



County of Monterey

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Legislation Details (With Board Report)

File #:	A 21-515	Name:	Megabyte-JustAppraised Amendment 6 11/2021
Type:	BoS Agreement	Status:	Passed
File created:	10/13/2021	In control:	Board of Supervisors
On agenda:	11/16/2021	Final action:	11/16/2021
Title:	a. Approve and authorize the Assessor-County Clerk/Recorder to sign Amendment Number 6 for an additional Megabyte - JustAppraised Applications Programming Interface (API) module at a cost not to exceed \$25,000 for FY 2021-22 and not to exceed a future annual maintenance cost of \$5,000; for a total cost of \$30,000; and b. Accept non-standard indemnification provisions requested by the vendor as recommended by the Assessor-County Clerk/Recorder.		

Sponsors:

Indexes:

Code sections:

Attachments: 1. Board Report, 2. Amendment No. 6, 3. Megabyte Agreement 2016, 4. Amendment no 1, 5. Amendment no 2, 6. Amendment no 3, 7. Amendment no 4, 8. Amendment No 5, 9. Completed Board Order Item No. 40, 10. Fully Executed Agreement with Megabyte Systems, Inc. Amendment No. 6

Date	Ver.	Action By	Action	Result
11/16/2021	1	Board of Supervisors	approved	

a. Approve and authorize the Assessor-County Clerk/Recorder to sign Amendment Number 6 for an additional Megabyte - JustAppraised Applications Programming Interface (API) module at a cost not to exceed \$25,000 for FY 2021-22 and not to exceed a future annual maintenance cost of \$5,000; for a total cost of \$30,000; and
b. Accept non-standard indemnification provisions requested by the vendor as recommended by the Assessor-County Clerk/Recorder.

RECOMMENDATION

It is recommended that the Board of Supervisors:

- Approve and authorize the Assessor-County Clerk/Recorder to sign Amendment Number 6 for an additional Megabyte - JustAppraised Applications Programming Interface (API) module at a cost not to exceed \$25,000 for FY 2021-22 and not to exceed a future annual maintenance cost of \$5,000; for a total cost of \$30,000; and
- Accept non-standard indemnification provisions requested by the vendor as recommended by the Assessor-County Clerk/Recorder.

SUMMARY/DISCUSSION:

In 1990, the Board authorized the County to enter into an agreement with Megabyte Systems, Inc. to provide a complete property tax assessment, collection and apportionment package for use by the County Tax Collector, Assessor, and Auditor Offices.

Since 2020, the Board authorized the County to sign four future annual renewals to the Agreement under same or similar terms that do not significantly alter the scope of work or increase the annual payments in excess of 3% per year over the FY 2020-21 amount. This authorization has allowed the existing programs and modules to

continue to be maintained and utilized by the County without disruption. However, the \$25,000 cost of the Megabyte - API module exceeds the approved 3% annual payment increase authorized for FY 2021-22. Also, this Agreement has non-standard County liability and indemnification provisions. The proposed Agreement contains limits to Megabyte's indemnity and liability that are consistent with software agreements in general.

The proposed Amendment will add additional software that would interface with the Megabyte Property Tax System and the Just Appraised application to create an automated process to update existing parcel and ownership records in Megabyte. This software would populate datasets automatically eliminating the necessity of data entry, thus streamlining the property transfer processes, and resulting in more accurate and timely ownership and appraisal determinations.

Therefore, based on the positive attributes of this new module, it is recommended that the Board of Supervisors approve this item.

OTHER AGENCY INVOLVEMENT:

County Counsel has reviewed the addendum and has approved it as to form. County Risk has reviewed the Agreement but has not approved due to non-standard insurance and indemnity provisions.

FINANCING:

There is no additional cost to the County General Funds, as the \$25,000 implementation costs are available in the Assessor's FY 2021-22 Approved Budget (001-ACR001-8003) for the recommended action. The future annual maintenance cost of \$5,000 will be included in each respective recommended budget.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

The services rendered in this agreement provide the Assessor-County Clerk/Recorder with the additional support it needs to provide reliable and high-quality services to the residents of Monterey County.

- ☒ Economic Development
- ☒ Administration
- ☐ Health & Human Services
- ☐ Infrastructure
- ☐ Public Safety

Prepared by: Chihiro Tabata, Management Analyst, x6607

Authorized by:

Stephen L. Vagnini
Assessor-County Clerk/Recorder, x5803

Attachments:

Amendment No. 6

Megabyte Annual Maintenance Agreement 2016

Amendments No. 1-5