

CALIFORNIA COASTAL COMMISSION

SOUTH CENTRAL COAST DISTRICT OFFICE
89 SOUTH CALIFORNIA ST., SUITE 200
VENTURA, CA 93001
(805) 585-1800



F13a

PEPPERDINE UNIVERSITY

NOTICE OF IMPENDING DEVELOPMENT

PEP-NOID-0002-22

October 14, 2022

CORRESPONDENCE

PEPPERDINE

October 6, 2022 Office of the Vice President and Chief Business Officer

VIA ELECTRONIC MAIL

Chair Donne Brownsey and Honorable Commissioners
California Coastal Commission
89 South California Street, Suite 200
Ventura, CA 93001

Re: Agenda Item F13a: Pepperdine Athletics/Events Center Project - Notice of Impending Development (PEP-NOID-0002-22)

Dear Chair Brownsey and Honorable Commissioners:

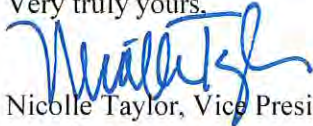
We are writing in support of the September 22, 2022 Staff Report and Staff's recommendation regarding Pepperdine University's ("University" or "Pepperdine") Notice of Impending Development ("NOID"). We sincerely appreciate Staff's hard work in analyzing our submittal and its conclusion the NOID "is consistent with the policies" of our Long Range Development Plan ("LRDP").

The NOID will facilitate construction of our Athletics/Events Center (the "Project") to provide needed athletic and recreation amenities, student health support facilities, communal gathering spaces, and much more in a welcoming, "village" setting, aesthetically optimized and integrated within the interior of the existing developed campus. The Athletics/Events Center has long been a vision of the University, and the Project will support our students and student athletes, foster campus community, and holistically strengthen student health and wellness.

As detailed in our NOID and the Staff Report, the University thoughtfully designed the Athletics/Events Center to ensure consistency with all applicable LRDP policies. It will not modify any natural areas; there are no known cultural resources within the Project site; and it is not within any environmentally sensitive habitat areas. In connection with the Project, the University will install water quality protections, drought-tolerant landscaping, and energy-efficient, dark-sky compatible lighting. The Project includes replacement of 45 existing globe lights and implementation of a number of other design features and mitigation measures to protect Coastal resources. The Project will also support the University's commitment to sustainability by meeting the United States Green Building Council's Leadership in Environmental Design, or "LEED", silver certification standard.

The University is honored to take this step to invest in our students. We respectfully request the Commission adopt the Staff recommendation and approve our Project at its October meeting.

Very truly yours,



Nicolle Taylor, Vice President and Chief Business Officer

cc: Jack Ainsworth, Coastal Commission Executive Director
Steve Hudson, Coastal Commission Deputy Director
Barbara Carey, Coastal Commission District Manager
Deanna Christensen, Coastal Commission District Supervisor
Phil E. Phillips, Pepperdine Senior Vice President and Chief Operating Officer
Ricky W. Eldridge, Pepperdine Assistant Vice President of Govt. and Regulatory Affairs
John C. Heintz, Latham & Watkins LLP

PEPPERDINE

Office of the Vice President for Student Affairs

October 5, 2022

California Coastal Commission
89 S California Street #200
Ventura, CA 93001

Re: Pepperdine University – RISE Program

To the Honorable Commissioners:

Thank you for this opportunity to invite your support. As you may know, mental health concerns amongst college students have been escalating in frequency and severity at a national level over recent years.

To address this head on and proactively seek to support and prevent issues of this nature, Pepperdine developed its robust Resilience Informed Skills Education (or RISE) Program. This program is a uniquely Pepperdine student-care model that comprehensively considers an individual's wellbeing and needs to ensure they are fully supported from a holistic health and wellness perspective.

As we examined empirical data related to sources of mental health struggles higher education students may face, we recognized the need to account for several key components in our model, including, among others, those related to one's social support, physical wellbeing, cognitive development, life skill growth, and service to others. We are similarly dynamic in our approach to assisting students in these fields by employing a strategically selected arrangement of methods to facilitate their support, including resilience workshops, individual mentoring, and the training of staff and faculty. Ultimately, we are supporting our students so that they are equipped to meet, overcome, and subsequently thrive in the face of any challenge.

The Athletics/Events Center is imperative to these efforts. The Center will feature facilities that directly further the RISE Program and promote holistic health and wellness lifelong. Through its anticipated communal spaces for RISE meetings, presentations, training, fitness amenities, group exercise spaces, areas in which students can gather, and the welcoming village setting nearby existing student residences, the Athletics/Events Center will be key in the continued advancement of the RISE Program.

Thank you very much for your time and consideration of this important University project. I am excited that the Athletics/Events Center will benefit our students now and in the future as Pepperdine continues to fulfill its mission in strengthening them for lives of purpose, service, and leadership.

Very Truly Yours,



La Shonda Coleman, LCSW
Associate Vice President
Resilience Informed Skills Education (RISE)
Student Care Team Chair
University Title IX Coordinator

10/5/2022

California Coastal Commission
89 S California Street #200
Ventura, CA 93001

Subject: Pepperdine University – Athletics/Events Center

Dear California Coastal Commission,

My name is Madison Walker, and I am currently a senior at Pepperdine University. I am finishing my degree in business administration as well as my minor in economics. Additionally, I had the opportunity to complete the Certificate in Conflict Resolution from the school of law while pursuing my undergraduate degree. I look forward to pursuing a career in commercial real estate development upon graduation. Pepperdine was my dream school and it has not only lived up to that dream but surpassed it. The accepting community, small class sizes, and elite academic standing drew me to Pepperdine. I have been able to find lifelong mentors and friends within the faculty that I know truly care about my success in and out of the classroom. Throughout my time at Pepperdine I have been involved in Pi Beta Phi sorority, leading to lifelong friendship, and a multitude of clubs. I have also had the opportunity to grow as a leader through serving as the Executive Vice President of the Student Body. In this position, I spearheaded a university partnership with Lyft to provide discounted rides to all students. I was encouraged by the support I received from the university leadership to pursue this goal.

I am very excited about the University's upcoming Athletics/Events Center. I saw a need for the Lyft program to promote ease of access to central areas on our campus, and the additional parking provided will be appreciated by students and visitors. On top of this, a new fitness facility will provide great opportunities for students to improve their wellness. As a student myself, I know how important a high quality gym is for physical and mental health. While our campus has small places for community gathering right now, the larger space that will come with this project will enhance the ability for students to create relationships and have a space to go. Malibu is a very small town so the more there is on campus the better! The new sporting events center makes me excited to be a forever Wave as I look forward to coming back and enjoying the space, and I am sure future Pepperdine students will as well. I am proud to go to a university constantly looking to improve and innovate. This project will greatly enhance the already beautiful campus.

I fully support the Athletics/Events Center, know our students will enjoy all aspects of it, and look forward to attending all sorts of games and events as a lifelong proponent of Pepperdine. Thank you very much for your consideration.

Respectfully,

Madison Walker

Madison Walker

PEPPERDINE UNIVERSITY

Seaver College

NATURAL SCIENCE DIVISION

5 October 2022

California Coastal Commission
89 S California Street, Suite 200
Ventura, CA 93001

Dear Honorable Commissioners:

As an Assistant Professor of Biology at Pepperdine, I have been blessed with the opportunity to explore much of the 550 acres of open space preserved by the University. I frequently use this space to conduct research exploring how drought, disease, and high fire frequency affects the chaparral shrublands of the Santa Monica Mountains. I also visit these sites with my students to help them better understand the beautiful diversity of plants native to the Santa Monica Mountains. These open space areas are also personally meaningful to me because I first chose a career in plant ecology while I was a Pepperdine student myself, working alongside my mentor, Dr. Stephen Davis, who is an expert in our native vegetation. In short, these open space areas have been key to developing our understanding of native plants throughout the region and engaging the minds of students through hands-on field work and research.

I am very appreciative for the conscientious way in which the proposed Athletics/Events Center was designed. By building the Center in a central portion of campus where a parking lot currently sits, Pepperdine's 550 acres of open space remains preserved. This design allows the project to give our students a premier setting for socialization, sports, and recreation while keeping our living laboratory just a short walk away.

As a professor in Pepperdine's recently implemented Sustainability Major, I am also looking forward to using the Athletics/Events Center as a practical example of the multifaceted ways in which sustainability can be present on any given item. In addition to preserving our open space, the University has proposed several design items that go above and beyond the LEED-silver certification, including dark sky-compatible lights, bird-safe building features, and landscaping featuring drought tolerant and native plants.

Pepperdine is a uniquely wonderful place to research and teach. I am excited for our upcoming classes to enjoy this incredible Athletics/Events Center, and I look forward to introducing them to the diverse array of native plants and explaining how they thrive in the Santa Monica Mountains.

Sincerely,



Helen I. Holmlund, PhD
Assistant Professor of Biology
Natural Science Division
Pepperdine University

MICHAEL G. CORRIGAN

24609 PLOVER WAY
MALIBU, CA 90265
TEL: (310) 456-2322
FAX: (310) 456-2850
mgcorrigan@mac.com

October 3, 2022

California Coastal Commission
89 S California Street #200
Ventura, CA 93001

RE: Pepperdine University – Athletics/Events Center

Dear Honorable Commissioners,

I am a long time resident of the Malibu Country Estates residential subdivision that neighbors Pepperdine University, and I would like to express my strong support for the Athletics/Events Center Project. Pepperdine is an excellent neighbor who has been admirably responsible with its campus planning, and is a valued member of the Malibu community. This project demonstrates Pepperdine's continued commitment to improving its campus for the benefit of its students, which is welcomed and appreciated.

I strongly support efforts to improve campus life for students and my family and I look forward to visiting the completed arena to watch basketball and volleyball games.

Thank you very much for your consideration.

Sincerely,



Michael G. Corrigan