

COUNTY OF MONTEREY STANDARD AGREEMENT

This **Agreement** is made by and between the County of Monterey, a political subdivision of the State of California (hereinafter “County”) and:

Unity Care Group

(hereinafter “CONTRACTOR”).

In consideration of the mutual covenants and conditions set forth in this Agreement, the parties agree as follows:

1.0 GENERAL DESCRIPTION:

The County hereby engages CONTRACTOR to perform, and CONTRACTOR hereby agrees to perform, the services described in **Exhibit A** in conformity with the terms of this Agreement. The goods and/or services are generally described as follows:

Provide: transitional housing placement- plus and housing assistance services to former foster care and probation youth in Monterey County.

2.0 PAYMENT PROVISIONS:

2.01 County shall pay the CONTRACTOR in accordance with the payment provisions set forth in **Exhibit A**, subject to the limitations set forth in this Agreement. The total amount payable by County to CONTRACTOR under this Agreement shall not exceed the sum of:
\$ 916,405.00

3.0 TERM OF AGREEMENT:

3.01 The term of this Agreement is from July 1, 2025 to June 30, 2026, unless sooner terminated pursuant to the terms of this Agreement. This Agreement is of no force or effect until signed by both CONTRACTOR and County and with County signing last, and **CONTRACTOR may not commence work before County signs this Agreement.**

3.02 The County reserves the right to cancel this Agreement, or any extension of this Agreement, without cause, with a thirty day (30) written notice, or with cause immediately.

4.0 SCOPE OF SERVICES AND ADDITIONAL PROVISIONS:

The following attached exhibits are incorporated herein by reference and constitute a part of this Agreement:

Exhibit A Scope of Services/Payment Provisions

Exhibit B Other:

See page 11(a) for a list of Exhibits

5.0 PERFORMANCE STANDARDS:

- 5.01 CONTRACTOR warrants that CONTRACTOR and CONTRACTOR's agents, employees, and subcontractors performing services under this Agreement are specially trained, experienced, competent, and appropriately licensed to perform the work and deliver the services required under this Agreement and are not employees of the County, or immediate family of an employee of the County.
- 5.02 CONTRACTOR, its agents, employees, and subcontractors shall perform all work in a safe and skillful manner and in compliance with all applicable laws and regulations. All work performed under this Agreement that is required by law to be performed or supervised by licensed personnel shall be performed in accordance with such licensing requirements.
- 5.03 CONTRACTOR shall furnish, at its own expense, all materials, equipment, and personnel necessary to carry out the terms of this Agreement, except as otherwise specified in this Agreement. CONTRACTOR shall not use County premises, property (including equipment, instruments, or supplies) or personnel for any purpose other than in the performance of its obligations under this Agreement.

6.0 PAYMENT CONDITIONS:

- 6.01 Prices shall remain firm for the initial term of the Agreement and, thereafter, may be adjusted annually as provided in this paragraph. The County does not guarantee any minimum or maximum amount of dollars to be spent under this Agreement.
- 6.02 Negotiations for rate changes shall be commenced, by CONTRACTOR, a minimum of ninety days (90) prior to the expiration of the Agreement. Rate changes are not binding unless mutually agreed upon in writing by the County and the CONTRACTOR.
- 6.03 Invoice amounts shall be billed directly to the ordering department.
- 6.04 CONTRACTOR shall submit such invoice periodically or at the completion of services, but in any event, not later than 30 days after completion of services. The invoice shall set forth the amounts claimed by CONTRACTOR for the previous period, together with an itemized basis for the amounts claimed, and such other information pertinent to the invoice. The County shall certify the invoice, either in the requested amount or in such other amount as the County approves in conformity with this Agreement and shall promptly submit such invoice to the County Auditor-Controller for payment. The County Auditor-Controller shall pay the amount certified within 30 days of receiving the certified invoice.
- 6.05 CONTRACTOR shall not receive reimbursement for mileage or travel expenses unless set forth in this Agreement.

7.0 TERMINATION:

- 7.01 During the term of this Agreement, the County may terminate the Agreement for any reason by giving written notice of termination to the CONTRACTOR at least thirty (30) days prior to the effective date of termination. Such notice shall set forth the effective date of termination. In the event of such termination, the amount payable under this Agreement shall be reduced in proportion to the services provided prior to the date of termination.

- 7.02 The County may cancel and terminate this Agreement for good cause effective immediately upon written notice to CONTRACTOR. "Good cause" includes the failure of CONTRACTOR to perform the required services at the time and in the manner provided under this Agreement. If County terminates this Agreement for good cause, the County may be relieved of the payment of any consideration to CONTRACTOR, and the County may proceed with the work in any manner, which County deems proper. The cost to the County shall be deducted from any sum due the CONTRACTOR under this Agreement.
- 7.03 The County's payments to CONTRACTOR under this Agreement are funded by local, state and federal governments. If funds from local, state and federal sources are not obtained and continued at a level sufficient to allow for the County's purchase of the indicated quantity of services, then the County may give written notice of this fact to CONTRACTOR, and the obligations of the parties under this Agreement shall terminate immediately, or on such date thereafter, as the County may specify in its notice, unless in the meanwhile the parties enter into a written amendment modifying this Agreement.

8.0 INDEMNIFICATION:

CONTRACTOR shall indemnify, defend, and hold harmless the County, its officers, agents, and employees, from and against any and all claims, liabilities, and losses whatsoever (including damages to property and injuries to or death of persons, court costs, and reasonable attorneys' fees) occurring or resulting to any and all persons, firms or corporations furnishing or supplying work, services, materials, or supplies in connection with the performance of this Agreement, and from any and all claims, liabilities, and losses occurring or resulting to any person, firm, or corporation for damage, injury, or death arising out of or connected with the CONTRACTOR's performance of this Agreement, unless such claims, liabilities, or losses arise out of the sole negligence or willful misconduct of the County. "CONTRACTOR's performance" includes CONTRACTOR's action or inaction and the action or inaction of CONTRACTOR's officers, employees, agents and subcontractors.

9.0 INSURANCE REQUIREMENTS:

- 9.01 **Evidence of Coverage:** Prior to commencement of this Agreement, the Contractor shall provide a "Certificate of Insurance" certifying that coverage as required herein has been obtained. Individual endorsements executed by the insurance carrier shall accompany the certificate. In addition, the Contractor upon request shall provide a certified copy of the policy or policies.

This verification of coverage shall be sent to the County's Contracts/Purchasing Department, unless otherwise directed. The Contractor shall not receive a "Notice to Proceed" with the work under this Agreement until it has obtained all insurance required and the County has approved such insurance. This approval of insurance shall neither relieve nor decrease the liability of the Contractor.

- 9.02 **Qualifying Insurers:** All coverages, except surety, shall be issued by companies which hold a current policy holder's alphabetic and financial size category rating of not less than A- VII, according to the current A.M. Best's Rating Guide or a company of equal financial stability that is approved by the County's Purchasing Agent.
- 9.03 **Insurance Coverage Requirements:** Without limiting CONTRACTOR's duty to

indemnify, CONTRACTOR shall maintain in effect throughout the term of this Agreement a policy or policies of insurance with the following minimum limits of liability:

Commercial General Liability Insurance: including but not limited to premises and operations, including coverage for Bodily Injury and Property Damage, Personal Injury, Contractual Liability, Broad form Property Damage, Independent Contractors, Products and Completed Operations, with a combined single limit for Bodily Injury and Property Damage of not less than \$1,000,000 per occurrence, and \$2,000,000 in the aggregate.

(Note: any proposed modifications to these general liability insurance requirements shall be attached as an Exhibit hereto, and the section(s) above that are proposed as not applicable shall be lined out in blue ink. All proposed modifications are subject to County approval.)

Auto Liability Coverage: must include motor vehicles, including scheduled, non-owned, and hired vehicles, used in providing services under this Agreement, with a combined single limit or Bodily Injury and Property Damage of not less than \$1,000,000 per occurrence.

(Note: any proposed modifications to these auto insurance requirements shall be attached as an Exhibit hereto, and the section(s) above that are proposed as not applicable shall be lined out in blue ink. All proposed modifications are subject to County approval.)

Workers' Compensation Insurance: if CONTRACTOR employs others in the performance of this Agreement, in accordance with California Labor Code section 3700 and with Employer's Liability limits not less than \$1,000,000 each person, \$1,000,000 each accident and \$1,000,000 each disease.

(Note: any proposed modifications to these workers' compensation insurance requirements shall be attached as an Exhibit hereto, and the section(s) above that are proposed as not applicable shall be lined out in blue ink. All proposed modifications are subject to County approval.)

Professional Liability Insurance: if required for the professional services being provided, (e.g., those persons authorized by a license to engage in a business or profession regulated by the California Business and Professions Code), in the amount of not less than \$1,000,000 per claim and \$2,000,000 in the aggregate, to cover liability for malpractice or errors or omissions made in the course of rendering professional services. If professional liability insurance is written on a "claims-made" basis rather than an occurrence basis, the CONTRACTOR shall, upon the expiration or earlier termination of this Agreement, obtain extended reporting coverage ("tail coverage") with the same liability limits. Any such tail coverage shall continue for at least three years following the expiration or earlier termination of this Agreement.

(Note: Professional liability insurance coverage is required if the contractor is providing a professional service regulated by the state. Examples of service providers regulated by the state are insurance agents, professional architects and engineers, doctors, certified public accountants, lawyers, etc. However, other professional Contractors, such as computer or software designers, technology services, and services providers such as claims administrators, should also have professional liability. If in doubt, consult with your risk or contract manager.)

If the contractor maintains broader coverage and/or higher limits than the minimums shown above, the County requires and shall be entitled to the broader coverage and/or higher limits maintained by the contractor.

9.04 Other Requirements:

All insurance required by this Agreement shall be with a company acceptable to the County and issued and executed by an admitted insurer authorized to transact Insurance business in the State of California. Unless otherwise specified by this Agreement, all such insurance shall be written on an occurrence basis, or, if the policy is not written on an occurrence basis, such policy with the coverage required herein shall continue in effect for a period of three years following the date CONTRACTOR completes its performance of services under this Agreement.

Each liability policy shall provide that the County shall be given notice in writing at least thirty days in advance of any endorsed reduction in coverage or limit, cancellation, or intended non-renewal thereof. Each policy shall provide coverage for Contractor and additional insureds with respect to claims arising from each subcontractor, if any, performing work under this Agreement, or be accompanied by a certificate of insurance from each subcontractor showing each subcontractor has identical insurance coverage to the above requirements.

Additional Insured Status:

The County of Monterey, its officers, officials, employees, agents, and volunteers are to be covered as additional insureds on the auto liability policy for liability arising out of automobiles owned, leased, hired or borrowed by or on behalf of the Contractor. Auto liability coverage shall be provided in the form of an endorsement to the CONTRACTOR'S insurance.

The County of Monterey, its officers, officials, employees, agents, and volunteers are to be covered as additional insureds on the commercial general liability policy with respect to liability arising out of work or operations performed by or on behalf of the CONTRACTOR including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage shall be provided in the form of an endorsement to the CONTRACTOR'S insurance (at least as broad as ISO Form CG 20 10 11 85 or if not available, through the addition of both CG 20 10, CG 20 26, CG 20 33, or CG 20 38; and CG 20 37 if a later edition is used).

Primary Coverage:

For any claims related to this contract, the CONTRACTOR'S insurance coverage shall be primary and non-contributory and at least as broad as ISO CG 20 01 04 13 as respects the County, its officers, officials, employees, agents, and volunteers. Any insurance or self-insurance maintained by the County, its officers, officials, employees, agents, or volunteers shall be excess of the CONTRACTOR'S insurance and shall not contribute with it. This requirement shall also apply to any Excess or Umbrella liability policies.

Workers' Compensation Waiver of Subrogation:

The workers' compensation policy required hereunder shall be endorsed to state that the workers' compensation carrier waives its right of subrogation against COUNTY, its officers, officials, employees, agents, or volunteers, which might arise by reason of payment under such policy in connection with performance under this Agreement by CONTRACTOR. Should CONTRACTOR be self-insured for workers' compensation, CONTRACTOR hereby agrees to waive its right of subrogation against COUNTY, its officers, officials,

employees, agents, or volunteers.

Prior to the execution of this Agreement by the County, CONTRACTOR shall file certificates of insurance and endorsements with the County's contract administrator and County's Contracts/Purchasing Division, showing that the CONTRACTOR has in effect the insurance required by this Agreement. The CONTRACTOR shall file a new or amended certificate of insurance within five calendar days after any change is made in any insurance policy, which would alter the information on the certificate then on file. Acceptance or approval of insurance shall in no way modify or change the indemnification clause in this Agreement, which shall continue in full force and effect. CONTRACTOR shall always during the term of this Agreement maintain in force the insurance coverage required under this Agreement and shall send, without demand by County, annual certificates to County's Contract Administrator and County's Contracts/Purchasing Division. If the certificate is not received by the expiration date, County shall notify CONTRACTOR and CONTRACTOR shall have five calendar days to send in the certificate, evidencing no lapse in coverage during the interim. Failure by CONTRACTOR to maintain such insurance is a default of this Agreement, which entitles County, at its sole discretion, to terminate this Agreement immediately.

10.0 RECORDS AND CONFIDENTIALITY:

- 10.01 **Confidentiality:** CONTRACTOR and its officers, employees, agents, and subcontractors shall comply with any and all federal, state, and local laws, which provide for the confidentiality of records and other information. CONTRACTOR shall not disclose any confidential records or other confidential information received from the County or prepared in connection with the performance of this Agreement, unless County specifically permits CONTRACTOR to disclose such records or information. CONTRACTOR shall promptly transmit to County any and all requests for disclosure of any such confidential records or information. CONTRACTOR shall not use any confidential information gained by CONTRACTOR in the performance of this Agreement except for the sole purpose of carrying out CONTRACTOR's obligations under this Agreement.
- 10.02 **County Records:** When this Agreement expires or terminates, CONTRACTOR shall return to County any County records which CONTRACTOR used or received from County to perform services under this Agreement.
- 10.03 **Maintenance of Records:** CONTRACTOR shall prepare, maintain, and preserve all reports and records that may be required by federal, state, and County rules and regulations related to services performed under this Agreement. CONTRACTOR shall maintain such records for a period of at least three years after receipt of final payment under this Agreement. If any litigation, claim, negotiation, audit exception, or other action relating to this Agreement is pending at the end of the three-year period, then CONTRACTOR shall retain said records until such action is resolved.
- 10.04 **Access to and Audit of Records:** The County shall have the right to examine, monitor and audit all records, documents, conditions, and activities of the CONTRACTOR and its subcontractors related to services provided under this Agreement. Pursuant to Government Code section 8546.7, if this Agreement involves the expenditure of public funds in excess of \$10,000, the parties to this Agreement may be subject, at the request of the County or as part of any audit of the County, to the examination and audit of the State Auditor pertaining

to matters connected with the performance of this Agreement for a period of three years after final payment under the Agreement.

10.05 **Royalties and Inventions:** County shall have a royalty-free, exclusive and irrevocable license to reproduce, publish, and use, and authorize others to do so, all original computer programs, writings, sound recordings, pictorial reproductions, drawings, and other works of similar nature produced in the course of or under this Agreement. CONTRACTOR shall not publish any such material without the prior written approval of County.

10.06 **Format of Deliverables:** For this section, “Deliverables” shall mean all electronic documents CONTRACTOR provides to the County under this Agreement. CONTRACTOR shall ensure all Deliverables comply with the requirements of the Web Content Accessibility Guidelines (“WCAG”) 2.1, pursuant to the Americans with Disabilities Act (“ADA”). CONTRACTOR bears the burden to deliver Deliverables, such as Adobe Acrobat Portable Document Format (“PDF”) and Microsoft Office files, complying with WCAG 2.1. CONTRACTOR shall defend and indemnify the County against any breach of this Section. This Section shall survive the termination of this Agreement. Find more on Accessibility at this State website: <https://webstandards.ca.gov/accessibility/>.

11.0 **NON-DISCRIMINATION:**

11.01 During the performance of this Agreement, CONTRACTOR, and its subcontractors, shall not unlawfully discriminate against any person because of race, religious creed, color, sex, national origin, ancestry, physical disability, mental disability, medical condition, marital status, age (over 40), sexual orientation, or any other characteristic set forth in California Government code § 12940(a), either in CONTRACTOR’s employment practices or in the furnishing of services to recipients. CONTRACTOR shall ensure that the evaluation and treatment of its employees and applicants for employment and all persons receiving and requesting services are free of such discrimination. CONTRACTOR and any subcontractor shall, in the performance of this Agreement, fully comply with all federal, state, and local laws and regulations which prohibit discrimination. The provision of services primarily or exclusively to such target population as may be designated in this Agreement shall not be deemed to be prohibited discrimination.

12.0 **COMPLIANCE WITH TERMS OF STATE OR FEDERAL GRANTS:**

If this Agreement has been or will be funded with monies received by the County pursuant to a contract with the state or federal government in which the County is the grantee, CONTRACTOR will comply with all the provisions of said contract, to the extent applicable to CONTRACTOR as a subgrantee under said contract, and said provisions shall be deemed a part of this Agreement, as though fully set forth herein. Upon request, County will deliver a copy of said contract to CONTRACTOR, at no cost to CONTRACTOR.

13.0 **COMPLIANCE WITH APPLICABLE LAWS:**

13.01 CONTRACTOR shall keep itself informed of and in compliance with all federal, state, and local laws, ordinances, regulations, and orders, including but not limited to all state and federal tax laws that may affect in any manner the Project or the performance of the Services or those engaged to perform Services under this AGREEMENT as well as any privacy laws including, if applicable, HIPAA. CONTRACTOR shall procure all permits and licenses,

pay all charges and fees, and give all notices require by law in the performance of the Services.

- 13.02 CONTRACTOR shall report immediately to County’s Contracts/Purchasing Officer, in writing, any discrepancy or inconsistency it discovers in the laws, ordinances, regulations, orders, and/or guidelines in relation to the Project of the performance of the Services.
- 13.03 All documentation prepared by CONTRACTOR shall provide for a completed project that conforms to all applicable codes, rules, regulations, and guidelines that are in force at the time such documentation is prepared.

14.0 INDEPENDENT CONTRACTOR:

In the performance of work, duties, and obligations under this Agreement, CONTRACTOR is always acting and performing as an independent contractor and not as an employee of the County. No offer or obligation of permanent employment with the County or County department or agency is intended in any manner, and CONTRACTOR shall not become entitled by virtue of this Agreement to receive from County any form of employee benefits including but not limited to sick leave, vacation, retirement benefits, workers’ compensation coverage, insurance or disability benefits. CONTRACTOR shall be solely liable for and obligated to pay directly all applicable taxes, including federal and state income taxes and social security, arising out of CONTRACTOR’s performance of this Agreement. In connection therewith, CONTRACTOR shall defend, indemnify, and hold County harmless from any and all liability which County may incur because of CONTRACTOR’s failure to pay such taxes.

15.0 NOTICES:

Notices required under this Agreement shall be delivered personally or by first-class, postage pre-paid mail to the County and CONTRACTOR’S contract administrators at the addresses listed below:

FOR COUNTY:	FOR CONTRACTOR:
Roderick W. Franks, Director	Steve Duran, Division Director of Emerging Adults
Name and Title	Name and Title
1000 S. Main St., Suite 301, Salinas, CA 93901	1400 Parkmoor Ave., Ste. 115, San Jose, CA 95126
Address	Address
831-755-4430	408-491-6637
Phone:	Phone:

16.0 MISCELLANEOUS PROVISIONS.

- 16.01 **Conflict of Interest:** CONTRACTOR represents that it presently has no interest and agrees not to acquire any interest during the term of this Agreement, which would directly, or indirectly conflict in any manner or to any degree with the full and complete performance

of the services required to be rendered under this Agreement.

- 16.02 **Amendment:** This Agreement may be amended or modified only by an instrument in writing signed by the County and the CONTRACTOR.
- 16.03 **Waiver:** Any waiver of any terms and conditions of this Agreement must be in writing and signed by the County and the CONTRACTOR. A waiver of any of the terms and conditions of this Agreement shall not be construed as a waiver of any other terms or conditions in this Agreement.
- 16.04 **Contractor:** The term “CONTRACTOR” as used in this Agreement includes CONTRACTOR’s officers, agents, and employees acting on CONTRACTOR’s behalf in the performance of this Agreement.
- 16.05 **Disputes:** CONTRACTOR shall continue to perform under this Agreement during any dispute.
- 16.06 **Assignment and Subcontracting:** The CONTRACTOR shall not assign, sell, or otherwise transfer its interest or obligations in this Agreement without the prior written consent of the County. None of the services covered by this Agreement shall be subcontracted without the prior written approval of the County. Notwithstanding any such subcontract, CONTRACTOR shall continue to be liable for the performance of all requirements of this Agreement.
- 16.07 **Successors and Assigns:** This Agreement and the rights, privileges, duties, and obligations of the County and CONTRACTOR under this Agreement, to the extent assignable or delegable, shall be binding upon and inure to the benefit of the parties and their respective successors, permitted assigns, and heirs.
- 16.08 **Headings:** The headings are for convenience only and shall not be used to interpret the terms of this Agreement.
- 16.09 **Time is of the Essence:** Time is of the essence in each and all of the provisions of this Agreement.
- 16.10 **Governing Law:** This Agreement shall be governed by and interpreted under the laws of the State of California; venue shall be Monterey County.
- 16.11 **Non-exclusive Agreement:** This Agreement is non-exclusive and both County and CONTRACTOR expressly reserve the right to contract with other entities for the same or similar services.
- 16.12 **Construction of Agreement:** The County and CONTRACTOR agree that each party has fully participated in the review and revision of this Agreement and that any rule of construction to the effect that ambiguities are to be resolved against the drafting party shall not apply in the interpretation of this Agreement or any amendment to this Agreement.
- 16.13 **Counterparts:** This Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same Agreement.

16.14 **Authority:** Any individual executing this Agreement on behalf of the County or the CONTRACTOR represents and warrants hereby that he or she has the requisite authority to enter into this Agreement on behalf of such party and bind the party to the terms and conditions of this Agreement.

16.15 **Integration:** This Agreement, including the exhibits, represent the entire Agreement between the County and the CONTRACTOR with respect to the subject matter of this Agreement and shall supersede all prior negotiations, representations, or agreements, either written or oral, between the County and the CONTRACTOR as of the effective date of this Agreement, which is the date that the County signs the Agreement.

16.16 **Interpretation of Conflicting Provisions:** In the event of any conflict or inconsistency between the provisions of this Agreement and the Provisions of any exhibit or other attachment to this Agreement, the provisions of this Agreement shall prevail and control.

17.0 CONSENT TO USE OF ELECTRONIC SIGNATURES.

17.01 The parties to this Agreement consent to the use of electronic signatures via DocuSign to execute this Agreement. The parties understand and agree that the legality of electronic signatures is governed by state and federal law, 15 U.S.C. Section 7001 et seq.; California Government Code Section 16.5; and, California Civil Code Section 1633.1 *et. seq.* Pursuant to said state and federal law as may be amended from time to time, the parties to this Agreement hereby authenticate and execute this Agreement, and any and all Exhibits to this Agreement, with their respective electronic signatures, including any and all scanned signatures in portable document format (PDF).

17.02 **Counterparts.**

The parties to this Agreement understand and agree that this Agreement can be executed in two (2) or more counterparts and transmitted electronically via facsimile transmission or by delivery of a scanned counterpart in portable document format (PDF) via email transmittal.

17.03 **Form: Delivery by E-Mail or Facsimile.**

Executed counterparts of this Agreement may be delivered by facsimile transmission or by delivery of a scanned counterpart in portable document format (PDF) by e-mail transmittal, in either case with delivery confirmed. On such confirmed delivery, the signatures in the facsimile or PDF data file shall be deemed to have the same force and effect as if the manually signed counterpart or counterparts had been delivered to the other party in person.

***** THIS SECTION INTENTIONALLY LEFT BLANK *****

18.0 SIGNATURE PAGE

IN WITNESS WHEREOF, County and CONTRACTOR have executed this Agreement as of the day and year written below.

COUNTY OF MONTEREY

By: _____

Contracts/Purchasing Officer

Date: _____

By: _____

Department Head (if applicable)

Date: _____

Approved as to Form
Office of the County Counsel¹
Susan K. Blitch, County Counsel

By: _____

DocuSigned by:

Anne Brunton

County Counsel

Date: _____

6/9/2025 | 1:29 PM PDT

Approved as to Fiscal Provisions
DocuSigned by:

By: _____

Patricia Ruiz

Auditor/Controller

Date: _____

6/9/2025 | 3:09 PM PDT

Reviewed as to Liability Provisions
Office of the County Counsel-Risk Management

By: _____

David Bolton, Risk Manager

Date: _____

CONTRACTOR

Unity Care Group

Contractor/Business Name *

Signed by:

Chris Johnson

By: _____

(Signature of Chair, President, or Vice-President)

Chris Johnson, CEO

Name and Title

Date: 6/9/2025 | 12:04 PM PDT

Signed by:

Cherie Herbert

By: _____

(Signature of Secretary, Asst. Secretary, CFO, Treasurer, or Asst. Treasurer)

Cherie Herbert, CFO

Name and Title

Date: 6/9/2025 | 12:13 PM PDT

County Board of Supervisors' Agreement No. _____ approved on _____

*INSTRUCTIONS: If CONTRACTOR is a corporation, including non-profit corporations, the full legal name of the corporation shall be set forth above together with the signatures of two (2) specified officers (California Corporations Code, §313). If CONTRACTOR is a Limited Liability Corporation (LLC), the full legal name of the LLC shall be set forth above together with the signatures of either 1) any member, or 2) two (2) managers (Corporations Code, §17703.01, subds. (a) and (d)). If CONTRACTOR is a partnership, the full legal name of the partnership shall be set forth above together with the signature of a partner who has authority to execute on behalf of the partnership (Corporations Code, §§16301 and 15904.02). If CONTRACTOR is contracting in an individual capacity, the individual shall set forth the name of the business, if any, and shall personally sign

¹ Approval by the Office of the County Counsel is required.

² Approval by Auditor-Controller is required.

³ Review by Risk Management is necessary only if changes are made in the Indemnification or Insurance paragraphs.

LIST OF EXHIBITS
Unity Care Group

Exhibit A	Scope of Services
Exhibit B	DSS Additional Provisions
Exhibit C	Budget
Exhibit D-1	Invoice - Housing Assistance Program
Exhibit D-2	Invoice - Transitional Housing Program Plus (THP-Plus)
Exhibit E	HIPAA Certification
Exhibit F	Lobbying Certification
Exhibit G	Audit & Recovery of Overpayment
Exhibit G-1	Schedule of County Programs

SCOPE OF SERVICES/PAYMENT PROVISIONS

UNITY CARE GROUP TRANSITIONAL HOUSING PLACEMENT-PLUS AND HOUSING ASSISTANCE PROGRAMS

- A. TOTAL FUNDING:** \$916,405
HCD State Allocation #23-TAY-18158 (Housing Assistance) and
Realignment Funds (THP+)
- B. CONTRACT TERM:** July 1, 2025 – June 30, 2026
- C. CONTACT INFORMATION:**
County Contract Monitor: County of Monterey Department of Social Services
Chelsea Chacon, Management Analyst III
1000 S. Main Street, Suite 205 Salinas, CA 93901
Phone: (831) 755-8596 Fax: (831) 755-4600
ChaconC@countyofmonterey.gov
- Contractor Information: Unity Care Group
Steve Duran, Division Director for Emerging Adults
1400 Parkmoor Avenue, Suite 115, San Jose, CA 95126
Phone: (408) 491-6637 Fax: (408) 510-3484
sduran@unitycare.org
- Location of Services: Unity Care Group
1188 Padre Drive, Suite 115, Salinas, CA 93901
- D. CONTRACT AWARD INFORMATION**
CONTRACTOR UEI Number: D41KDBL3E7M1
Date County Awarded Funding: N/A
ALN and Dollar Amount: N/A
Federal Award Description: N/A
Research and Development: No
Indirect Cost Rate: 15%
- E. BACKGROUND:**
In 2001, the California state legislature created the Transitional Housing Placement – Plus (THP-Plus) Program in response to high rates of homelessness among former foster and probation youth. THP-Plus is a provider-based transitional housing placement option for former foster and probation youth ages 18 to 25 who exited foster care at or after age 18. Former foster youth in this program are not eligible for Aid to Families with Dependent Children -Foster Care funds. The program’s goal is to provide a safe living environment, for up to 36 months, while assisting youth in developing the life skills necessary to be successful living independently. The program provides transitional living housing and supportive services based on an Individualized Service Plan developed by the young adult and other supportive persons.

SCOPE OF SERVICES/PAYMENT PROVISIONS

In 2012, Assembly Bill (AB) 12 was enacted in California to extend foster care eligibility to youth ages 18 to 21 years old. Non-minor Dependents (NMDs) who participate in AB12 are eligible to receive monthly financial support for housing and case management. In October 2019, the California Department of Social Services issued All County Letter (ACL) 19-105 that clearly specifies the County's obligation to provide safe housing for NMDs. Furthermore, the ACL states, "the placing agency is responsible for immediately offering a placement to the NMD prior to a re-entry hearing." These mandates require that the COUNTY be able to rapidly provide housing to NMD's re-entering foster care. Additionally, California Department of Housing and Community Development has provided ongoing allocations to the COUNTY to provide housing assistance and housing navigation services to homeless youth in Monterey County, with priority given to former foster and probation youth.

The purpose of this agreement is to offer THP-Plus services to former foster and probation youth ages 18 to 25 in Monterey County and to provide housing services to homeless youth in Monterey County and ensure youth re-entering foster care have a safe place to reside.

F. TARGET POPULATION

F.1 THP-Plus

F.1.1 The target population to be served through THP-Plus is defined and prioritized as follows:

F.1.1.a Former Monterey County foster youth ages 18 to 25, who left foster care on or after their 18th birthday;

F.1.1.b Former California foster youth ages 18 to 25, who left foster care on or after their 18th birthday whose county has an approved THP-Plus plan; and

F.1.1.c Former foster youth who exited care prior to age 18.

F.1.2 Eligible youth who are no longer court dependents, may participate in THP-Plus for up to 36 total months from the ages of 18 to 25.

F.1.3 Since THP-Plus was designed for emancipated foster youth, it will not be utilized as an alternative for extended foster care placements. Youth exiting foster care at, or over, age eighteen will not be interviewed for THP-Plus until their dependency is dismissed without the approval of the Contract Manager and Program Director.

F.2 Housing Assistance Programs

Young adults ages 18-25 who live in Monterey County and are experiencing homelessness or difficulty locating, securing, or maintaining housing. Priority will be given to current or former foster or probation youth.

G. DESCRIPTION OF SERVICES:

CONTRACTOR shall provide services and staff, and otherwise do all things necessary for or incidental to the performance of work, as set forth below:

G.1 Operate a THP-Plus program in Monterey County

G.1.1 CONTRACTOR shall provide age-appropriate services to ensure participants are treated as adults and ensure the program is distinct from foster care.

CONTRACTOR shall allow participants the greatest amount of freedom possible while providing a strong emphasis on supportive services.

SCOPE OF SERVICES/PAYMENT PROVISIONS

- G.1.2 CONTRACTOR shall help identify and secure reasonable housing accommodations for youth via working with families, landlords, and securing leases as applicable. CONTRACTOR shall ensure housing inventory is safe and in working order. CONTRACTOR may guide participants through the lease up process and/or may secure master leases as necessary for the implementation of the program.
- G.1.3 CONTRACTOR may incorporate any of the distinct THP-Plus housing models into their plan. The housing options may include one or more of the following:
 - G.1.3.a Scattered-site Permanent Model
Participant lives independently in an apartment, single family dwelling, or condominium leased by participant. Services and rental subsidies will be provided for 36 months. At the conclusion of the program, the participant may decide to leave or continue to live in the rental unit and pay rent without subsidy.
 - G.1.3.b Scattered Site Model
Participant lives independently in apartments or houses leased by CONTRACTOR. Units will be located in convenient, easily accessible locations within Monterey County.
 - G.1.3.c Host Family Model
Participant lives in a family home with a relative, former foster family, or other caring adult who has been screened and approved by CONTRACTOR. The youth and the host family will sign a shared housing agreement to clearly delineate the roles and expectations of each party.
- G.1.4 Admission process for program participants
CONTRACTOR shall describe the admission criteria and process for THP-Plus adults including, but not limited to, consideration of the participant's age, previous placement history, delinquency history, history of drug or alcohol abuse, current strengths, level of education, mental health history, medical history, prospects for successful participation in the program, and work experience. Youth who are wards of the court described in Section 602 and youth receiving psychotropic medications shall be eligible for consideration to participate in the program, and shall not be automatically excluded due to these factors. W & I Code 16522.1 provides the admission criteria for THP-Plus as outlined in Health and Safety Code, Section 1559.110.
- G.1.5 Support Services
CONTRACTOR shall provide support services to transitional age youth (TAY) who are enrolled in CONTRACTOR services. Service goals include: stabilizing participant living situations, improving their mental and physical health, and increasing their independence. CONTRACTOR will utilize youth development programming to build strengths and promote resiliency. Participants will receive support in such critical areas as employment, education, communication, physical and mental health, and self-sufficiency skills development. Support services will include, but are not limited to, the following:
 - G.1.5.a Assessment & Individualized Service Plan (ISP)

SCOPE OF SERVICES/PAYMENT PROVISIONS

Within 30 days of referral, CONTRACTOR will complete an Individualized Service Plan (ISP) for each participant. Each ISP will establish the supports, activities, and resources required for the TAY to achieve his/her personal goals. Within the first 30 days of services, CONTRACTOR will administer an approved independent living skills assessment for each TAY client.

G.1.5.b

Individualized Case Management:

Case Managers will meet with participants weekly to address their needs along CONTRACTOR's Five Pillars of Success Model (Housing, Education, Employment, Wellness, and Caring Connections). To that end, case managers are responsible for providing the following support services:

ia. Housing Stability Support

Case Managers will conduct weekly office hours at each home in order to offer on-site services and/or referrals to youth. CONTRACTOR will address any risks of housing instability (e.g. discontinuance from benefits, non-payment of rent, lease violations and/or conflicts with staff or other participants), by meeting with youth assessing the situation and working to problem solve, de-escalate, and resolve all conflicts.

ib. Benefits Advocacy and Service Linkage

As part of the case management services, CONTRACTOR will provide coaching to TAY to identify, apply for, and establish appointments for available services, such as cash aid, food programs, medical clinics and/or in-home support. Case managers will provide referrals for and solve problems preventing a participants' enrollment in county, state and federal benefits programs.

ic. Education and Employment Support

CONTRACTOR will help participants identify and access services available within the community that meet specific needs or support progress toward identified education and employment goals. Supports include job searching, resume writing, and interviewing, and vocational and post-secondary education planning and support for employment and career.

id. Life Skills Training and Counseling:

CONTRACTOR will provide life skills support both individually with participants during case management sessions and through life skills workshops. These services will help prepare the youth for transition to self-sufficiency and include areas such as: support for meal preparation; maintaining a household (house cleaning, shopping, etc.); education needs; employment preparation; employment and vocational training;

SCOPE OF SERVICES/PAYMENT PROVISIONS

financial literacy, including budgeting skills; health awareness; healthcare navigation; wellness; working with landlords; family planning; and parenting skills.

- ie. Transportation Assistance: Case managers will work with clients to secure the necessary resources to remove barriers to participation in services and support that will lead to their independence. This usually takes the form of transportation coaching where staff will accompany youth on buses and teach them how to take public transportation. In addition, staff help with permit testing and help them obtain their drivers licenses.
- if. Caring Connections: Help youth develop supportive relationships with caring adults by identifying individuals that can support youth in their journey towards independence and through building community with their peer.

G.1.6 CONTRACTOR shall describe the admission criteria and process for THP-Plus adults including, but not limited to, consideration of the participant's age, previous placement history, delinquency history, history of drug or alcohol abuse, current strengths, level of education, mental health history, medical history, prospects for successful participation in the program, and work experience. Youth who are wards of the court described in Section 602 and youth receiving psychotropic medications shall be eligible for consideration to participate in the program, and shall not be automatically excluded due to these factors. W & I Code 16522.1 provides the admission criteria for THP-Plus as outlined in Health and Safety Code, Section 1559.110.

G.2 Maintain a Policies and Procedures Manual

G.2.1 CONTRACTOR shall maintain a Policies and Procedures Manual that encases all of the CONTRACTOR'S decisions about supportive services, staffing, and other program considerations. This document directs how the program will be run on a day-to-day basis and how the CONTRACTOR will handle unforeseen circumstances. Important considerations when developing the policies and procedures include:

- G.2.1.a It is important to solicit input from former foster youth in the development of the program's policies and procedures.
- G.2.1.b Throughout the policies and procedures manual, clarify the roles and responsibilities of the CONTRACTOR, the participant, and the COUNTY.
- G.2.1.c Excerpts of the program policies and procedures will be required to document proof of compliance when obtaining certification from the county.
- G.2.1.d The COUNTY may perform site visits to verify compliance, which may involve a review of the CONTRACTOR'S policies and procedures.
- G.2.1.e CONTRACTOR must have policies regarding education requirements, work requirements, savings requirements, personal safety, visitors, emergencies, medical requirements, disciplinary

SCOPE OF SERVICES/PAYMENT PROVISIONS

- measures, childcare, pregnancy, curfew, apartment cleanliness, budgeting, care of furnishings, cars, lending or borrowing money, dating, and ground rules for termination.
- G.2.1.f CONTRACTOR shall Maintain updated Grievance Procedures for THP-Plus participants that includes COUNTY participation.
- G.2.2 CONTRACTOR shall provide a copy of the policies and procedures to the participant at the time of admission.
- G.3 Certification Standards
 - G.3.1 Compliance with the Welfare and Institutions Code
 - G.3.1.a Serve only eligible participants as verified by the COUNTY.
 - G.3.1.b The program does not discriminate on the basis of race, national origin, sexual orientation, gender identity and expression (SOGIE), or disability and that youth who were wards of the court or receiving psychotropic medications shall be eligible for consideration in the program and shall not be automatically excluded due to these factors.
 - G.3.1.c Ensure that the functions of property management and service provider are not blended. The program plan shall clearly define the roles and responsibilities of each part of the organization.
 - G.3.1.d Provide a description of the participant application process and the selection criteria.
 - G.3.1.e Incorporate applicable provisions of Welfare and Institutions Code Section 16522.1 in program plan.
 - G.3.1.f Ensure no more than two participants share a bedroom.
 - G.3.2 Individualized Service Plan (ISP) Requirements
 - G.3.2.a Administer an approved independent living skills assessment to each participant and assist each participant with the completion of the ISP.
 - G.3.2.b Provide a description of how the CONTRACTOR will assist participants in developing their independent living skills and accomplish the goals described in their ISP.
 - G.3.2.c Ensure the ISP is reviewed and updated at least annually by the participant, the CONTRACTOR, and the county designee to reflect necessary changes.
 - G.3.2.d Ensure participants are given a choice regarding what services to access and the location of the services (onsite or offsite), as long as the goals of the ISP are being met.
 - G.3.2.e Ensure the ISP program is clearly distinguishable from those that are required to be licensed as an Adult Residential Care facility under Health and Safety Code Section 1502(a)(1) or Health and Safety Code Section 1503.5(a).
 - G.3.3 Participant Rights
 - G.3.3.a Provide participants the greatest amount of freedom possible in order to prepare them for self-sufficiency.
 - G.3.3.b Provide reasonable transportation access to schools, employment, appropriate supportive services, shopping, and medical care.

SCOPE OF SERVICES/PAYMENT PROVISIONS

- G.3.3.c Ensure participants have the right to be free from arbitrary or capricious rules; the right to understand all rules in writing and in appropriate languages and formats; the right to appeal any loss of benefits or services before they are suspended (unless imminent physical harm to someone would result); and the right to a grievance procedure.
- G.3.3.d Ensure participants' right to confidentiality is respected. This right applies to the dissemination, storage, retrieval, and acquisition of identifiable information. CONTRACTOR shall not release information about a participant's receipt of services without a written release from the participant.
- G.3.3.e Ensure participants' right to privacy is respected. Information shall be requested from the participant only when the information is specifically necessary for the provision of services. Participants shall not be required to supply information as a condition of obtaining services without written documentation verifying the necessity of the information.
- G.3.3.f Ensure that if medical services are needed by participants, these services are provided by a medical professional or an appropriately licensed (or otherwise legally operating - e.g. county) clinic or adult day health center that may offer services off-site or through a home visit program, including services which are made available on a regularly scheduled basis on-site.
- G.3.3.g If any participant funds are retained by the CONTRACTOR on behalf of the participant, the funds shall be deposited in an interest bearing savings account in any bank or savings and loan institution whose deposits are insured by the Federal Deposit Insurance Corporation or the Federal Savings and Loan Insurance Corporation. The principal and interest shall be distributed to the participant when he/she leaves the program, or earlier, if permitted by the THP-Plus program guidelines.
- G.3.4 Housing Statutes
 - G.3.4.a Comply with applicable federal, state, and local housing laws and fire clearance requirements.
 - G.3.4.b Comply with California landlord-tenant law (CONTRACTOR being the tenant) (Civil Code Section 1940, et seq.) and/or the Transitional Housing Misconduct Act (Health and Safety Code Section 50580, et seq.).
- G.3.5 Employee Regulations
 - G.3.5.a Require criminal record clearances for all employees.
 - G.3.5.b Provide employees training and ensure that all agency employees are trained and capable of working with former foster youth.
 - G.3.5.c Adhere to strict employment criteria, including consideration of employees' age, drug or alcohol history, and experience working with persons in this age group.
- G.4 Operate a Housing Assistance Program
 - G.4.1 Transitional Living Setting

SCOPE OF SERVICES/PAYMENT PROVISIONS

A transitional living setting shall not exceed 30 days without COUNTY approval. A transitional living setting may include such independent living settings as hotels, motels, designated rooms, or other alternative housing options. A transitional living setting cannot include a youth homelessness prevention center or adult homeless shelter.

- G.4.1.a CONTRACTOR shall provide at least 3 transitional beds for the fiscal year.
- G.4.1.b CONTRACTOR shall provide a transitional living setting to Monterey County NMD's who are transitioning between placements. CONTRACTOR is eligible to receive the Aid to Families with Dependent Children – Foster Care (AFDC-FC) payment while the youth resides in a transitional living setting.
- G.4.1.c CONTRACTOR shall provide a transitional living setting to former Monterey County foster youth who are homeless and re-entering foster care as NMD's. CONTRACTOR is eligible to receive the AFDC-FC payment once the youth is approved as an NMD.
- G.4.1.d If funding is available, CONTRACTOR may provide a transitional living setting for other homeless youth residing in Monterey County.

G.4.2 Housing Assistance

CONTRACTOR shall assist the target population in the following:

- G.4.2.a Secure and maintain housing by identifying relevant housing services, improving the coordination of services and providing links to community resources within the Homeless Continuum of Care.
- G.4.2.b Provide focused outreach to recruit and serve those with the most severe needs.
- G.4.2.c Assist homeless young adults to locate housing and overcome barriers to tenancy.
- G.4.2.d Conduct an individualized housing assessment for each youth to gather information about their housing needs, barriers to be addressed, and the options available to them.
- G.4.2.e Support youth to develop a housing plan that will ensure safe, stable housing.

G.4.3 Housing Navigation

The role of a housing navigator is to act as a housing specialist to assist young adults with their pursuits of locating available housing and overcoming barriers to locating housing. Housing navigator activities include:

- G.4.3.a Locating and outreach to possible adult housing support options as identified by NMD for a possible SILP placement option.
- G.4.3.b Assist young adults aged 18-25 secure and maintain housing (with priority given to young adults in the state's foster care system);
- G.4.3.c Provide housing case management which includes essential services in emergency support to foster youth;

SCOPE OF SERVICES/PAYMENT PROVISIONS

- G.4.3.d Prevent young adults from becoming homeless;
- G.4.3.e Improve coordination of services and linkages to key resources across the community including those from within the child welfare system and local Continuum of Care;
- G.4.3.f Case management for NMD's in the emergency shelter; and
- G.4.3.g Assistance with application or move-in costs at the COUNTY's discretion
- G.4.3.h Assist with the completion and submission of Foster Youth to Independence (FYI) vouchers through the Housing Authority.

H. CONTRACTOR RESPONSIBILITIES

CONTRACTOR agrees to collaborate with the COUNTY in an effort to integrate services and utilize the [Core Practice Model \(CPM\)](#) as a guide for service provision. Following the CPM framework, CONTRACTOR shall:

- H.1 Work with participants on completion of a referral to Monterey County Behavioral Health when mental health services and supports are needed. This referral will be completed within 72 hours of the need for services being identified.
- H.2 Provide appropriate service referrals for youth to meet their clinical, medical, and educational needs which includes 1:1 coaching and support regarding obtaining these identified services.
- H.3 Assist participants in the development of a transition plan to ensure success for independent living.
- H.4 Regularly elicit feedback from staff, participants, and stakeholders by means of focus groups, surveys, and meetings.
- H.5 Maximize available funding by soliciting grants, foundation money, and other services and supports, whenever possible, to develop community-based service alternatives.
- H.6 Collaborate with the participant's network and community partners, such as the Department of Social Services, Hartnell Community College, the Health Department, Special Education Local Planning Agencies (SELPA), school districts, Turning Point, One Stop Career Centers, Department of Behavioral Health and other Non-Government Organization (NGO) service providers, for the purpose of planning and providing individualized services for youth.
- H.7 Participate in the planning and information sharing for Monterey County's structured Independent Living Program (ILP) to include participation in the monthly ILP planning meetings as time allows.
- H.8 Contribute to all transitional housing sections of the CDSS ILP Annual Report, providing their narrative information not less than 21 days before the report due date.
- H.9 Submit all required COUNTY and/or state reports detailing program activities in the specified time frames to include incident reports and quarterly reports.
- H.10 Participate in monthly meetings with the COUNTY.
- H.11 Ensure services are Americans with Disabilities Act (ADA) compliant.
- H.12 Make efforts to provide all services in a low-barrier, trauma informed, and culturally considerate manner. All written and spoken communication intended for consumers shall be made available in English and Spanish at minimum and efforts to accommodate additional languages, when necessary, should be made.
- H.13 CONTRACTOR shall provide training to the child welfare agency social workers and probation officers who serve non-minor dependents. The training shall address an

SCOPE OF SERVICES/PAYMENT PROVISIONS

overview of the housing resources available through the local coordinated entry system, homeless continuum of care, and county public agencies, including but not limited to, housing navigation, permanent affordable housing, THP-Plus, and housing choice vouchers. The training shall also address how to access and receive a referral to existing housing resources, the social worker's and probation officer's role in identifying unstable housing situations for youth, and referring youth to housing assistance program.

I. COUNTY RESPONSIBILITIES

COUNTY agrees to collaborate with the CONTRACTOR in an effort to integrate services and utilize the [Core Practice Model \(CPM\)](#) as a guide for service provision. Following the CPM framework, COUNTY shall:

- I.1 Refer current and former TAY who are in need of THP-Plus and/or housing assistance services.
- I.2 Certify CONTRACTOR on an annual basis based on documented policies and procedures that demonstrate compliance in each of the five categories.
- I.3 Regularly elicit feedback from COUNTY staff, participants, and community stakeholders.
- I.4 Provide CONTRACTOR with program eligibility for youth.
- I.5 Work with CONTRACTOR and county partners to ensure the mental health needs of program participants are being met.
- I.6 Participate in the participant Grievance Process as agreed upon and outlined by the CONTRACTOR.
- I.7 Provide appropriate service referrals for youth to meet their clinical, medical, and educational needs.
- I.8 Review and approve the CONTRACTOR's THP-Plus Provider Plan.
- I.9 Encourage collaboration among community partners for the purpose of providing individualized services for participants.
- I.10 Meet with the CONTRACTOR monthly to problem solve, plan, and provide program oversight.
- I.11 Share information with CONTRACTOR regarding housing resources, new initiates, or other agencies providing housing assistance to homeless youth.
- I.12 Maintain an up-to-date copy of the THP-Plus policies and procedures.
- I.13 Participate in a randomly selected internal case audit of the program to review service provision, program practices, fiscal practices and fidelity to the four key principals of THP-Plus.
- I.14 Review data and outcomes on an ongoing basis.
- I.15 Maintain ongoing communication with the CONTRACTOR as evidenced by showing up to scheduled meetings, reschedule meetings timely, and return messages within 24 hours

J. STAFFING

J.1 THP-Plus Program

J.1.1 Case Manager (1.0 FTE)

The THP-Plus Case Manager shall:

- J.1.1.a Spend time with youth each week based on the needs of the youth and how long they have been in the program.

SCOPE OF SERVICES/PAYMENT PROVISIONS

- J.1.1.b Have at least three (3) years of direct experience working with TAY and be effective with the target population
 - J.1.1.c Have a bachelor's degree
- J.2 Housing Assistance Program
 - J.2.1 Regional Director South Bay (.25 FTE)
Responsible for the management oversight of the THP-PLUS and Housing Assistance programs.
 - J.2.2 Housing Navigator (1 FTE)
This position will be responsible for the case management of participants in the transitional housing setting under the Housing Assistance program. This position is also responsible for providing housing assistance and housing navigator services to participants in the Housing Assistance program.
 - J.2.3 Vice President of Operations (.10 FTE)
Oversees and coordinates the day-to-day operational aspects of ongoing projects and program administration across-departmental and geographical function areas.
 - J.2.4 Billing Clerk (.10 FTE)
Assists with administration of invoice approval and matching, disbursement checks, filing, monthly reconciliations, and reports.
 - J.2.5 Compliance, Data, Quality Assurance (.10 FTE)
Provides organizational resources and training to both project leads and the entire project team, such as contract reviews. Meets with and provide direction to managers and supervisors in the creation and completion of their monthly project plans. Develops Awards programs to support outcomes and contractual obligations and reporting
 - J.2.6 Administrative Assistant (.10 FTE)
Performs administrative activities and supports program offices.

K. SERVICE GOALS:

CONTRACTOR agrees to the following program service measures:

- K.1 Ensure that all ten (10) THP-Plus beds are filled throughout the fiscal year.
- K.2 The THP-Plus case manager shall meet with each THP-Plus participant no less than once every two (2) weeks.
- K.3 90% of THP-Plus participants will achieve stable housing at program exit.
- K.4 Serve at least twenty-four (24) TAY in the Housing Assistance program.
- K.5 Serve at least twenty-four (24) TAY in the Housing Navigator program.
- K.6 Submit at least five (5) FYI vouchers during the fiscal year.

L. TRAVEL/TRAINING REIMBURSEMENT:

- L.1 County and CONTRACTOR agree that CONTRACTOR shall be reimbursed for travel expenses during this Agreement. CONTRACTOR shall receive compensation for travel expenses as per the "County Travel Policy." A copy of the policy is available online at <https://www.countyofmonterey.gov/government/departments-a-h/auditor-controller/policies-and-procedures>. To receive reimbursement, CONTRACTOR must provide a detailed breakdown of authorized expenses, identifying what was expended and when. CONTRACTOR shall receive compensation for mileage reimbursement up

SCOPE OF SERVICES/PAYMENT PROVISIONS

to the rates listed online at <https://www.irs.gov/tax-professionals/standard-mileage-rates>.

M. REPORTING INSTRUCTIONS & SUBMISSION:

- M.1 CONTRACTOR shall track THP-Plus participants through their Awards Database or other data tracking program. CONTRACTOR shall capture demographic information and outcome data on THP-Plus participants.
 - M.1.1 Determine the Baseline

It is essential that the “baseline” for each youth is established in order to determine whether or not the youth is making progress in the program. Program intakes may include a wide range of information, some of which is collected for case planning. At minimum, CONTRACTOR must collect and provide baseline data in the domains of the youth’s housing status, education, employment, finances, physical/ mental health (pregnancy, health insurance, etc.) and permanency.
 - M.1.2 Monthly Progress Measurement

Once a youth has entered the THP-Plus program, CONTRACTOR must measure their progress in the required domains in section 5.2.4.1.1. Also, it is valuable to measure the “dosage” of the program to determine whether more participation results in better outcomes. In the housing domain, the most important indicator to measure is housing maintenance.
 - M.1.3 Program Completion

CONTRACTOR must measure the same domains upon program completion. It is important to note that for many youth, program completion will occur before month 36. This can be due to accelerated progress or an involuntary exit. Either way, it is important to capture data at this program juncture. The question under consideration is: has the participant made measurable progress in each domain?
 - M.1.4 Program Follow-up

Program follow-up measurements are essential to determine whether or not the impact of the program was sustained. CONTRACTOR shall issue a follow-up evaluation within 30 to 120 days of exiting the program. It is important to conduct follow-up surveys with youth who exit the program both voluntarily and involuntarily. By collecting this information, the CONTRACTOR will measure whether or not the gains achieved by youth who participated in THP-Plus were sustained.
- M.2 CONTRACTOR shall develop and provide a comprehensive annual report of the THP-Plus program outcomes, services delivered, challenges, and achievements, and may be requested to present the report at a County organized, public meeting. The report shall include at minimum, the following indicators:
 - M.2.1 Overall progress of participants in the domains of the youth’s housing status, education, employment, finances, physical/ mental health (pregnancy, health insurance, etc.) and permanency at program exit.
 - M.2.2 Length of time participants remain in program.
 - M.2.3 Barriers to achieving goals in life domains.
- M.3 CONTRACTOR shall submit a monthly report for the Housing Assistance program outcomes that include the following:
 - M.3.1 Amount expended to identify and assist housing services for young adults who

SCOPE OF SERVICES/PAYMENT PROVISIONS

- are 18 to 25 in Monterey County.
- M.3.2 Amount expended to assist young adults (18 to 25) in the foster care or probation system to secure and maintain housing.
- M.3.3 Amount expended to assist young adults (18 to 25) not in the foster care or probation system to secure and maintain housing.
- M.3.4 Amount expended to improve coordination of services and linkages to key resources across the community including those from within the child welfare system and the local Continuum of Care.
- M.3.5 Amount expended to provide engagement in outreach and targeting to serve those with most severe needs.
 - M.3.5.a Employed
 - M.3.5.b Identify as LGBTQ+
 - M.3.5.c Enrolled in school/educational program
 - M.3.5.d Report having a disability
 - M.3.5.e Report being incarcerated prior to program entry
 - M.3.5.f Previously in the probation system
 - M.3.5.g Previously in the foster care system
 - M.3.5.h Parents and include number of minors in the home.
- M.4 CONTRACTOR shall submit a monthly report for the Housing Navigator program outcomes that include the following:
 - M.4.1 Amount expended to assist young adults (18 to 21) in the foster care system secure and maintain housing.
 - M.4.2 Amount expended to assist young adults (18 to 21) not in the foster care system secure and maintain housing.
 - M.4.3 Amount expended to provide housing case management which includes essential services in emergency support to foster youth.
 - M.4.4 Amount expended to improve coordination of services and linkages to key resources across the community including those from within the child welfare system and the local Continuum of Care.
 - M.4.5 Amount expended to prevent young adults from becoming homeless.
 - M.4.6 Total number of participants served, and number of participants who are:
 - M.4.6.a Employed
 - M.4.6.b Identify as LGBTQ+
 - M.4.6.c Enrolled in school/educational program
 - M.4.6.d Report having a disability
 - M.4.6.e Report being incarcerated prior to program entry
 - M.4.6.f Previously in the probation system
 - M.4.6.g Previously in the foster care system
 - M.4.6.h Parents and include number of minors in the home.
- M.5 CONTRACTOR staff shall work with COUNTY staff to provide interim updates and any additional data for grant reporting requirements and updates to jurisdiction leaders as requested.
- M.6 Annual Report shall be submitted via e-mail to the County Contract Monitor as listed in Section C by July 10, 2026.

N. PAYMENT PROVISIONS:

SCOPE OF SERVICES/PAYMENT PROVISIONS

- N.1 County shall pay CONTRACTOR per the terms set forth in **Exhibit B, DSS Additional Provisions**, Section 1, PAYMENT BY COUNTY.
- N.2 Total cost of the THP-Plus program shall not exceed **four hundred sixteen thousand, six hundred forty dollars (\$416,640)**.
 - N.2.1 Details regarding payments toward this project shall be reported monthly on the Monthly Invoices in the form of **Exhibit D-2, Invoice**.
 - N.2.2 CONTRACTOR shall invoice the COUNTY based on the number of participants in the THP-Plus program that month multiplied by the participant rate.
 - N.2.3 The amount reimbursed to the CONTRACTOR per participant is pro-rated based on whether or not the youth participated in THP-Plus for the full month.
 - N.2.4 The monthly participant rate is **three thousand, four hundred seventy-two dollars (\$3,472)** per participant at a maximum of (10) participants per month. The daily rate shall be prorated based on the number of days in the month.
 - N.2.5 The basic THP-PLUS slot rate may be modified should there be an adopted state requirement to utilize a universal THP-Plus state rate. Modifications to the slot rate must be made through a written amendment to this agreement which must be signed by both CONTRATOR and COUNTY.
- N.3 Total cost of Housing Assistance program shall not exceed **four hundred ninety-nine thousand, seven hundred sixty-five dollars (\$499,765)**.
 - N.3.1 Details regarding payments toward this project shall be reported monthly on the Monthly Invoices in the form of **Exhibit D-1, Invoice**.
- N.4 Maximum amount payable by COUNTY to CONTRACTOR under this Agreement shall not exceed **nine-hundred sixteen thousand, four hundred five dollars (\$916,405.00)**, per **Exhibits C, Budgets**.
- N.5 CONTRACTOR shall submit original signed monthly invoices with supportive documentation to COUNTY setting forth the amount claimed by the 10th day of the month in which services were performed on the form set in **Exhibit D-1 and Exhibit D-2, Invoice**. The final fiscal year invoices will be due no later than July 10, 2026.
- N.6 All original signed invoices shall be submitted to the County Contract Monitor as listed in Section C.

(End of Exhibit A)

**MONTEREY COUNTY
DEPARTMENT OF SOCIAL SERVICES**

ADDITIONAL PROVISIONS

I. PAYMENT BY COUNTY:

1.01 Monthly claims/invoices by CONTRACTOR: Not later than the tenth (10th) day of each month, CONTRACTOR shall submit to COUNTY a signed invoice setting forth the amount claimed. All invoices (monthly and final) shall be submitted in the form set forth in **Exhibit D-1** and **Exhibit D-2**.

1.02 Final Invoice; forfeiture for late invoice: CONTRACTOR's final month and end of fiscal year invoice is due, and must be received by COUNTY, no later than close of business on **July 10th**. **If the Final Invoice is not received by COUNTY by close of business on July 10th. CONTRACTOR understands and agrees that the reimbursement of CONTRACTOR's final expenses represented by that invoice may be forfeited, and COUNTY shall have no legal obligation regarding it, nor shall COUNTY be required to make any payment towards that untimely/late invoiced claim.**

1.03 Allowable Costs:

a) Allowable costs shall be the CONTRACTOR's actual costs of developing, supervising and delivering the services under this Agreement, as set forth in **Exhibit C**. Only the costs listed in **Exhibit C** as contract expenses may be claimed as allowable costs. Any dispute over whether costs are allowable shall be resolved in accordance with the provisions of 45 Code of Federal Regulations, Part 74, Sub-Part F and 48 Code of Federal Regulations (CFR), Chapter 1, Part 31.

b) Allowable costs for travel expenses incurred while providing services under this Agreement, as set forth in **Exhibit C**, must follow the Monterey County Auditor/Controller's Travel Policy <https://www.countyofmonterey.gov/government/departments-a-h/auditor-controller/policies-and-procedures> and should be invoiced the current per diem rates for lodging, meals, and mileage up to the rates listed online at <https://www.irs.gov/tax-professionals/standard-mileage-rates>.

1.04 Cost Control: CONTRACTOR shall not exceed by more than twenty (20) percent any contract expense line-item amount in the budget without the written approval of COUNTY, given by and through the Contract Administrator or Contract Administrator's designee. CONTRACTOR shall submit an amended budget with its request for such approval. Such approval shall not permit CONTRACTOR to receive more than the maximum total amount payable under this contract. Therefore, an increase in one-line item will require corresponding decreases in other line items.

1.05 Payment in Full:

a) If COUNTY certifies and pays the amount requested by CONTRACTOR, such payment shall be deemed payment in full for the month in question and may not thereafter be reviewed or modified, except to permit COUNTY's recovery of overpayments.

EXHIBIT B

b) If COUNTY certifies and pays a lesser amount than the amount requested, COUNTY shall, immediately upon certification of the lesser amount, notify CONTRACTOR in writing of such certification. If CONTRACTOR does not protest the lesser amount by delivering to COUNTY a written notice of protest within twenty (20) days after CONTRACTOR's receipt of the certification, then payment of the lesser amount shall be deemed payment in full for the month in question and may not thereafter be questioned by CONTRACTOR.

1.06 Disputed payment amount: If COUNTY pays a lesser amount than the amount requested, and if CONTRACTOR submits a written notice of protest to COUNTY within twenty (20) days after CONTRACTOR's receipt of the certification, then the parties shall promptly meet to review the dispute and resolve it on a mutually acceptable basis. No court action may be taken on such dispute until the parties have met and attempted to resolve the dispute in person.

II. PERFORMANCE STANDARDS & COMPLIANCE

2.01 Outcome objectives and performance standards: CONTRACTOR shall for the entire term of this Agreement provide the service outcomes set forth in **Exhibit A**. CONTRACTOR shall meet the contracted level of service and the specified performance standards described in **Exhibit A**, unless prevented from doing so by circumstances beyond CONTRACTOR's control, including but not limited to, natural disasters, fire, theft, and shortages of necessary supplies or materials due to labor disputes.

2.02 County monitoring of services: COUNTY shall monitor services provided under this Agreement in order to evaluate the effectiveness and quality of services provided.

2.03 Notice of defective performance: COUNTY shall notify CONTRACTOR in writing within thirty (30) days after discovering any defects in CONTRACTOR's performance. CONTRACTOR shall promptly take action to correct the problem and to prevent its recurrence. Such corrective action shall be completed and a written report made to the COUNTY concerning such action not later than thirty (30) days after the date of the COUNTY's written notice to CONTRACTOR.

2.04 Termination for cause: Notwithstanding Section 7.02 of the Agreement, if the corrective actions required above are not completed and the report to the COUNTY not made within thirty (30) days, the COUNTY may terminate this Agreement by giving five (5) days' written notice to CONTRACTOR.

2.05 Remedies for Inadequate Service Levels:

- a) For each month that service falls below 80% of the contracted level, CONTRACTOR shall submit to the COUNTY an analysis of the causes of the problem and any necessary actions to be taken to correct the problem. If the problem continues for another month, the COUNTY shall meet with CONTRACTOR to explore the problem and develop an appropriate written corrective action plan with appropriate time frames.

EXHIBIT B

- b) If CONTRACTOR does not carry out the required corrective action within the time frame specified, sanctions shall be applied in accordance with funding source regulations.
- c) Notwithstanding Section 7.02 of the Agreement, if, after the COUNTY notifies CONTRACTOR of any sanctions to be imposed, CONTRACTOR continues in its failure to take corrective action, then COUNTY may terminate this contract by giving CONTRACTOR five (5) days' written notice.
- d) If all appropriate corrective actions are taken but service still falls 80% or more below contracted level, COUNTY and CONTRACTOR may renegotiate the contracted level of service.

2.06 Training for Staff: CONTRACTOR shall insure that sufficient training is provided to its volunteer and paid staff to enable them to perform effectively on the project, and to increase their existing level of skills. Additionally, CONTRACTOR shall ensure that all staff completes Division 21 Civil Rights training.

2.07 Bi-lingual Services: CONTRACTOR shall ensure that qualified staff is available to accommodate non-English speaking, and limited English proficient, individuals.

2.08 Assurance of drug free-workplace: CONTRACTOR shall submit to the COUNTY evidence of compliance with the California Drug-Free Workplace Act of 1990, Government Code sections 8350 et seq., by doing the following:

- Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensation, possession, or use of a controlled substance is prohibited in the person's or organization's workplace and specifying the actions that will be taken against employees for violations of the prohibition;
- Establishing a drug-free awareness program to inform employees about all of the following:
 - 1) the dangers of drug abuse in the workplace;
 - 2) the organization's policy of maintaining a drug-free workplace;
 - 3) any available drug counseling, rehabilitation, and employee assistance programs;
 - 4) the penalties that may be imposed upon employees for drug abuse violations;
 - 5) requiring that each employee engaged in the performance of the contract or grant be given a copy of the company's drug-free policy statement and that, as a condition of employment on the contract or grant, the employee agrees to abide by the terms of the statement.

III. CONFIDENTIALITY

CONTRACTOR and its officers, employees, agents, and subcontractors shall comply with Welfare and Institutions (W & I) Code Sec. 10850, 45 CFR Sec. 205.50, and all other applicable provisions of law which provide for the confidentiality of records and prohibit their being opened for examination for any purpose not directly connected with the administration of public social services. Whether or not covered by W&I Code Sec. 10850 or by 45 CFR Sec. 205.50, confidential medical or personnel records and the identities of clients and complainants shall not be disclosed unless there is proper consent to such disclosure or a court order

requiring disclosure. Confidential information gained by CONTRACTOR from access to any such records, and from contact with its clients and complainants, shall be used by CONTRACTOR only in connection with its conduct of the program under this Agreement. The COUNTY, through the Director of the Department of Social Services, and his/her representatives, shall have access to such confidential information and records to the extent allowed by law, and such information and records in the hands of the COUNTY shall remain confidential and may be disclosed only as permitted by law.

IV. NON-DISCRIMINATION

CONTRACTOR certifies that to the best of its ability and knowledge it will comply with the nondiscrimination program requirements set forth in this Section.

4.01 Discrimination Defined: The term “discrimination” as used in this contract, is the same term that is used in Monterey County Code, Chapter 2.80 “Procedures for Investigation and Resolution of Discrimination Complaints”; it means the illegal denial of equal employment opportunity, harassment (including sexual harassment and violent harassment), disparate treatment, favoritism, subjection to unfair or unequal working conditions, and/or other discriminatory practice by any Monterey County official, employee or agent, due to an individual’s race, color, ethnic group, national origin, ancestry, religious creed, sex, sexual orientation, age, veteran’s status, cancer-related medical condition, physical handicap (including AIDS) or disability. The term also includes any act of retaliation.

4.02 Application of Monterey COUNTY Code Chapter 2.80: The provisions of Monterey COUNTY Code Chapter 2.80 apply to activities conducted pursuant to this Agreement. Complaints of discrimination made by CONTRACTOR against the COUNTY, or by recipients of services against CONTRACTOR, may be pursued using the procedures established by Chapter 2.80. CONTRACTOR shall establish and follow its own written procedures for the prompt and fair resolution of discrimination complaints made against CONTRACTOR by its own employees and agents, and shall provide a copy of such procedures to COUNTY on demand by COUNTY.

4.03 Compliance with laws: During the performance of this Agreement, CONTRACTOR shall comply with all applicable federal, state and local laws and regulations which prohibit discrimination, including but not limited to the following:

- **California Fair Employment and Housing Act**, California Government Code Sec. 12900 et seq., see especially Section 12940 (c), (h), (1), (i), and (j); and the administrative regulations issued thereunder, 2 Calif. Code of Regulations Secs. 7285.0 et seq. (Division 4 - Fair Employment and Housing Commission);
- **California Government Code Secs. 11135 - 11139.5**, as amended (Title 2, Div. 3, Part 1, Chap. 1, Art. 9.5) and any applicable administrative rules and regulations issued under these sections; including **Title 22 California Code of Regulations 98000-98413**.

EXHIBIT B

- **Federal Civil Rights Acts of 1964 and 1991** (see especially Title VI, 42 USC Secs. 2000d et seq.), as amended, and all administrative rules and regulations issued thereunder (see especially 45 CFR Part 80);
- **The Rehabilitation Act of 1973**, Secs. 503 and 504 (29 USC Sec. 793 and 794), as amended; all requirements imposed by the applicable HHS regulations (45 CFR Parts 80, 84 and 91); and all guidelines and interpretations issued pursuant thereto;
- **7 Code of Federal Regulations (CFR)**, Part 15 and **28 CFR** Part 42;
- **Title II of the Americans with Disabilities Act of 1990** (P.L. 101-336), 42 U.S.C. Secs. 12101 et seq. and 47 U.S.C. Secs. 225 and 611, and any federal regulations issued pursuant thereto (see 24 CFR Chapter 1; 28 CFR Parts 35 and 36; 29 CFR Parts 1602, 1627, and 1630; and 36 CFR Part 1191);
- **Unruh Civil Rights Act**, Calif. Civil Code Sec. 51 et seq., as amended;
- **Monterey COUNTY Code**, Chap. 2.80.;
- **Age Discrimination in Employment Act 1975**, as amended (**ADEA**), 29 U.S.C. Secs 621 et seq.;
- **Equal Pay Act of 1963**, 29 U.S.C. Sec. 206(d);
- **California Equal Pay Act**, Labor Code Sec.1197.5.
- **California Government Code** Section 4450;
- **The Dymally-Alatorre Bilingual Services Act; Calif. Government Code Sec. 7290 et seq.**
- **The Food Stamp Act of 1977**, as amended and in particular **Section 272.6.**
- **California Code of Regulations, Title 24, Section 3105A(e)**
- **Removal of Barriers to Inter-Ethnic Adoption Act of 1996, Section 1808**

4.04 Written assurances: Upon request by COUNTY, CONTRACTOR will give any written assurances of compliance with the Civil Rights Acts of 1964 and 1991, the Rehabilitation Act of 1973 and/or the Americans with Disabilities Act of 1990, as may be required by the federal government in connection with this Agreement, pursuant to 45 CFR Sec. 80.4 or 45 CFR Sec. 84.5, and 91; 7 CFR Part 15; and 28 CFR Part 35, or other applicable State or federal regulation.

EXHIBIT B

4.05 Written non-discrimination policy: Contractor shall maintain a written statement of its non-discrimination policies which shall be consistent with the terms of this Agreement. Such statement shall be available to employees, recipients of services, and members of the public, upon request.

4.06 Grievance Information: CONTRACTOR shall advise applicants who are denied CONTRACTOR's services, and recipients who do receive services, of their right to present grievances, and of their right to a State hearing concerning services received under this Agreement.

4.07 Notice to Labor Unions: CONTRACTOR shall give written notice of its obligations under paragraphs 4.01 - 4.08 to labor organizations with which it has a collective bargaining or other agreement.

4.08 Access to records by government agencies: CONTRACTOR shall permit access by COUNTY and by representatives of the State Department of Fair Employment and Housing, and any state agency providing funds for this Agreement, upon reasonable notice at any time during normal business hours, but in no case less than 24 hours' notice, to such of its books, records, accounts, facilities, and other sources of information as the inspecting party may deem appropriate to ascertain compliance with these non-discrimination provisions.

4.09 Binding on Subcontractors: The provisions of paragraphs 4.01 - 4.08 shall also apply to all of CONTRACTOR's subcontractors. CONTRACTOR shall include the non-discrimination and compliance provisions of these paragraphs in all subcontracts to perform work or provide services under this Agreement.

V. ADDITIONAL REQUIREMENTS

5.01 Covenant Against Contingent Fees: CONTRACTOR warrants that no person or selling agency has been employed or retained to solicit this Agreement. There has been no agreement to make commission payments in order to obtain this Agreement. For breach or violation of this warranty, COUNTY shall have the right to terminate this Agreement without liability or, at its discretion, to deduct from the Agreement price or consideration, or otherwise recover, the full amount of such commission, percentage, brokerage, or contingency fee.

5.02 Debarment, Suspension and Fraud, and Abuse: CONTRACTOR certifies to the best of its knowledge and belief, that it and any subcontractors:

- a) Are not presently debarred, suspended, proposed for disbarment, declared ineligible, or voluntarily excluded from covered transactions by any federal or State department or agency.
- b) Have not, within a three-year period preceding this Agreement, been convicted of, or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, State, or local) transaction or contract under a public transaction; violation of federal or State antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property.

EXHIBIT B

- c) Are not presently indicted for, or otherwise criminally or civilly charged by a governmental entity (federal, State, or local) with commission of any of the offenses in 5.02(b).
- d) Have not, within a three-year period preceding this Agreement, had one or more public transactions (federal, State, or local) terminated for cause or default.

CONTRACTOR shall report immediately to COUNTY in writing, any incidents of alleged fraud and/or abuse by either CONTRACTOR or its subcontractors.

CONTRACTOR shall maintain any records, documents, or other evidence of fraud and abuse until otherwise notified by COUNTY.

CONTRACTOR agrees to timely execute any and all amendments to this Agreement or other required documentation relating to the debarment/suspension status of any subcontractors.

VI. CONTRACT ADMINISTRATORS

6.01 Contract Administrator – CONTRACTOR: CONTRACTOR hereby designates **Steven Duran** as its Contract Administrator for this Agreement. All matters concerning this Agreement which are within the responsibility of CONTRACTOR shall be under the direction of, or shall be submitted to, the CONTRACTOR's Contract Administrator. CONTRACTOR may, in its sole discretion, change its designation of the Contract Administrator, and shall promptly give written notice to COUNTY of any such change.

6.02 Contract Administrator – COUNTY: COUNTY hereby designates the Director of the Monterey County Department of Social Services as its Contract Administrator for this Agreement. All matters concerning this Agreement which are within the responsibility of COUNTY shall be under the direction of, or shall be submitted to, the Director or such other COUNTY employee in the Department of Social Services as the Director may appoint. COUNTY may, in its sole discretion, change its designation of the Contract Administrator, and shall promptly give written notice to CONTRACTOR of any such change.

VII. CONTRACT DEPENDENT ON GOVERNMENT FUNDING

COUNTY's payments to CONTRACTOR under this Agreement are funded by the State and Federal governments. If funds from State and Federal sources are not obtained and continued at a level sufficient to allow for COUNTY's purchase of the indicated quantity of services, then COUNTY may give written notice of this fact to CONTRACTOR, and the obligations of the parties under this Agreement shall terminate immediately, or on such date thereafter, as COUNTY may specify in its notice, unless in the meanwhile the parties enter into a written Amendment modifying this Agreement.

VIII. APPEAL PROCESS

In the event of a dispute or grievance regarding the terms and conditions of this Agreement, both parties shall abide by the following procedures:

- a) CONTRACTOR shall first discuss the problem informally with the designated DSS Contact/Program Analyst. If the problem is not resolved, CONTRACTOR must, within

EXHIBIT B

fifteen (15) working days of the failed attempt to resolve the dispute with DSS Contact/Program Analyst, submit a written complaint, together with any evidence, to the DSS Branch Deputy Director. The complaint must include a description of the disputed issues, the legal authority/basis for each issue which supports CONTRACTOR's position, and the remedy sought. The Branch Deputy Director shall, within fifteen (15) working days after receipt of CONTRACTOR's written complaint, make a determination on the dispute, and issue a written decision and reasons therefore. All written communication shall be pursuant to Section 14. NOTICES of this Agreement. Should CONTRACTOR disagree with the decision of the Division Deputy Director, CONTRACTOR may appeal the decision to the Director of the Department of Social Services.

- b) CONTRACTOR's appeal of the Branch Deputy Director's decision must be submitted to the Department Director within ten (10) working days from the date of the decision; be in writing, state the reasons why the decision is unacceptable, and include the original complaint, the decision that is the subject of appeal, and all supporting documents. Within twenty (20) working days from the date of CONTRACTOR'S appeal, the Department Director, or his/her designee, shall meet with CONTRACTOR to review the issues raised on appeal. The Department Director shall issue a final written decision within fifteen (15) working days of such meeting.
- c) CONTRACTOR may appeal the final decision of the Department Director in accordance with the procedures set forth in Division 25.1 (commencing with Section 38050) of the Health and Safety Code and the regulations adopted thereunder. (Title 1, Subchapter 2.5 commencing with Section 251, or Subchapter 3 commencing with Section 300, whichever is applicable, of the California Code of Regulations).
- d) CONTRACTOR shall continue to carry out the obligations under this Agreement during any dispute.
- e) Costs incurred by CONTRACTOR for administrative/court review are not reimbursable by COUNTY.

UNITY CARE GROUP BUDGET

THP-Plus and Housing Assistance

Fiscal Year 2025-26

I. SALARIES & BENEFITS	TOTAL
Regional Director South Bay	\$32,096
Housing Navigator (1 FTE)	\$83,515
VP of Operations	\$15,489
Billing Clerk	\$3,864
Compliance, Data, QA	\$8,169
Administrative Assistant (.10 FTE)	\$4,854
TOTAL SALARIES	\$147,987
Benefits at 25%	\$36,997
TOTAL SALARIES & BENEFITS	\$184,984
II. SERVICES & SUPPLIES	TOTAL
Building Rent	\$14,000
Office Supplies	\$2,000
Communications/Internet	\$2,000
Employee Travel	\$4,000
Employee Training	\$3,500
AWARDS	\$4,800
TOTAL SERVICES & SUPPLIES	\$30,300
III. INDIRECT COSTS	TOTAL
TOTAL INDIRECT COSTS	\$32,292
IV. ADDITIONAL SHARED PROGRAM COSTS/OPPORTUNITIES	TOTAL
THP-Plus (\$3472 per slot)	\$416,640
TOTAL PROGRAM COSTS	\$416,640
V. FAMILY FLEX/EMERGENCY FUND	TOTAL
TOTAL FLEX/EMERGENCY COSTS	\$252,189
VI. GRAND TOTAL	TOTAL
GRAND TOTAL OF PROJECT	\$916,405

MONTEREY COUNTY DEPARTMENT OF SOCIAL SERVICES
and UNITY CARE GROUP

Housing Assistance Programs
7/1/2025 - 6/30/2026

INVOICE

Invoice Number: _____
Invoice Month: _____

BUDGET ITEM	FY TOTAL BUDGET	PRIOR MONTH FY-TO-DATE EXPENSES	CURRENT MONTHLY EXPENSES	CURRENT FY-TO-DATE EXPENSES	BALANCE FY CONTRACT FUNDS
Regional Director South Bay	\$32,096.00	\$0.00	\$0.00	\$0.00	\$32,096.00
Housing Navigator	\$83,515.00	\$0.00	\$0.00	\$0.00	\$83,515.00
VP of Operations	\$15,489.00	\$0.00	\$0.00	\$0.00	\$15,489.00
Billing Clerk	\$3,864.00	\$0.00	\$0.00	\$0.00	\$3,864.00
Compliance, Data, QA	\$8,169.00	\$0.00	\$0.00	\$0.00	\$8,169.00
Administrative Assistant	\$4,854.00	\$0.00	\$0.00	\$0.00	\$4,854.00
Benefits (25%)	\$36,997.00	\$0.00	\$0.00	\$0.00	\$36,997.00
<i>Total Salaries and Benefits</i>	\$184,984.00	\$0.00	\$0.00	\$0.00	\$184,984.00
Services and Supplies					
Building Rent	\$14,000.00	\$0.00	\$0.00	\$0.00	\$14,000.00
Office Supplies	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
Communication/Internet	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
Employee Travel	\$4,000.00	\$0.00	\$0.00	\$0.00	\$4,000.00
Employee Training	\$3,500.00	\$0.00	\$0.00	\$0.00	\$3,500.00
AWARDS	\$4,800.00	\$0.00	\$0.00	\$0.00	\$4,800.00
<i>Total Program Support</i>	\$30,300.00	\$0.00	\$0.00	\$0.00	\$30,300.00
Indirect Costs	\$32,292.00	\$0.00	\$0.00	\$0.00	\$32,292.00
Total flex/Emergency costs	\$252,189.00	\$0.00	\$0.00	\$0.00	\$252,189.00
<i>Total Additional Costs</i>	\$284,481.00	\$0.00	\$0.00	\$0.00	\$284,481.00
<i>Total Program Costs</i>	\$499,765.00	\$0.00	\$0.00	\$0.00	\$499,765.00

I hereby certify that this report is correct and complete to the best of my knowledge and that the costs are eligible for payment pursuant to the terms of the contract.

Authorized signature: _____ Title: _____ Date: _____

Monterey County DSES Authorized Signature/Title: _____ Date: _____

Remit to: **Unity Care Group**
1400 Parkmoor Ave, Suite 115
San Jose, CA 95126

**MONTEREY COUNTY DEPARTMENT OF SOCIAL SERVICES
and UNITY CARE GROUP**

Transitional Housing Program Plus (THP-Plus)

7/1/2025 - 6/30/2026

INVOICE

THP+ BEDS (max 10)

Month:

[illegible]

Monthly	Daily (30 Days)	Daily (31 Days)
\$3,472	\$115.73	\$112

I hereby certify that this report is correct and complete to the best of my knowledge and that the costs are eligible for payment pursuant to the terms of the contract.

Person completing the form:

Title:

Phone:

Authorized signature:

Date:

Monterey County DSS Authorized Signature/Title:

Date:

Remit to: Unity Care Group
1400 Parkmoor Avenue, Suite 115
San Jose, CA 95126

Health Insurance Portability & Accountability Act (HIPAA) Certification

WHEREAS, Sections 261 through 264 of the federal Health Insurance Portability and Accountability Act of 1996, Public Law 104-191, known as “the Administrative Simplification provisions,” direct the Department of Health and Human Services to develop standards to protect the security, confidentiality and integrity of health information; and

WHEREAS, pursuant to the Administrative Simplification provisions, the Secretary of Health and Human Services has issued regulations modifying 45 CFR Parts 160 and 164 (the “HIPAA Privacy Rule”); and

WHEREAS, CONTRACTOR and COUNTY have entered into an Agreement (“the Agreement”) to which this Certification is an attachment whereby CONTRACTOR will provide certain services to COUNTY; and

WHEREAS, CONTRACTOR may have access to Protected Health Information (as defined below) in fulfilling its responsibilities under the underlying Agreement.

THEREFORE, in consideration of the Parties’ continuing obligations under the Agreement, compliance with the HIPAA Privacy Rule, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONTRACTOR agrees to the provisions of this Certification and of the HIPAA Privacy Rule and to protect the interests of COUNTY.

I. DEFINITIONS

Except as otherwise defined herein, any and all capitalized terms in this Section shall have the definitions set forth in the HIPAA Privacy Rule. In the event of an inconsistency between the provisions of this Certification and mandatory provisions of the HIPAA Privacy Rule, as amended, the HIPAA Privacy Rule shall control. Where provisions of this Certification are different than those mandated in the HIPAA Privacy Rule, but are nonetheless permitted by the HIPAA Privacy Rule, the provisions of this Certification shall control.

The term “Protected Health Information” means individually identifiable health information including, without limitation, all information, data, documentation, and materials, including without limitation, demographic, medical and financial information, that relates to the past, present, or future physical or mental health or condition of an individual; the provision of health care to an individual; or the past, present, or future payment for the provision of health care to an individual; and that identifies the individual or with respect to which there is a reasonable basis to believe the information can be used to identify the individual.

CONTRACTOR acknowledges and agrees that all Protected Health Information that is created or received by COUNTY and disclosed or made available in any form, including paper record, oral communication, audio recording, and electronic display by COUNTY, or its operating units, to CONTRACTOR or is created or received by CONTRACTOR on COUNTY’s behalf shall be subject to this Certification.

II. CONFIDENTIALITY REQUIREMENTS

- (a) CONTRACTOR agrees:
- (i) to use or disclose any Protected Health Information solely: (1) for meeting its obligations as set forth in any agreements between the Parties evidencing their business relationship or (2) as required by applicable law, rule or regulation, or by accrediting or credentialing organization to whom COUNTY is required to disclose such information, or as otherwise permitted under this Certification, or the underlying Agreement ,(if consistent with this Certification and the HIPAA Privacy Rule), or the HIPAA Privacy Rule, and (3) as would be permitted by the HIPAA Privacy Rule if such use or disclosure were made by COUNTY; and
 - (ii) at termination of the Agreement, (or any similar documentation of the business relationship of the Parties), or upon request of COUNTY, whichever occurs first, if feasible CONTRACTOR will return or destroy all Protected Health Information received from or created or received by CONTRACTOR on behalf of COUNTY that CONTRACTOR still maintains in any form, and retain no copies of such information, or if such return or destruction is not feasible, CONTRACTOR will extend the protections of this Agreement to the information and limit further uses and disclosures to those purposes that make the return or destruction of the information not feasible; and
 - (iii) to ensure that its agents, including a subcontractor(s), to whom it provides Protected Health Information received from or created by CONTRACTOR on behalf of COUNTY, agrees to the same restrictions and conditions that apply to CONTRACTOR with respect to such information. In addition, CONTRACTOR agrees to take reasonable steps to ensure that its employees' actions or omissions do not cause CONTRACTOR to breach the terms of the Agreement.
- (b) Notwithstanding the prohibitions set forth in this Certification or the Agreement, CONTRACTOR may use and disclose Protected Health Information as follows:
- (i) if necessary, for the proper management and administration of CONTRACTOR or to carry out the legal responsibilities of CONTRACTOR, provided that as to any such disclosure, the following requirements are met:
 - (A) the disclosure is required by law; or
 - (B) CONTRACTOR obtains reasonable assurances from the person to whom the information is disclosed that it will be held confidentially and used or further disclosed only as required by law, or for the purpose for which it was disclosed to the person, and the person notifies CONTRACTOR of any instances of which it is aware in which the confidentiality of the information has been breached;
 - (ii) for data aggregation services, if to be provided by CONTRACTOR for the health care operations of COUNTY pursuant to any agreements between the Parties evidencing their business relationship. For purposes of this Certification and the Agreement, data aggregation services means the combining of Protected Health Information by CONTRACTOR with the protected health information received by CONTRACTOR in its capacity as CONTRACTOR of another COUNTY, to permit data analyses that relate to the health care operations of the respective covered entities.
- (c) CONTRACTOR will implement appropriate safeguards to prevent use or disclosure of Protected Health Information other than as permitted in this Certification. The Secretary of Health and Human Services shall have the right to audit CONTRACTOR's records and practices related to use and disclosure of Protected Health Information to ensure

COUNTY's compliance with the terms of the HIPAA Privacy Rule. CONTRACTOR shall report to COUNTY any use or disclosure of Protected Health Information which is not in compliance with the terms of this Certification of which it becomes aware. In addition, CONTRACTOR agrees to mitigate, to the extent practicable, any harmful effect that is known to CONTRACTOR of a use or disclosure of Protected Health Information by CONTRACTOR in violation of the requirements of this Certification or the Agreement.

III. AVAILABILITY OF PHI

CONTRACTOR agrees to make available Protected Health Information to the extent and in the manner required by Section 164.524 of the HIPAA Privacy Rule. CONTRACTOR agrees to make Protected Health Information available for amendment and incorporate any amendments to Protected Health Information in accordance with the requirements of Section 164.526 of the HIPAA Privacy Rule. In addition, CONTRACTOR agrees to make Protected Health Information available for purposes of accounting of disclosures, as required by Section 164.528 of the HIPAA Privacy Rule.

IV. TERMINATION

Notwithstanding anything in this Certification or the Agreement to the contrary, COUNTY shall have the right to terminate the Agreement immediately if COUNTY determines that CONTRACTOR has violated any material term of this Certification and/or the Agreement. If COUNTY reasonably believes that CONTRACTOR will violate a material term of this Certification and/or the Agreement and, where practicable, COUNTY gives written notice to CONTRACTOR of such belief within a reasonable time after forming such belief, and CONTRACTOR fails to provide adequate written assurances to COUNTY that it will not breach the cited term of this Certification and/or the Agreement within a reasonable period of time given the specific circumstances, but in any event, before the threatened breach is to occur, then COUNTY shall have the right to terminate the Agreement immediately.

V. MISCELLANEOUS

Except as expressly stated herein or the HIPAA Privacy Rule, the parties to the Agreement do not intend to create any rights in any third parties. The obligations of CONTRACTOR under this Section shall survive the expiration, termination, or cancellation of this Certification and/or the Agreement, and/or the business relationship of the parties, and shall continue to bind CONTRACTOR, its agents, employees, contractors, successors, and assigns as set forth herein.

The parties agree that, in the event that any documentation of the arrangement pursuant to which CONTRACTOR provides services to COUNTY contains provisions relating to the use or disclosure of Protected Health Information which are more restrictive than the provisions of this Certification or the Agreement, the provisions of the more restrictive documentation will control. The provisions of this Certification and the Agreement are intended to establish the minimum requirements regarding CONTRACTOR's use and disclosure of Protected Health Information.

In the event that either party believes in good faith that any provision of this Certification and/or the Agreement fails to comply with the then current requirements of the HIPAA Privacy Rule, such party shall notify the other party in writing. For a period of up to thirty (30) days, the parties shall address in good faith such concern and amend the terms of this Certification and/or the Agreement, if necessary to bring it into compliance. If, after such thirty-day period, the Certification and/or the Agreement fails to

comply with the HIPAA Privacy Rule, then either party has the right to terminate upon written notice to the other party.

CONTRACTOR: Unity Care Group

Signed by:
By: Chris Johnson
D85FBAC20A514D0...

Title: CEO

Date: 6/9/2025 | 12:04 PM PDT

CERTIFICATION REGARDING LOBBYING

The undersigned certifies, to the best of his or her knowledge and belief, that:

1. No federal appropriated funds have been paid or will be paid by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any federal contract, the making of any federal grant, the making of any federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any federal contract, grant, loan, or cooperative agreement.
2. If any funds other than federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.
3. The undersigned shall require that the language of this certification be included in the award document for sub-awards at all tiers (including sub-contracts, sub-grants, and contracts under grants, loans, and cooperative agreements, and that all sub-recipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

<p>Signed by:</p> <div style="border-bottom: 1px solid black; display: flex; align-items: center;"> Chris Johnson </div> <p><small>Signature</small></p>	<p><small>CEO</small></p> <hr style="border: 0; border-top: 1px solid black;"/> <p><small>Title</small></p>
<hr style="border: 0; border-top: 1px solid black;"/> <p>Unity Care Group</p> <p><small>Agency/Organization</small></p>	<p>6/9/2025 12:04 PM PDT</p> <hr style="border: 0; border-top: 1px solid black;"/> <p><small>Date</small></p>

AUDIT & RECOVERY OF OVERPAYMENTS REQUIREMENTS

I. CPA Audit on Termination:

1.01 Audit Requirement

At the request of COUNTY, CONTRACTOR shall give to COUNTY an audit report(s) covering the contract period, prepared by an independent Certified Public Accountant. The purpose of the audit requirement is determining whether the reported costs are fair and reasonable and have been computed in accordance with generally accepted accounting principles, with the provisions of this Agreement, and with all applicable COUNTY requirements. The audit must identify all federal, state, and matching funds issued under this Agreement as a note, or as a supplemental schedule of expenses within Contractor's audits.

If CONTRACTOR expends a total of \$750,000 or more of federal funding per fiscal year, CONTRACTOR is required to submit an annual audit report(s) that was performed in compliance with the Uniform Guidance.

If CONTRACTOR expends less than \$750,000 in federal funding per fiscal year, then the COUNTY shall require an annual audit report(s) be performed in accordance with the Generally Accepted Auditing Standards (GAAS).

1.02 Audit Submission /Fiscal Year-end

CONTRACTOR shall provide COUNTY with the audit report(s), required herein no later than six (6) months after the close of CONTRACTOR's Fiscal Year, except when CONTRACTOR has expended \$750,000 in federal funding and the Uniform Guidance allows a nine (9) month deadline. In the case where providing the required audit within the specified time period represents an unreasonable hardship, CONTRACTOR shall alert COUNTY and request an extension. Additional documentation may be requested by COUNTY to grant the extension. CONTRACTOR shall submit their audit to 501-DSS-AUDITS@countyofmonterey.gov and to their assigned program contract analyst by the deadline as described in this section.

1.03 Audit Format

CONTRACTOR may submit to COUNTY one of the following in satisfaction of this Audit requirement:

- 1) If CONTRACTOR expends a total of \$750,000 or more of federal funding per fiscal year, CONTRACTOR is required to submit an annual audit report(s) that was performed in compliance with the Uniform Guidance.

-OR-

- 2) If CONTRACTOR expends less than \$750,000 in federal funding per fiscal year, then the COUNTY shall require an annual audit report(s) be performed in accordance with the Generally Accepted Auditing Standards (GAAS).

-OR-

- 3) Additionally, at the discretion of the CONTRACTOR, a program specific audit report(s) may be submitted in accordance with the Uniform Guidance.

All Audits must include the following information within their audit:

- a) A separate schedule listing programs and funding, see recommended format, Exhibit G-1.
- b) All Management Letters received by the CONTRACTOR relating to the performed audit, shall be submitted in conjunction with the annual audit report(s) to the COUNTY.

1.04 Payment for Audit

CONTRACTOR shall bear all costs in connection with, or resulting from, any audit and/or inspections including, but not limited to, actual cost incurred and the payment/repayment of any expenditures disallowed by COUNTY, State or Federal government entities, including any assessed interest and penalties.

If CONTRACTOR is exempt from federal audit procedures under UNIFORM ADMINISTRATIVE REQUIREMENTS, COST PRINCIPLES, AND AUDIT REQUIREMENTS FOR FEDERAL AWARDS (Uniform Guidance), then payment for this audit shall be made by CONTRACTOR with resources other than grant funds, or those used for matching purposes. If CONTRACTOR is not exempt from federal audit procedures under the UNIFORM ADMINISTRATIVE REQUIREMENTS, COST PRINCIPLES, AND AUDIT REQUIREMENTS FOR FEDERAL AWARDS (Uniform Guidance), the cost of audits made in accordance with the provisions of this part are allowable charges to Federal awards. The charges may be considered a direct cost or an allocated indirect cost, as determined in accordance with the provisions of applicable Uniform Guidance cost principles, other applicable cost principles or regulations.

II. Contractor Records

Funds provided by COUNTY shall be accounted for separately in CONTRACTOR's books and records. CONTRACTOR shall keep a systematic accounting record of the receipt and disbursement of COUNTY funds. CONTRACTOR shall permit COUNTY to audit, examine and to copy excerpts and transcripts from such records and to conduct audits or reviews of all records including, but not limited to, invoices, materials, personnel records, bank account records, business records, billing statements, payroll records, business expense records, and all other data related to matters covered by this Agreement. CONTRACTOR shall maintain such data and records in an accessible location and condition for a period of at least four (4) years from the close of this Agreement term, or until after the conclusion of any audit, whichever occurs last. The State of California and/or any Federal agency providing funds for this Agreement shall have the same rights conferred upon COUNTY herein. CONTRACTOR shall keep records that are sufficient to permit the tracing of funds to a level of expenditure adequate to ensure that the funds have not been unlawfully spent. CONTRACTOR's records shall describe and support the use of funds for the agreed upon project or services outlined in this Agreement.

III. Recovery of Overpayments: If any audit shows that COUNTY has paid to CONTRACTOR any amount in excess of properly allowable costs, then CONTRACTOR shall reimburse COUNTY for that amount, either by a cash payment made within thirty (30) days after COUNTY notifies CONTRACTOR of the overpayment, or by an offset made by COUNTY against any payments owed by COUNTY to CONTRACTOR under this or any other contract.

Signed by:

Chris Johnson

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(signature of authorized representative)

6/9/2025 | 12:04 PM PDT

(date)

EXHIBIT G-1

UNITY CARE GROUP
SCHEDULE OF COUNTY PROGRAMS
FISCAL YEARS

<u>Program Name</u>	<u>County Dept.</u>	<u>Contract No.</u>	<u>CFDA #</u>	<u>Contract Period</u>	<u>Contract Amount</u>	<u>Expenditures</u>		<u>Amount Received from County</u>		<u>Identify Source of Funding for the Expenditures</u>			
						<u>Fiscal Year</u>	<u>Contract Life- to- Date</u>	<u>Fiscal Year</u>	<u>Contract Life- to- Date</u>	<u>Federal</u>	<u>Other Funds</u>	<u>Cash</u>	<u>In Kind</u>

Match

Match

Total