

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



ITEM: 3.39
(ID # 27771)

MEETING DATE:

Tuesday, May 20, 2025

FROM : PUBLIC SOCIAL SERVICES

SUBJECT: DEPARTMENT OF PUBLIC SOCIAL SERVICES (DPSS): Ratify and Approve Amendment #2 to the First Amended and Restated Professional Services Agreement DPSS-0004809 with Vista Montana Senior Living Inc. for Temporary Emergency Shelter Services to increase the total aggregate amount by \$97,529 from \$77,408 to \$174,937, effective July 1, 2024 through June 30, 2027; and to exercise its option to renew the agreement for FY 25/26; All Districts. [Total Aggregate Cost \$174,937; up to \$34,987 in additional compensation; Funding: 47% Federal, 13% State, 40% Realignment]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Ratify and Approve Amendment #2 to the First Amended and Restated Professional Services Agreement DPSS-0004809 with Vista Montana Senior Living Inc. for Temporary Emergency Shelter Services to increase the total aggregate amount by \$97,529 from \$77,408.22 to \$174,937, effective July 1, 2024 through June 30, 2027; and to exercise its option to renew the agreement for FY 25/26; and authorize the Chair of the Board to sign the Amendment on behalf of the County.

Continued on page 2

ACTION:Policy

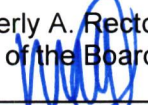

Charity Douglas, DPSS Director

4/28/2025

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.

Ayes: Medina, Spiegel, Washington, Perez and Gutierrez
Nays: None
Absent: None
Date: May 20, 2025
xc: DPSS

Kimberly A. Rector
Clerk of the Board
By: 
Deputy

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

RECOMMENDED MOTION: That the Board of Supervisors:

2. Authorize the Purchasing Agent, in accordance with Ordinance No. 459, based on the availability of fiscal funding and as approved as to form by County Counsel to: (a) issue a Purchased Order(s) for any goods or services rendered, (b) sign amendments that exercise the options of the Agreement to include renewing the term of the Agreement and modifying the scope of services that stay within the intent of the Agreement, and (c) sign amendments to the compensation provisions that do not exceed the sum total of twenty percent (20%) of the total aggregate Agreement amount.

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$72,408	\$52,529	\$174,937	\$0
NET COUNTY COST	\$0	\$0	\$0	\$0
SOURCE OF FUNDS: 47% Federal, 13% State, 40% Realignment			Budget Adjustment: No	
			For Fiscal Year: 24/25-26/27	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

The Department of Public Social Services (DPSS) requires temporary emergency shelter services for elderly clients, age sixty (60) and older and dependent adults, aged eighteen (18) and older as mandated by California Welfare & Institutions Code Section 15763(a)(2), on an as-needed basis. Temporary emergency shelter services are needed for clients who possess medical assessments and require a higher level of care. Clients require housing in private rooms until medical assessments are completed. The mission of the DPSS Adult Services Division (ASD) is to promote safety, well-being, and independence for elder and dependent adults through accurate and timely assessments and linkage to services.

This board action requests approval of Amendment #2 to the First Amended and Restated Professional Services Agreement with Vista Montana Senior Living, Inc., DPSS-0004089-02. Amendment #2 will increase the annual contract amount for FY 24/25 by \$45,000 from \$27,408 to \$72,408 through the current termination date of June 30, 2025 and exercise a one-year renewal option through June 30, 2026. Additionally, the amendment will increase the annual amount from \$27,529 to \$52,529 for FY 25/26, and from \$25,000 to \$50,000 for FY 26/27. The daily rate will also be increased to \$170 for FY 25/26 to cover the increased occupied bed rate for temporary shelter services in this amendment.

This additional funding will ensure that DPSS ASD has enough funding to cover billings and is able to provide Temporary Emergency Shelter Services for unhoused clients in Riverside County.

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

Impact on Residents and Businesses

The temporary emergency shelter services will provide temporary housing to elderly clients and dependents while ASD locates permanent housing for these clients. The clients receive personalized services such as medication management, bathing, incontinence care, transportation and assistance with scheduling medical appointments.

Additional Fiscal Information

The total aggregate payments to Vista Montana Senior Living, Inc. shall not exceed \$174,937 for FY 24/25 through FY 26/27.

FISCAL YEAR PERIOD	ORIGINAL TOTAL AMOUNT	FIRST AMENDED AND RESTATED ANNUAL AMOUNT	AMENDMENT NO. 1 TO THE FIRST AMENDED AND RESTATED ANNUAL AMOUNT	INCREASE	AMENDMENT NO. 2 TO THE FIRST AMENDED AND RESTATED ANNUAL AMOUNT
July 1, 2023 through June 30, 2024	\$50,000	\$65,000	\$0	\$0	\$0
July 1, 2024 through June 30, 2025	\$50,000	\$25,000	\$27,408	\$45,000	\$72,408
July 1, 2025 through June 30, 2026	\$50,000	\$25,000	\$25,000	\$27,529	\$52,529
Total:	\$150,000	\$115,000	\$52,408.22	\$72,529	\$124,937.22
Option: July 1, 2026 – through June 30, 2027	\$50,000	\$25,000	\$25,000	\$25,000	\$50,000
Total with options:	\$200,000	\$140,000	\$77,408	\$97,529	\$174,937

Contract History and Price Reasonableness

On June 25, 2024, the Board approved Item 3.48, the First Amended and Restated Agreement (DPSS-0004809) for Temporary Emergency Shelter Services. The agreement is effective from June 26, 2024, through June 30, 2025, and includes two one-year renewal options through June 30, 2027. As part of this action, the Board approved an increase in the annual compensation for FY 2023-2024 from \$50,000 to \$65,000.

The increase for Amendment #2 to the First Amended and Restated Professional Services Agreement DPSS-0004809 will provide additional support for unhoused clients through Vista Montana's temporary emergency shelter services and ensure enough funding for these critical services through the remainder of the contract.

Board approval is required for this amendment, as the revised maximum annual compensation exceeds the Purchasing Agent's authority under Ordinance 459, Category II Exceptions, subsection (c) Contracts for shelter home and youth home services, which permits the selection and award of contracts for shelter homes and youth home services without a competitive bidding process due to the essential nature of these services and the limited availability of providers.

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

ATTACHMENT:

- 1) DPSS-0004089, Amendment #2 to the First Amended and Restated Professional Services Agreement, Vista Montana Senior Living, Inc. – Temporary Emergency Shelter Services

 _____ Stacy Orton, Assistant Director of Purchasing	5/12/2025	 _____ Brannia Lontajo, Principal Management Analyst	5/13/2025
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 _____ Gregg Gu, Chief of Deputy County Counsel	5/12/2025
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**RIVERSIDE COUNTY DEPARTMENT OF PUBLIC SOCIAL SERVICES
RATIFICATION AND AMENDMENT No. 2 TO THE
FIRST AMENDED AND RESTATED AGREEMENT, DPSS-0004089
TEMPORARY EMERGENCY SHELTER SERVICES WITH
VISTA MONTANA SENIOR LIVING INC.**

AGREEMENT:	DPSS-0004089-02
ORIGINAL PERIOD OF PERFORMANCE:	July 1, 2023 – June 30, 2024 with three (3) one-year renewal options
AMENDED PERIOD OF PERFORMANCE:	July 1, 2024 - June 30, 2025 with two (2) one-year renewal options
RENEWED PERIOD OF PERFORMANCE:	July 1, 2025 – June 30, 2026 with one (1) one-year renewal option
EFFECTIVE DATE OF AMENDMENT:	July 1, 2024
ANNUAL MAXIMUM REIMBURSABLE AMOUNT:	\$72,408 FY 24/25 \$52,529 FY 25/26 \$50,000 FY 26/27
MAXIMUM AGGREGATE AMOUNT:	\$174,937

This Ratification and Amendment No. 2 to First Amended and Restated Agreement, DPSS-0004089, effective upon signature is made and entered into by and between Vista Montana Senior Living Inc., a California corporation ("CONTRACTOR"), and the County of Riverside, a political subdivision of the State of California, on behalf of its Department of Public Social Services ("COUNTY").

RECITALS

COUNTY and CONTRACTOR previously entered into that certain Agreement, DPSS-0004089, executed on April 27, 2023 and effective on July 1, 2023, to provide temporary emergency services for the Adult Services Division; and that certain First Amended and Restated Agreement, which superseded and replaced in its entirety the Original Agreement, and became effective July 1, 2024, BOS Agenda Item 3.48, June 25, 2024 to renew and increase the annual amount for FY 23/24 to cover payments for the remainder of the fiscal year and reduce the annual amount to allow for another temporary emergency shelter services provider; and that certain amendment to the First Amended and Restated Agreement, incorrectly named as Amendment No. 2, executed and effective August 13, 2024, to revise the Unit of Service Cost and amend the Cyber Liability insurance limit to \$1,000,000; and,

WHEREAS, the Parties now desire to ratify and amend the First Amended and Restated Agreement to increase the aggregate amount by \$97,529 from \$77,408.22 to \$174,937 for FY 24/25 through FY

26/27, to amend the payment provisions to increase the Unit of Service Cost, occupied bed rate to \$170 for FY 25/26, compensate for Contractors Cyber Liability coverage, and, to exercise the option to renew the Agreement through FY 25/26; and,

WHEREAS, Section 41 “Modification of Terms” allows for modification by written amendment signed by both parties; and

NOW THEREFORE, in consideration of the foregoing, and the promises and mutual covenants and conditions hereinafter set forth, COUNTY and CONTRACTOR agree to amend the Agreement according to the terms and in the manner set forth herein:

1. **Recitals.** The recitals set forth above are true and correct and incorporated herein by this reference
2. **Ratification.** All actions taken by both COUNTY and CONTRACTOR prior to the date hereof were in compliance with, and pursuant to the terms and conditions of the Agreement and are hereby confirmed and ratified.
3. The First Amended and Restated Agreement is hereby renewed and extended for an additional year, commencing on July 1, 2025 through June 30, 2026, with one (1) one-year renewal option through June 30, 2027.
4. **Delete and Replace** Schedule A, “Payment Provisions,” Section A.1 “MAXIMUM AMOUNTS – ANNUAL AND AGGREGATE TOTALS” to read:

The total aggregate payment to CONTRACTOR shall not exceed \$174,937 for FY 24/25 through FY 26/27. The cyber liability of \$2,529 will be included in the annual cost for FY 25/26:

FISCAL YEAR PERIOD	ORIGINAL TOTAL AMOUNT	FIRST AMENDED AND RESTATE D ANNUAL AMOUNT	AMENDMENT NO. 1 TO THE FIRST AMENDED AND RESTATE D ANNUAL AMOUNT	Increase	AMENDMENT NO. 2 TO THE FIRST AMENDED AND RESTATE D ANNUAL AMOUNT
July 1, 2023 through June 30, 2024	\$50,000	\$65,000	\$0	\$0	\$0
July 1, 2024 through June 30, 2025	\$50,000	\$25,000	\$27,408	\$45,000	\$72,408
July 1, 2025 through June 30, 2026	\$50,000	\$25,000	\$25,000	\$27,529	\$52,529
Total:	\$150,000	\$115,000	\$52,408.22	\$72,529	\$124,937.22
Option: July 1, 2026 – through June 30, 2027	\$50,000	\$25,000	\$25,000	\$25,000	\$50,000
Total with options:	\$200,000	\$140,000	\$77,408	\$97,529	\$174,937

5. **Delete and Replace** Schedule A, “Payment of Provisions,” Section A.2 “UNIT OF SERVICE” to read:

- a. Contractor shall be paid the following unit of service cost rates:

There is no unoccupied bed rate.

Service	Unit Cost
Occupied Bed Rate – Temporary Shelter Services	\$160 per day FY 24/25 \$170 per day FY 25/26
Emergency Supplies, if necessary, to meet the immediate needs of the Client. *	Actual cost, not to exceed \$100 per Client
*Pre-approval must be received from APS prior to the purchase of any emergency supplies that are not listed on Exhibit P – Approved Emergency Supply Items, attached hereto and incorporated herein by this reference.	Itemized receipts are required for reimbursement of emergency supplies and must include the date of purchase, name of establishment, items purchased and the total amount paid. Contractor must indicate the Client's name on the receipt and include a separate written justification for the items purchased.

- 6. Signed in Counterparts:** This Amendment No. 2 may be executed in any number of counterparts, each of which when executed shall constitute a duplicate original, but all counterparts together shall constitute a single agreement.
- 7. Electronic Signatures.** Each party of this Amendment No. 2 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 Amendment. The parties further agree that the electronic signature(s) included herein 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. 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.
- 8. Miscellaneous.** All other terms and conditions of the First Amended and Restated Agreement not modified herein shall remain unchanged and in full force and effect.
- 9. Effective Date.** This Amendment No. 2 shall become effective, July 1, 2024.

IN WITNESS WHEREOF, the undersigned authorized representatives of the parties have executed this Amendment No. 2.

Signature Page to Follow

Authorized Signature for Vista Montana Senior Living Inc. 4/28/2025	Authorized Signature for Vista Montana Senior Living, Inc. 4/25/2025	Authorized Signature for County V. Manuel Perez
Printed Name of Person Signing: Donald Lam	Printed Name of Person Signing: James Bender	Printed Name of Person Signing: V. Manuel Perez
Title: Chief Executive Officer	Title: Vice President	Title: Chair of the Board
Date Signed: 04/28/2025	Date Signed: 4/25/2025	Date Signed: 05/21/2025



ATTEST
Kimberly Rector
Clerk of the Board

Whitney Mayo, Deputy

By: _____

Approved as to Form
Minh C. Tran
County Counsel

Katherine Wilkins

By: _____
Katherine Wilkins
Deputy County Counsel

Date: 04/28/2025