



**UC SANTA BARBARA**

UC Santa Barbara, East Campus Student Housing

# Santa Barbara Campus Capital Program

The Campus Capital Program is focused on meeting three key challenges: supporting enrollment growth, addressing aging facilities, and meeting housing needs. Consistent with the campus's LRDP, student enrollment has grown over the last decade to 25,000 students, creating greater demand for housing and for academic and research spaces. Sustaining enrollment levels and retaining faculty requires investment in housing, and additional academic and research facilities. Along with investments in new buildings, the campus must also prioritize the renewal of aging facilities in order to maintain a safe and enriching environment and to become compliant with the UC Seismic Safety Policy.



**5**  
Active Projects



**\$632M**  
Total Capital Investment



**5**  
Completed Projects (FY 2024–25)



**\$21M**  
Completed Projects Investment

**CFP Identified Funding**  
\$1.0 billion in Capital Plan

## Priority Areas

- Additional academic and research space
- Affordable housing
- Renewal and restoration of aging facilities

## Key Metrics

- 3,500 new student beds added across projects
- Infrastructure improvements and seismic remediation

# Santa Barbara Campus Capital Program

## Capital Priorities

The Santa Barbara campus has a capital need totaling \$4.5 billion which includes infrastructure, housing, academic facilities, seismic and life safety, and renewal and restoration. With limited resources to address these significant capital needs, the campus's 2025-31 Capital Financial Plan prioritizes projects with identified funding sources, focusing on supporting 25,000 students while addressing critical facility renewal requirements.

UC Santa Barbara, San Benito Student Housing



## Location-Specific Focus Areas

### Student Housing Drives Campus Development

Construction of new student housing to accommodate recent enrollment growth is one of campus's priorities. San Benito Student Housing will yield 2,224 new student beds with supporting amenities including retail, dining facilities, study rooms, and lounges in approximately 528,000 ASF. Project construction began spring 2025, with occupancy expected Fall 2027. East Campus Student Housing supports 1,276 new beds plus 412 replacement beds with renovated dining facilities, currently in design phase for Summer 2026 construction start.

## Recent Accomplishments

### Faculty and Staff Housing Expands Opportunities

The campus has made progress on expanding housing opportunities for faculty and staff, with expected benefits in recruitment and retention. In January 2025, the campus completed Ocean Walk at North Campus's final phase with 159 below-market for-sale units featuring two and three story townhomes, detached townhomes, and single-family ranch style homes.

In March 2025, the campus acquired Soltara, a newly constructed apartment community in downtown Santa Barbara, with 78 below-market units for faculty and staff.

### EXHIBIT 58. Completed Projects Distribution by Budget Category

	Budget \$1M - \$10M	Budget \$10M - \$20M	Budget > \$20M	Total
Total Number	4	1	-	5
	80%	20%	-	100%
Total Budget	\$6M	\$15M	-	\$21M
	30%	70%	-	100%

Note: Because of rounding, some totals may not correspond with the sum of the separate parts.

# Santa Barbara Campus Capital Program

## Projects In Progress

### Research Housing Initiatives and International Education

KITP House project will develop housing for postdoctoral scholars, graduate fellows, and visiting scholars in 33 apartments (approximately 80 beds) plus programmable spaces. The 56,000 GSF development will be delivered as a donor-developed gift project with estimated budget under \$70 million.

The UC Education Abroad Program will renovate an empty building on West Campus's Devereux site to reinstate facilities on the UCSB campus. The \$9 million project concludes construction in December 2026.

## Seismic Snapshot

### Limited Resources Constrain Advancement Progress

With limited resources, advancement on campus seismic projects continues to be a challenge. Since 2021, Santa Barbara addressed cumulative 752,000 GSF of seismic improvements—22.33% of non-compliant space since the current program implementation. The campus completed Music Unit 1 seismic retrofit utilizing \$15 million State AB 94 funding mechanism, upgrading 38,472 GSF from SPR VI to IV while addressing deferred maintenance.

To accommodate San Benito Student Housing, campus demolished the Facilities Management Yard containing 19 non-compliant structures, avoiding \$10 million in compliance costs. 196 buildings totaling 2.57 million GSF remain non-compliant, requiring approximately \$650 million for seismic improvement.

## Restoration and Renewal Snapshot

Renewal and restoration efforts have focused primarily on improvements to aging mechanical and electrical systems including switchgear, cooling towers, air handlers and fan coil units. A design-build strategy combined multiple mechanical projects at several buildings, creating more efficient and cost-effective project delivery. Additional renewal projects included elevator and lift replacements at Broida Hall and Biological Sciences II, plus exterior window replacement at Psychology building.

### EXHIBIT 59. Active Projects Distribution by Budget Category

	Budget \$1M - \$10M	Budget \$10M - \$20M	Budget > \$20M	Total
Total Number	4	-	1	5
	80%	-	20%	100%
Total Budget	\$7M	-	\$624M	\$632M
	1%	-	99%	100%

Note: Because of rounding, some totals may not correspond with the sum of the separate parts.

UC Santa Barbara Music Building





## Santa Barbara Campus Capital Program



Photo Credit: Skidmore, Owings & Merrill and Mithun.

### Project Highlight

The San Benito Student Housing project will construct approximately 2,238 beds (2,224 for upper-division undergraduate students and 14 for residential staff) in apartment-style units on the UC Santa Barbara Main Campus, helping meet on-campus housing demand and advancing 2010 LRDP housing goals. The residential apartment program is organized into four rows of six-to-eight story articulated bar-buildings that emphasize views to nature and frame courtyards and gardens integrated with surrounding native habitat.

**"Our team is energized and excited by the progress of the San Benito development project. By adding 2,224 new beds in 2027 with San Benito, UC Santa Barbara is working to meet our student housing targets. Our team has been working diligently to present these projects to the UC Regents on time and on budget."**

–Willie Brown, Associate Vice Chancellor for Housing, Dining & Auxiliary Enterprises

#### PROJECT NAME

**San Benito Student Housing**

#### TYPE

**New Construction**

#### GSF

**726,995 GSF**

#### BUILDING USE

**Housing**

#### PROJECT COMPLETION DATE

**Fall 2027**

#### PROJECT COST

**\$624M**

#### PROJECT STATUS

**Under Construction**

#### ARCHITECTS

**Skidmore, Owings & Merrill and Mithun**

#### CONTRACTOR

**Webcor**