



# County of Monterey

Board of Supervisors  
Chambers  
168 W. Alisal St., 1st Floor  
Salinas, CA 93901

## Board Report

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**File #:** 17-1108, **Version:** 1

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- a. Approve Amendment No. 8 to Professional Services Agreement No. A-11914 with EMC Planning Group, Inc. (EMC) where the Base budget in the amount of \$324,434 is increased by \$91,500 to \$415,934 and the Contingency budget in the amount \$45,014 is unchanged which increases the not to exceed amount of \$369,448 by \$91,500 to a total amount not to exceed \$460,948 to allow for additional services associated with existing tasks to complete the Environmental Impact Report (EIR) for the Moss Landing Community Plan Update (PD080541) in Moss Landing, and extend the expiration date from May 31, 2018 for four (4) additional months through September 30, 2018, for a revised term from May 4, 2010 to September 30, 2018; and
- b. Approve Amendment No. 8 to Funding Agreement No. A-11927 with various Project Applicants where the Project Applicants' portion of the Base budget, Contingency budget and Deposits for County Staff services at a total not to exceed amount of \$334,466 is unchanged, and the County's portion of the Base budget in the amount of \$139,122 is increased by \$91,500 to \$230,622, for a total amount not to exceed of \$565,088, to allow funding by Monterey County for costs incurred by EMC to allow for additional services associated with existing tasks to complete the EIR for the Moss Landing Community Plan Update (PD080541) in Moss Landing, and extend the expiration date from May 31, 2018 for four (4) additional months through September 30, 2018, for a revised term from May 4, 2010 to September 30, 2018; and
- c. Authorize the Chief of Planning Services to execute Amendment No. 8 to Professional Services Agreement No. A-11914, Amendment No. 8 to Funding Agreement No. A-11927 and future amendments to the Agreements where the amendments do not significantly alter the scope of work or change the approved Agreement amounts.

Permit Type: GPZ090005/Environmental Impact Report (EIR) for the Moss Landing Community Plan Update

**PROJECT INFORMATION:**

Planning File Number: GPZ090005  
Consultant: EMC Planning Group, Inc.  
Project Applicant: Various Project Applicants  
Project Name: Moss Landing Community Plan Update  
Planner: Bob Schubert, AICP, Senior Planner  
Plan Area: Moss Landing

**RECOMMENDATION:**

It is recommended that the Board of Supervisors:

- a. Approve Amendment No. 8 to Professional Services Agreement No. A-11914 with EMC Planning Group, Inc. (EMC) where the Base budget in the amount of \$324,434 is increased by \$91,500 to \$415,934 and the Contingency budget in the amount \$45,014 is unchanged which increases the not to exceed amount of \$369,448 by \$91,500 to a total amount not to exceed \$460,948 to allow for additional services associated with existing tasks to complete the Environmental Impact Report (EIR) for the Moss Landing Community Plan Update (PD080541) in Moss Landing, and extend the expiration date from May 31, 2018 for four (4)

additional months through September 30, 2018, for a revised term from May 4, 2010 to September 30, 2018; and

- b. Approve Amendment No. 8 to Funding Agreement No. A-11927 with various Project Applicants where the Project Applicants' portion of the Base budget, Contingency budget and Deposits for County Staff services at a total not to exceed amount of \$334,466 is unchanged, and the County's portion of the Base budget in the amount of \$139,122 is increased by \$91,500 to \$230,622, for a total amount not to exceed of \$565,088, to allow funding by Monterey County for costs incurred by EMC to allow for additional services associated with existing tasks to complete the EIR for the Moss Landing Community Plan Update (PD080541) in Moss Landing, and extend the expiration date from May 31, 2018 for four (4) additional months through September 30, 2018, for a revised term from May 4, 2010 to September 30, 2018; and
- c. Authorize the Chief of Planning Services to execute Amendment No. 8 to Professional Services Agreement No. A-11914, Amendment No. 8 to Funding Agreement No. A-11927 and future amendments to the Agreements where the amendments do not significantly alter the scope of work or change the approved Agreement amounts.

#### SUMMARY/DISCUSSION:

The County of Monterey Resource Management Agency (RMA) has identified a need for EMC Planning Group, Inc, (EMC) to provide additional services to complete the EIR for the Moss Landing Community Plan Update. The additional services will allow the completion of the Highway 1 Corridor Study and a water supply evaluation as well as additional revisions to the Draft EIR. The work is related to Task 1, Administration/ Management; Task 3, Prepare Complete and Detailed Project Description; Task 5, Prepare Technical Studies; Task 7, Proof Draft Environmental Impact Report (EIR), and the addition of Task 12, Optional Tasks, to the original scope of Professional Services Agreement (PSA) No. A-11914 for completion of the Moss Landing Community Plan Update EIR (Project).

Amendment No. 8 to the PSA will increase the amount of the Base budget by \$91,500 for a total amount not to exceed \$460,948 and Amendment No. 8 to the Funding Agreement (FA) will also increase the amount of the Base Budget by \$91,500 for a total amount not to exceed \$565,088 to allow for these additional services to complete the EIR for the Project. This increase will be funded by the County.

#### OTHER AGENCY INVOLVEMENT:

The Office of the County Counsel and the Auditor-Controller's Office have reviewed and approved Amendment No. 8 to the PSA and Amendment No. 8 to the FA as to form and legality, and fiscal provisions, respectively.

#### FINANCING:

Pursuant to the terms of the FA with the Project Applicants and the County, the expenses of EMC to provide the completion of the additional services above related to Task 1, Task 3, Task 5, Task 7, and the addition of Task 12 for the Project in the amount of \$91,500 will be funded by the County's Planning Division, General Fund 001, Appropriation Unit RMA001. The FY 2017-18 adopted budget includes a \$100,000 augmentation for the Local Coastal Program update, which provides sufficient appropriations for the completion of the Moss Landing Community Plan Update EIR. Tasks identified in the PSA with EMC and not associated with the completion of the Corridor Traffic Study, the revised impact analysis for the Draft EIR (as outlined in Amendment No. 6 to the PSA), and the additional services as outlined in Amendment No. 8 to the PSA and Amendment No. 8 to the FA will be funded through budgets currently established in the FA with the Project

Applicants.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

The PSA with EMC and the FA with various Project Applicants will allow for completion of an EIR for the Project which could potentially impact the revenue base and quality of life within the County.

Mark a check to the related Board of Supervisors Strategic Initiatives

- Economic Development
- Administration
- Health & Human Services
- Infrastructure
- Public Safety

Prepared by: Bob Schubert, AICP, Senior Planner, (831) 755-5334

Reviewed by: Jacqueline R. Onciano, RMA Chief of Planning

Approved by: Carl P. Holm, AICP, RMA Director

The following attachments are on file with the Clerk of the Board:

Attachment A - Summary of PSA and FA

Attachment B - Amendment No. 8 to the PSA

Attachment C - Amendment No. 8 to the FA

Attachment D - PSA and Amendments No. 1 - 7 to the PSA

Attachment E - FA and Amendments No. 1 - 7 to the FA