

EXHIBIT A

SCOPE OF WORK

1. Contractor agrees to provide to the California Coastal Commission, hereafter called the "Commission," project activities as described under the Scope of Work, attached hereto as Exhibit A-Attachment I.
2. The project representatives during the term of this agreement will be:

State Agency: California Coastal Commission	Contractor: City of Half Moon Bay
Name: Madeline Cavalieri, Statewide LCP Grant Manager ("Grant Manager")	Name: John Doughty, Community Development Director ("Planning Manager")
Address: 725 Front Street #300 Santa Cruz, CA 95060	Address: 501 Main Street Half Moon Bay, CA 94019
Phone: (831) 427-4890	Phone: (650) 726-8252
Fax: (831) 427-4877	Fax: (650) 726-8261

3. Direct all inquiries to:

State Agency: California Coastal Commission	Contractor: City of Half Moon Bay
Section/Unit:	Section/Unit:
Name: Kelsey Ducklow, LCP Grant Coordinator ("Grant Coordinator")	Name: John Doughty, Interim Community Development Director ("Planning Manager")
Address: 45 Fremont Street, Suite 2000 San Francisco, CA 94105-2219	Address: 501 Main Street Half Moon Bay, CA 94019
Phone: (415) 904-2335	Phone: (650) 726-8252
Fax: (415) 904-5400	Fax: (650) 726-8261

EXHIBIT D

Local Coastal Program Grant

Local Assistance Funds

Title: City of Half Moon Bay Local Coastal Program and General Plan Update

Organization: Half Moon Bay

Term of Project: April 30, 2014 – April 30, 2016

SCOPE OF WORK

A. PROJECT DESCRIPTION

The City of Half Moon Bay has initiated an update of its Local Coastal Program (LCP) in conjunction with an update of its General Plan. The project will result in a comprehensive update of the City's LCP, the current version of which dates to 1993. The LCP update is being undertaken in parallel with an update of the City's General Plan and Zoning Ordinance, thus ensuring that all of Half Moon Bay's planning documents are fully integrated and provide for its unique social and environmental conditions.

B. TASKS

This list describes only the four tasks and sub-tasks that will be funded through the grant.

Task 5: Preferred Plan, Key Goals, and General Plan/LCP Outline

In this task, we will identify the preferred land use plan, and develop a framework for policy development, covering community enhancement, economic development, coastal resource protection and circulation. We will also draft outlines for the General Plan and LCP, and evaluate changes needed to bring zoning into conformance with the updated Plans.

- 5-A. Prepare Preferred Plan (D&B).** Following the public input and direction by City staff, a preliminary preferred plan will be prepared. This will be reviewed with City staff and refined in an interactive setting.
- 5-B General Plan and LCP Outlines and Policy Framework (D&B).** Outlines for the updated General Plan and Local Coastal Land Use Plan will be prepared. Key goals or guiding policies for each of the plan elements will be identified. This policy framework will assist decision-makers in bridging the gap between the Community Vision Report prepared in Task 2, the Preferred Plan, and detailed policy development. The outlines and policy framework will be

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delivered to the City by the subcontractor along with a sample of how the Plans would look including formatting and graphics.

~~5-C~~

5-D Press and Media Releases on Preferred Plan (D&B, PDC). Press and media releases will be prepared and distributed to local media (Half Moon Bay Review, Half Moon Bay Patch) to announce the release of the Preferred Plan and the NOP, and to advertise upcoming meetings. These will be coordinated with announcements on the project website.

5-E Email Newsletter (D&B, PDC). We will prepare a short newsletter to be distributed electronically to the email database, presenting highlights of the Preferred Plan and announcing upcoming meetings.

5-F Planning Commission/City Council Joint Sessions on Preferred Plan, Policy Framework, and Plan Outlines (D&B). The Preferred Plan, Policy and Framework Concepts, and draft General Plan and LCP outlines will be presented to one or two joint sessions of the Planning Commission and City Council. Feedback will establish the basis for refining the preferred land use plan and formulating detailed Plan policies.

5-G Zoning Consistency Analysis (D&B). We will conduct a thorough review of existing zoning and identify, ~~in memo form,~~ changes that will be needed to bring the Zoning Ordinance into conformance with the Updated Plans. This will help to establish the work program for updating the Zoning Ordinance and preparing a Local Coastal Implementation Plan, the second component of the City's Local Coastal Program.

5-H Agency Meetings (D&B). Meetings with Coastal Commission staff and staff from other key agencies such as Caltrans and service providers, to discuss the General Plan and LCP outlines and guiding policies, and resolve key issues.

Deliverables:

- Preferred Plan
- Memo on Policy and Framework Concepts
- Local Coastal Land Use Plan Outline, with Key Goals and Policies for Each Element
- Sample Plan Formats
- ~~Zoning Consistency Analysis Memo~~ **Annotated outline of expected zoning changes (Admin Draft)**

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Task 6: Draft General Plan and Local Coastal Land Use Plan Update

The objective of this task is to prepare the full Draft General Plan, incorporating the major substantive content developed during preceding tasks and work previously completed for the Circulation Element. The Plan will be drafted in parallel to the drafting of the Local Coastal Land Use Plan, ensure consistency, minimizing redundant efforts, and meeting the Local Coastal Program requirements of the California Coastal Act.

6-B Administrative Draft Local Coastal Land Use Plan (D&B, Team). An updated Local Coastal Land Use Plan will be prepared. ~~The Plan will incorporate discussion, maps and policies from the General Plan that are relevant to the goals of the California Coastal Act, as well as content that will be unique to the LCLUP.~~ The LCLUP will cover each of the following areas addressed by the Coastal Act: public access; recreation; marine environment; land resources; development; and industrial development. The Plan will be structured in a way that mirrors the Coastal Act policies. ~~The relationship between the LCLUP and the General Plan, and between the LCLUP and the Implementation Plan that completes the Local Coastal Program—including zoning and other regulatory tools—will be clarified.~~

6-C Draft General Plan and Draft Local Coastal Land Use Plan (D&B, Team). Following review by City staff, Dyett & Bhatia will incorporate feedback on the Administrative Drafts of both documents, and prepare a Draft General Plan and Draft Local Coastal Land Use Plan for public review. A minimum of ten copies of each document will be submitted to the City by Dyett & Bhatia, along with electronic files.

6-D Public Review Process. The draft LCLUP will be presented at public forums to gather input from public citizens. Meetings may include a General Plan Advisory Committee and/or Planning Commission meeting.

Deliverables:

- Admin. Draft Local Coastal Land Use Plan
- **Public Review** Draft Local Coastal Land Use Plan

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CCC LCP Grant funding will no longer be applied Tasks 8-10

Task 8: Zoning Update and Local Coastal Implementation Plan

The objective of this task will be to develop amendments to the Zoning Ordinance to carry out the updated policies of the draft Local Coastal Land Use Plan and General Plan elements, forming the City's Local Coastal Program Implementation Plan.

- 8-A Draft Zoning Code Amendments (D&B).** *The Zoning Consistency Analysis in Task 5 would be the basis for actual Code Amendments. D&B would also bring a depth of zoning experience to make Half Moon Bay's zoning code easier to use and more effective in achieving desired goals.*

- 8-C Planning Commission/City Council Work Session (D&B).** *The amendments would be presented to a joint meeting of Planning Commission and City Council. CAC recommendations would also be presented.*

- 8-D Revised Amendments (D&B).** *Based on CAC, Planning Commission and City Council feedback, the proposed Zoning Ordinance amendments would be revised.*

- 8-E Prepare Local Coastal Implementation Plan (D&B).** *The Zoning Amendments would be packaged into an Implementation Plan to be submitted to the California Coastal Commission. Submitting the complete Local Coastal Program (the Land Use Plan and the Implementation Plan) would expedite Coastal Commission review. If other any regulatory amendments are needed to complete this package, including updating the Downtown Specific Plan, the Implementation Plan will be deferred until all amendments are complete.*

Deliverables:

- Draft Zoning Code Amendments
- Revised Zoning Code Amendments
- Local Coastal Implementation Plan

Task 10: Hearings and Adoption

The objective of this task is to conduct public review and successfully take the Draft General Plan and Local Coastal Program Updates and related environmental documentation through the public hearing process. Following public review by the City Council, documents will be revised to incorporate specific text and diagram changes made by the City Council for adoption. Following adoption, we will prepare final versions for submittal to the Coastal Commission.

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- 10-A Press and Media Release on General Plan and LCLUP Updates (D&B, PDC).** Press and media release drafts will be provided to City staff/ the City's PR consultant for distribution to local media (Half Moon Bay Review, Half Moon Bay Patch) to announce the Public Review Draft General Plan and Local Coastal Land Use Plan, and to announce the upcoming community open house. Media release will be done in conjunction with updates to the website.
- 10-B Conduct Community Open House (D&B, PDC).** We will present salient features of the General Plan and LCLUP Updates and the environmental documents to the community in an accessible "open house" format. The workshop invites the public to come into conversation with the City, the planning team, and each in order to understand and express preferences about the final plans.
- 10-C Public Hearings (D&B).** The draft General Plan and Local Coastal Land Use Plan will be presented at hearings before the Planning Commission and City Council. It is assumed that two meetings are required at both the Planning Commission and City Council. We will closely coordinate with City staff prior to the hearings to ensure that our presentations respond to specific questions and issues likely to be encountered during the hearings. Additional hearings will be needed if the Zoning Ordinance and Downtown Specific Plan are also included in the project.
- 10-D Prepare City Council-Approved Plan Updates (D&B).** Following adoption, we will prepare a final version of the LCLUP for submittal to the Coastal Commission, incorporating the final direction from the Half Moon Bay City Council. The City will be provided with ten full-color hard copies of the final documents and a pdf version on CD, as well as electronic versions suitable for posting on the City's website.
- 10-E Provide GIS and all Files to the City (D&B).** GIS files compiled at various stages of the process will be compiled and provided to the City.
- 10-F Coastal Commission Application (D&B).** Prepare and submit the application for LCLUP or LCP certification by the Coastal Commission.
- 10-G Coastal Commission Hearings (D&B).** D&B will present the City Council-approved Local Coastal Land Use Plan at up to three hearings before the California Coastal Commission.

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Deliverables:

- Findings of Fact (and Statement of Overriding Considerations, if needed)
- Final Local Coastal Land Use Plan (in Web-ready and publication formats)
- GIS Files

C. SCHEDULE

This schedule lists the ten project tasks and their anticipated dates of completion. Sub-tasks are included for LCP Grant-funded tasks only.

Task Name	Begin/End Date
Task 1. Project Initiation and Community Involvement Strategy	Nov/Dec 2013
<i>LCP funding would not be applied toward this task.</i>	
Task 2. Visioning & Issue Identification	Dec 2013/Sept 2014
<i>LCP funding would not be applied toward this task.</i>	
Task 3. Existing Conditions, Trends, and Opportunities Assessment	Jan/May 2014
<i>LCP funding would not be applied toward this task.</i>	
Task 4. Alternatives	Sept 2014/Jan 2015
<i>LCP funding would not be applied toward this task.</i>	
Task 5. Preferred Plan, Key Goals, and General Plan/LCP Outline	April <u>2015</u> /Sept 2015 April 2016
5.A Prepare Preferred Plan	
5.B LCP Outline and Policy Framework	
5.C Review Preferred Plan and Policy and Framework Concepts with Citizen Advisory Committee	
5.D Press and Media Releases on Preferred Plan	
5.E Email Newsletter	
5.F Planning Commission/City Council Joint Sessions on Preferred Plan, Policy Framework, and Plan Outlines	
5.G Zoning Consistency Analysis	April 2016
5.H Agency Meetings	
5.I Notice of Preparation for the EIR, and EIR Scoping Meeting	
<u>Outcome/Deliverables</u>	

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<ul style="list-style-type: none"> • Preferred Plan • Memo on Policy and Framework Concepts • Local Coastal Land Use Plan Outline, with Key Goals and Policies for Each Element • Email Newsletter • Press Release • Sample Plan Formats • Zoning Consistency Analysis Memo <u>Annotated outline of expected zoning changes (Admin Draft)</u> 	
Task 6. Draft General Plan and Local Coastal Land Use Plan Update	<i>Nov 2014/May 2015</i> <u>Sept 2015/Feb 2016</u>
6.A	
6.B Administrative Draft Local Coastal Land Use Plan	<u>April 19, 2016</u>
6.C Public Draft Local Coastal Land Use Plan	<u>by April 28, 2016</u>
6.D <u>GPAC and/or Planning Commission Meetings</u>	<u>April 14 & 28, 2016</u>
<u>Outcome/Deliverables</u>	
<ul style="list-style-type: none"> • Admin. Draft Local Coastal Land Use Plan • Draft Local Coastal Land Use Plan 	
Task 7. Housing Element	<i>Feb 2014/Mar 2015</i>
<i>LCP funding would not be applied toward this task.</i>	
<u>LCP grant funding will no longer be applied to tasks 8-10</u>	
Task 8. Zoning Update and Local Coastal Implementation Plan	<i>Nov 2015/Feb 2016</i>
8.A Draft Zoning Code Amendments	
8.C Planning Commission/City Council Work Session	
8.D Revised Amendments	
8.E Prepare Local Coastal Implementation Plan	
<u>Outcome/Deliverables</u>	
<ul style="list-style-type: none"> • Draft Zoning Code Amendments • Revised Zoning Code Amendments • Local Coastal Implementation Plan 	
Task 9. General Plan EIR	<i>Nov 2015/June 2016</i>
<i>LCP funding would not be applied toward this task.</i>	

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Task 10. Hearings and Adoption	<i>Mar/Oct 2016</i>
10.A Press and Media Release on General Plan and LCLUP Updates	<i>by March 31, 2016</i>
10.B Conduct Community Open House	<i>by April 30, 2016</i>
10.C Public Hearings	
10.D Prepare City Council-Approved Plan Updates	
10.E Provide GIS and all Files to the City	
10.F Submittal of LCP to Coastal Commission	
10.G Coastal Commission Hearings (may be scheduled past 2015)	
<u>Outcome/Deliverables</u> <ul style="list-style-type: none"> • Newsletter • Press Release • Findings of Fact (and Statement of Overriding Considerations, if needed) • Final Local Coastal Land Use Plan (in Web-ready and publication formats) • GIS Files 	

D. BENCHMARK SCHEDULE

ACTIVITY	COMPLETION DATE
5.B LCP Outline and Policy Framework	Completion Date: September 2015
6.B Administrative Draft Local Coastal Land Use Plan	Completion Date: December 2015 April 19, 2016
6.C Public Review Draft Local Coastal Land Use Plan	Completion Date: February 2016 by April 28, 2016
8.E Prepare Local Coastal Implementation Plan	Completion Date: February 2016 Summer 2016
10.C City Council and Planning Commission Hearings	Completion Date: Summer 2016 (TBD)
10.F Coastal Commission Application	Completion Date: October 2016 (TBD)

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E. EVALUATION AND REPORTING

- a. The Contractor shall promptly provide Project reports with payment requests at least every three months, and upon request by the Commission. Project reports are subject to the Coastal Commission Executive Director's review and approval. The Project report shall include a description of work tasks and deliverables completed to date, and a description of completed benchmarks, or progress toward completing benchmarks. In any event Contractor shall provide the Commission a report showing total final Project expenditures with the final Request for Funds and required closing documents. Contractor shall submit all documentation for Project completion, as applicable, and final reimbursement by the end of the contract period, April 30, 2016.
- b. Final payment is contingent upon Commission verification that Project is consistent with the Scope of Work as described in Exhibit A- Attachment I, together with any Commission approved amendments.
- c. Contractor must report to the Commission in the Project Budget all sources of other funds for the Project.

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F. BUDGET

LABOR COSTS						
<i>Position Title</i>	Hourly Rate (salary plus benefits, incl. fringe benefits- see guidelines [1])	<i># of Hours</i>	<i>CCC Total (# of hours x rate per hour)</i>	<i>OPC Sea Level Rise Grant</i>	<i>City Direct Funding</i>	<i>Total (LCP Grant Funds + Match/ Other Funds)</i>
Task 1 – Project Initiation and Community Involvement Strategy						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 1		0	\$0		\$0	\$0
Task 2 – Visioning & Issue Identification						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 2		0	\$0		\$0	\$0
Task 3 – Existing Conditions, Trends, and Opportunities Assessment						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 3		0	\$0		\$0	\$0
Task 4 – Alternatives						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 4		0	\$0		\$0	\$0
Task 5 – Preferred Plan, Key Goals, and General Plan/LCP Outline						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 5		0	\$0		\$0	\$0
Task 6 – Draft General Plan and Local Coastal Land Use Plan Update						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 6		0	\$0		\$0	\$0
Task 7 – Housing Element						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 7		0	\$0		\$0	\$0
Task 8 – Zoning Update and Local Coastal Implementation Plan						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 8		0	\$0		\$0	\$0
Task 9 -General Plan and Local Coastal Plan EIR						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 9		0	\$0		\$0	\$0
Task 10 -Hearings and Adoption						
City Staff costs not included in grant			\$0		\$0	\$0
Total Task 10		0	\$0		\$0	\$0
Total Labor Costs		0	\$0		\$0	\$0

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DIRECT COSTS						
<i>Expense</i>	<i>Unit Rate/Cost</i>	<i># of Units</i>	<i>CCC Grant Funds (Unit Rate x # of Units)</i>	<i>OPC Sea Level Rise Grant</i>	<i>City Direct Funding</i>	<i>Total (LCP Grant Funds + Match/ Other Funds)</i>
Project Supplies						
Postage/Shipping	N/A	N/A	\$0	\$0	\$0	\$0
Supplies/Materials	N/A	N/A	\$0	\$0	\$0	\$0
Total	\$0	0	\$0	\$0	\$0	\$0
Travel In State[2]						
Mileage	N/A	N/A	\$0	\$0	\$0	\$0
Hotel, etc.	N/A	N/A	\$0	\$0	\$0	\$0
Total	\$0	0	\$0	\$0	\$0	\$0
Subcontractors[3]						
Task 1 – Project Initiation and Community Involvement Strategy						
Dyett & Bhatia	N/A	N/A	\$0	\$0	\$15,030	\$15,030
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$967	\$967
DKS Associates	N/A	N/A	\$0	\$0	\$1,760	\$1,760
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$1,507	\$1,507
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$4,140	\$4,140
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$5,600	\$5,600
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 1	N/A	N/A	\$0	\$0	\$29,004	\$29,004
Task 2 – Visioning & Issue Identification						
Dyett & Bhatia	N/A	N/A	\$0	\$0	\$63,730	\$63,730
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$0	\$0
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$0	\$0
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$21,540	\$21,540
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 2	N/A	N/A	\$0	\$0	\$85,270	\$85,270

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Task 3 – Existing Conditions, Trends, and Opportunities Assessment						
Dyett & Bhatia	N/A	N/A	\$0	\$15,000	\$51,990	\$66,990
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$41,146	\$41,146
DKS Associates	N/A	N/A	\$0	\$0	\$8,350	\$8,350
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$6,002	\$6,002
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$20,680	\$20,680
Noble Consultants	N/A	N/A	\$0	\$0	\$11,270	\$11,270
BKF Engineers	N/A	N/A	\$0	\$0	\$14,040	\$14,040
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$2,950	\$2,950
Total Task 3	N/A	N/A	\$0	\$15,000	\$156,428	\$171,428
Task 4 – Alternatives						
Dyett & Bhatia	N/A	N/A	\$0	\$0	\$47,890	\$47,890
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$18,505	\$18,505
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$8,303	\$8,303
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$4,720	\$4,720
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$7,320	\$7,320
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 4	N/A	N/A	\$0	\$0	\$86,738	\$86,738
Task 5 – Preferred Plan, Key Goals, and General Plan/LCP Outline						
Dyett & Bhatia	N/A	N/A	\$10,000	\$0	\$24,350	\$34,350
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$0	\$0
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$0	\$0
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 5	N/A	N/A	\$10,000	\$0	\$24,350	\$34,350

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Task 6 -Draft General Plan and Local Coastal Land Use Plan Update						
Dyett & Bhatia	N/A	N/A	\$32,000 65,000	\$22,000	\$48,950	\$97,950
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$8,275	\$8,275
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$5,652	\$5,652
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 6	N/A	N/A	\$32,000 65,000	\$22,000	\$56,877	\$111,877 143,877
Task 7 -Housing Element						
Dyett & Bhatia	N/A	N/A	\$0	\$0	\$37,450	\$37,450
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$0	\$0
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$0	\$0
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 7	N/A	N/A	\$0	\$0	\$37,450	\$37,450
Task 8 -Zoning Update and Local Coastal Implementation Plan						
Dyett & Bhatia	N/A	N/A	\$32,000 0	\$33,000	\$380	\$65,380 33,380
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$0	\$0
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$0	\$0
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 8	N/A	N/A	\$32,000 0	\$33,000	\$380	\$65,380 33,380

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Task 9 -General Plan and Local Coastal Plan EIR						
Dyett & Bhatia	N/A	N/A	\$0	\$0	\$88,300	\$88,300
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$27,012	\$27,012
DKS Associates	N/A	N/A	\$0	\$0	\$16,805	\$16,805
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$3,514	\$3,514
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$4,344	\$4,344
BKF Engineers	N/A	N/A	\$0	\$0	\$4,788	\$4,788
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$0	\$0
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$3,300	\$3,300
Total Task 9	N/A	N/A	\$0	\$0	\$148,063	\$148,063
Task 10 -Hearings and Adoption						
Dyett & Bhatia	N/A	N/A	\$1000 0	\$0	\$21,840	\$21,840
<i>Subconsultants:</i>						
SWCA	N/A	N/A	\$0	\$0	\$0	\$0
DKS Associates	N/A	N/A	\$0	\$0	\$0	\$0
Nelson\Nygaard	N/A	N/A	\$0	\$0	\$0	\$0
Economic and Planning Systems	N/A	N/A	\$0	\$0	\$0	\$0
Noble Consultants	N/A	N/A	\$0	\$0	\$0	\$0
BKF Engineers	N/A	N/A	\$0	\$0	\$0	\$0
Public Dialogue Consortium	N/A	N/A	\$0	\$0	\$5,510	\$5,510
Illingworth & Rodkin	N/A	N/A	\$0	\$0	\$0	\$0
Total Task 10	N/A	N/A	\$1000 0	\$0	\$27,350	\$27,350
Total subcontractors			\$75,000	\$70,000	\$651,910	\$796,910
Total Direct Costs			\$75,000	\$70,000	\$651,910	\$796,910
OVERHEAD / INDIRECT COSTS[3]			\$0		\$0	\$0
TOTAL PROJECT COST			\$75,000		\$651,910	\$796,910

[1] Amount requested for benefits not to exceed 40% of amount requested for salary or wage.

[2] Travel reimbursement rates are the same as similarly situated state employees.

[3] All subcontractors must be selected pursuant to a competitive bidding process that seeks at least three (3) bids from responsible bidders.

[4] Indirect costs include, for example, a pro rata share of rent, utilities, and salaries for certain positions indirectly supporting the proposed project but not directly staffing it. Amount requested for indirect costs should be capped at 10% of amount requested for "Total Personnel."