

TASK ORDER #23

Durst Mansion Event Center Conditional Use Permit Project

Date: September 22, 2026

Contact: City of Wheatland
Sean Grayson
111 C Street, Wheatland, CA 95692
sgrayson@wheatland.ca.gov

Consultant: Raney Planning & Management, Inc.
1501 Sports Drive, Suite A
Sacramento, CA 95834
(916) 372-6100
timraney@raneymanagement.com
Tim Raney, President

Project Funding Source: Project Applicant

The Consultant is hereby authorized to perform the following work subject to the provisions of the Contract identified above:

Fee (Not to Exceed): Estimate of \$69,812

Scope:

Please see Attachment A for a complete scope of work.

Raney will complete the following tasks to provide planning services for the Durst Mansion Event Center Project:

1. Application Review
2. Agency Coordination
3. Prepare Staff Reports, Findings, and Resolutions
4. Prepare Public Noticing
5. Project Management

Raney will complete the following tasks to provide environmental services for the proposed project:

1. Prepare Administrative Draft Initial Study/Mitigated Negative Declaration (IS/MND)
2. Air Quality and Greenhouse gas Analysis
3. Prepare Mitigation Monitoring and Reporting Program

4. Responses to Comments
5. Project Management

In addition to completing the above tasks, Raney will work with Kittleson & Associates to perform an analysis of transportation impacts and Saxelby Acoustics to conduct a traffic noise increase analysis.

Payment and Invoicing Procedures

Invoicing and Payment is per Professional Services Agreement executed on May 16, 2022.

The undersigned consultant hereby agrees that it will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services for the work above specified in accordance with the Contract identified above and will accept as full payment therefore the amount shown above.

City of Wheatland

Dated: _____

Title: City Manager

Print Name: Sean Grayson

Signature: _____

Consultant: _____

Dated: _____

Title: _____

Print Name: _____

Signature: _____