



SANTA MONICA-MALIBU UNIFIED SCHOOL DISTRICT

Malibu Middle and High School Campus Specific Plan and Local Coastal Amendment

CEQA Scoping Meeting
September 9, 2020

Introduction

SMMUSD

Carey Upton
Noemi Avila-
Zamudio
Steve Massetti

LPA Design Studios

Rick Musto

Kittelson & Associates, Inc.

Fernando Sotelo

PlaceWorks

Julian Capata
Tracy Chu





Agenda

1. Purpose of CEQA Scoping Meeting
2. Project Objectives
3. Project Overview
4. California Environmental Quality Act (CEQA) Process
5. Opportunities for Public Participation
6. Solicit Public Comments



What is the Purpose of Today's CEQA Scoping Meeting

- Provide information about the project
- Provide an opportunity for public input on CEQA issues
 - Listen to thoughts and concerns
- Assist with determining:
 - CEQA Topics for analysis
 - Potential mitigation
 - Potential project alternatives



WHAT THIS MEETING IS NOT

- Public Hearing
- Project Scoping Meeting
- Last Opportunity for Feedback
- Decision on the Project
- Merits of the Project

Focus of the Meeting is the EIR and to make sure the EIR addresses the appropriate environmental concerns.



Project Objectives

Redevelop Malibu Middle and High School with the following Objectives:

- Create a unique and separate identity for the Middle and High School Campuses
- Improve learning by replacing undersized and inflexible facilities with larger spaces that accommodate diverse learning styles and allow for variable uses.
- Provide enhanced support spaces, such as libraries, cafeteria, labs, and other student services, that promote whole child development
- Improve the arts and athletic facilities in support of both the school and the community's educational, cultural, and recreational enhancement
- Reorganize open space and foster intercampus circulation
- Improve access, circulation, and drop-off and increase on-campus parking
- Respect the natural environment by developing a campus that is of high design, and complimentary to the natural landscape and that contributes to the high scenic quality of the area



Project Overview

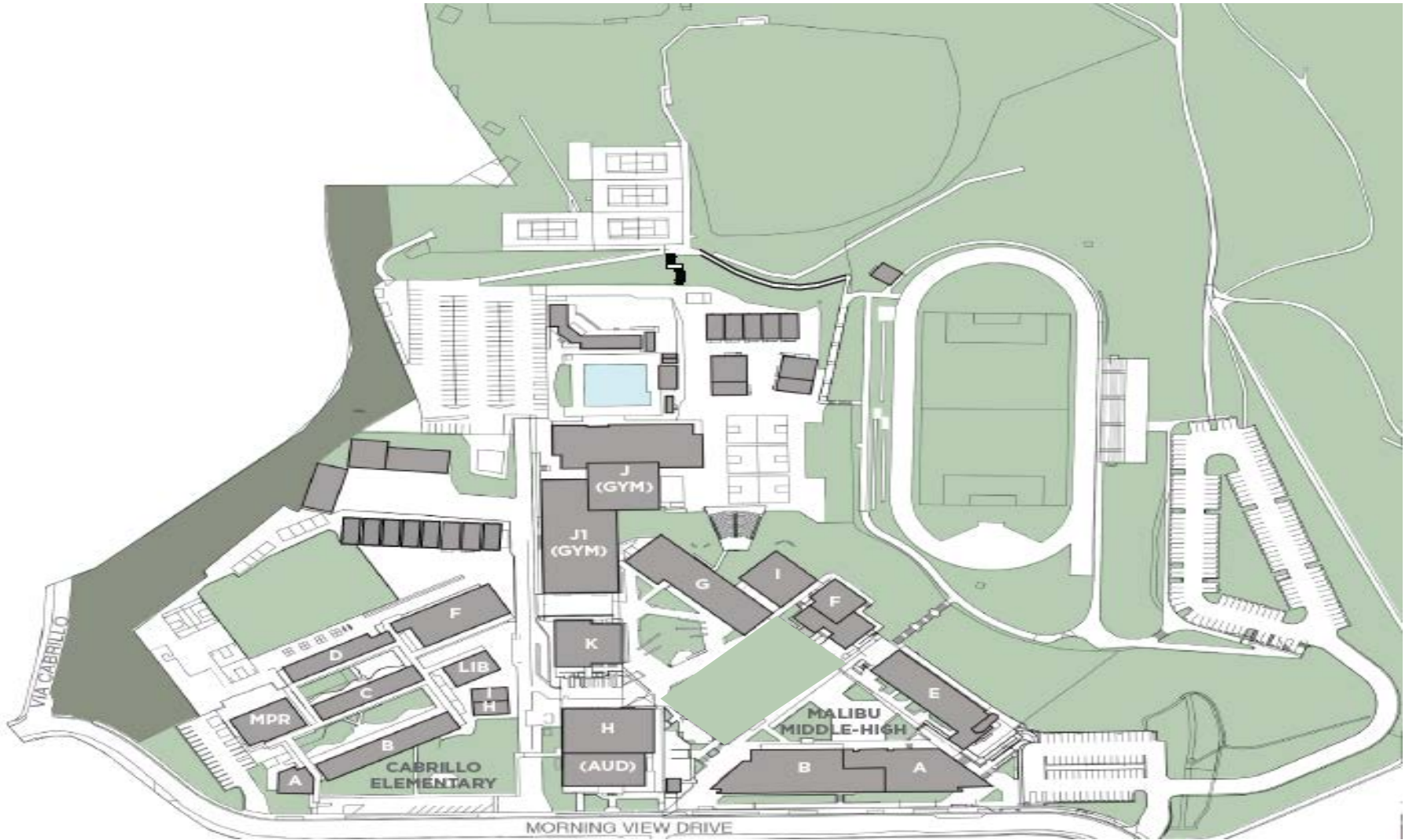


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Aerial View



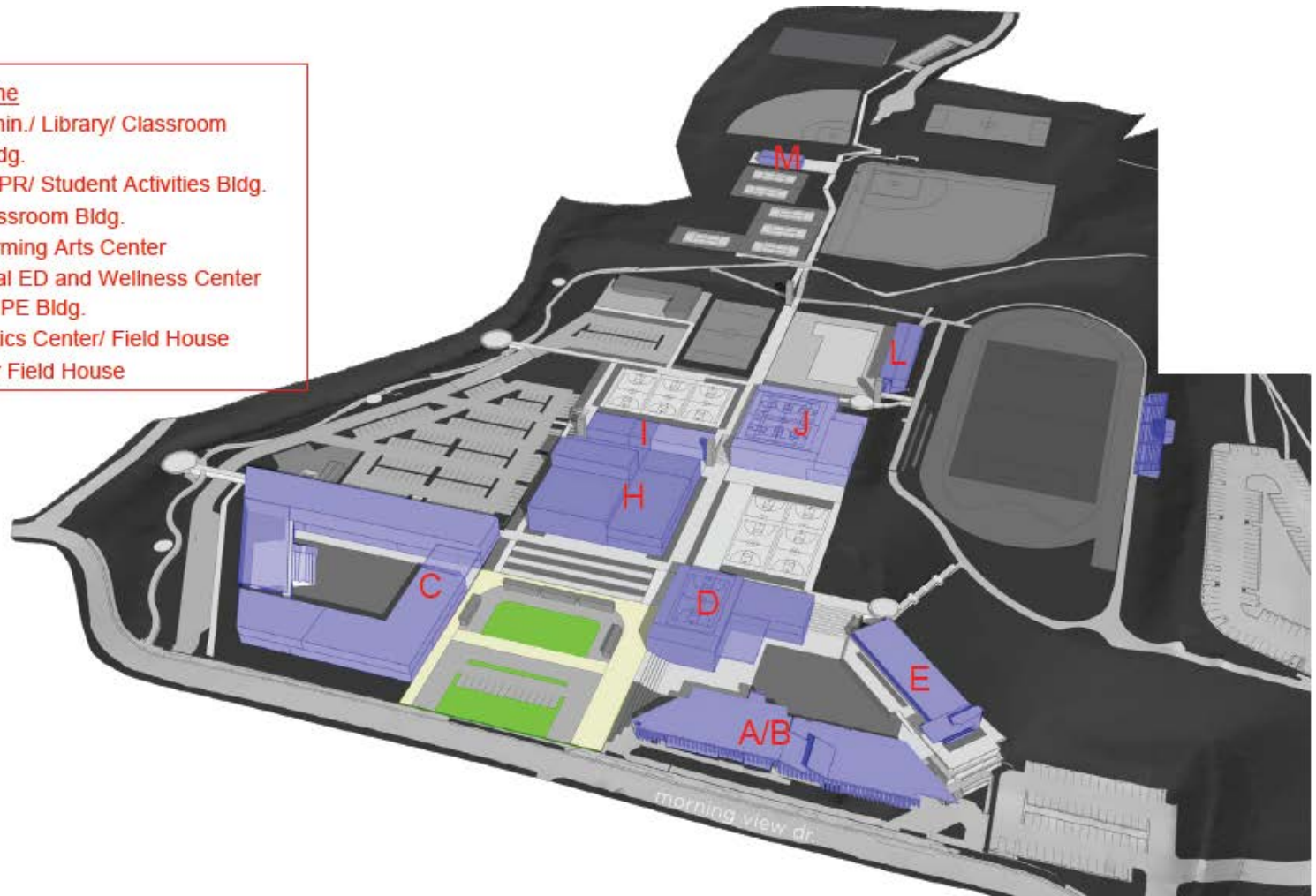
Entitled MMHS Campus



Site Plan

LEGEND

BLDG. #	BLDG. Name
A/B	(E) MS Admin./ Library/ Classroom
C	New HS Bldg.
D	New MS MPR/ Student Activities Bldg.
E	(E) MS Classroom Bldg.
H	New Performing Arts Center
I	New Special ED and Wellness Center
J	New Gym/ PE Bldg.
L	New Aquatics Center/ Field House
M	New Upper Field House



Summary of New Development

Building	Status	Classroom	Lab	Square Footage	Maximum Height
Middle School Core					
Building D: Gymnasium/ Fitness/ PE and Student Activities and Food Services	New	2	0	22,376	36 ft
Middle School Core Subtotal		2		22,376	
High School Core					
Building C: Classrooms, Student Support Services, Administrative and Campus Support	New	23	8	85,391	36 ft
Building J: Gymnasium/ PE	New	2	0	36,708	45 ft
High School Core Subtotal		25	8	122,099	
Shared Amenities					
Building I: Special Education and Campus Wellness Center	New	1	0	5,094	28 ft
Building H: Visual and Performing Arts (VAPA)	New	4	0	30,094	45 ft
Building L: Aquatics Center/Field House	New	0	0	9,249	28 ft
Building M: Upper Field House	New	0	0	2,055	28 ft
Shared Amenities Subtotal		5		46,492	
Total – New Development		32	8	190,967	
Total – with Building A/B and Building E	Existing	47	12	240,650	

Source: LPA 2019.



Project Features

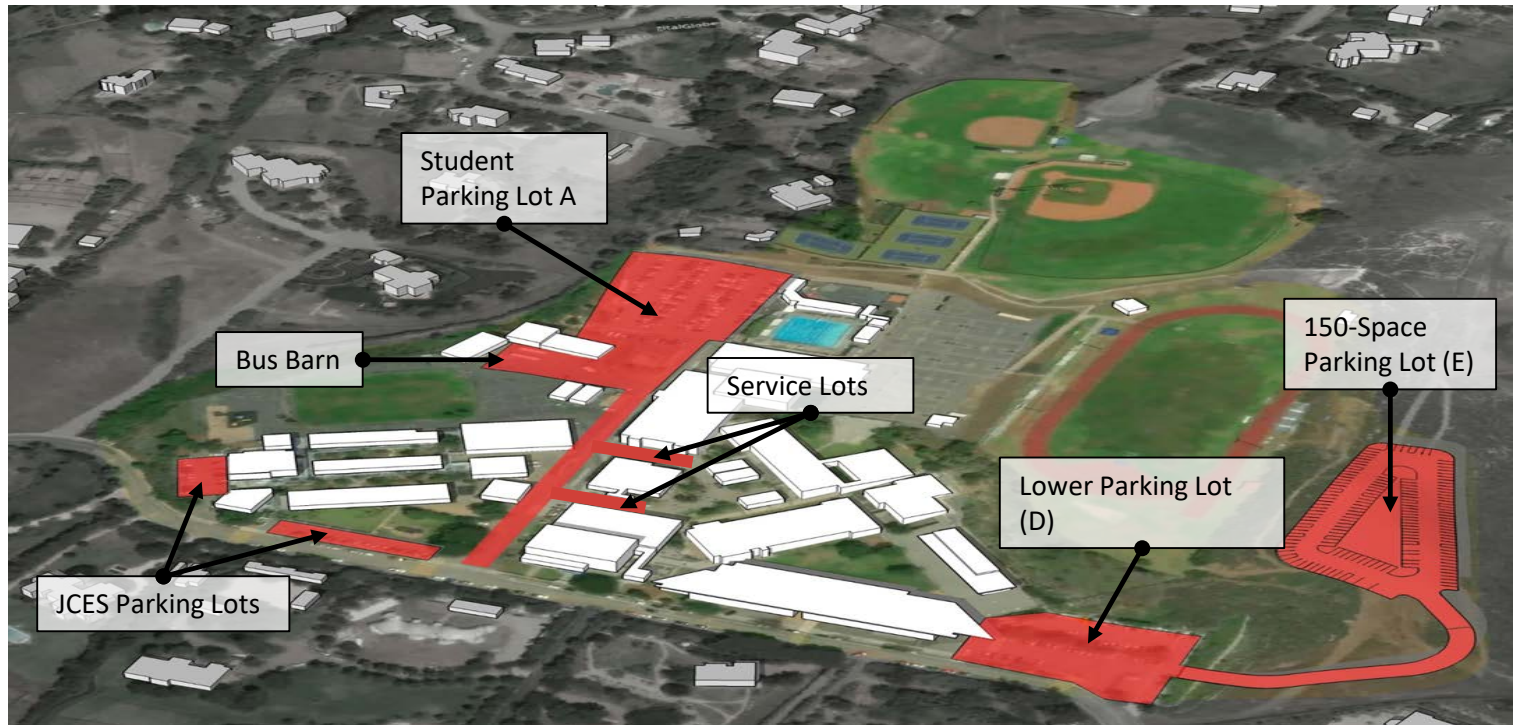
- Demolition of Existing Buildings:
 - 11 buildings on the former JCES campus
 - 7 buildings on the MMHS campus
- Building E and the under-construction Building A/B to remain
- No changes to the existing football/track, baseball, or softball fields
- Development of new field houses
- Would not impact the Malibu Equestrian Park

Site Parking

Existing Parking	Existing Spaces	Parking Changes	Project Spaces
150-Space Parking Lot (E)	150	Renamed to Parking Lot A	150
Lower Parking Lot (D)	62	Renamed to Parking Lot B	62
Student Parking Lot A	119	Removed	
JCES Parking Lots	37	Removed	
Service Lot	7	Removed	
		Parking Lot C (New)	13
		Parking Lot D (New)	185
Note: Bus Barn's 11 bus spaces also eliminated with Project.		Parking Lot E (New)	27
		Parking Lot F (New)	14
Totals:	375		451
Source: SMMUSD 2020.			

Project will increase Campus auto parking by 76 spaces.

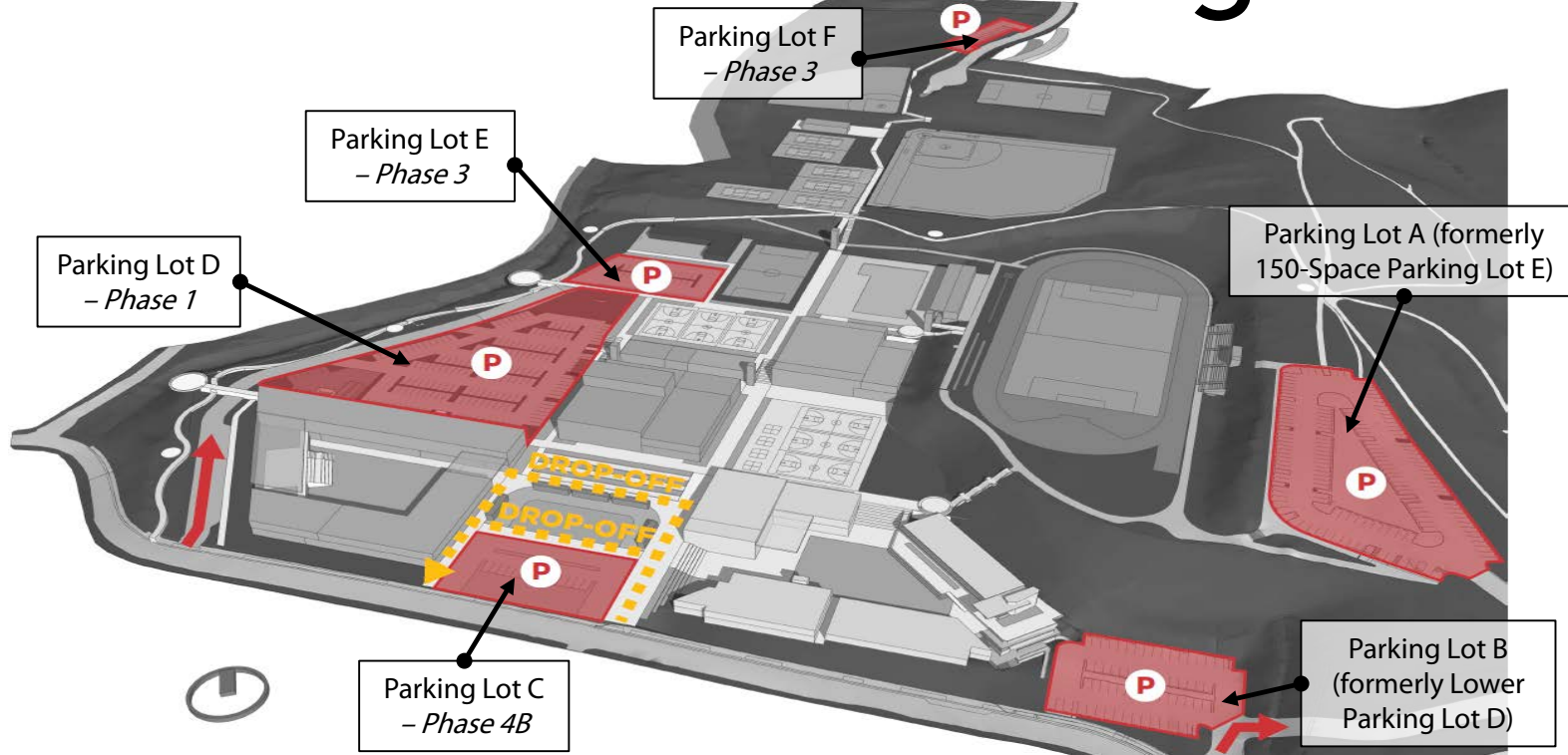
Existing Site Access, Circulation & Parking



Middle School drop-off/pick-up in the 150-Space Parking Lot E

High School Students drop-off/pick-up in the JCES Parking Lot.

Project Site Access, Circulation & Parking



Centrally located drop-off area for buses and parents/guardians between the Middle School and High School Core areas





Adoption of Specific Plan And Local Coastal Plan Amendment

- Project requires an Amendment to the Local Coastal Plan.
- Malibu Middle and High School Campus Specific Plan is proposed to regulate project development.
- Adopting the Specific Plan is a discretionary, legislative, decision that must be made by the City of Malibu's City Council.
- Project needs to meet District and State Standards.

Adoption of Specific Plan And Local Coastal Plan Amendment


LIP Section Number	Requirement	Proposed
3.9.A1a	Structures shall not exceed a maximum height of 28 feet ...	Building J: Gym/PE - 45 ft
		Building H: VAPA - 45 ft
		Building D: Gym/MPR - 36 ft
		Building C: HS Building - 34 ft
3.9A.1b	Roof-mounted mechanical equipment...may project no more than two feet higher than the structure roof height.	Building C: Science Labs Fume Hoods - 10 ft above roof surface
		Building C: Parapets/Guardrails - up to 3.5 ft in height above roof surface

Source: SMMUSD 2020.

Adoption of Specific Plan And Local Coastal Plan Amendment

LIP Section Number	Requirement	Proposed
3.9.A1d	Sports field lighting limited to the main sports field at Malibu High School.	Nighttime pool lighting
3.15.3.J	Automatic changing signs or electronic message center signs.	Separate electronic Marquees
4.6	Maximum quantity of grading limited to 1,000 cubic yards.	Proposed Project will exceed grading limitations.
8.3.C	Maximum Height of Cuts and Fills with Retaining Walls. 6 feet in height for one, or 12 feet for any combination of walls.	Building C would serve as retaining wall.

Source: SMMUSD 2020.



California Environmental Quality Act (CEQA) Process



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California Environmental Quality Act (CEQA)

- All projects within the State of California are required to undergo environmental review to determine the environmental impacts associated with implementation of the project.
- CEQA informs the public and decision makers about the project and about the potential environmental impacts.
- CEQA identifies feasible ways to avoid or reduce potential impacts.
- CEQA discloses any Significant and Unavoidable Impacts.
- CEQA provides an opportunity for the public and local/state agencies to comment on the environmental issues.
- SMMUSD is the lead agency under CEQA and is carrying out the Proposed Project. The City of Malibu serves as a responsible agency.



Overview of CEQA Process

Publish Notice of Preparation/Initial Study

- 30-day public review period (*08/20/20 – 09/21/20*)
- CEQA Scoping Meeting 09/09/2020 (*Public Input*)

Prepare and Publish Draft EIR

- 45-day public review period
- Public Meeting (*Public Input*)

Prepare and Publish Response to Comments/Final EIR

- School Board adopts Findings
- School Board adopts a Mitigation Measures and Monitoring Program
- School Board adopts a Statement of Overriding Considerations, if necessary

School Board adopts Project

City approves Specific Plan, LCP Amendment, and CDPs (separate from CEQA)



Types of Impacts Identified in Initial Study

No Impact

- Would cause no adverse changes in the environment
- Not to be studied further in the EIR

Less than Significant

- Would cause no substantial adverse change in the environment
- Not to be studied further in the EIR

Potentially Significant

- May cause significant adverse effects in the environment
- Will be studied in the EIR
 - Mitigation may be developed



Initial Study Findings: No Impacts

The Project will have a “No Impact” on:

- Agricultural and Forestry Resources
- Mineral Resources
- Population and Housing

These issues will not be studied further in the EIR.



Initial Study Findings: Less than Significant

The Project will have a “Less than Significant Impact” on:

- Tribal Cultural Resources

These issues will not be studied further in the EIR.



Initial Study Findings: Potentially Significant

The Project will have a “Potentially Significant Impact” on:

- Aesthetics
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Public Services
 - Fire and Police Services
- Recreation
- Transportation
- Utilities and Service Systems
- Wildfire

These issues will be studied further in the EIR.

Focused Studies



Biological
Resources
Assessment

Air Quality
Study

Noise Study

Traffic and
Parking Study

Cultural
Resources
Study



Opportunities for Public Participation



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Opportunities for Public Participation

- **Notice of Preparation:** Review period began on *August 20, 2020* and ends on *September 21, 2020*

Documents available for review

Santa Monica-Malibu Unified School District
Website

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



Future Opportunities to Participate

Draft EIR

- Draft EIR is circulated for 45 days
- Documents available for review

Final EIR

- Will include all comments and District's responses
- Mitigation Monitoring Program
- Findings

School Board

- Meeting date to be determined

City approves Specific Plan, LCP Amendments, and CDPs (separate from CEQA).



Request for Input

- Focus on Environmental Issues you believe should be addressed in EIR
- Comments may be submitted to the District at:

Mail: Carey Upton, Chief Operations Officer
Santa Monica-Malibu Unified School District
1651 16th Street Santa Monica, CA 90404

Email: cupton@smmusd.org

Heading: MMHS Campus Specific Plan Project

Submit in writing no later than **5:00 PM September 21, 2020**



How to Comment



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Public Comments: Scoping Meeting

- 3-Minutes per Speaker
 - Provide Name
 - Identify the Environmental issues you would like to see in the forthcoming EIR
- May submit comments today or mail/email later
 - Include your name and contact information if you want to be notified about this project

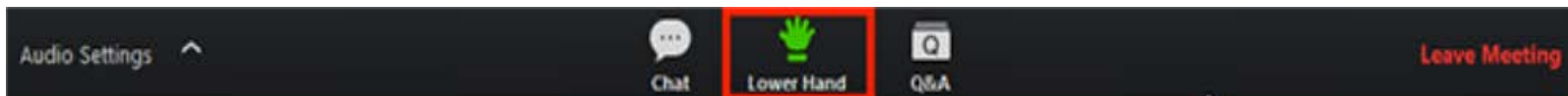


How to Make Comments In the Zoom Meeting

- Laptop/Desktop
 - Click the “Raise Hand” button in the Webinar Controls

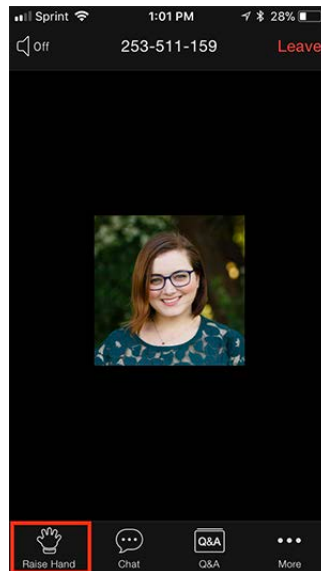


- The host will be notified that you have raised your hand.
- Click the “Lower Hand” button when your question has been answered or if you no longer have a question.



How to Make Comments In the Zoom Meeting

- Cellphone
 - Tap “Raise Hand.”
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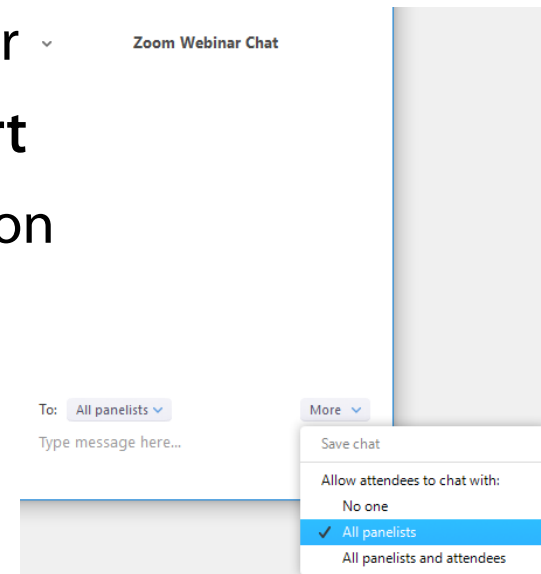


Resolving Technical Issues During Zoom Meeting

- Chat Feature
 - Will be in the controls at the bottom of your screen (it will be on the right if you are not in full screen mode).



- Type your message and press enter
 - Only to ask for **technical support**
 - Direct **technical support** question to host by clicking on the drop down next to "To:"





Comments?



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