Malibu Schools Alignment Project & CEQA Review

Board Meeting
November 1, 2018
Agenda

1. Introduction
2. CEQA Purposes & Process
3. Project Description
4. Schedule
5. CEQA Findings
6. Public Participation
7. Requested Board Action
8. Next Steps
1. Introduction

- Project Location: Pt. Dume ES
2. California Environmental Quality Act (CEQA) Purposes

- Most projects within the State of California are required to undergo an environmental review to determine the environmental impacts associated with implementation of the project.
- Informs the public and decision makers about the project and about the potential environmental impacts.
- Identifies feasible ways to avoid or reduce potential impacts.
- Discloses why decisions were made.
- Provides an opportunity for the public and local/state agencies to comment on the environmental issues.
Overview of the CEQA Process

Prepare Proposed MND

MND Public Review
(September 28, 2018 - October 18, 2018)

Public Meeting
October 9, 2018

Prepare Final MND including Response to Comments

Board of Education Meeting
November 1, 2018

Notice of Determination
CEQA - MND Topics

- Aesthetics
- Air Quality
- Agriculture & Forestry Resources
- Biological Resources
- Cultural Resources
- Geology & Soils
- Greenhouse Gas Emissions
- Hazards & Hazardous
- Materials
- Hydrology & Water Quality
- Land Use & Planning
- Mineral Resources
- Noise
- Population & Housing
- Public Services
- Transportation, Traffic & Parking
- Tribal Cultural Resources
- Utilities & Service Systems
Special/Technical Studies

• Air Quality & Greenhouse Gases
• Biological Resources
• Cultural Resources
• Noise
• Traffic
Impact Categories

- **No Impact:** A designation of “No Impact” is given when no adverse changes in the environment are expected.

- **Less-than-Significant:** A “Less-than-Significant Impact” would cause no substantial adverse change in the environment.

- **Less-than-Significant with Mitigation:** A “Potentially Significant Impact” has been reduced to “Less-than-Significant” with the mitigation measures identified in the Initial Study.
3. Project Description

- 2 phases
  - Phase 1 – 10 Portables
  - Phase 2 – New Classroom and Administration Buildings
Project Description
Phase 1

Install 10 temporary portables:
- 8 classroom portables (including 1 kindergarten classroom)
- 1 administration portable
- 1 restroom portable
Project Description
Phase 1 Site Plan
- Point Dume ES
  Fernhill Dr. Existing View
- Point Dume ES Phase 1 Photo Rendering
Project Description
Phase 2
Construct two permanent buildings
- Classroom Building
- Administration Building
Project Description

Phase 2 Proposed Site Plan
- Point Dume ES
  Greyfox St. Existing View
- Point Dume ES
  Phase 2 Classroom Building
  Potential Location
4. CEQA Findings: No Impacts

- The Project will have a “No Impact” on:
  - Agricultural and Forestry Resources
  - Land Use and Planning
  - Mineral Resources
CEQA Findings: Less-than-Significant Impacts

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

- Aesthetics
- Air Quality
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Population and Housing
- Public Services
- Recreation
- Traffic (Intersections)
- Tribal Cultural Resources
- Utilities and Service Systems
CEQA Findings: Less-Than-Significant Impact with Mitigation Incorporated

- The Project will have a “Less Than Significant Impact with Mitigation Incorporated” on:
  - Biological Resources
  - Cultural Resources
  - Noise
  - Traffic (Vehicle Queuing and Speeding)
Mitigation Measures

- Biological Resources
  - **Nest protection** during project implementation
    - Qualified biologist will search for the presence of nests
    - If nests are discovered, a 100-ft radius will be established for the sake of the nest.
  - **Tree protection** pursuant to Malibu’s Native Tree Protection Ordinance
    - Qualified biologist will assess the potential of relocation of **sycamore tree** to be removed
    - If replacement is required, for each tree removed, the district must replace less than 10 western sycamore seedlings
    - The district must pay in-lieu mitigation fees to the Native Mitigation Fund if re-planting is impractical
Mitigation Measures

**Cultural and Tribal Resources**

- Native American monitoring during grading and ground
  - Assessment of any unanticipated tribal or archeological encountered during construction
  - Professional archaeologist on-call to evaluate any potential
  - Proper disposition with tribal consultation
- Monitoring for fossils during grading and ground disturbing
  - County-monitored paleontologist to salvage and catalog
  - Significant finds result in preparation of monitoring report

Operations Officer
Mitigation Measures

- **Noise**

  - Time restrictions on construction
    - No construction:
      - 7 PM – 7 AM on weekdays;
      - 5 PM – 8 AM on Saturdays, and
      - All day Sundays or City Holidays

  - Residences within 300 feet of the site must be alerted 90 days prior to construction

  - Contractor must prepare Construction Noise Control Plan

  - Any submitted complaints must be investigated following the posting of on-site signage 10 days prior to construction

  - Stationary noise sources to be housed in sheds or otherwise insulated
Traffic

- Determine Existing Traffic Volumes
- Add Traffic from Related Developments
- Add 2% Additional for Ambient Growth
- Determined Trip Distribution for current Point Dume MSES and Juan Cabrillo ES Students
- Conducted intersection traffic counts
- Observed Drop-off/Pick-up conditions at Point Dume MSES
- Observe driver speed on local roadways
- Impacts to local intersections would be less than significant
Traffic Study Intersections
Mitigation Measures

- **Traffic Queues**
  - Increased driveway queuing could be significant
  - If queues increase by 2 minutes the following measures would be evaluated to reduce the impact:
    - Provide bussing from Juan Cabrillo to Point Dume MSES
    - Widen school driveway on Fernhill Drive
    - Staggered bell schedule of 30 minute intervals
    - Secondary pick-up/drop-off area on Grayfox Street
Mitigation Measures

- **Traffic Speeds**
  - Speed limit observations at 3 roadway segments
    - Dume Drive north of Grayfox Street – no speed violation
    - Fernhill Drive north of Grayfox Street – no speed violation
    - Grayfox Street west of Fernhill Drive – excess speed violation observed
  - To reduce potential safety hazard the following measure would be implemented
    - Installation of radar speed signs 1 month prior to opening of Phase 1
    - Speed study 6-12 months after opening
    - Work with City to implement traffic calming measures
5. Schedule

Two Phases

- **Phase 1** – Install Portables
  Summer 2019 for occupancy 2019/2020 school year

- **Phase 2** – Construct New Classroom and Administration Buildings*

  *After funding is secured, public input process, and state and local approvals*
6. Public Participation

Public Review Results

• Review period began on September 28th and ended on October
• Public meeting held on October 9th at Point Dume Elementary
• 7 Commenters
  o City of Malibu
  o County of LA Sheriff’s Department
  o 5 neighbors
• Concerns
  o Phase 2 Classroom Building placement impacts on
  o Traffic analysis and queue mitigation
7. Requested Board Action

- Adopt Resolution
  - Making CEQA findings
  - Adopting MND
  - Adopting Responses to Comments
  - Adopting Mitigated Monitoring Program
  - Approving the Project
  - Directing Staff to file a Notice of Determination
8. Next Steps

- Apply for a Coastal Development Permit for Phase 1 from the City of Malibu Planning Commission
- Procure construction contract for Phase 1
- Begin schematic design for Phase 2
  - Evaluate site constraints for building placement
  - Conduct charrettes with neighbors on building placement and design
- Conduct CEQA review of Phase 2 changes
- Apply for Coastal Development Permit for Phase 2