

**FIRST AMENDMENT  
TO PROFESSIONAL SERVICES AGREEMENT  
WITH  
DE NOVO PLANNING GROUP**

**THIS FIRST AMENDMENT** is made and entered into this 23rd day of September, 2022, by and between the CITY OF FORT BRAGG, hereinafter referred to as "City," and DE NOVO PLANNING GROUP, hereinafter referred to as "Consultant."

**WHEREAS**, the City and Consultant entered into a Professional Services Agreement ("Contract") on April 26, 2022 to prepare an Environmental Impact Report for the proposed Grocery Outlet at 825, 848 and 851 South Franklin Street, pursuant to City Council Resolution 4538-2022 adopted April 25, 2022; and

**WHEREAS**, the parties desire to amend the Contract to modify the Scope of Work as set forth in Exhibit A attached hereto; and

**WHEREAS**, the cost of providing the additional services described in Exhibit A is \$2,060.00, which sum is 3.67% of the total Contract amount of \$56,013.00, bringing the total sum of the project Not to Exceed \$58,073.00; and

**WHEREAS**, the City Manager is authorized by Fort Bragg Municipal Code Section 3.20.060(G) to approve contract change orders not exceeding a total of 10% of the approved contract for any one project; and

**WHEREAS**, there are still sufficient funds budgeted for these activities;

**NOW, THEREFORE**, for the aforementioned reasons and other valuable consideration, the receipt and sufficiency of which is acknowledged, City and Consultant hereby agree that the Professional Services Agreement for preparation of an Environmental Impact Report for the proposed Grocery Outlet between City and Consultant dated April 26, 2022, is hereby amended as follows:

1. **Scope of Work:**  
Paragraph 1.1 (Scope of Work) is hereby amended to include the additional work described in Exhibit A attached hereto and incorporated herein by reference.
2. **Compensation and Billing:**  
Paragraph 2.1 (Compensation) is hereby amended to state that total compensation shall not exceed **Fifty-eight Thousand Seventy-three Dollars (\$58,073.00)**.
3. Except as expressly amended herein, the Professional Services Agreement between the City and Consultant dated April 26, 2022, is hereby reaffirmed.

**IN WITNESS WHEREOF**, the parties have executed this First Amendment the day and year first above written.

[SIGNATURES ON NEXT PAGE]

CITY OF FORT BRAGG:

DocuSigned by:  
By: Peggy Ducey  
160996313011478  
Peggy Ducey  
City Manager

CONSULTANT:

DocuSigned by:  
By: Steve McMurtry  
Steve McMurtry  
Principal Planner

ATTEST:

DocuSigned by:  
June Lemos, MMC  
57E472A1528A498  
June Lemos, MMC  
City Clerk

APPROVED AS TO FORM:

DocuSigned by:  
Keith Collins  
Keith F. Collins  
City Attorney

## De Novo Planning Group

A Land Use Planning, Design, and Environmental Firm

June 17, 2022

Heather Gurewitz, MCRP, AICP, Associate Planner  
City of Fort Bragg  
416 N. Franklin St.  
Fort Bragg, CA 95437

SUBJECT: Contract Amendment #1 to Prepare Aesthetics Chapter for the Fort Bragg Grocery Outlet

Dear Ms. Gurewitz:

We have prepared a scope of work based on your request that we prepare an Aesthetics chapter to the Draft EIR. We understand that the desire to prepare this additional chapter is based on public input received during the scoping process relative to aesthetics. We understand that our work effort will involve incorporation of a visual simulation analysis prepared by an outside Architect for the project Applicant. The intent of the visual simulations prepared by the Architect would be to visually present the proposed buildings within the neighborhood context from a minimum of two vantage points. There would then be an analysis of the design elements of site configuration, general building form and features as they affect visual experience, and location on the land from a community perspective. The analysis will also cover the other Appendix G topics related to Aesthetics (i.e. scenic resources). This chapter will have an environmental setting, regulatory setting, and impact analysis. If impacts are identified, mitigation measures will be developed to the extent that there are feasible mitigation measures available.

We will assume that we will be provided with the simulations for our use in preparing the EIR chapter. The total cost of the additional work will be \$2,060.

We trust that the enclosed information is adequate for your evaluation, but should you need anything else, please do not hesitate to contact me at 916-580-9818.

Sincerely,



DE NOVO PLANNING GROUP  
Steve McMurtry, Principal