

# SANTA BARBARA COUNTY BOARD AGENDA LETTER



Clerk of the Board of Supervisors  
105 E. Anapamu Street, Suite 407  
Santa Barbara, CA 93101  
(805) 568-2240

## Agenda Number:

**Prepared on:** May 19, 2005  
**Department Name:** Planning & Development  
**Department No.:** 053  
**Agenda Date:** June 7, 2005  
**Placement:** Administrative  
**Estimate Time:** N/A  
**Continued Item:** NO  
**If Yes, date from:**  
**Document File Name:** G:\GROUP\Permitting\Case Files\Cp\1990s\90 cases\90cp096 Westmont\90cp096 rv01\Request to Mod Rincons Contract\_March 2005\EIRContractAmd-BoS-1stamdtr1.DOC

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**TO:** Board of Supervisors

**FROM:** Dianne Meester, Assistant Director  
Planning & Development Department

**STAFF CONTACT:** Michelle Wilson, Project Planner, 568-2910  
Anne Almy, Supervising Planner, 568-2053

**SUBJECT:** Amendment No. 1 to contract number BC04111 with Rincon Consultants, Inc. for preparation of an environmental impact report (EIR) for the proposed Westmont College Master Plan Update, Montecito (02NEW-00000-00003)

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## Recommendation:

That the Board of Supervisors approve and authorize the Chair to execute Amendment No. 1 to Rincon Consultants, Inc.'s existing, applicant-funded contract, in the amount of \$118,204.00, which includes a 10% contingency, for a total not-to-exceed cost of \$311,265.00, thereby extending the contract to July 1, 2006 in order to prepare a revised Public Draft EIR to their scope of work and to complete the EIR for the project.

(Estimated length of hearing: N/A)

## Alignment with Board Strategic Plan:

The recommendation is primarily aligned with actions required by law or by routine business necessity.

### **Executive Summary & Discussion:**

As a result of the extensive public comments received on the first Public Draft EIR for the Westmont College Master Plan Update, additional alternatives to the proposed project were developed and require analysis in revised Public Draft EIR (see Attachment A, Contract Amendment). In addition, the discussion of the baseline for the impact analysis will be clarified in the revised Public Draft EIR and several special studies will be updated (e.g., traffic study and biological assessment) with results to be incorporated into the EIR. Due to the length of time necessary to prepare for and incorporate these changes, and due to the anticipated length of time to complete hearings for the project, the amendment request also extends the contract through July 1, 2006. The applicant, consultant and staff all agree that the additional consultant evaluation and commensurate costs are warranted in order to further address project issues.

The previously approved budget for preparation of the EIR is not adequate to cover the cost of this work (please see Attachment B, for the request for budget amendment submitted by Rincon Consultants, Inc. on April 18, 2005). The additional request of \$103,405.00 plus a 10% contingency for a total increase of \$118,204.00, will augment the current contract, for a new not-to-exceed cost of \$311,265.00. P&D staff will work closely with the consultant to coordinate the preparation of the revised Public Draft EIR and the final document.

### **Mandates & Service Levels:**

No change in programs or service levels would result. The Board-adopted process for using consultant services contracts for EIR preparation is a permissible method under the California Environmental Quality Act (CEQA) and allows the County to meet CEQA-mandated timelines for EIR preparation.

### **Fiscal & Facilities Impacts:**

Costs for consultant preparation and processing of the environmental document are to be borne by the applicant. These funds are budgeted in the Permitting and Compliance Program of the Development Review South Division on page D-290 of the adopted 04/05 fiscal year budget.

### **Special Instructions:**

- Clerk of the Board will forward a copy of the Minute Order to Planning & Development; Attn: Cintia Mendoza.

### **Concurrence:**

Concurrences regarding the subject contract amendment have been obtained from County Counsel, the Auditor-Controller and GSA/Risk Management.

**ATTACHMENTS:**

- Attachment A: Contract Amendment 1  
Attachment B Request for Budget Amendment, Rincon Consultants, Inc., dated April 18, 2005.

# Attachment A

# **Attachment B**