CALIFORNIA STATE UNIVERSITY, DOMINGUEZ HILLS
MASTER PLAN UPDATE 2018
DRAFT MASTER PLAN

February 12, 2018
WHAT IS A MASTER PLAN?

WHY NOW?
THE MASTER PLAN

- a roadmap for the future of the physical campus
  - a plan for campus facilities & systems to achieve CSUDH’s mission and goals
  - responds to the Academic and Strategic Plans
  - reflects campus and community input
THE MASTER PLAN

- forms the basis for the Environmental Impact Report, a public process of the California Environmental Quality Act (CEQA) for community input & state approval

- is presented for approval by the CSU Board of Trustees
is **entitlement & permission** to make changes to the campus

- **not** a prescription, a promise or a guarantee
WHY NOW?

- The State has shifted funding for capital projects to the CSU and the CSU campuses.

- CSUDH has opportunities to develop some campus land to provide funding for new and remodeled facilities.
What is a Campus Master Plan?

The Campus Master Plan is a road map to the future of the physical campus. It is a plan for the facilities and systems needed to achieve the University’s core mission, enrollment goals, as well as academic, student life and administrative goals. The Campus Master Plan will be developed with input from the University community as well as the surrounding community and the City of Carson.

Why Update the Current Campus Master Plan Now?

Under the leadership of President Willie J. Hagan, CSUDH is moving in a positive direction toward enhancing the academic core of our physical campus. The University has received approval from the CSU Board of Trustees to build a new Science & Innovation Building, which should break ground in 2017, and we anticipate approval to develop new student housing. The University is also in discussions on how to better utilize our campus land to support additional academic facilities and the renovation of existing buildings.

An update to the campus master plan allows the University to address these exciting opportunities within the context of collectively defining our preferred vision for the campus. The update will allow the University to examine where we are now and create the framework for achieving where we want to be.

While any update of our campus master plan would not change our capacity for student full-time enrollment of up to 20,000, it should reflect our highest ambitions, our mission, and our commitment to our students’ academic experience and improving connections with our neighbors.

Timeline

October-November
Discussion sessions with working groups: Student Affairs, including student housing and engagement; Academic Affairs, the Academic Senate, Administration, including student services, facilities and parking services and University Advancement.

November 16, 2016
Faculty, staff, and students provided feedback on early ideas and concepts developed by the master planners in a campus-wide workshop.

December 1, 2016
Community Workshop for local residents | 7 p.m. | Extended Education Auditorium, RSVP

March 15, 2017
The master planners will return to show the University the results of the input from the University and the neighboring communities. This becomes the basis of the DRAFT Master Plan Update, which will be published for public comment and updates in 2017.
WHERE ARE WE NOW?
CURRENT CSUDH CAMPUS BENCHMARKS

- 346 Acres  (Stub Hub Center = 85 acres)
- 14,687 Enrollments
- 11,325 FTES  Master Plan target: 20,000 FTES
- 678 Academic Staff
- 6 Colleges
- 46 Undergrad majors
- 22 Graduate majors
- 10 NCAA Division II teams
Existing Campus

- Avalon Boulevard
- University Avenue
- Dominguez Hills Parkway West
- Tamcliff
- Toro Center Drive
- Victoria Street
- Birchkmill
- Central Avenue
- Dominguez Hills Parkway West

[Map of the existing campus with streets and landmarks]
MASTER PLAN
VISION & GOALS
VISION

- A vital physical campus that supports all the activities needed for a top-performing Model Urban University serving 20,000 Full-Time Students.
VISION

- **Student Learning**: modern classrooms, laboratories and learning spaces
- **Student and Campus Life**: student residential communities, recreational facilities, arts and culture venues
VISION

- Community Connections

facilities to host regional and global academic, cultural, recreational and athletic programs
VISION

- A Sustainable, Diverse and Just World

CSUDH targets a more sustainable environment, society and economy for all persons—including the ability to partner with institutions and businesses to attain financial sustainability in support of CSUDH’s Academic Mission.
GOALS

- Prepare for increased enrollment up to 20,000 FTES
- Make best and highest use of campus land
- Increase interaction, activity and energy
- Reinforce CSUDH identity and visibility
- An integrated campus framework & connectivity: buildings, pathways & landscape

- Improve campus entry, “front door” and face to the community

- Replace old, inefficient, “temporary” buildings with new facilities
PROGRAM ELEMENTS

- Provide more student housing
- Create pedestrian connections to new University Village
- Improve vehicle circulation
- Provide sufficient parking
- Plan for sustainable development & infrastructure
CSU DOMINGUEZ HILLS MASTER PLAN: Working Groups & Workshops

Parking/ Vehicle Access

- Better pathways in & out of parking lots and throughout campus; this will better integrate north & south campus for pedestrians and create a safer more convenient path to parking lots.
- Concerns about the handicap bus shelter.
  1) Victoria transit area (2) where it rains it becomes a river.
- Need for a Parking Advisory team on Steering Committee.
- Concerns about parents who drop-off at CAMS: they are coming from Victoria and driving through the campus.
- Public transportation system for commuters and those who house on campus (i.e. zip car, city car)
- Parking for athletics adjacent to Athletic Rec Center.
- Designated parking for police.
- Electrical charge stations in parking lots.
- Traffic on Tamalpais Ave. the left hand turn is extremely hazardous.
- Concerns about separating the parking to north & south side of campus causing inconvenience.
- Temporary parking at StubHub when they are not having an event. Need better timing for when classes get out and when StubHub has a level three event.
- Concerns about the loading/delivery dock east of CSU.
- Need for a bike path and bike racks.

Safety

- Safety for those who like night classes, especially women, which is about 80% of students.
- Separating parking to north & south side of campus; safety concern for those who take night classes and have to walk far.
- More safety implemented at parking locations.
- Operations Center for public safety.
- Density of buildings concerns about how one gets from one building to the other.
- Gate D collision heavy.
- Lot 1: intersection that leads from the dorms to the campus is a major stresser.
- Expand lighting in all existing parking lots.
- Make sure to keep the small campus feel and a campus that fits into nature; this is what attracts students & alumni to our school.
- More international students.
- Everyone is seeking diversity; CSUDH has it, how do we leverage it?
- Loker Student Union is the heart and soul of the campus.
- Electronic sign on street corner is missing.
- LeCuret is a last potential for a campus entryway: needs a path running in front of it and a paved plaza for receptions etc.

Student Housing

- Currently, international students get 10% of student housing space.
- By having student housing; you get a different mix of students.
- Failing study without amenities or services because most student’s don’t have a car.
- Student services should be in a central location: stop shop.
- Housing open to fraternities & sororities.
- Integrate Facility housing with Student housing.
- Scale style housing: 1) housing that is built for community living 2) integrating a learning program into housing 3) create more diversity.
- Need for more student housing: roughly 200 students on the wait list for housing.
- Will current housing be renovated?

Food Services

- Coffee carts/kiosks throughout campus with seating and umbrellas.
- Food at the gateway to the campus so that it is visible and appealing.
- Access to food 24/7.
- Food trucks and/or more cafes throughout campus.
- Affordable food: 1) particularly for those in student housing 2) food revenue can generate for other functions across campus 3) some campuses subsidize food services.
- Access to a grocery store.
- Loker Student Union to include more local businesses.
- Students tend to eat in their cars: how can we create a place that will draw them onto campus?
- Farmers Market will leave when construction in the city is completed: CSUDH location does not draw enough patrons: how do we change this?

New Facilities & Programs

- Positive feedback on proposed Performance Arts Center: wants an amphitheater.
- Need for academic villages where students can study as well as gather with faculty.
- Need for a Business School.
- Classrooms currently lack digital technology.
- Aiming for more active learning classrooms.
- Faculty need quality office space.
- Positive feedback on proposed new academic building & special use facility building over sculpture garden because it creates a nice opportunity within campus confinement & you are not distracted by a parking lot.
- Retrofit for Library North should be in the Master Plan.
- Some want classroom sizes to not be too large: CSUDH promotes small classes. However, there is a need for larger classrooms to accommodate registration needs: 100-seat to 125-seat classrooms.
- Graduate program in Education/Collage of Education needs new facilities, preferably a consolidated building for undergrad & grad programs.

Landscape

- During rainy season the front lawn north of CSU is a swamp.
- Ecology department would like an organic garden where they can grow & sell produce.
- Meditation gardens.
- Take away eucalyptus trees and no palm trees.
- North lawn needs pathways and trees to serve as a true gathering space.
- Creating a real Southern California landscape with native plants and wildlife: 1) science park (art park) 2) campus as a learning laboratory 3) use of native plant species (Theodore Payne Foundation) 4) small plot at east end of NSM is a monarch butterfly area now.
- Multiple ADA problem areas.
- Keep green spaces & courtyards, however, update seating

Land Development Plan

- Concerns for mom & pop shops already existing on Victoria.
- Good idea to have faculty live on campus: faculty housing will help create a strong faculty presence on campus.
- Suggestion to use Arizona State University as a model for a University District.
- Will create jobs for students.
- Commercialized environments & internships.
- Build data center with analytic component for student jobs & internships.

Athletic Facilities

- Positive response to hybrid athletic rec center and office center. This will certainly help with campus engagement.
- Current gym needs work but should be retained; field house should be torn down & replaced.
- Idea to have community gym memberships (i.e. University Village residents?)
- Certain play fields are maintained and access controlled by StubHub.
- Sharing the gym for the dance program is not adequate.
- Campus does not have a tennis program and the current weight room is too small.
- CAMS uses current gym but they don’t have their own lockers.
- Most students don’t know there is a pool by the gym, it is too hidden.

Sustainability & Utilities

- More water features.
- Can we use recycled water & atmospheric contents?
- Build a data center that can be used by other CSU campuses to maximize capacity at the outset when it is cheaper.
- Accommodate electric cars in the lots better.
- Use of Solar Panels around campus.
DRAFT MASTER PLAN
CAMPUS FOOD SERVICES

LOKER STUDENT UNION

COFFEE KIOSKS and SNACK BARS

RESIDENCE HALLS: DINING FACILITY
IDENTITY AND VISIBILITY

Potential Student Recreation Center

Existing Gymnasium

Existing View Into Campus at Victoria Street

Potential Academic “Gateway”
Landscape Framework
The campus is divided into four Mediterranean climate zones from across the globe, illustrating the diversity of the student body, while drawing parallels between Southern California and its sister regions worldwide. These climate-driven plant communities are among the most diverse in terms of species variety.

**Legend**

- **S. Africa/Chile**: Southeast Zone
- **Australia**: Northwest Zone
- **California**: Southeast Zone
- **Mediterranean Basin**: Northeast Zone

**Landscape Framework | Zones**
<table>
<thead>
<tr>
<th>S. Africa/Chile</th>
<th>California</th>
<th>Mediterranean Basin</th>
<th>Australia</th>
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</thead>
<tbody>
<tr>
<td><strong>Southwest Zone</strong></td>
<td><strong>Southeast Zone</strong></td>
<td><strong>Northeast Zone</strong></td>
<td><strong>Northwest Zone</strong></td>
</tr>
<tr>
<td>Aloe Vera</td>
<td><em>Prosopis chilensis</em></td>
<td><em>Platanus racemosa</em></td>
<td><em>Grevillea robusta</em></td>
</tr>
<tr>
<td><em>Coral Aloe</em></td>
<td><em>Chilean Mesquite</em></td>
<td><em>California Western Sycamore</em></td>
<td><em>Silk Oak</em></td>
</tr>
<tr>
<td><em>Agapanthus africanus</em> African</td>
<td><em>Struthiochnis hirta</em> Bird of Paradise</td>
<td><em>Dendromecon harfordii</em> Yard Bells</td>
<td><em>Angophora costata</em> Kangaroo Tree</td>
</tr>
<tr>
<td><em>Lomatogonium rigens</em> Dark Grass</td>
<td><em>Muhlenbergia rigens</em></td>
<td><em>Phoenix dactylifera</em> Date</td>
<td><em>Cordyline australis</em> Flax, Dracaena</td>
</tr>
<tr>
<td><em>Gazania rigens</em> Tidbit Gazania</td>
<td><em>Trichostema lanatum</em> Very Blue</td>
<td><em>Carex pansa</em> Ca. Meadow Sedge</td>
<td><em>Eucalyptus citriodora</em> Lemon Scented Eucalyptus</td>
</tr>
<tr>
<td><em>Alstroemeria spp.</em> Peruvian Lily</td>
<td><em>Brugmansia spp.</em> Angel’s Trumpet</td>
<td><em>Achillea millefolium</em> Western Yarrow</td>
<td><em>Lavandula stoechas</em> Spanish Lavender</td>
</tr>
<tr>
<td><em>Artemisia californica</em></td>
<td><em>Lavandula angustifolia</em> Spanish Lavender</td>
<td><em>Citrus spp.</em> Lemon Tree</td>
<td><em>Acacia cunnifficifolia</em> Kite Acacia</td>
</tr>
<tr>
<td><em>Callistemon ‘Little John’</em></td>
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A SUSTAINABLE MASTER PLAN
Creating a Sustainable Campus & Community:

- Meet CSU System Guidelines.
- Creatively go beyond CSU requirements when possible.
- Visualize CSUDH as an interconnected community promoting health, equity, respect for neighbors and the protection and renewal of natural resources.
## SUSTAINABILITY: Meeting CSU Guidelines

<table>
<thead>
<tr>
<th></th>
<th>CSU System</th>
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</thead>
<tbody>
<tr>
<td><strong>Emissions</strong></td>
<td>• 1990 levels by 2020</td>
</tr>
<tr>
<td></td>
<td>• 80% below 1990 by 2040</td>
</tr>
<tr>
<td><strong>Renewable Energy</strong></td>
<td>• 33% by 2020</td>
</tr>
<tr>
<td><strong>Water</strong></td>
<td>• Reduce 20% by 2020</td>
</tr>
<tr>
<td><strong>Waste</strong></td>
<td>• Reduce solid waste by 80% by 2020</td>
</tr>
<tr>
<td><strong>Green Building</strong></td>
<td>• LEED Silver (or equivalent)</td>
</tr>
</tbody>
</table>
SUSTAINABILITY: Exceeding State Guidelines

Center for Science and Innovation: Targeting LEED Gold

- 30% water use reduction
- 30% energy use reduction
- 10% recycled content
- 10% regional materials
- heat island reduction

Future buildings:
- student housing
- instructional/business
- LaCorte Hall
- renovation/expansion
SUSTAINABILITY: LEED

All new buildings = LEED Silver

- Student housing
- Instructional/Business
- LaCorte Hall renovation/expansion
SUSTAINABILITY: Solar Energy

Solar panels

Parking lots

New facility rooftops

Outdoor lighting

Solar thermal hot water for housing
SUSTAINABILITY: Energy

- Updated chillers
- Thermal energy storage
- Battery storage
- HVAC controls
- Biofuel generator
- Energy dashboards
- Re-lamping
- Metering
SUSTAINABILITY: Water Management

Bio-swales
Rainwater gardens
Drought-tolerant plantings
Reclaimed water
SUSTAINABILITY: Outdoor Water Use

- Reduce turf
- Native & drought tolerant landscaping
- Expand recycled water
- Explore laundry-to-landscape systems
SUSTAINABILITY: Indoor Water Use

Water-conserving fixture stands
Consider hybrid waterless urinals
Consider ultra-low flow fixtures
Sub-meter systems
User education
SUSTAINABILITY: Ambitious Transportation Goals

Prioritize pedestrian travel on campus:

Place parking at Edges of the Campus Core

Bicycle Storage & Facilities

Electric Vehicle Charging Stations

Recommended Mode Split:

- Walk: 13%
- Transit: 25%
- Ride Share: 22%
- Single Driver: 22%
- Bike: 10%
- Other: 2%
SUSTAINABILITY: Waste Management

100% diversion goal
Campus Recycling Center
Emphasize recycling at student housing
Composting
Education / Competitions
SUSTAINABILITY: Health and Equity

Recreation Opportunities: Recreation/Wellness Center

Food Pantry

Community Garden?
LONG-TERM SUSTAINABILITY INITIATIVES

ENERGY and WATER EFFICIENCY IMPROVEMENTS TO EXISTING BUILDINGS

SOLAR POWER–ROOFS OF FUTURE BUILDINGS and PARKING STRUCTURES

CENTRAL PLANT IMPROVEMENTS AND NEW HIGH EFFICIENT LOOP

SOLAR POWER–POTENTIAL GROUND and/or PARKING LOT INSTALLATIONS

UNIVERSITY VILLAGE SUSTAINABILITY TO MEET CSU AND STATE STANDARDS
UNIVERSITY VILLAGE
University Village

- Mixed-use: Ground-floor retail w/ apartments above
- Village Green
- Residence Halls
- Student Apartments
- Faculty/Staff Apartments
- Market-Rate Housing
- Business Park/R + D
RESIDENTIAL COMMUNITY: CAMPUS AND UNIVERSITY VILLAGE
OUTDOOR AMENITIES

SITE DIAGRAM

AMPHITHEATER

COMMON COURTYARD

PROMENADE

OUTDOOR AMENITIES

CALIFORNIA STATE UNIVERSITY DOMINGUEZ HILLS
STUDENT HOUSING PHASE III
JANUARY 29, 2018
RESIDENTIAL AMENITIES

COMMUNAL LIVING ROOM

MULTI-PURPOSE ROOM

NEIGHBORHOOD LOUNGE

2 STORY NEIGHBORHOOD LOUNGE

STUDY AREA

QUIET LOUNGE
DISCUSSION