Oscar de la Torre | Member |
| Craig Foster | Member |
| Maria Leon-Vazquez | Member |
| Laurie Lieberman | Member |
| Ralph Mechur | Member |

1.3-2 District Steering Committee

| | |
|---------------------|--------------------------------|
| Noemi Avila-Zamudio | Deputy Bond Program Manager |
| Melissa Andino | MMS Principal |
| Isaac Burgess | SMMUSD Malibu Pathway Director |
| Michael Burke | Bond Program Manager |
| Barbara Chiavelli | Pre-Construction Manager |
| Craig Foster | SMMUSD Board Member |
| Jennifer Gonzalez | MHS Teacher, English |
| JuliaCheri Hoos | MMS Teacher, Social Studies |
| Kevin Klaus | Deputy Bond Program Manager |
| Steve Massetti | Bond Program Manager |
| Patrick Miller | MHS Principal |
| Cheli Nye | MHS Former Principal |
| Stacy Rouse | FDAC Member |
| Carey Upton | SMMUSD COO |
| Hillary Weissman | MHS Assistant Principal |

1.3-3 Campus Planning Committee

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|-----------------------|--------------------------------|
| Melissa Andino | MMS Principal |
| Alex Aspron-Ladesich | Parent |
| Noemi Avila-Zamudio | Deputy Bond Program Manager |
| Juliette Boewe | School Psychologist |
| Carla Bowman-Smith | Teacher, Photography |
| Isaac Burgess | SMMUSD Malibu Pathway Director |
| Michael Burke | Parent |
| Garrett Button | Student, 8th Grade |
| Leslie Button | Parent |
| Barbara Chiavelli | Pre-Construction Manager |
| Jennifer DeNicola | Community Member |
| Samantha DeNicola | Student |
| Craig Foster | SMMUSD Board Member |
| Amy Galipeau | Teacher, Science |
| Jennifer Gonzalez | MHS Teacher, English |
| Katie Gorak | Student, 12th Grade |
| Robert Hayman | Community Member |
| JuliaCheri Hoos | MMS Teacher, Social Studies |
| Seth Jacobson | Financial Oversight Committee |
| Kevin Klaus | Deputy Bond Program Manager |
| Brigitte Leonard | Teacher, Humanities |
| Majo Lopez-Vida | Parent |
| Elissa Marshall | Parent |
| Steve Massetti | Bond Program Manager |
| Todd Montgomery | Teacher, Special Education |
| Cooper Norby | Student, 7th Grade |
| Cheli Nye | MHS Former Principal |
| Jennifer Paras-Pappas | Parent |
| Dave Resnick | FDAC Member |
| Maureen Rosen | Teacher, Special Education |
| Stacy Rouse | FDAC Member |
| Sarah Ryan | Teacher, Librarian |
| Lisa Soghor | Assistant City Manager |

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|------------------|--------------------------------|
| Rachel Stowell | Teacher, English/Film |
| Lester Tobias | Community Member |
| Carey Upton | SMMUSD COO |
| Hillary Weissman | MHS Assistant Principal |
| Cami Winikoff | Malibu Community Alliance Rep. |
| Maia Zander | Teacher, Orchestra |

1.3-4 Town Hall Participants

April 24, 2019

| | |
|-----------------------|-----------------------------|
| Alex Aspron-Ladesich | MHS PTSA President |
| Juliette Boewe | School Psychologist |
| Suzy Detemer | Malibu Surfside News |
| Teresa Earle | MHS Parent |
| Ryan Flynn | Malibu Surfside News |
| Jennifer Gonzalez | MHS Teacher, English |
| JuliaCheri Hoos | MMS Teacher, Social Studies |
| Byron Jensen | Alumnus, Parent Alumnus |
| Hans Laetz | KBUU |
| Melissa Mastroppolito | Parent |
| Patrick Miller | MHS Principal |
| Patrick Murphree | Parent |
| Shivani Patel | The Malibu Times |
| Gail Pinsker | SMMUSD |
| Bill Sampson | |

May 1, 2019

| | |
|---------------------|-----------------------------|
| Chris Ayoite | Resident |
| Isabella Burke | Student |
| Susan Emerling | Parent |
| Nicole Fisher | Parent/Teacher |
| Craig Foster | SMMUSD Board Member |
| Lili Foster | Parent |
| Deborah Frankel | Parent |
| Amy Galipeau | Teacher, Science |
| Catherine Givertz | Parent |
| JuliaCheri Hoos | MMS Teacher, Social Studies |
| Anita Lopez-Vida | Student |
| Majo Lopez-Vida | Parent |
| Kristen McCarron | Parent |
| Paul Morra | Parent |
| Colleen Mullally | Parent |
| William Mullally | Parent |
| Andrew Nickerson | Parent |
| Cooper Norby | Student |
| Eleanor O'Neill | Parent |
| Alicia Peak | Parent |
| Stacy Rouse | Parent/FDAC Member |
| Anne Russel Shurgot | Parent |
| Kylie Sammis | Student |
| Kim Sichta | Parent |
| Mariana Sudmann | Parent |
| William Sudmann | Parent |
| Brittany Walker | Parent |



1.3-5 Focus Group Participants

Educational Services

| | |
|---------------------|------------------------------------|
| Isaac Burgess IV | SMMUSD Malibu Pathway Director |
| Barbara Chiavelli | Pre-Construction Manager |
| Kevin Klaus | Deputy Bond Program Manager |
| Dr. Jacqueline Mora | Asst. Superintendent, Ed. Services |
| Cheli Nye | MHS Former Principal |
| Bertha Roman | Director of Educational Technology |
| Devon Smith | Learning & Innovation TOSA |
| Carey Upton | SMMUSD COO |

Physical Education & Athletics

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|------------------|--------------------------------|
| Isaac Burgess IV | SMMUSD Malibu Pathway Director |
| Ray Humphrey | Physical Education |
| Lisa Lambert | PE Teacher |
| Richard Lawson | PE Teacher |
| Mike Mulligan | PE Teacher/Aquatics Coach |
| Chris Neier | Athletic Director |

Special Education

| | |
|------------------|--------------------------------|
| Juliette Boewe | School Psychologist |
| Isaac Burgess IV | SMMUSD Malibu Pathway Director |
| Craig Chavez | S.T.E.P. Teacher, MHS |
| Kim Costalupes | Teacher, MHS |
| Anna Deshautelle | SAI Teacher, MHS |
| Lynne Flowers | Teacher, MHS |
| Tamara Fox | Teacher, MMS/MHS |
| Kevin Klaus | Deputy Bond Program Manager |
| Todd Montgomery | Teacher, MHS |
| Heidi Smith | Teacher, MHS |
| Carey Upton | SMMUSD COO |
| Kris Vegas | Special Education Coordinator |

Visual & Performing Arts

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|--------------------|--------------------------------|
| Isaac Burgess IV | SMMUSD Malibu Pathway Director |
| Thor Evensen | Teacher, Visual Arts |
| Thomas Hacker | Teacher, Art |
| John Kibler | Teacher, Band |
| Joellen McNaughton | Music Accompanist |
| Jodi Plaia | HS Theatre Arts Director |
| Krysta Sorensen | Choir Director |
| Maia Zander | Teacher, Orchestra |

1.3-6 LPA, Inc. Campus Planning Team

| | |
|------------------|----------------------------------|
| Lindsay Hayward | Associate, Educational Visioning |
| Jim Kisel | Principal, Director of K-12 |
| Ali Lau | Designer I |
| Guillermo Medina | Designer II, Civil |
| Rick Musto | Associate, Managing Director |
| Rob Richardson | Project Engineer, Civil |
| Ozzie Tapia | Associate, Project Designer |

1.3-7 LPA, Inc. Consultants

| | |
|-------------|----------------------------------|
| Ryan Craven | Cost Estimating, HL Construction |
|-------------|----------------------------------|