# SUBMITTAL TO THE BOARD OF SUPERVISORS COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



ITEM: 3.8 (ID # 27683) MEETING DATE: Tuesday, May 20, 2025

FROM: FACILITIES MANAGEMENT

**SUBJECT:** FACILITIES MANAGEMENT (FM-MSD): Ratify and Approve the Professional Service Agreement Template for Fire, Life, and Safety Services at Various County locations by Cosco Fire Protection, Inc., Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC, without seeking competitive bids from July 1, 2024 to June 30, 2025 for the total aggregate amount not to exceed \$928,189; California Environmental Quality Act Exempt Pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15301 Existing Facilities Exemption and Section 15061(b)(3) "Common Sense" Exemption; All Districts. [Total Aggregate Not to Exceed \$928,189 - FM Departmental Budget 100%]

#### **RECOMMENDED MOTION:** That the Board of Supervisors:

 Find that the Single Source Justifications for Fire, Life, and Safety services is exempt from California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301 Existing Facilities Exemption, and Section 15061(b)(3) "Common Sense" Exemption;

Continued on page 2

**ACTION:Policy** 

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Gutierrez, seconded by Supervisor Spiegel and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Aves:

Medina, Spiegel, Washington, Perez and Gutierrez

Nays:

None None

Absent: Date:

May 20, 2025

XC:

FΜ

Kimberly

### SUBMITTAL TO THE BOARD OF SUPERVISORS COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

#### **RECOMMENDED MOTION:** That the Board of Supervisors:

- 2. Ratify and Approve the Single Source Justifications for Cosco Fire Protection, Inc., Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC as listed in Table A for Vendor Purchase Orders for inspections, monitoring and certifications related to Fire, Life, and Safety (Work) from July 1, 2024 to June 30, 2025, in the amount of \$807,070 and approve \$121,119 in contingency for a total not to exceed \$928.189:
- 3. Approve the form of the attached Fire, Life, Safety Services Professional Services Agreement Template (Attachment A), to use for agreements with Cosco Fire Protection, Inc., Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC;
- 4. Authorize the Purchasing Agent, or designee, to execute agreements substantially conforming in form and substance to the Template Agreement with Cosco Fire Protection, Inc., Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC for a total aggregate amount not to exceed the annual amount of \$807,070 and approve \$121,119 in contingency;
- Ratify and Approve Purchase Orders made to the order of Cosco Fire Protection, Inc., Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC in the amounts shown in Table A without seeking competitive bids;
- Delegate project management authority for the Work to the Director of Facilities Management, or designee, in accordance with the applicable Board policies for services in connection with the Work; and
- 7. Authorize the Purchasing Agent, or designee, in accordance with Ordinance No. 459, based on the availability of fiscal funding and as approved to form by County Counsel, to take all steps necessary to implement the agreements, including to: (a) issue purchase orders or invoices received for services under the agreements that do not exceed the approved aggregate amounts; and (b) sign amendments that include modifications of the scope of services that stay within the intent of the agreement (c) increase the compensation amounts within the approved annual aggregate contingency of up to \$121,119 amongst the selected service providers.

FINANCIAL DATA	Current Fiscal Year:		Next Fiscal Year:		Total Cost:		Ongoing Cost	
COST	\$	928,189	\$	0	\$	928,189	\$	0
NET COUNTY COST	\$	0	\$	0	\$	0	\$	0
SOURCE OF FUNDS: 100% FM Department Budget				Buc	lget Adjustr	nent: N	10	
	For Fiscal Year: 2024/25			4/25				

### SUBMITTAL TO THE BOARD OF SUPERVISORS COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

**RECOMMENDATION:** Approve

**BACKGROUND:** 

#### Summary

The County currently relies on specialized inspections, monitoring, and certifications for Fire, Life, and Safety compliance and maintenance covering more than 300 County facilities and sites. Cosco Fire Protection, Inc, Redline Fire Protection Services, Inc., Everon, LLC., and Rapid-Fire Safety & Security, LLC are uniquely qualified to perform these services effectively and efficiently. With this action the County will ensure that it continues to meet its safety and maintenance compliance obligations while avoiding unnecessary delays and disruptions to ongoing safety measures across County facilities.

Facilities Management (FM) recommends the Board of Supervisors approve these vital short-term Single Source Justifications for Fire, Life, and Safety Services for Cosco Fire Protection, Inc, Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC from July 1, 2024 to June 30, 2025 in the cumulative amount of \$928,189 until a new contract can be fully bid, negotiated, and then approved by the Board. FM has worked collaboratively with Purchasing to bring this short-term solution forward, with efforts underway to initiate the bid process for a longer-term arrangement.

The Single Source Justifications for Fire, Life, and Safety Services were reviewed and determined to be exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Sections 15301 Existing Facilities and 15061(b)(3), Common Sense Exemption. The approval is limited to the continued provision of fire, life, and safety services at County facilities, and it can be seen with certainty that there is no possibility that the services may have a significant effect on the environment and will not lead to any direct or reasonably indirect physical environmental impacts. No significant effects would occur from the Fire, Life, and Safety Services as they are limited to maintenance activities and improvements to existing facilities, which are exempt under CEQA. Facilities Management staff will file a Notice of Exemption with the Clerk of the Board and State Office of Planning and Research upon approval by the Board of Supervisors.

#### Impact on Citizens and Businesses

These fire and life-safety inspections and certifications of County facilities are critical for maintaining the health, safety, and security of both County personnel and the public. There is no negative impact on citizens or businesses.

#### Additional Fiscal Information

The Single Source Justifications for the Vendors is provided in the table as follows:

### SUBMITTAL TO THE BOARD OF SUPERVISORS COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

			LE A 24/25	ē			
SSJ#	Suppliers	0	ne-Time Costs	On-Going Services	Co	ontingency	Total
25-153	Redline Fire Protection Services, Inc.	\$	77,267	\$ 62,632	\$	21,000	\$ 160,899
25-151	Cosco Fire Protection, LLC	\$	88,066	\$ 157,644	\$	36,857	\$ 282,567
25-152	Everon, LLC	\$	50,689	\$ 212,023	\$	39,413	\$ 302,125
25-154	Rapid Fire Safety & Security, LLC	\$	99,229	\$ 59,520	\$	23,850	\$ 182,599
	Subtotal	\$	315,251	\$ 491,819	\$	121,119	
				Total Amount N	lot t	o Exceed	\$ 928,189

The total cumulative cost for services for Cosco Fire Protection LLC, Redline Fire Protection Services, Inc., Everon LLC., and Rapid Fire Safety & Security, LLC for the period from July 1, 2024, to June 30, 2025, is the not to exceed amount of \$928,189 and is funded 100% by FM Department Budget Fund 47210 and expenditures will be expended in FY 24/25.

#### Contract History and Price Reasonableness

Given the specialized nature of the work and the volume of facilities requiring inspections, a competitive bidding process would not be practical within the required timelines. Continuing with Cosco Fire Protection, Redline Fire Protection Services, Inc., Everon, LLC., and Rapid-Fire Safety and Security, LLC as single-source providers for this period ensures there is no disruption to services, and it maintains the high standards of fire, life, and safety compliance across all facilities.

While Facilities Management is requesting approval of these short-term sole source requests, a competitive solicitation (RFQ #FMARC-327) has been released and will result in new agreement(s) which will be submitted for approval by the Board. Facilities Management has worked collaboratively with Purchasing to bring this short-term solution forward, with efforts underway to move through the bid process for a more solidified arrangement. We anticipate having a recommendation for a new award with contract(s) for services prior to the end of the current fiscal year.

#### ATTACHMENTS:

- Single Source Justification for Redline Fire Protection Services, Inc.
- Single Source Justification for Cosco Fire Protection, LLC
- Single Source Justification for Everon, LLC.
- Single Source Justification for Rapid-Fire Safety & Security, LLC
- Attachment A: Professional Services Agreement Template Fire Life Safety Services



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Date:	Monday, April 7, 2025					
From:	Vincent Yzaguirre					
То:	Board of Supervisors					
Via:	Stacey Chester					
Subject:	Single Source Procurement; Request for Fire Alarm Inspection Services					
The below info	ormation is provided in support of my department requesting review for a single o	r				
⊠ Sin	gle Source Source					
Supporting Do	ocuments: indicate which are included in the request from the list below.					
Supplier	Quote Supplier Sole Source Letter Final draft agreement					
⊠ Final dra             □ Other:	ft Form 11					
CA S	secretary of State Business Entity Information, Dept. of Justice Registration					
Confo	ormation for non-profits, etc.)					

- 1. Requested Supplier Name: Cosco Fire Protection Supplier ID: <u>0000066463</u>
  - a. Describe the goods/service being requested: Facilities Management is tasked with monitoring the monthly electric and diesel fire pump inspections for 11 various County facilities. Cosco Fire Protection inspects one diesel fire pump weekly located at the 3403 10<sup>th</sup> St. (Riverside Centre). as well as performing monthly electric fire pump inspections at 10 County facilities. At these facilities, the scope of work during each inspection allows the County to stay in compliance with the California State Fire Marshal's requirements as outlined in NFPA 25, 2013 edition, including inspecting the charger and charge rate, while ensuring the charger properly equalizes. This service ensures that any issues, such as outages, service degradation, or performance fluctuations, are promptly identified in real-time, enabling swift troubleshooting and resolution.
  - b. Explain the unique features of the goods/services being requested from this supplier: Cosco Fire Protection provides comprehensive fire safety services



across 11 different County facilities, including testing, inspection, service, and repair of various fire protection systems. This includes annual and 5-year testing for wet, dry, and pre-action sprinkler systems, in addition to annual and monthly testing for electric fire pumps and weekly testing for diesel fire pumps. Additionally, Cosco offers testing for Class I, II, and III standpipes, fire hydrants, and tenant improvements for sprinkler systems, and is able to coordinate with general contractors on projects. All reports are electronically generated and sent to the building services engineers. Cosco proactively communicates and notifies County personnel of upcoming testing due dates to ensure systems stay in compliance with NFPA 25, Title 19, and other applicable codes. They also provide annual testing and monitoring of fire alarm systems in accordance with NFPA 72.

c. What are the operational benefits to your department? Cosco Fire Protection offers the following benefits to the County:

**Compliance with State Standards:** The Cal Fire Card-certified fitters ensure compliance with California's strict fire protection codes, providing the County with legally compliant and safe installations and repairs.

**Expertise and Knowledge:** Cosco Staff attend ongoing training through the union hall program which keeps their fitters up to date with industry advancements and safety regulations, ensuring high-quality work.

Skilled Workforce: Cosco's service fitters receive specialized education, ensuring superior quality and reliability in fire protection system installations and maintenance.

**Safety and Risk Reduction:** Due to the technician's continuous training, they are able to minimize errors, enhance system performance, and reduce fire hazards.

**Competitive Advantage:** Cosco's commitment to ongoing training and Cal Fire Card certification distinguishes them as a top-tier service provider.

**Licenses:** Cosco Fire holds the required California State Licensing Board C-16 Fire Protection license. Without this license, maintenance personnel would be required to be licensed with a type L License in order to maintain and operate the fire pumps on behalf of the County.

Cosco Fire Protection ensures that all fire protection systems are installed and maintained by highly qualified, certified professionals, thus reducing the risk of system failures, ensuring compliance with regulations, enhancing the overall safety, minimize down-time, reduce risks, and increase reliability of the County's fire protection systems across all facilities.

d. Provide details on any cost benefits/discounts. Using Cosco Fire Protection offers several operational benefits, including their C-16 license, which eliminates the need for the department's maintenance personnel to hold a type L License for



operating fire pumps. Their highly qualified, Cal Fire Card-certified and union-trained fitters ensure compliance with state regulations, reduce the risk of system failures, and extend the life of fire protection systems, ultimately saving time on maintenance and repairs. Additionally, Cosco has classified the County of Riverside as a priority account which means the County will receive expedited services. By receiving expedited services, the Cosco technicians are available to quickly diagnose equipment preventing any further interruptions within these fire protection systems and mitigate prolonged outages which can incur penalty fees for being out of compliance.

2.	Can this request be formally bid out or procured using a viable solution such as ar existing cooperative agreement or existing contract with another department or public entity?					
	⊠ Yes □ No					
	a. If yes, please explain why you are requesting to utilize an SSJ process? To preserve and ensure optimal functioning County equipment, Facilities Management is requesting a short-term single source approval. Facilities Management is working in collaboration with Purchasing to develop and initiate a competitive bid for a more solidified arrangement. The department anticipates having a recommendation for a new award with a contract for services prior to the end of this current fiscal year.					
3.	Has your department previously requested/received an assigned tracking number for a single or sole source request for this Supplier for the goods/service requested now? (If yes, please provide the reviewed single or sole source tracking number).					
	☐ Yes SSJ# ⊠ No					
	a. What was the total annual and aggregate amount?					



4. Identify all costs for this requested in the table below:

If review is for multiple years, all costs must be identified below:

Description:	FY 24/25	FY	Total
One-time Costs:	88,066.00		
On-going Services	\$157,644.00		
Contingency	\$36,856.50		
Total Costs	\$282,566.50		

Note: Insert additional rows as needed

	Print Name	Signature	Date
Mira	anda Ulm	Miranda Ulm	4/11/2025
PCS F	leviewed:		
	Print Name	Department Head Signature (Executive Level Designee)	Date
Vind	cent Yzaguirre	I must George	4-10-25
.110 30	lected supplier has been fully	vetted and approved.	
	ning below, I certify that all o	contractual and legal requirements	to do business with
6.	Projected Board of Supervisor	Date (if applicable):5/6/2025	_
	Aggregate Term/End Date: _6	/30/2025	
	Number of renewal options (please renew four additional one-year	ease provide those options: (i.e., one r periods):	year with an option to
	Initial Term Start Date: 7/1/202	24 End Date: <u>6/30/2025</u>	
	Ratify Start Date (if applicable)	): <u>July 1, 2024</u>	
5.	Period of Performance: 1 year	ar_	

Note: Once signed by the Department Head and PCS (signature lines above), the PCS will e-mail completed SSJ form with supporting documents to <a href="mailto:psolesource@rivco.org">psolesource@rivco.org</a>, and cc: Supervising PCS. Please reach out to your assigned PCS with any questions.



The section below is to be	completed by the	e Purchasing Agent or designee.
Purchasing Department Review ar	nd Comments: _	***************************************
Not to exceed:		
One-time \$	no acolora	
☐ Annual Amounts re	eflected in comple	ted chart for Question #4
Total Cost \$		
Aggregate Amount	t \$ 282,566.50	
Stacy Orton Purchasing Agent Signature	4/11/2025	25-151
Purchasing Agent Signature	Date	Tracking Number (Reference on Purchasing Documents)



Date:	Monday, Ap	ril 7, 2025					
From:	Vincent Yzaguirre						
То:	Board of Supervisors						
Via:	Stacey Ches	Stacey Chester/					
Subject:	Single Source Procurement; Request for Fire Alarm Services						
The below info sole source.	ormation is pr	rovided in support of my department	requesting review for a single o				
⊠ Sin	gle Source	Sole Source					
Supporting Do	cuments: ind	icate which are included in the reque	st from the list below.				
Supplier	Quote	☐ Supplier Sole Source Letter	Final draft agreement				
⊠ Final dra	ft Form 11	☐ H-11 approved by RCIT/TSOC	Grant Agreement (i.e.				
		State Business Entity Information, on-profits, etc.)	Dept. of Justice Registration				

- 1. Requested Supplier Name: Everon LLC Supplier ID: 0000266828
  - a. Describe the goods/service being requested: Facilities Management is responsible for fire alarm monitoring services across various facilities throughout the County. Everon provides monthly fire monitoring services at 18 county wide locations, along with monthly pump inspections for 4 of the facilities.
  - b. Explain the unique features of the goods/services being requested from this supplier:

**Wide Coverage:** Everon monitors fire alarms quarterly across 18 different County facilities, providing a consistent and reliable service to ensure all serviced facilities are compliant with safety regulations and operational standards.

**Specialized Monthly Pump Inspections**: In addition to the standard monitoring services, Everon conducts monthly pump inspections at 4 specific locations, ensuring that these fire protection systems are functioning properly and ready for emergencies. The primary function of a fire pump is to increase the water pressure in the fire protection system to ensure sufficient water flow and pressure to



effectively suppress fire, especially in situations where the water supply alone is insufficient. The pump size and pressure are designed based on the size of the building and NFPA code requirements. The fire pump provides pressure to the sprinkler system to get water to the upper floors of buildings over four stories. Once the pumps are installed, most pumps last 20-30 years. These services continuously monitor the various systems in order to proactively detect issues before they become major problems, allowing for rapid responses in order to minimize downtime or risks to county facilities.

**Expertise in Fire Protection**: With a focus on fire safety systems, Everon ensures that all fire alarm systems, sprinklers, and pumps are regularly checked, maintained, and monitored, adhering to the highest standards. These services are specifically tailored to meet the needs of each County facility, offering personalized solutions based on the type of building, its usage, and the unique safety requirements for that location.

# c. What are the operational benefits to your department?

These services provide operational benefits such as improved efficiency, proactive maintenance, enhancing safety and assure compliance with safety regulations. Their services help mitigate risks, reduce costs, streamline operations and maintain uninterrupted protection for County Facilities.

Everon service includes a cellular monitoring service that can transmit fire alarm signals to the monitoring center via a cellular network. This ensures continuous fire alarm monitoring service, preventing any lapses in coverage and enhancing safety. Regular fire alarm inspections, testing, and maintenance ensure compliance with NFPA 72 for the National Fire Alarm and Signaling Code. For legacy systems, Everon provides thorough testing and inspections to keep the County in compliance with local, state, and national codes. Once services are completed, detailed inspection reports and documentation are submitted to County Building Engineers and the Authority Having Jurisdiction (AHJ).

With decades of experience, Everon ensures that fire sprinkler systems are compliant with local fire code requirements. Quarterly inspections help identify small issues before they escalate into costly repairs, ultimately saving money and ensuring system reliability. Their certified technicians conduct comprehensive fire suppression inspections, checking every component to ensure the system is fully functional and compliant with NFPA standards. This proactive approach minimizes the risk of system failure and ensures that fire suppression systems are ready when needed most.



- d. Provide details on any cost benefits/discounts. The benefits include reduced downtime, preventative maintenance, and compliance with safety regulations, which help avoid costly repairs and fines.
- 2. Can this request be formally bid out or procured using a viable solution such as an existing cooperative agreement or existing contract with another department or public entity? X Yes □ No a. If yes, please explain why you are requesting to utilize an SSJ process? To preserve and ensure optimal functioning County equipment, Facilities Management is requesting a short-term single source approval. Facilities Management is working in collaboration with Purchasing to develop and initiate a competitive bid for a more solidified arrangement. The department anticipates having a recommendation for a new award with a contract for services prior to the end of this current fiscal year. 3. Has your department previously requested/received an assigned tracking number for a single or sole source request for this Supplier for the goods/service requested now? (If yes, please provide the reviewed single or sole source tracking number). Yes SSJ#\_\_\_ ⊠ No a. What was the total annual and aggregate amount? \_\_\_\_\_
- Identify all costs for this requested in the table below:
   If review is for multiple years, all costs must be identified below:

DESCRIPTION OF THE PROPERTY OF		AND A SECURITION OF THE PARTY O		
Description:	FY 24/25	FY	Total	536(1)sgroys
One-time Costs:	\$50,689.39			
On-going Services	\$212,022.74			
Contingency:	\$39,412.50			
Total Costs	\$302,124.63			

Note: Insert additional rows as needed

5. Period of Performance: 1 year

Ratify Start Date (if applicable): July 1, 2024



	Initial Term Start Date: 7/1	/2024 End Date: 6/30/2025	
	Number of renewal options renew four additional one-	s (please provide those options: (i.e., oyear periods):	one year with an option to
	Aggregate Term/End Date	: _6/30/2025	
6.	Projected Board of Superv	isor Date (if applicable): <u>5/6/2025</u>	
		all contractual and legal requirementually vetted and approyed.	nts to do business with
Vin	cent Yzaguirre Print Name	Department Head Signature (Executive Level Designee)	<u>4-10-25</u> Date
PCS R	Reviewed:	*******************************	•••••
	<b>Reviewed:</b> da Ulm	Miranda Ulm	4/11/2025
		Miranda Ulm Signature	4/11/2025 Date
Mirano Note: 0	Drint Name  Once signed by the Departmeted SSJ form with supporting		Date pove), the PCS will e-mail
Mirano Note: 0	da Ulm  Print Name  Once signed by the Departmeted SSJ form with supportine Please reach out to your ass	Signature nent Head and PCS (signature lines about documents to psolesource@rivco.	Date pove), the PCS will e-mail org, and cc: Supervising



Not to exceed:		
One-time \$		
Annual Amounts re	eflected in complete	ed chart for Question #4
Total Cost \$		
Aggregate Amount	\$ <u>302,12</u> 4.63	
Stacy Orton	4/11/2025	25-152
Purchasing Agent Signature	Date	Tracking Number (Reference on Purchasing Documents)



Date:	Monday, April 7, 2025					
From:	Vincent Yzaguirre					
То:	Board of Supervisors					
Via:	Stacey Chester, Deputy Director					
Subject:	Single Source Procurement; Request for Fire Alarm Services					
The below info	ormation is provided in support of my department requesting review for a single or					
⊠ Sin	gle Source					
Supporting Do	ocuments: indicate which are included in the request from the list below.					
⊠ Supplier	Quote Supplier Sole Source Letter Final draft agreement					
⊠ Final dra ☐ Other:	Ift Form 11					
CA S	Secretary of State Business Entity Information, Dept. of Justice Registration ormation for non-profits, etc.)					
1. Reque	sted Supplier Name: Redline Fire Protection Services, Inc. Supplier ID: 0000233449					
a.	Describe the goods/service being requested: Facilities Management is tasked with monitoring, repairing, and inspecting fire alarm services for 39 various County Facilities. Redline Fire Protection, Inc provides a range of critical fire protection services, including:					

b. Explain the unique features of the goods/services being requested from this supplier: Redline Fire Protection, Inc provides comprehensive fire safety services across 39 different County facilities This includes maintaining standpipe systems, hose outlets, fire pumps, sprinklers, fire service piping, and valves. All reports are

• Annual repairs and inspections for sprinklers, hydrants, and standpipes

• Semi-annual hood kitchen suppression inspections (approximately 2 locations)

• 5-year inspections for sprinklers, hydrants, and standpipes

Quarterly sprinkler inspections (approximately 4-5 locations)



electronically generated and sent to the building services engineers. Redline Fire Protection, Inc proactively communicates and notifies County personnel of upcoming testing due dates to ensure systems stay in compliance with NFPA 25, Title 19, and meets industry standards along with addressing and reporting system impairments, all in accordance with the State Fire Marshal's requirements set forth in Title 19, Article 4, Section 804.

- c. What are the operational benefits to your department? Redline Fire Protection, Inc is located in Colton, CA. Being local, their trained technicians offer quick response times and personalized service. Their close proximity allows for prompt attention to emergency requests, ensuring minimal downtime and providing effective equipment diagnosis. Unlike other providers, their local presence allows them to avoid expensive system overhauls, increase equipment longevity, and reprogramming costs. Their services enhance the ability to ensure safety and regulatory compliance while minimizing downtime, mitigating the overlap of necessary services, to reduce the risk of costly damages to County facilities and personnel.
- d. Provide details on any cost benefits/discounts. As a local provider, Redline Fire Protection Services, Inc., offers significant cost benefits and operational advantages to the County. Their ability to provide quick response times during emergencies allows them to quickly address issues, enhancing the safety and compliance of County facilities while minimizing the risk of costly damages. This ensures seamless service, long-term savings, and a more responsive partnership. Redline Fire Protection, Inc holds the required California State Licensing Board C-16 Fire Protection license. Without this license, maintenance personnel would be required to be licensed with a type L License in order to maintain and operate the fire pumps on behalf of the County.

2.		request b cooperative			_		
	⊠ Yes		□No				

a. If yes, please explain why you are requesting to utilize an SSJ process? To preserve and ensure optimal functioning of County equipment, Facilities Management is requesting a short-term single source approval. Facilities



Management is working in collaboration with Purchasing to develop and initiate a competitive bid for a more solidified arrangement. The department anticipates having a recommendation for a new award with a contract for services prior to the end of this current fiscal year.

3. Has your department previously requested/received an assigned tracking number for single or sole source request for this Supplier for the goods/service requested now? yes, please provide the reviewed single or sole source tracking number).    Yes SSJ#   No						
a. What was the total annual and aggregate amount?  4. Identify all costs for this requested in the table below:  If review is for multiple years, all costs must be identified below:    Description:	3.	single or sole source	ce request for this	Supplier fo	r the goods/service	ce requested now? (/
a. What was the total annual and aggregate amount?  4. Identify all costs for this requested in the table below:  If review is for multiple years, all costs must be identified below:    Description:		☐ Yes S	SJ#	⊠ No		
4. Identify all costs for this requested in the table below:  If review is for multiple years, all costs must be identified below:    Description:   FY 24/25   FY   Total		30.0000				
If review is for multiple years, all costs must be identified below:    Description:   FY 24/25   FY   Total		a. What was th	e total annual and	l aggregate	amount?	
One-time Costs: \$77,266.50  On-going Services \$62,632.08  Contingency \$21,000.00  Total Costs \$160,898.58  Note: Insert additional rows as needed  5. Period of Performance: _July 1, 2024 – June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: 7/1/2024 End Date: 6/30/2025  Number of renewal options (please provide those options: (i.e., one year with an option renew four additional one-year periods):  Aggregate Term/End Date: _6/30/2025  6. Projected Board of Supervisor Date (if applicable):  By signing below, I certify that all contractual and legal requirements to do business withe selected supplier has been fully vetted and approved.	4.					
Contingency \$21,000.00  Total Costs \$160,898.58  Note: Insert additional rows as needed  5. Period of Performance: _July 1, 2024 - June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: _7/1/2024 End Date: _6/30/2025  Number of renewal options (please provide those options: (i.e., one year with an option renew four additional one-year periods):  Aggregate Term/End Date: _6/30/2025  6. Projected Board of Supervisor Date (if applicable):5/6/2025  By signing below, I certify that all contractual and legal requirements to do business withe selected supplier has been fully vetted and approved.		Description:	FY 24/25	FY	Total	
Contingency \$21,000.00  Total Costs \$160,898.58  Note: Insert additional rows as needed  5. Period of Performance: _July 1, 2024 - June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: 7/1/2024 End Date: 6/30/2025  Number of renewal options (please provide those options: (i.e., one year with an option renew four additional one-year periods):  Aggregate Term/End Date: _6/30/2025  6. Projected Board of Supervisor Date (if applicable):  5/6/2025  By signing below, I certify that all contractual and legal requirements to do business withe selected supplier has been fully vetted and approved.		One-time Costs:	\$77,266.50			
Total Costs \$160,898.58  Note: Insert additional rows as needed  5. Period of Performance:July 1, 2024 — June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: End Date:		On-going Services	\$62,632.08			
Note: Insert additional rows as needed  5. Period of Performance: July 1, 2024 – June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: 7/1/2024 End Date: 6/30/2025  Number of renewal options (please provide those options: (i.e., one year with an option renew four additional one-year periods):  Aggregate Term/End Date: 6/30/2025  6. Projected Board of Supervisor Date (if applicable):5/6/2025  By signing below, I certify that all contractual and legal requirements to do business withe selected supplier has been fully vetted and approved.		Contingency	\$21,000.00			
5. Period of Performance:July 1, 2024 — June 30, 2025  Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: 7/1/2024 End Date: 6/30/2025  Number of renewal options (please provide those options: (i.e., one year with an option renew four additional one-year periods):  Aggregate Term/End Date:6/30/2025  6. Projected Board of Supervisor Date (if applicable):5/6/2025  By signing below, I certify that all contractual and legal requirements to do business withe selected supplier has been fully vetted and approved.		Total Costs	\$160,898.58			
Aggregate Term/End Date:6/30/2025	5.	Ratify Start Date (if applicable): July 1, 2024  Initial Term Start Date: 7/1/2024 End Date: 6/30/2025				
By signing below, I certify that all contractual and legal requirements to do business with the selected supplier has been fully vetted and approved.						
the selected supplier has been fully vetted and approved.	6.	Projected Board of	Supervisor Date (if	f applicable)	5/6/2025	-
Vincent Yzaguirre \frac{\mut \mut \mut \mus \frac{4-10-25}{\mut \mut \mut \mut \mut \mu \mut \mut \mu		50 100 <del>4</del> 7 100			And the second s	to do business with
1 17	Vino	cent Yzaguirre	Vinces	t pag		4-10-25

Form # 116-333 SSJ rev 5/10/2024

Page 3 of 4



**Print Name** 

# **Department Head Signature**

100	-		4
	- 11	-3	80
	_,,,	0	10

(Executive Level Designee)

PCS Reviewed:			
Miranda Ulm	Miranda (	Um	4/11/2025
Print Name	Sigr	ature	Date
Note: Once signed by the Department completed SSJ form with supporting PCS. Please reach out to your assistance.	g documents to pso	lesource@rivco.org	
The section below is to be	e completed by the	Purchasing Agent	or designee.
Purchasing Department Review	and Comments:		
Not to exceed:			
☐ One-time \$			
	roflected in complet	and about for Occasion	- 44
☐ Annual Amounts	renected in complet	ed chart for Question	1 <del>// 4</del>
Total Cost \$	-		
🔀 Aggregate Amou	nt \$_160,898.58		
Stacy Orton	4/11/2025	25-153	
Purchasing Agent Signature	Date	Tracking I (Reference on Purc	



Date:	Monday, Ap	ril 7, 2025				
From:	Vincent Yza	Vincent Yzaguirre				
То:	Board of Su	Board of Supervisors				
Via:	Stacey Che	Stacey Chester, Deputy Director				
Subject:	Single Source	ce Procurement; Request for Fire Ala	rm Services			
The below info	ormation is p	rovided in support of my department	requesting review for a single o			
⊠ Sin	gle Source	☐ Sole Source				
Supporting Do	ocuments: inc	licate which are included in the reque	st from the list below.			
Supplier	Quote	Supplier Sole Source Letter	Final draft agreement			
☐ Final dra	ft Form 11	☐ H-11 approved by RCIT/TSOC	Grant Agreement (i.e.			
		State Business Entity Information, on-profits, etc.)				
1. Reque	sted Supplier	Name: Rapid Fire Safety & Security	LLC Supplier ID: 0000264565			

- - a. Describe the goods/service being requested: Facilities Management is tasked with monitoring, repair, and inspection services for 88 various facilities throughout the County. Rapid Fire Safety and Security, LLC (Rapid Fire) will provide monthly cellular and fire monitoring services at these locations.

Cellular monitoring - involves the ongoing surveillance of cellular network performance, including tracking signal strength, traffic volume, and equipment status across cellular towers and base stations. This service ensures that any issues, such as outages, service degradation, or performance fluctuations, are promptly identified in real-time, enabling swift troubleshooting and resolution. Through proactive monitoring, potential vulnerabilities can be detected early, preventing large-scale network disruptions and enhancing overall system reliability, which in turn maximizes uptime and user satisfaction.



**Fire monitoring** - provides continuous surveillance to detect, report, and manage fire hazards or incidents within the facilities. This vital service is integral to ensure the safety of both occupants and property by minimizing the risk of fire damage and ensuring a rapid response in case of emergencies. Additionally, it is regulated by state compliance standards, ensuring that all fire monitoring systems meet the required legal and safety regulations to protect lives and property.

- b. Explain the unique features of the goods/services being requested from this supplier: Rapid Fire offers cellular monitoring services and offers several key advantages. Rapid Fire currently monitor eighty-eight facilities throughout the county, by remaining with their services, it eliminates the complexities and costs of transitioning to a new monitoring company, which includes but is not limited to system assessments, reprogramming, and potential equipment upgrades. Rapid Fire is already familiar with the County's fire alarm system, ensuring seamless monitoring without the risk of system lockouts or the need for costly replacements. By maintaining the existing services, the County avoids potential service disruptions and ensures cost savings on future replacements (which could range in the upwards of \$25,000 to \$250,000 per location), additional, the county benefits from continued stability and the expertise in which Rapid Fire provides to the County.
- c. What are the operational benefits to your department? Rapid Fire is located in Riverside County, and being local, they stand out from other companies by offering quick response times and personalized service. This proximity allows them to provide prompt attention to any issues, ensuring minimal downtime and quick resolutions. Unlike other providers, their local presence allows them to avoid expensive system overhauls and reprogramming costs. Their services enhance our ability to ensure safety and compliance while minimizing downtime and reducing the risk of costly damages to County facilities. Rapid Fire also inspects the buildings to prevent unplanned outages while providing maintenance to all County equipment to ensure peak efficiency and longevity. By continuing to implement these services County facilities will benefit from increased operational efficiency, reduced risks, costeffectiveness, consistency, and enhanced safety for both staff and assets. Switching providers could disrupt existing equipment, leading to potential downtime, increased costs for reprogramming, and system adjustments. By maintaining our current provider, we avoid these disruptions while ensuring seamless service and uninterrupted protection to County facilities.
- d. **Provide details on any cost benefits/discounts**. Being that Rapid Fire is a local provider, that can quickly address issues and respond to emergencies significantly enhances the safety and compliance of County facilities while minimizing the risk of costly damages. and ensuring seamless service, long-term saving, and a more



responsive partnership. By continuing their services, we avoid the high costs of reprogramming and system adjustments that could come with switching providers and could range from \$25,000 to \$250,000 per location for new equipment or programing. By utilizing Rapid Fire, the County benefits from consistent service, reduced risk, reduced downtime, and minimizing service disruptions, all while enhancing operational efficiency, cost-effectiveness, and safety for both staff and assets. Staying with Rapid Fire provides uninterrupted protection and offers better value without incurring additional cost associated with major system changes or upgrades.

2.	Can this request be formally bid out or procured using a viable solution such existing cooperative agreement or existing contract with another department or entity?				
	⊠ Yes □ No				
	a. If yes, please explain why you are requesting to utilize an SSJ process? To preserve and ensure optimal functioning County equipment, Facilities Management is requesting a short-term single source approval. Facilities Management is working in collaboration with Purchasing to develop and initiate a competitive bid for a more solidified arrangement. The department anticipates having a recommendation for a new award with a contract for services prior to the end of this current fiscal year.				
3.	Has your department previously requested/received an assigned tracking number for a single or sole source request for this Supplier for the goods/service requested now? (If yes, please provide the reviewed single or sole source tracking number).				
	☐ Yes SSJ# ⊠ No				
	a. What was the total annual and aggregate amount?				
4.	Identify all costs for this requested in the table below:  If review is for multiple years, all costs must be identified below:				

Description:	FY 24/25	FY	Total
One-time Costs:	\$99,229.00		
On-going Services	\$59,520.00		
Contingency:	\$23,850.00		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
Total Costs	\$182,599.00		



Note: Insert additional rows as needed

5.	Period of Performance: _July	1, 2024 – June 30, 2025			
	Ratify Start Date (if applicable	e): July 1, 2024			
	Initial Term Start Date: 7/1/20	024 End Date: 6/30/2025			
	Number of renewal options (please provide those options: (i.e., one year with an opt renew four additional one-year periods):				
	Aggregate Term/End Date: _	6/30/2025			
6.	Projected Board of Supervisor	or Date (if applicable):5/6/2025	-		
-	ning below, I certify that all lected supplier has been ful	contractual and legal requirements lly vetted and approved.	to do business with		
Vi	ncent Yzaguirre	Vincent Georgia	4-10-25		
	Print Name	Department Head Signature (Executive Level Designee)	Date		
PCS F	Reviewed:				
Mir	anda Ulm	Miranda Ulm	4/11/2025		
	Print Name	Signature	Date		
Note: Once signed by the Department Head and PCS (signature lines above), the PCS will e-mail completed SSJ form with supporting documents to <a href="mailto:psolesource@rivco.org">psolesource@rivco.org</a> , and cc: Supervising PCS. Please reach out to your assigned PCS with any questions.					
	The section below is to be completed by the Purchasing Agent or designee.				
Purch	asing Department Review a	nd Comments:			



Purchasing	g Agent Signature	Date	Tracking Number (Reference on Purchasing Documents)
Stacy	Orton g Agent Signature	4/11/2025	25-154
	Aggregate Amo	ount \$_182,599	
	Total Cost \$		
	Annual Amount	ts reflected in complete	ed chart for Question #4
	One-time \$_		
Not to exceed	d:		

# PROFESSIONAL SERVICE AGREEMENT

for

# FIRE LIFE SAFETY SERVICES

between

# **COUNTY OF RIVERSIDE**

and

# (INSERT CONTRACTOR NAME HERE) – TO BE DETERMINED



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This Agreement, by and between (INSERT CONTRACTOR NAME), (herein referred to as "CONTRACTOR"), and the COUNTY OF RIVERSIDE, a political subdivision of the State of California, (herein referred to as "COUNTY"). CONTRACTOR and COUNTY are individually referred to herein as "party" and collectively referred to herein as parties.

The parties acknowledge and agree that the CONTRACTOR began rendering services to COUNTY on July 1, 2024 and were accepted by COUNTY without a written services agreement. All actions, documentation, exhibits, and attachments taken by both the CONTRACTOR and COUNTY prior to the date hereof are hereby confirmed and ratified by way of execution of the agreement.

The parties agree as follows:

#### 1. Description of Services

- 1.1 CONTRACTOR shall provide all services as outlined and specified in Exhibit A, Scope of Services, at the prices stated in Exhibit B, Payment Provisions, and perform services at locations as stated in Exhibit C, Locations List.
- 1.2 CONTRACTOR represents that it has the skills, experience, and knowledge necessary to perform under this Agreement and the COUNTY relies upon this representation. CONTRACTOR shall perform to the satisfaction of the COUNTY and in conformance to and consistent with the highest standards of firms/professionals in the same discipline in the State of California.
- 1.3 CONTRACTOR affirms this it is fully apprised of all of the work to be performed under this Agreement; and the CONTRACTOR agrees it can properly perform this work at the prices stated in Exhibit B. CONTRACTOR is not to perform services or provide products outside of the Agreement.
- **1.4** Acceptance by the COUNTY of the CONTRACTOR's performance under this Agreement does not operate as a release of CONTRACTOR's responsibility for full compliance with the terms of this Agreement.

#### 2. Period of Performance

2.1 This Agreement shall be effective July 1, 2024 by both parties and continues in effect through June 30, 2025. CONTRACTOR shall continue to diligently and continuously perform the required services until expiration or termination of the Agreement. The Riverside County Board of Supervisors is the only authority that may obligate the County for a non-cancelable multi-year agreement.

#### 3. Compensation

3.1 The COUNTY shall pay the CONTRACTOR for services performed, products provided and expenses incurred in accordance with the terms of Exhibit B, Payment Provisions. Maximum payments by

COUNTY to CONTRACTOR shall not exceed (INSERT DOLLAR AMOUNT) annually including all expenses. The COUNTY is not responsible for any fees or costs incurred above or beyond the contracted amount and shall have no obligation to purchase any specified amount of services or products. Unless otherwise specifically stated in Exhibit B, COUNTY shall not be responsible for payment of any of CONTRACTOR's expenses related to this Agreement.

- 3.2 No price increases will be permitted during the first year of this Agreement (If applicable). All price decreases (for example, if CONTRACTOR offers lower prices to another governmental entity) will automatically be extended to the COUNTY. The COUNTY requires written proof satisfactory to COUNTY of cost increases prior to any approved price adjustment. After the first year of the award, a minimum of 30-days advance notice in writing is required to be considered and approved by COUNTY. No retroactive price adjustments will be considered. Any price increases must be stated in a written amendment to this Agreement. The net dollar amount of profit will remain firm during the period of the Agreement. Annual increases shall not exceed the Consumer Price Index- All Consumers, All Items Greater Los Angeles, Riverside and Orange County areas and be subject to satisfactory performance review by the COUNTY and approved (if needed) for budget funding by the Board of Supervisors.
- 3.3 CONTRACTOR shall be paid only in accordance with an invoice submitted to COUNTY by CONTRACTOR within fifteen (15) days from the last day of each calendar month, and COUNTY shall pay the invoice within thirty (30) working days from the date of receipt of the invoice. Payment shall be made to CONTRACTOR only after services have been rendered or delivery of materials or products, and acceptance has been made by COUNTY. Prepare invoices in duplicate. For this Agreement, send the original and duplicate copies of invoices to:

# FACILITIES MANAGEMENT: FM-Invoices@rivco.org

- a) Each invoice shall contain a minimum of the following information: invoice number and date; remittance address; bill-to and ship-to addresses of ordering department/division; Agreement number (FMARC-TBD-###-####); quantities; item descriptions, unit prices, extensions, sales/use tax if applicable, and an invoice total.
- b) Invoices shall be rendered monthly in arrears.
- 3.4 The COUNTY obligation for payment of this Agreement beyond the current fiscal year end is contingent upon and limited by the availability of COUNTY funding from which payment can be made, and invoices shall be rendered "monthly" in arrears. In the State of California, Government agencies are not allowed to pay excess interest and late charges, per Government Codes, Section 926.10. No legal liability on

the part of the COUNTY shall arise for payment beyond June 30 of each calendar year unless funds are made available for such payment. In the event that such funds are not forthcoming for any reason, COUNTY shall immediately notify CONTRACTOR in writing; and this Agreement shall be deemed terminated, have no further force, and effect.

#### 4. Alteration or Changes to the Agreement

- 4.1 The Board of Supervisors and the COUNTY Purchasing Agent and/or his designee is the only authorized COUNTY representatives who may at any time, by written order, alter this Agreement. If any such alteration causes an increase or decrease in the cost of, or the time required for the performance under this Agreement, an equitable adjustment shall be made in the Agreement price or delivery schedule, or both, and the Agreement shall be modified by written amendment accordingly.
- 4.2 Any claim by the CONTRACTOR for additional payment related to this Agreement shall be made in writing by the CONTRACTOR within 30 days of when the CONTRACTOR has or should have notice of any actual or claimed change in the work, which results in additional and unanticipated cost to the CONTRACTOR. If the COUNTY Purchasing Agent decides that the facts provide sufficient justification, he may authorize additional payment to the CONTRACTOR pursuant to the claim. Nothing in this section shall excuse the CONTRACTOR from proceeding with performance of the Agreement even if there has been a change.

# 5. <u>Termination</u>

- **5.1**. COUNTY may terminate this Agreement without cause upon 30 days written notice served upon the CONTRACTOR stating the extent and effective date of termination.
- **5.2** COUNTY may, upon five (5) days written notice terminate this Agreement for CONTRACTOR's default, if CONTRACTOR refuses or fails to comply with the terms of this Agreement or fails to make progress that may endanger performance and does not immediately cure such failure. In the event of such termination, the COUNTY may proceed with the work in any manner deemed proper by COUNTY.
  - **5.3** After receipt of the notice of termination, CONTRACTOR shall:
    - (a) Stop all work under this Agreement on the date specified in the notice of termination; and
    - (b) Transfer to COUNTY and deliver in the manner as directed by COUNTY any materials, reports or other products, which, if the Agreement had been completed or continued, would have been required to be furnished to COUNTY.

- **5.4** After termination, COUNTY shall make payment only for CONTRACTOR's performance up to the date of termination in accordance with this Agreement.
- 5.5 CONTRACTOR's rights under this Agreement shall terminate (except for fees accrued prior to the date of termination) upon dishonesty or a willful or material breach of this Agreement by CONTRACTOR; or in the event of CONTRACTOR's unwillingness or inability for any reason whatsoever to perform the terms of this Agreement. In such event, CONTRACTOR shall not be entitled to any further compensation under this Agreement.
- 5.6 If the Agreement is federally or State funded, CONTRACTOR cannot be debarred from the System for Award Management (SAM). CONTRACTOR must notify the COUNTY immediately of a debarment. Reference: System for Award Management (SAM) at https://www.sam.gov for Central Contractor Registry (CCR), Federal Agency Registration (Fedreg), Online Representations and Certifications Application, and Excluded Parties List System (EPLS)). Excluded Parties Listing System (EPLS) (http://www.epls.gov) (Executive Order 12549, 7 CFR Part 3017, 45 CFR Part 76, and 44 CFR Part 17). The System for Award Management (SAM) is the Official U.S. Government system that consolidated the capabilities of CCR/FedReg, ORCA, and EPLS.
- **5.7** The rights and remedies of COUNTY provided in this section shall not be exclusive and are in addition to any other rights and remedies provided by law or this Agreement.

# 6. Ownership/Use of Contract Materials and Products

The CONTRACTOR agrees that all materials, reports or products in any form, including electronic, created by CONTRACTOR for which CONTRACTOR has been compensated by COUNTY pursuant to this Agreement shall be the sole property of the COUNTY. The material, reports or products may be used by the COUNTY for any purpose that the COUNTY deems to be appropriate, including, but not limit to, duplication and/or distribution within the COUNTY or to third parties. CONTRACTOR agrees not to release or circulate in whole or part such materials, reports, or products without prior written authorization of the COUNTY.

#### 7. Conduct of Contractor

7.1 The CONTRACTOR covenants that it presently has no interest, including, but not limited to, other projects or contracts, and shall not acquire any such interest, direct or indirect, which would conflict in any manner or degree with CONTRACTOR's performance under this Agreement. The CONTRACTOR further covenants that no person or subcontractor having any such interest shall be employed or retained by CONTRACTOR under this Agreement. The CONTRACTOR agrees to inform the COUNTY of all the

CONTRACTOR's interests, if any, which are or may be perceived as incompatible with the COUNTY's interests.

- 7.2 The CONTRACTOR shall not, under circumstances which could be interpreted as an attempt to influence the recipient in the conduct of his/her duties, accept any gratuity or special favor from individuals or firms with whom the CONTRACTOR is doing business or proposing to do business, in accomplishing the work under this Agreement.
- **7.3** The CONTRACTOR or its employees shall not offer gifts, gratuity, favors, and entertainment directly or indirectly to COUNTY employees.

# 8. <u>Inspection of Service; Quality Control/Assurance</u>

- 8.1 All performance (which includes services, workmanship, materials, supplies and equipment furnished or utilized in the performance of this Agreement) shall be subject to inspection and test by the COUNTY or other regulatory agencies at all times. The CONTRACTOR shall provide adequate cooperation to any inspector or other COUNTY representative to permit him/her to determine the CONTRACTOR's conformity with the terms of this Agreement. If any services performed or products provided by CONTRACTOR are not in conformance with the terms of this Agreement, the COUNTY shall have the right to require the CONTRACTOR to perform the services or provide the products in conformance with the terms of the Agreement at no additional cost to the COUNTY. When the services to be performed or the products to be provided are of such nature that the difference cannot be corrected; the COUNTY shall have the right to: (1) require the CONTRACTOR immediately to take all necessary steps to ensure future performance in conformity with the terms of the Agreement; and/or (2) reduce the Agreement price to reflect the reduced value of the services performed or products provided. The COUNTY may also terminate this Agreement for default and charge to CONTRACTOR any costs incurred by the COUNTY because of the CONTRACTOR's failure to perform.
- **8.2** CONTRACTOR shall establish adequate procedures for self-monitoring and quality control and assurance to ensure proper performance under this Agreement; and shall permit a COUNTY representative or other regulatory official to monitor, assess, or evaluate CONTRACTOR's performance under this Agreement at any time, upon reasonable notice to the CONTRACTOR.

# 9. <u>Independent Contractor/Employment Eligibility</u>

**9.1** The CONTRACTOR is, for purposes relating to this Agreement, an independent contractor and shall not be deemed an employee of the COUNTY. It is expressly understood and agreed that the CONTRACTOR (including its employees, agents, and subcontractors) shall in no event be entitled to any

benefits to which COUNTY employees are entitled, including but not limited to overtime, any retirement benefits, worker's compensation benefits, and injury leave or other leave benefits. There shall be no employer-employee relationship between the parties; and CONTRACTOR shall hold COUNTY harmless from any and all claims that may be made against COUNTY based upon any contention by a third party that an employer-employee relationship exists by reason of this Agreement. It is further understood and agreed by the parties that CONTRACTOR in the performance of this Agreement is subject to the control or direction of COUNTY merely as to the results to be accomplished and not as to the means and methods for accomplishing the results.

- 9.2 CONTRACTOR warrants that it shall make its best effort to fully comply with all federal and state statutes and regulations regarding the employment of aliens and others and to ensure that employees performing work under this Agreement meet the citizenship or alien status requirement set forth in federal statutes and regulations. CONTRACTOR shall obtain, from all employees performing work hereunder, all verification and other documentation of employment eligibility status required by federal or state statutes and regulations including, but not limited to, the Immigration Reform and Control Act of 1986, 8 U.S.C. §1324 et seq., as they currently exist and as they may be hereafter amended. CONTRACTOR shall retain all such documentation for all covered employees, for the period prescribed by the law.
- 9.3 Ineligible Person shall be any individual or entity who: Is currently excluded, suspended, debarred or otherwise ineligible to participate in the federal health care programs; or has been convicted of a criminal offense related to the provision of health care items or services and has not been reinstated in the federal health care programs after a period of exclusion, suspension, debarment, or ineligibility.
- 9.4 CONTRACTOR shall screen prospective Covered Individuals prior to hire or engagement. CONTRACTOR shall not hire or engage any Ineligible Person to provide services directly relative to this Agreement. CONTRACTOR shall screen all current Covered Individuals within sixty (60) days of execution of this Agreement to ensure that they have not become Ineligible Persons unless CONTRACTOR has performed such screening on same Covered Individuals under a separate agreement with COUNTY within the past six (6) months. Covered Individuals shall be required to disclose to CONTRACTOR immediately any debarment, exclusion or other event that makes the Covered Individual an Ineligible Person. CONTRACTOR shall notify COUNTY within five (5) business days after it becomes aware if a Covered Individual providing services directly relative to this Agreement becomes debarred, excluded or otherwise becomes an Ineligible Person.
- 9.5 CONTRACTOR acknowledges that Ineligible Persons are precluded from providing federal and state funded health care services by contract with COUNTY in the event that they are

currently sanctioned or excluded by a federal or state law enforcement regulatory or licensing agency. If CONTRACTOR becomes aware that a Covered Individual has become an Ineligible Person, CONTRACTOR shall remove such individual from responsibility for, or involvement with, COUNTY business operations related to this Agreement.

9.6 CONTRACTOR shall notify COUNTY within five (5) business days if a Covered Individual or entity is currently excluded, suspended or debarred, or is identified as such after being sanction screened. Such individual or entity shall be promptly removed from participating in any activity associated with this Agreement.

#### 10. Subcontract for Work or Services

No contract shall be made by the CONTRACTOR with any other party for furnishing any of the work or services under this Agreement without the prior written approval of the COUNTY; but this provision shall not require the approval of contracts of employment between the CONTRACTOR and personnel assigned under this Agreement, or for parties named in the proposal and agreed to under this Agreement.

#### 11. Disputes

- 11.1 The parties shall attempt to resolve any disputes amicably at the working level. If that is not successful, the dispute shall be referred to the senior management of the parties. Any dispute relating to this Agreement, which is not resolved by the parties, shall be decided by the COUNTY's Purchasing Department's Compliance Contract Officer who shall furnish the decision in writing. The decision of the COUNTY's Compliance Contract Officer shall be final and conclusive unless determined by a court of competent jurisdiction to have been fraudulent, capricious, arbitrary, or so grossly erroneous to imply bad faith. The CONTRACTOR shall proceed diligently with the performance of this Agreement pending the resolution of a dispute.
- 11.2 Prior to the filing of any legal action related to this Agreement, the parties shall be obligated to attend a mediation session in Riverside County before a neutral third party mediator. A second mediation session shall be required if the first session is not successful. The parties shall share the cost of the mediations.

#### 12. <u>Licensing and Permits</u>

CONTRACTOR shall comply with all State or other licensing requirements, including but not limited to the provisions of Chapter 9 of Division 3 of the Business and Professions Code. All licensing requirements shall be met at the time proposals are submitted to the COUNTY. CONTRACTOR warrants that it has all necessary permits, approvals, certificates, waivers and exemptions necessary for performance of this Agreement as required by the laws and regulations of the United States, the State of California, the County of

Riverside and all other governmental agencies with jurisdiction, and shall maintain these throughout the term of this Agreement.

# 13. Use By Other Political Entities

The CONTRACTOR agrees to extend the same pricing, terms, and conditions as stated in this Agreement to each and every political entity, special district, and related non-profit. It is understood that other entities shall make purchases in their own name, make direct payment, and be liable directly to the CONTRACTOR; and COUNTY shall in no way be responsible to CONTRACTOR for other entities' purchases.

#### 14. Non-Discrimination

CONTRACTOR shall not be discriminate in the provision of services, allocation of benefits, accommodation in facilities, or employment of personnel on the basis of ethnic group identification, race, religious creed, color, national origin, ancestry, physical handicap, medical condition, marital status or sex in the performance of this Agreement; and, to the extent they shall be found to be applicable hereto, shall comply with the provisions of the California Fair Employment and Housing Act (Gov. Code 12900 et. seq.), the Federal Civil Rights Act of 1964 (P.L. 88-352), the Americans with Disabilities Act of 1990 (42 U.S.C. S1210 et seq.) and all other applicable laws or regulations.

### 15. Records and Documents

CONTRACTOR shall make available, upon written request by any duly authorized Federal, State, or COUNTY agency, a copy of this Agreement and such books, documents and records as are necessary to certify the nature and extent of the CONTRACTOR's costs related to this Agreement. All such books, documents and records shall be maintained by CONTRACTOR for at least five years following termination of this Agreement and be available for audit by the COUNTY. CONTRACTOR shall provide to the COUNTY reports and information related to this Agreement as requested by COUNTY.

#### 16. Confidentiality

16.1 The CONTRACTOR shall not use for personal gain or make other improper use of privileged or confidential information which is acquired in connection with this Agreement. The term "privileged or confidential information" includes but is not limited to: unpublished or sensitive technological or scientific information; medical, personnel, or security records; anticipated material requirements or pricing/purchasing actions; COUNTY information or data which is not subject to public disclosure; COUNTY operational procedures; and knowledge of selection of contractors, subcontractors or suppliers in advance of official announcement.

16.2 The CONTRACTOR shall protect from unauthorized disclosure names and other identifying information concerning persons receiving services pursuant to this Agreement, except for general statistical information not identifying any person. The CONTRACTOR shall not use such information for any purpose other than carrying out the CONTRACTOR's obligations under this Agreement. The CONTRACTOR shall promptly transmit to the COUNTY all third party requests for disclosure of such information. The CONTRACTOR shall not disclose, except as otherwise specifically permitted by this Agreement or authorized in advance in writing by the COUNTY, any such information to anyone other than the COUNTY. For purposes of this paragraph, identity shall include, but not be limited to, name, identifying number, symbol, or other identifying particulars assigned to the individual, such as finger or voice print or a photograph.

### 17. Administration/Contract Liaison

The COUNTY Purchasing Agent, or designee, shall administer this Agreement on behalf of the COUNTY. The Purchasing Department is to serve as the liaison with CONTRACTOR in connection with this Agreement.

### 18. <u>Notices</u>

All correspondence and notices required or contemplated by this Agreement shall be delivered to the respective parties at the addresses set forth below and are deemed submitted two days after their deposit in the United States mail, postage prepaid:

#### COUNTY OF RIVERSIDE

FACILITIES MANAGEMENT 3450 14<sup>th</sup> Street Suite 200 Riverside, CA 92501

#### **CONTRACTOR**

(INSERT CONTRACTOR NAME)
(INSERT ADDRESS)
(INSERT ADDRESS)

# 19. Force Majeure

If either party is unable to comply with any provision of this Agreement due to causes beyond its reasonable control, and which could not have been reasonably anticipated, such as acts of God, acts of war, civil disorders, or other similar acts, such party shall not be held liable for such failure to comply.

#### 20. EDD Reporting Requirements

In order to comply with child support enforcement requirements of the State of California, the COUNTY may be required to submit a Report of Independent Contractor(s) form **DE 542** to the Employment Development Department. The CONTRACTOR agrees to furnish the required data and certifications to the COUNTY within 10 days of notification of award of Agreement when required by the EDD. This data will be transmitted to governmental agencies charged with the establishment and enforcement of child support

orders. Failure of the CONTRACTOR to timely submit the data and/or certificates required may result in the contract being awarded to another contractor. In the event a contract has been issued, failure of the CONTRACTOR to comply with all federal and state reporting requirements for child support enforcement or to comply with all lawfully served Wage and Earnings Assignments Orders and Notices of Assignment shall constitute a material breach of Agreement. If CONTRACTOR has any questions concerning this reporting requirement, please call (916) 657-0529. CONTRACTOR should also contact its local Employment Tax Customer Service Office listed in the telephone directory in the State Government section under "Employment Development Department" or access their Internet site at www.edd.ca.gov.

## 21. <u>Hold Harmless/Indemnification</u>

- 21.1 CONTRACTOR shall indemnify and hold harmless the County of Riverside, its Agencies, Districts, Special Districts and Departments, their respective directors, officers, Board of Supervisors, elected and appointed officials, employees, agents and representatives (individually and collectively hereinafter referred to as Indemnitees) from any liability, action, claim or damage whatsoever, based or asserted upon any services of CONTRACTOR, its officers, employees, subcontractors, agents or representatives arising out of or in any way relating to this Agreement, including but not limited to property damage, bodily injury, or death or any other element of any kind or nature. CONTRACTOR shall defend the Indemnitees at its sole expense including all costs and fees (including, but not limited, to attorney fees, cost of investigation, defense and settlements or awards) in any claim or action based upon such acts, omissions or services.
- 21.2 With respect to any action or claim subject to indemnification herein by CONTRACTOR, CONTRACTOR shall, at their sole cost, have the right to use counsel of their own choice and shall have the right to adjust, settle, or compromise any such action or claim without the prior consent of COUNTY; provided, however, that any such adjustment, settlement or compromise in no manner whatsoever limits or circumscribes CONTRACTOR indemnification to Indemnitees as set forth herein.
- **21.3** CONTRACTOR'S obligation hereunder shall be satisfied when CONTRACTOR has provided to COUNTY the appropriate form of dismissal relieving COUNTY from any liability for the action or claim involved.
- 21.4 The specified insurance limits required in this Agreement shall in no way limit or circumscribe CONTRACTOR'S obligations to indemnify and hold harmless the Indemnitees herein from third party claims.

#### 22. Insurance

22.1 Without limiting or diminishing the CONTRACTOR'S obligation to indemnify or hold the COUNTY harmless, CONTRACTOR shall procure and maintain or cause to be maintained, at its sole cost and expense, the following insurance coverage's during the term of this Agreement. As respects to the insurance section only, the COUNTY herein refers to the County of Riverside, its Agencies, Districts, Special Districts, and Departments, their respective directors, officers, Board of Supervisors, employees, elected or appointed officials, agents, or representatives as Additional Insureds.

# A. Workers' Compensation:

If the CONTRACTOR has employees as defined by the State of California, the CONTRACTOR shall maintain statutory Workers' Compensation Insurance (Coverage A) as prescribed by the laws of the State of California. Policy shall include Employers' Liability (Coverage B) including Occupational Disease with limits not less than \$1,000,000 per person per accident. The policy shall be endorsed to waive subrogation in favor of The County of Riverside.

## **B.** Commercial General Liability:

Commercial General Liability insurance coverage, including but not limited to, premises liability, unmodified contractual liability, products and completed operations liability, personal and advertising injury, and cross liability coverage, covering claims which may arise from or out of CONTRACTOR'S performance of its obligations hereunder. Policy shall name the COUNTY as Additional Insured. Policy's limit of liability shall not be less than \$2,000,000 per occurrence combined single limit. If such insurance contains a general aggregate limit, it shall apply separately to this agreement or be no less than two (2) times the occurrence limit.

#### C. Vehicle Liability:

If vehicles or mobile equipment is used in the performance of the obligations under this Agreement, then CONTRACTOR shall maintain liability insurance for all owned, non-owned, or hired vehicles so used in an amount not less than \$1,000,000 per occurrence combined single limit. If such insurance contains a general aggregate limit, it shall apply separately to this agreement or be no less than two (2) times the occurrence limit. Policy shall name the COUNTY as Additional Insureds.

#### D. General Insurance Provisions - All lines:

1) Any insurance carrier providing insurance coverage hereunder shall be admitted to the State of California and have an A M BEST rating of not less than A: VIII (A:8) unless such requirements are waived, in writing, by the County Risk Manager. If the County's Risk Manager waives a requirement for a particular insurer such waiver is only valid for that specific insurer and only for one policy term.

- 2) The CONTRACTOR must declare its insurance self-insured retention for each coverage required herein. If any such self-insured retention exceeds \$500,000 per occurrence each such retention shall have the prior written consent of the County Risk Manager before the commencement of operations under this Agreement. Upon notification of self-insured retention unacceptable to the COUNTY, and at the election of the County's Risk Manager, CONTRACTOR'S carriers shall either; 1) reduce or eliminate such self-insured retention as respects this Agreement with the COUNTY, or 2) procure a bond which guarantees payment of losses and related investigations, claims administration, and defense costs and expenses.
- 3) CONTRACTOR shall cause CONTRACTOR'S insurance carrier(s) to furnish the County of Riverside with either 1) a properly executed original Certificate(s) of Insurance and certified original copies of Endorsements effecting coverage as required herein, and 2) if requested to do so orally or in writing by the County Risk Manager, provide original Certified copies of policies including all Endorsements and all attachments thereto, showing such insurance is in full force and effect. Further, said Certificate(s) and policies of insurance shall contain the covenant of the insurance carrier(s) that thirty (30) days written notice shall be given to the County of Riverside prior to any material modification, cancellation, expiration or reduction in coverage of such insurance. In the event of a material modification, cancellation, expiration, or reduction in coverage, this Agreement shall terminate forthwith, unless the County of Riverside receives, prior to such effective date, another properly executed original Certificate of Insurance and original copies of endorsements or certified original policies, including all endorsements and attachments thereto evidencing coverage's set forth herein and the insurance required herein is in full force and effect. CONTRACTOR shall not commence operations until the COUNTY has been furnished original Certificate (s) of Insurance and certified original copies of endorsements and if requested, certified original policies of insurance including all endorsements and any and all other attachments as required in this Section. An individual authorized by the insurance carrier shall sign the original endorsements for each policy and the Certificate of Insurance.
- 4) It is understood and agreed to by the parties hereto that the CONTRACTOR'S insurance shall be construed as primary insurance, and the COUNTY'S insurance and/or deductibles and/or self-insured retention's or self-insured programs shall not be construed as contributory.
- 5) If, during the term of this Agreement or any extension thereof, there is a material change in the scope of services; or, there is a material change in the equipment to be used in the performance of the scope of work; or, the term of this Agreement, including any extensions thereof, exceeds five (5) years; the COUNTY reserves the right to adjust the types of insurance and the monetary limits of liability required under

this Agreement, if in the County Risk Manager's reasonable judgment, the amount or type of insurance carried by the CONTRACTOR has become inadequate.

- 6) CONTRACTOR shall pass down the insurance obligations contained herein to all tiers of subcontractors working under this Agreement.
- 7) The insurance requirements contained in this Agreement may be met with a program(s) of self-insurance acceptable to the COUNTY.
- 8) CONTRACTOR agrees to notify COUNTY of any claim by a third party or any incident or event that may give rise to a claim arising from the performance of this Agreement.

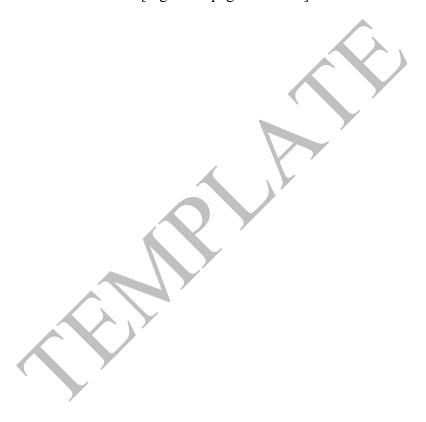
## 23. General

- 23.1 CONTRACTOR shall not delegate or assign any interest in this Agreement, whether by operation of law or otherwise, without the prior written consent of COUNTY. Any attempt to delegate or assign any interest herein shall be deemed void and of no force or effect.
- 23.2 Any waiver by COUNTY of any breach of any one or more of the terms of this Agreement shall not be construed to be a waiver of any subsequent or other breach of the same or of any other term of this Agreement. Failure on the part of COUNTY to require exact, full, and complete compliance with any terms of this Agreement shall not be construed as in any manner changing the terms or preventing COUNTY from enforcement of the terms of this Agreement.
- 23.3 In the event the CONTRACTOR receives payment under this Agreement, which is later disallowed by COUNTY for nonconformance with the terms of the Agreement, the CONTRACTOR shall promptly refund the disallowed amount to the COUNTY on request; or at its option the COUNTY may offset the amount disallowed from any payment due to the CONTRACTOR.
- **23.4** CONTRACTOR shall not provide partial delivery or shipment of services or products unless specifically stated in the Agreement.
- 23.5 CONTRACTOR shall not provide any services or products subject to any chattel mortgage or under a conditional sales contract or other agreement by which an interest is retained by a third party. The CONTRACTOR warrants that it has good title to all materials or products used by CONTRACTOR or provided to COUNTY pursuant to this Agreement, free from all liens, claims, or encumbrances.
- 23.6 Nothing in this Agreement shall prohibit the COUNTY from acquiring the same type or equivalent equipment, products, materials or services from other sources, when deemed by the COUNTY to be in its best interest. The COUNTY reserves the right to purchase more or less than the quantities specified in this Agreement.

- 23.7 The COUNTY agrees to cooperate with the CONTRACTOR in the CONTRACTOR's performance under this Agreement, including, if stated in the Agreement, providing the CONTRACTOR with reasonable facilities and timely access to COUNTY data, information, and personnel.
- 23.8 CONTRACTOR shall comply with all applicable Federal, State and local laws and regulations. CONTRACTOR will comply with all applicable COUNTY policies and procedures. In the event that there is a conflict between the various laws or regulations that may apply, the CONTRACTOR shall comply with the more restrictive law or regulation.
- 23.9 CONTRACTOR shall comply with all air pollution control, water pollution, safety and health ordinances, statutes, or regulations, which apply to performance under this Agreement.
- **23.10** CONTRACTOR shall comply with all requirements of the Occupational Safety and Health Administration (OSHA) standards and codes as set forth by the U.S. Department of Labor and the State of California (Cal/OSHA).
- 23.11 This Agreement shall be governed by the laws of the State of California. Any legal action related to the performance or interpretation of this Agreement shall be filed only in the Superior Court of the State of California located in Riverside, California, and the parties waive any provision of law providing for a change of venue to another location. In the event any provision in this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remaining provisions will nevertheless continue in full force without being impaired or invalidated in any way.
- 23.12 This Agreement, including any attachments or exhibits, constitutes the entire Agreement of the parties with respect to its subject matter and supersedes all prior and contemporaneous representations, proposals, discussions and communications, whether oral or in writing. This Agreement may be changed or modified only by a written amendment signed by authorized representatives of both parties.
- 23.13 This Agreement, and/or any subsequent amendment(s), may be executed in any number of counterparts, each of which will be an original, but all of which together will constitute one instrument. Each party of this Agreement agrees to the use of electronic signatures, such as digital signatures that meet the requirements of the California Uniform Electronic Transactions Act (("CUETA") Cal. Civ. Code §§ 1633.1 to 1633.17), for executing this Agreement. The parties further agree that the electronic signatures of the parties included in this Agreement are intended to authenticate this writing and to have the same force and effect as manual signatures. Electronic signature means an electronic sound, symbol, or process attached to or logically associated with an electronic record and executed or adopted by a person with the intent to sign the electronic record pursuant to the CUETA as amended from time to time. The CUETA authorizes use of

an electronic signature for transactions and contracts among parties in California, including a government agency. Digital signature means an electronic identifier, created by computer, intended by the party using it to have the same force and effect as the use of a manual signature, and shall be reasonably relied upon by the parties. For purposes of this section, a digital signature is a type of "electronic signature" as defined in subdivision (i) of Section 1633.2 of the Civil Code.

[Signature page to follow]



IN WITNESS WHEREOF, the Parties hereto have caused their duly authorized representatives to execute this Agreement.

COUNTY OF RIVERSIDE, a political subdivision of the State of California	CONTRACTOR NAME HERE, [State of Incorporation/Entity Type]
By: Purchasing Agent or Designee	Ву:
Purchasing Agent or Designee	Name:
Title:	Title:
Dated:	Dated:
APPROVED AS TO FORM: Minh C. Tran County Counsel	By:Name:Title:
By:	
Name:	Dated:
Deputy County Counsel	
Dated:	

#### **EXHIBIT "A"**

#### SCOPE OF SERVICES

The COUNTY is committed to the safety and well-being of our employees, visitors, and assets. By continuing to conduct fire life safety services, the COUNTY can ensure the functionality and effectiveness of our facilities fire life safety systems aligning with California Code of Regulations (CCR), Title 19, Chapter 5, associated National Fire Protection Association (NFPA) standards (including 12A, 13, 14, 20, 25, 72, 96, and 291), appropriate manufacturer specifications, all applicable technical bulletins, trade, federal, state and local laws, ordinances, rules and regulations, including but not limited to laws applicable to the services at the time services are provided to and accepted by the COUNTY.

# 1.0 SITE ENTRY ALL LOCATIONS

- a. Before entering and on departure of a site, CONTRACTOR personnel are to report in by calling during regular business hours. Regular business hours are Monday through Friday, 7:00 AM to 4:30PM. The number to call will be disclosed after award of contract.
- b. Due to security requirements of specific locations within Exhibit C locations list, the awarded CONTRACTOR will be given additional entry procedures from COUNTY personnel.
- c. CONTRACTOR will provide the COUNTY personnel that answer the call with the following information: CONTRACTOR name, technician's name, telephone numbers where both the technician and company may be reached, and the site at which they are currently located to perform service, and the service they are performing. COUNTY Building Engineer/Site Supervisors may have additional requirements to the information above and that will be provided to the CONTRACTOR(s) prior to start of service.

### 2.0 INSPECTION SERVICES

- a. CONTRACTOR shall obtain COUNTY approval and work closely with the specified COUNTY building Engineer prior to commencing any inspections. CONTRACTOR shall provide all documentation to specified COUNTY building engineer.
- b. CONTRACTOR shall conduct inspection and/or test the systems to assure that the system is fully operational and/or identify any deficiencies that require correction.
- c. Inspections and tests shall be scheduled in accordance with COUNTY and manufacturer's recommended service intervals.
- d. All services shall be subject to inspection and approval of COUNTY either by the Building Engineer or designee prior to acceptance and approval for payment.
- e. CONTRACTOR shall warranty all work under this Contract for a period of one (1) year (365 days) for parts and 90 days for labor from the date of acceptance.
- f. Inspections may require additional equipment to properly lift to complete services. CONTRACTOR shall provide a % markup within Exhibit B of all rental equipment used for inspection services.

## 3.0 <u>CERTIFICIATION SERVICES</u>

- a. All certifications shall be filed with the Authority Having Jurisdiction and a copy shall be made available to the COUNTY. Upon request the CONTRACTOR shall provide all certifications during the duration of the contract.
- b. If certifications fail, CONTRACTOR shall notify COUNTY of why and provide all documentation to rectify the failure.
- c. COUNTY must notify CONTRACTOR when system is ready to re-test.

#### 4.0 SCHEDULING

a. The COUNTY shall notify CONTRACTOR (14) business days in advance to schedule services. CONTRACTOR shall respond within 24 hours of receiving this request.

## 5.0 INVOICE

- a. Awarded CONTRACTOR shall submit invoices that contain the following information
  - i. Date of Service
  - ii. COUNTY of Riverside Building Number/address/Purchase order number/ Contract ID
  - iii. Services that were rendered
  - iv. Detailed work report of what the equipment inspected/certified
  - v. Markup of any rental equipment listed

## 6.0 WORKMANSHIP AND QUALITY

- a. CONTRACTOR shall accomplish all scheduled inspections or certifications during the regular business hours of Monday through Friday, between the hours of 7:30 AM and 4:30PM.
- b. Completely fill out the site inspection list provided by the COUNTY to CONTRACTOR. The list will be located on site and once filled out, will be left in the designated folder at the site of inspection. The CONTRACTOR will provide a soft copy, via email, to the COUNTY as requested and predetermined to start of service. (This may not apply to all locations/departments.)
- c. CONTRACTOR shall maintain current, valid State of California CONTRACTOR's license, Classification C-16 Fire Protection CONTRACTOR and Department of Industrial Relations (DIR) Registration. CONTRACTOR shall pay their employees the general prevailing rate of pay for each craft or type of workman or mechanic needed to execute the contract
- d. The CONTRACTOR shall be advised when work may take place in a secure environment where background checks may be required of all workers. CONTRACTOR must be able to supply personnel that have not been convicted of a felony or first-degree misdemeanor and pass a background check equivalent to a Department of Justice (DOJ) screening for convictions within the last seven years when working in these designated areas. CONTRACTOR personnel shall be escorted in secure environments to the work area. This information will be provided at the time of award for the specific sites it pertains to.
- e. Work area must be cleaned and must be put back together upon competition of the inspection or certification

- f. CONTRACTOR shall take all reasonable precautions, as directed by the COUNTY, or in the absence of such direction, in accordance with sound industrial practices, to safeguard and protect COUNTY property and adjacent property. Damages caused by CONTRACTOR negligence shall be repaired at CONTRACTOR cost.
- g. CONTRACTOR staff utilizing COUNTY facilities shall be courteous to the public and COUNTY staff. CONTRACTOR staff shall direct all communication and inquiries to COUNTY Building Engineer or designee
- h. CONTRACTOR shall provide all labor, material, travel, testing equipment, and supervision necessary to test and certify the fire life safety system and all related components in compliance with state regulatory standards.
- i. Deficiencies identified shall be promptly communicated to the specified COUNTY building engineer through written work order.

#### 7.0 COUNTY RESPONSIBILITIES

- a. COUNTY shall communicate and coordinate necessary services with CONTRACTOR. COUNTY shall provide COUNTY's contact person/designee's to CONTRACTOR.
- b. COUNTY shall be responsible for the procurement of the goods and services for the replacement, repairs, or maintenance of the equipment in question. The COUNTY reserves the right to contact qualified CONTRACTORs to conduct replacement, repairs, or maintenance services as needed.
- c. COUNTY shall share the inspection scheduled with CONTRACTOR
- d. COUNTY reserves the right to utilize any contract to provide inspections with no obligation to purchase any specified amount of goods or services.
- e. COUNTY and CONTRACTOR will schedule periodic and/or as needed meetings to determine how the services are progressing, discuss any issues or concerns, identify and/or respond to areas needing improvement or changes and work cooperatively to resolve all identified matters.

### 8.0 LOCATIONS

- a. Fire Life Safety Services shall be performed at the following sites listed in Exhibit C.
- b. COUNTY retains the right to add and/or delete sites and/or change the services schedule(s) of sites as it meets the operational requirements of the department. CONTRACTOR will be notified of any add/deletions/changes and updated pricing for added/changed sites will be requested at the time of notification.

### 9.0 AGREEMENT EXCLUSIVITY:

a. The COUNTY reserves the right to enter into an Agreement with other CONTRACTOR for the same or similar services. The COUNTY does not guarantee or represent that any CONTRACTOR will be permitted to perform any minimum amount of work or receive compensation other than on a per order basis

# 10.0COUNTY OBSERVED HOLIDAYS:

HOLIDAY	DAY OBSERVED
* New Year's Day	January 1
Martin Luther King Jr's Birthday	Third Monday in January
Lincoln's Birthday	Second Tuesday in February
Washington's Birthday	Third Monday in February
Memorial Day	Last Monday in May
Juneteenth	June 19
Independence Day	July 4
Labor Day	First Monday in September
Columbus Day	Second Monday in October
Veterans' Day	November 11
*Thanksgiving Day	Fourth Thursday in November
* Following Thanksgiving	Friday following the fourth Thursday in
	November
*Christmas Day	December 25

#### Note:

- Thanksgiving Day, which shall be the fourth Thursday in November unless otherwise appointed.
- Friday following Thanksgiving Day.
- December 24 and 31 when they fall on Monday.
- December 26 and January 2, when they fall on Friday.
- Friday proceeding January 1, February 12, July 4, November 11 or December 25, when such date falls
- on Saturday, the Monday following such date when such date falls on a Sunday.

### **EXHIBIT "B"**

#### **PAYMENT PROVISIONS**

CONTRACTOR shall receive payment by the COUNTY for the following services provided as specified in Exhibit A, Scope of Services.

## 1. MAXIMUM AMOUNTS

The maximum annual amount paid to CONTRACTOR for Fire Life Safety Services shall not exceed the following amounts listed herein:

DESCRIPTION	AMOUNT
[CONTRACT TO INPUT SERVICE	[CONTRACTOR TO INPUT SERVICE
DESCRIPTION]	RATE]

## **EXHIBIT C**

# LOCATION LIST

Region	Building #	Building Name	Address	SQ FT
Central	MV1204	Sheriff - Administration	16791 Davis Ave	66,899
Central	MV1206	Sheriff - Dormitory	16958 Bundy Ave	25,918
Central	MV1207	Fire Department Cafeteria/Auditorium	16930 Bundy Ave	14,716
Central	MV1208	Fire Department - Dormitory	16888 Bundy Ave	25,220

Region	Building #	Building Name	Address	SQ FT
Central	MV1209	Fire Department - Administration	16902 Bundy Ave	25,220
Central	MV1210	Central Plant	16763 Davis Ave	2,613
Central	MV1211	Sheriff Armory	20630 11th St	8,192
Central	MV1214	Fire Department Cal-Fire	16986 Bundy Ave	2,400

Region	Building #	Building Name	Address	SQ FT
Central	MV1215	Sheriff Carpenter's Shop	16777 Davis Avenue	1,408
Central	MV1225	Sheriff Classroom	17425 Ferguson Ave	1,944
Central	MV1226	Sheriff Mechanical Shed	17425 Ferguson Ave	114
Central	MV1227	Sheriff Shooting Range	17425 Ferguson Ave	0

Region	Building #	Building Name	Address	SQ FT
Central	MV1232	Sheriff Module B	20694 11th Street	3,480
Central	MV1233	Sheriff Module A	20694 11th Street	3,480
Central	MV1234	Sheriff Module D	20694 11th Street	3,480
Central	MV1235	Sheriff Module C	20694 11th Street	3,480

Region	Building #	Building Name	Address	SQ FT
Central	MV1246	Modular-Academy Classroom Bldg. B Site 7	20732 11th Street	2,160
Central	MV1247	Modular-Academy Classroom Bldg. A Site 8	20732 11th Street	2,160
Central	MV1248	Modular-Academy Classroom Bldg. D Site 9	20732 11th Street	2,160
Central	MV1249	Modular-Academy Classroom Bldg. C Site 10	20732 11th Street	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1250	Modular-Academy Classroom Bldg. F Site 11	20732 11th Street	1,440
Central	MV1251	Modular-Academy Classroom Bldg. E Site 12	20732 11th Street	1,440
Central	MV1252	Modular-Academy Classroom Bldg. H Site 13	20732 11th Street	2,880
Central	MV1253	Modular-Academy Classroom Bldg. G Site 14	20732 11th Street	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1254	Modular-Academy Classroom Bldg. I Site 15	20732 11th Street	720
Central	MV1255	Modular-Academy Classroom Bldg. J Site 16	20732 11th Street	720
Central	MV1256	Modular-Academy Showers Bldg. A Site 17	20786 11TH Street	720
Central	MV1257	Modular-Academy Showers Bldg. B Site 18	20786 11TH Street	720

Region	Building #	Building Name	Address	SQ FT
Central	MV1258	Modular-Academy Showers Bldg. C Site 19a	20786 11TH Street	720
Central	MV1259	Modular-Academy Showers Bldg. C Site 19b	20786 11TH Street	720
Central	MV1260	Modular-Academy Showers Bldg. D Site 20a	20786 11TH Street	720
Central	MV1261	Modular-Academy Showers Bldg. D Site 20b	20786 11TH Street	720
Central	MV1262	Modular-Academy Showers Bldg. E Site 21a	20786 11TH Street	408

Region	Building #	Building Name	Address	SQ FT
Central	MV1263	Modular-Academy Showers Bldg. E Site 21b	20786 11TH Street	408
Central	MV1264	Modular-Academy Restrooms Bldg. F Site 22a	20786 11TH Street	408
Central	MV1265	Modular-Academy Restrooms Bldg. F Site 22b	20786 11TH Street	408
Central	MV1266	Modular-Academy Office Bldg. G Site 23	20786 11TH Street	2,880

Region	Building #	Building Name	Address	SQ FT
Central	MV1267	Modular-Academy Office Bldg. H Site 24	20786 11TH Street	2,880
Central	MV1268	Modular-Classroom Bldg. I Site 25	20786 11TH Street	1,440
Central	MV1269	Modular-Classroom Bldg. J Site 26	20786 11TH Street	1,440
Central	MV1270	Modular-Classroom Bldg. K Site 27	20786 11TH Street	1,440

Region	Building #	Building Name	Address	SQ FT
Central	MV1271	Modular-Classroom Bldg. L Site 28	20786 11TH Street	1,440
Central	MV1272	Modular-Classroom Bldg. A Site 29	20848 11th Street	1,440
Central	MV1273	Modular-Classroom Bldg. B Site 30	20848 11th Street	1,440
Central	MV1274	Modular-Classroom Bldg. C Site 31	20848 11th Street	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1275	Modular-Classroom Bldg. D Site 32	20848 11th Street	2,160
Central	MV1276	Modular-Classroom Bldg, E Site 33	20848 11th Street	2,160
Central	MV1277	Modular-Classroom Bldg. F Site 34	20848 11th Street	2,160
Central	MV1278	Modular-Classroom Bldg. G Site 35	20848 11th Street	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1279	Modular-Restrooms Bldg. H Site 36a	20848 11th Street	480
Central	MV1280	Modular-Restrooms Bldg. H Site 36b	20848 11th Street	480
Central	MV1281	Modular-CHP Classroom Bldg. I - Site Bldg. 37	20848 11th Street	2,160
Central	MV1282	Modular-CHP Classroom Bldg. J- Site Bldg. 38	20848 11th Street	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1283	Classroom Building 10	16775 Bundy Ave	2,160
Central	MV1284	Classroom Building 12	16775 Bundy Ave	2,160
Central	MV1285	Classroom Building 9	16775 Bundy Ave	2,160
Central	MV1286	Classroom Building 13	16775 Bundy Ave	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1287	Classroom Building 8	16775 Bundy Ave	2,160
Central	MV1288	Restroom Building 11d	16775 Bundy Ave	480
Central	MV1289	Restroom Building 11c	16775 Bundy Ave	480
Central	MV1290	Classroom Building 7	16775 Bundy Ave	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1291	Classroom Building 6	16775 Bundy Ave	2,160
Central	MV1292	Classroom Building 5	16775 Bundy Ave	2,160
Central	MV1293	Restroom Building 11b	16775 Bundy Ave	480
Central	MV1294	Restroom Building 11a	16775 Bundy Ave	480
Central	MV1295	Classroom Building 4	16775 Bundy Ave	2,160

Region	Building #	Building Name	Address	SQ FT
Central	MV1296	Classroom Building 1	16775 Bundy Ave	2,160
Central	MV1297	Classroom Building 3	16775 Bundy Ave	2,160
Central	MV1298	Classroom Building 2	16775 Bundy Ave	2,160
Central	PR0813	Code Enforcement	17650 Cajalco Rd	3,154

Region	Building #	Building Name	Address	SQ FT
Central	PR0814	Good Hope Comm Center	21565 Steele Peak Rd	6,916
Central	PR0829	Mead Valley Library	21580 Oakwood St	22,827
Central	PR0831	Charles G. Meigs, Sr. Community Center	21091 Ryder St	44,066
Central	RV1016	Assessor Clerk Recorder	6221 Box Springs Blvd	30,602

Region	Building #	Building Name	Address	SQ FT
Central	RV1042	Woodcrest Library	16625 Krameria St	12,350
Central	BA0101	Banning CAC / District Attorney/ Probation	135 Alessandro Rd	20,522
Central	BA0103	Smith Correctional Facility - West Tower	1627 S Hargrave St	200
Central	BA0104	Sheriff Support Services	1627 S Hargrave St	4,655

Region	Building #	Building Name	Address	SQ FT
Central	BA0108	Smith Correctional Facility Administration	1627 S Hargrave St	5,055
Central	BA0111	Smith Correctional Facility Quonset Hut	1627 S Hargrave St	1,562
Central	BA0112	Smith Correctional Facility Quonset Hut	1627 S Hargrave St	1,000
Central	BA0113	Smith Correctional Facility Quonset Hut	1627 S Hargrave St	1,000

Region	Building #	Building Name	Address	SQ FT
Central	BA0114	Smith Correctional Facility Quonset Hut	1627 S Hargrave St	1,000
Central	BA0115	Smith Correctional Facility Quonset Hut	1627 S Hargrave St	1,000
Central	BA0119	Communication Cntr-Supply Storage	1627 S Hargrave St	483
Central	BA0120	Smith Correctional Facility Housing Unit 1 & 2	1627 S Hargrave St	8,753

Region	Building #	Building Name	Address	SQ FT
Central	BA0121	Smith Correctional Facility Housing Unit 3 & 4	1627 S Hargrave St	8,753
Central	BA0122	Smith Correctional Facility Housing Unit 5, 6 & 7	1627 S Hargrave St	8,753
Central	BA0123	Smith Correctional Facility Warehouse / Laundry	1627 S Hargrave St	10,567
Central	BA0124	Smith Correctional Facility East Tower (Central Control)	1627 S Hargrave St	280

Region	Building #	Building Name	Address	SQ FT
Central	BA0125	Smith Correctional Facility Housing Unit 19	1627 S Hargrave St	3,068
Central	BA0126	Smith Correctional Facility Housing Unit 18	1627 S Hargrave St	3,068
Central	BA0127	Smith Correctional Facility Kitchen	1627 S Hargrave St	8,932
Central	BA0128	Smith Correctional Facility Visiting	1627 S Hargrave St	3,017

Region	Building #	Building Name	Address	SQ FT
Central	BA0129	Smith Correctional Facility Housing Unit 8 & 9	1627 S Hargrave St	6,645
Central	BA0130	Smith Correctional Facility Parameter 1	1627 S Hargrave St	48
Central	BA0131	Smith Correctional Facility Housing Unit 10 & 11	1627 S Hargrave St	5,632
Central	BA0153	Smith Correctional Facility GAS Station & Car Wash	1627 S Hargrave St	2,538

Region	Building #	Building Name	Address	SQ FT
Central	BA0154	Smith Correctional Facility Vehicle Maintenance	1627 S Hargrave St	3,800
Central	BA0159	Smith Correctional Facility Academic Training	1627 S Hargrave St	7,279
Central	BA0160	Smith Correctional Facility Program Administration	1627 S Hargrave St	4,940
Central	BA0161	Smith Correctional Facility Construction Technology	1627 S Hargrave St	10,200

Region	Building #	Building Name	Address	SQ FT
Central	BA0162	Smith Correctional Facility Sheriffs Bldg. D	1627 S Hargrave St	9,307
Central	BA0163	Smith Correctional Facility Sheriff Landscape Bldg. E	1627 S Hargrave St	5,525
Central	BA0164	Smith Correctional Facility Print Shop Bldg. F	1627 S Hargrave St	4,940
Central	BA0165	Smith Correctional Facility Locker Room	1627 S Hargrave St	5,525

Region	Building #	Building Name	Address	SQ FT
Central	BA0166	Smith Correctional Facility Housing Unit 12	1627 S Hargrave St	14,885
Central	BA0167	Smith Correctional Facility Housing Unit 14	1627 S Hargrave St	14,166
Central	BA0168	Smith Correctional Facility Intake	1627 S Hargrave St	7,031
Central	BA0169	Smith Correctional Facility Kitchen Storage	1627 S Hargrave St	1,500

Region	Building #	Building Name	Address	SQ FT
Central	BA0170	District Attorney	155 E Hays St	13,045
Central	BA0173	Smith Correctional Facility Housing Unit 15	1627 S Hargrave St	47,841
Central	BA0174	Smith Correctional Facility Housing Unit 16	1627 S Hargrave St	47,841
Central	BA0175	Smith Correctional Facility - Housing Unit 17	1627 S Hargrave St	47,841

Region	Building #	Building Name	Address	SQ FT
Central	BA0176	Smith Correctional Facility Central Plant	1627 S Hargrave St	3,844
Central	BA0178	Smith Correctional Facility Video Visiting	1627 S Hargrave St	3,900
Central	BA0187	Smith Correctional Facility Transportation	1627 S Hargrave St	28,742
Central	BA0195	Larry D. Smith Support Warehouse	1627 S Hargrave St	10,000

Region	Building #	Building Name	Address	SQ FT
Central	BA0196	Smith Correctional Medical and Behavioral Health Clinic	1627 S Hargrave St	7,300
Central	BE1610	Harmony Haven Children & Youth Center Administration	14700 Manzanita Park Rd.	17,900
Central	BE1611	Harmony Haven Children & Youth Center Barn	14701 Manzanita Park Rd.	6,316
Central	BE1612	Harmony Haven Children & Youth Center Covered Area	14702 Manzanita Park Rd.	7,162

Region	Building #	Building Name	Address	SQ FT
Central	BE1613	Harmony Haven Children & Youth Center Chapel	14703 Manzanita Park Rd.	731
Central	BE1614	Harmony Haven Children & Youth Center Classroom #1	14704 Manzanita Park Rd.	4,081
Central	BE1615	Harmony Haven Children & Youth Center Classroom #2	14705 Manzanita Park Rd.	4,087
Central	BE1616	Harmony Haven Children & Youth Center Cottage #1	14706 Manzanita Park Rd.	5,914

Region	Building #	Building Name	Address	SQ FT
Central	BE1617	Harmony Haven Children & Youth Center Cottage #2	14707 Manzanita Park Rd.	5,914
Central	BE1618	Harmony Haven Children & Youth Center Cottage #3	14708 Manzanita Park Rd.	5,914
Central	BE1619	Harmony Haven Children & Youth Center Cottage #4	14709 Manzanita Park Rd.	5,914
Central	BE1620	Harmony Haven Children & Youth Center Electrical Switchgear Room	14710 Manzanita Park Rd.	287

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Region	Building #	Building Name	Address	SQ FT
Central	BE1621	Harmony Haven Children & Youth Center Gymnasium	14711 Manzanita Park Rd.	12,039
Central	BE1622	Harmony Haven Children & Youth Center Library/Cafeteria/Lounge	14712 Manzanita Park Rd.	13,457
Central	BE1623	Harmony Haven Children & Youth Center Maintenance Storage	14713 Manzanita Park Rd.	2,190
Central	BE1624	Harmony Haven Children & Youth Center Maintenance Modular	14714 Manzanita Park Rd.	505

Region	Building #	Building Name	Address	SQ FT
Central	BE1625	Harmony Haven Children & Youth Center Pool	14715 Manzanita Park Rd.	6,629
Central	CB3101	Cabazon Sheriff Station	50290 Main St	16,235
Central	CB3105	Cabazon Fleet Services	50208 Main St	6,223
Central	CB3108	Cabazon Warehouse	50130 Main St	49,918

Region	Building #	Building Name	Address	SQ FT
Central	CB3109	Cabazon Community Center	50390 Carmen St	11,600
Central	CB3110	Cabazon Vending Building	50208 Main St	4,532
Central	CB3112	Cabazon Library	50425 Carmen Avenue	6,490
Central	CB3111	Cabazon Child Development Center	50391 Carmen Avenue	13,035

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV0905	CAC Tower	4080 Lemon St	274,295
Northwestern	RV0906	Transportation Land Mgnt. Annex	3525 14th St	33,387
Northwestern	RV0932	Fleet Services	4293 Orange St	155,898
Northwestern	RV0944	Law Library	3535 10th St	34,218

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1001	Bankruptcy Court	3420 12th St	84,746
Northwestern	RV1003	District Court	3470 12th St	73,719
Northwestern	RV1005	CAC Annex BOS/EO	4080 Lemon St	96,526
Northwestern	RV1007	CAC Parking Garage	4090 Lemon St	223,770

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1044	Riverside Centre	3403 Tenth St	142,082
Northwestern	RV1047	Riverside Centre - Parking Structure	3403 10th St	146,468
Northwestern	RV1057	Veterans Administration	4342 Orange St	4,534
Northwestern	RV1078	Riverside County Innovation Center	3450 14th St	143,676

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1079	Chapel	3572 14th St	7,839
Northwestern	RV0904	Sheriff Administration	4095 Lemon St	71,005
Northwestern	RV0914	Robert Presley Detention Center	4000 Orange St	261,814
Northwestern	RV0993	12 St Parking Structure	3535 12th St	336,174

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1017	RUHS Mental Health	4200 Orange St	35,499
Northwestern	RV1056	Public Guardian Mental Health Bldg.	3625 14th St	22,512
Northwestern	RV0901	Historic Court House	4050 Main St	137,341
Northwestern	RV0996	Law Office of Public Defender	4075 Main St	74,552

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1021	Public Defender Parking	4075 Main St	45,000
Northwestern	RV1058	Downtown Law Building	3960 Orange St	249,682
Northwestern	RV1059	Family Justice Center	3900 Orange St	6,034
Northwestern	RV1065	Law Building Parking Structure	3960 Orange St	121,091

Region	Building #	Building Name	Address	SQ FT
Northwestern	HI2604	Highgrove Library	530 Center St	7,871
Northwestern	JV5904	Jurupa Valley Health Clinic	5256 Mission Blvd	26,253
Northwestern	JV5908	Sheriff - Special Investigation Bureau	1500 Castellano Rd	51,321
Northwestern	JV5909	Jurupa Valley Sheriff Station	7477 Mission Blvd	36,287

Region	Building #	Building Name	Address	SQ FT
Northwestern	JV5913	Jurupa Library	5840 Mission Blvd	39,133
Northwestern	JV5931	Glen Avon Library	9244 Galena St	19,996
Northwestern	JV5949	Jurupa Child Development Center	3865 Riverview Dr	14,336
Northwestern	JV5950	Jurupa Valley Sheriff Warehouse	7477 Mission Blvd	10,000

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV0558	RC-3 Data Center	1060 Chicago Ave Bldg. F	23,477
Northwestern	RV0908	911 Communication / RCIT	7195 Alessandro Blvd	33,294
Northwestern	RV0915	Mental Health	3525 Presley St	6,800
Northwestern	RV0958	Purchasing & Fleet - Administration	2980 Washington St	49,152

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV0990	Unoccupied	3021 Franklin Ave	40,850
Northwestern	RV1009	Family Shelter	2530 3rd St	4,518
Northwestern	RV1012	FM Custodial Office	3315 Park Ave	5,239
Northwestern	RV1019	FM Manit/Administration	2486 3rd St	17,520

Region	Building #	Building Name	Address	SQ FT
Northwestern	RV1066	Assessors' Clerk Recorder	2724 Gateway Dr.	103,000
Northwestern	RV1081	First 5	585 Technology Ct.	13,500
Northwestern	RV1082	RUHS-Behavioral Health	2085 Rustin Ave	164,048
Northwestern	RV1088	Emergency Management Department (EMD)	450 E. Alessandro Blvd.	23,510

Region	Building #	Building Name	Address	SQ FT
Western	CR0403	Corona CAC	505 S Buena Vista Ave	47,069
Western	CR0405	Home gardens Library	3785 Neece St	14,575
Western	JV5916	Animal Shelter Main Bldg.	6851 Van Buren Blvd	33,858
Western	JV5917	Animal Shelter Available Cats Bldg. C	6851 Van Buren Blvd	2,765

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Region	Building #	Building Name	Address	SQ FT
Western	JV5918	Animal Shelter Available Dogs. Bldg. D	6851 Van Buren Blvd	3,199
Western	JV5919	Animal Shelter Wagging Dogs Bldg. E	6851 Van Buren Blvd	2,851
Western	JV5920	Animal Shelter Barn	6851 Van Buren Blvd	1,290
Western	JV5921	Animal Shelter Feed Storage Bldg. K	6851 Van Buren Blvd	384

Region	Building #	Building Name	Address	SQ FT
Western	JV5922	Animal Shelter Corral Bldg. J	6851 Van Buren Blvd	3,240
Western	JV5923	Animal Shelter Protective Custody Bldg. I	6851 Van Buren Blvd	1,560
Western	JV5924	Animal Shelter Stray Dog Bldg. F	6851 Van Buren Blvd	2,535
Western	JV5925	Animal Shelter Stray Dog Bldg. G	6851 Van Buren Blvd	2,535

Region	Building #	Building Name	Address	SQ FT
Western	JV5926	Animal Shelter Stray Dog Shelter Bldg. H	6851 Van Buren Blvd	2,535
Western	JV5928	Animal Shelter Central Plant	6851 Van Buren Blvd	3,622
Western	JV5951	Western Animal Shelter	6851 Van Buren Blvd	480
Western	JV5952	Western Animal Shelter	6851 Van Buren Blvd	480

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Region	Building #	Building Name	Address	SQ FT
Western	RV0917	DPSS Client	10281 Kidd St	63,420
Western	RV0920	Mental Health Admin	4095 County Circle	20,183
Western	RV0921	DPSS Admin	4060 County Circle Dr	75,000
Western	RV0922	Public Health Admin	4065 County Circle Dr	83,758

Region	Building #	Building Name	Address	SQ FT
Western	RV0923	Garage - Fleet	4066 County Circle Dr	3,569
Western	RV0924	Maintenance Central Plant	4090 County Circle Dr	14,372
Western	RV0927	RUHS Health Clinic	7140 Indiana Ave	21,819
Western	RV1074	RUHS Mental Health Central	3075 Myers St	30,822