

BOS No. Orig. #24-290
 Infor Contract No. 5568

**FIRST AMENDMENT
 (BOS AGREEMENT NO. ____ - ____)**

This First Amendment to Agreement No. 24-290 (“First Amendment”) is made and entered into as of the last date signed below, by and between the County of Yolo (“County”) and Yolo Wayfarer Center (“Contractor”), jointly referred to as the “Parties” herein.

WHEREAS, on or about October 22, 2024, the Parties entered into Agreement No. 24-290 (“Agreement”); and

WHEREAS, the Parties would now like to amend the Agreement to:

1. Revise **Section III.B.** to reduce funding for Fiscal Year (FY) 2024-25 in the amount of \$220,582.64, increase funding for FY 25-26 in the amount of \$52,943.97 and increase funding for FY 26-27 in the amount of \$26,416.07 for a new contract maximum of \$637,787.40; and
2. Revise **Section I.** of **Exhibit A** to update Service Location; and
3. Revise **Section III.** of **Exhibit A** to update Target Population; and
4. Revise **Paragraph IV.A.** of **Exhibit A** to update number of beds; and
5. Revise **Paragraph I.B.2.** of **Exhibit B** to update County email addresses; and
6. Revise **Paragraph V.E.** of **Exhibit C** to update language regarding audits; and
7. Revise **Paragraph VIII.D.** of **Exhibit C** to update County contact for request of confidential information; and
8. Revise **Section XV.** of **Exhibit C** to update insurance requirements; and
9. Revise **Paragraphs XVII.A.** and **XVII.B.** of **Exhibit C** to update County contact information for notices; and
10. Revise **Exhibit D** to update the budgets for each FY of the Agreement; and
11. Revise **Paragraph 2.d.** of **Exhibit E** to update County Risk Manager and contacts for security breaches.

NOW, THEREFORE, THE PARTIES HEREBY AGREE AS FOLLOWS:

1. Section III.B. of the Agreement is hereby amended to read as follows:

B. Any other provision of this Agreement notwithstanding, the maximum payment obligation to Contractor through **June 30, 2027**, shall be no greater than **SIX HUNDRED THIRTY-SEVEN THOUSAND SEVEN HUNDRED EIGHTY-SEVEN DOLLARS AND FORTY CENTS (\$637,787.40)**, specified as follows:

Fiscal Year 2024-25 October 1, 2024 through June 30, 2025	Fiscal Year 2025-26 July 1, 2025 through June 30, 2026	Fiscal Year 2026-27 July 1, 2026 through June 30, 2027	Total
\$209,117.36*	\$282,958.97*	\$145,711.07	\$637,787.40

*Any unspent funding in a fiscal year may be rolled over into future fiscal years.

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2. **Section I. of Exhibit A** to the Agreement is hereby amended to read as follows:

I. SERVICE LOCATIONS

Services rendered pursuant to this Agreement shall be provided at the following location(s);

Fourth and Hope Behavioral Health Bridge Housing
207 4th Street
Woodland, CA 95695

3. **Section III. of Exhibit A** to the Agreement is hereby amended to read as follows:

III. TARGET POPULATION

Men and women adults (18+) experiencing homelessness with serious behavioral health conditions, including severe mental illness/SUD or co-occurring disorders and prioritizing Community Assistance, Recovery and Empowerment (CARE) Act clients.

4. **Paragraph IV.A. of Exhibit A** to the Agreement is hereby amended to read as follows:

A. Contractor shall provide twenty-four (24) beds, including twelve (12) male and twelve (12) female beds, with separate bathrooms and separate shower and sink/toilet areas. Each bed shall come with individualized storage dressers/bins for individual belongings.

5. **Paragraph I.B.2. of Exhibit B** to the Agreement is hereby amended to read as follows:

2. Claims/invoices shall be submitted to HHSAContractsPayables@yolocounty.gov and Kerrie.Covert@yolocounty.gov and Amandeep.Kaur@yolocounty.gov.

6. **Paragraph V.E. of Exhibit C** to the Agreement is hereby amended to read as follows:

E. If applicable, Contractor shall comply with the Single Audit Act and the audit reporting requirements set forth in Title 2, Code of Federal Regulations Part 200. Should Contractor expend one million dollars (\$1,000,000) or more in Federal funds during any fiscal year, Contractor shall furnish County copies of the Certified Audited Financial Reports from an independent Certified Public Accountant (CPA) firm, covering the Cost Report period, i.e., July 1 through June 30, or covering a twelve (12) month period that is most recent and relevant to the Cost Report period, and provide a detailed audit of all costs included in the Cost Report. This Audit shall be performed in accordance with Office of Management and Budget (OMB) Uniform Grant Guidance or Super Circular (Title 2, Code of Federal Regulations Part 200, subpart F) conducted in accordance with generally accepted government auditing standards as described in Government Auditing Standards (2024 Revision) and provided in a form satisfactory to the Director

7. **Paragraph VIII.D. of Exhibit C** to the Agreement is hereby amended to read as follows:

D. In the event that Contractor receives a request of subpoena to provide confidential information regarding any services provided pursuant to this Agreement, contract shall notify Director immediately by email at HHSAContracts@yolocounty.gov.

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8. **Section XV.** of **Exhibit C** to the Agreement is hereby amended to read as follows:

XV. INSURANCE

A. During the term of this Agreement, Contractor shall at all times maintain, at its expense, the following coverages and requirements:

1. Minimum Scope of Insurance – Coverage shall be at least as broad as the latest version of the following:

a. **Commercial General Liability:** Insurance Services Office form CG 000. The policy shall not contain any exclusions contrary to the Agreement, including but not limited to endorsements or provisions limiting coverage for 1) Contractual liability such as ISO CG 24 26 or 21 29; or 2) cross liability or suits by one insured against another.

b. **Automobile Liability:** Insurance Services Office form CA 00 01, code 1- Any Auto or including Hired and Non-Owned vehicles.

c. **Workers' Compensation and Employers' Liability:** Workers' Compensation insurance as required by the State of California and Employers' Liability.

d. **Professional Liability (Errors and Omissions)** (If applicable, see below)

2. Minimum Limits (as applicable) – Insurance coverage shall be with limits not less than the following:

a. **Commercial General Liability** – \$2,000,000/occurrence and \$4,000,000 annual aggregate or an aggregate of \$2,000,000 that applies separately to this project (ISO CG 25 03 or 25 04).

b. **Automobile Liability** – \$1,000,000 per accident for bodily injury and property damage

c. **Professional Liability/Malpractice/Errors and Omissions** –\$2,000,000 per occurrence and annual aggregate (If any engineer, architect, attorney, accountant, medical professional, psychologist, other licensed professional, or other professional contractor (such as computer and software designer) performs work under this Agreement-Contractor must provide this insurance. If not, then this requirement automatically does not apply).

d. **Workers' Compensation** – Statutory Limits/Employers' Liability - \$1,000,000/accident for bodily injury or disease (If no employees, this requirement automatically does not apply.)

It shall be a requirement under this Agreement that any available insurance proceeds broader than or in excess of the specified minimum Insurance coverage requirements and/or limits shall be available to the Additional Insured. Furthermore, the requirements for coverage and limits shall be (1) the minimum coverage and limits specified in this Agreement; or (2) the broader coverage and maximum limits of coverage of any Insurance policy or proceeds available to the named Insured; whichever is greater.

3. Other Insurance Provisions

a. **Additional Insured Status** – County, its officers, agents, employees and volunteers shall be named as additional insured on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of Contractor including, materials, parts,

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or equipment furnished in connection with such work or operations. Coverage can be provided in the form of an endorsement to Contractor's insurance (at least as broad as CG 20 10 11 85 or if not available, through the addition of both CG 20 37 and one of the following: CG 20 10, CG 20 26, or CG 20 33). [NOTE: Evidence of additional insured is needed as a separate endorsement or comparable policy language due to wording on the certificate negating any additional coverage listed writing in the description box.]

b. Primary Coverage – Contractor's policy shall be "primary and non-contributory" and will not seek contribution from County's insurance or self-insurance and shall be at least as broad as CG 20 01 04 13.

c. Notice of Cancellation – Each insurance policy required above shall provide that coverage shall not be cancelled, except with thirty (30) days' notice to County.

d. Waiver of Subrogation – Contractor hereby grants to County a waiver of any right to subrogation which any insurer of said Contractors may acquire against County by virtue of the payment or any loss under such insurance. Contractor agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not County has received a waiver of subrogation endorsement from the insurer.

4. The limits of Insurance required in this Agreement may be satisfied by a combination of primary and umbrella or excess Insurance. Any umbrella or excess Insurance shall contain or be endorsed to contain a provision that such coverage shall also apply on a primary and noncontributory basis for the benefit of County (if agreed to in a written contract or agreement) before County's own Insurance or self-insurance shall be called upon to protect it as a named insured.

5. Said policies shall remain in force through the life of this Agreement and, with the exception of professional liability coverage, shall be payable on a "per occurrence" basis unless County Risk Manager specifically consents in writing to a "claims made" basis. For all "claims made" coverage, in the event that Contractor changes insurance carriers Contractor shall purchase "tail" coverage covering the term of this Agreement and not less than three years thereafter. Proof of such "tail" coverage shall be required at any time that Contractor changes to a new carrier prior to receipt of any payments due.

6. Contractor shall declare all aggregate limits on the coverage before commencing performance of this Agreement, and the County's Risk Manager reserves the right to require higher aggregate limits to ensure that the coverage limits required for this Agreement as set forth above are available throughout the performance of this Agreement.

7. Any deductibles or self-insured retentions must be declared to and are subject to the approval of the County Risk Manager. All self-insured retentions (SIR) must be disclosed to Risk Management for approval and shall not reduce the limits of liability. Policies containing any SIR provision shall provide or be endorsed to provide that the SIR may be satisfied either by the named Insured or Yolo County.

8. Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A:VII, unless otherwise approved by the County Risk Manager.

9. The policies shall cover all activities of Contractor, its officers, employees, agents and volunteers arising out of or in connection with this Agreement.

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10. For any claims relating to this Agreement, Contractor's insurance coverage shall be primary, including as respects County, its officers, agents, employees and volunteers. Any insurance maintained by County shall apply in excess of, and not contribute with, insurance provided by Contractor's liability insurance policy.

B. Prior to commencing services pursuant to this Agreement, Contractor shall furnish County with original policies or endorsements reflecting coverage required by this Agreement. The endorsements are to be signed by a person authorized by that insurer to bind coverage on its behalf. All endorsements are to be received by, and are subject to the approval of, County Risk Manager before work commences. Upon County's request, Contractor shall provide complete, certified copies of all required insurance policies, including endorsements reflecting the coverage required by these specifications.

C. During the term of this Agreement, Contractor shall furnish County with original endorsements reflecting renewals, changes in insurance companies and any other documents reflecting the maintenance of the required coverage throughout the entire term of this Agreement. The endorsements are to be signed by a person authorized by that insurer to bind coverage on its behalf. Upon County's request, Contractor shall provide complete, certified copies of all required insurance policies, including endorsements reflecting the coverage required by these specifications. Yolo County reserves the right to obtain a full certified copy of any Insurance policy and endorsements. Failure to exercise this right shall not constitute a waiver of right to exercise later.

D. Contractor agrees to include with all Subcontractors in their subcontract the same requirements and provisions of this Agreement including the indemnity and insurance requirements to the extent they apply to the scope of the Subcontractor's work. Subcontractors hired by Contractor agree to be bound to Contractor and County in the same manner and to the same extent as Contractor is bound to County under the Agreement Documents. Subcontractor further agrees to include these same provisions with any Sub-subcontractor. A copy of the Owner Contract Document Indemnity and Insurance provisions will be furnished to the Subcontractor upon request. The General Contractor and/or Contractor shall require all Subcontractors to provide a valid certificate of insurance and the required endorsements included in the Agreement prior to commencement of any work and General Contractor and/or Contractor will provide proof of compliance to County. (Coverage can be provided in the form or an endorsement to Contractor's insurance (at least as broad as CG 20 38 for operations and CG 20 40 for completed operations).

E. Contractor shall maintain insurance as required by this Agreement to the fullest amount allowed by law and shall maintain insurance for a minimum of five years following the completion of this project. In the event Contractor fails to obtain or maintain completed operations coverage as required by this Agreement, County at its sole discretion may purchase the coverage required and the cost will be paid by Contractor.

9. Paragraphs XVIII.A. and XVIII.B. of Exhibit C to the Agreement are hereby amended to read as follows:

A. All notices shall be deemed to have been given when made in writing and delivered or mailed to the respective representatives of County and Contractor at their respective addresses as follows:

Contractor:
Yolo Wayfarer Center
207 Fourth Street
Woodland, CA 95696
Doug Zeck, Executive Director

County:
Yolo County Health and Human Services Agency
137 N. Cottonwood Street
Woodland, CA 95695
Attn: HHSA Director

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B. In lieu of written notice to the above addresses, any Party may provide notices by email provided the following email addresses are used:

Contractor:

Dzeck@fourthandhope.org

County:

Contracts Unit: HHSAContracts@yolocounty.gov

Contract Administrator: Kerrie.Covert@yolocounty.gov

10. Exhibit D to the Agreement are hereby added to read as attached.

11. Paragraph 2.d. of Exhibit E to the Agreement is hereby amended to read as follows:

(d) Report, as soon as reasonably practicable, and within twenty-four (24) hours for security incidents, as defined in 45 CFR section 164.304, and within one (1) hour for breaches of unsecured PHI as defined by Section 164.402 of the HIPAA Regulations to:

- (i) County’s Risk Manager/Safety Officer at Risk.Mgmt@yolocounty.gov, and
- (ii) County’s Information Security Officer/Chief Technology Officer at Lee.Gerney@yolocounty.gov, and
- (iii) County’s HHSA Privacy Officer at Charles.Egbert@yolocounty.gov, and
- (iv) County’s HHSA Behavioral Health Compliance Officer at HHSA.BHCompliance@yolocounty.gov.

This report will include at least the following information:

- (i) the nature of the non-permitted or violating use or disclosure or Security Incident; and
- (ii) the PHI and EPHI used or disclosed.

This report does not relieve Business Associate of his/her/their continuing obligations under the underlying Agreement or any State or Federal reporting requirements.

12. All attachments to this First Amendment are incorporated herein by this reference.

13. Except as specifically amended by this First Amendment, the Agreement shall remain in full force and effect according to its terms.

[Signatures Follow]

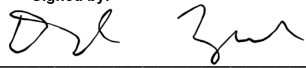
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IN WITNESS WHEREOF the Parties have executed this First Amendment as of the day and year last set forth below.

CONTRACTOR

COUNTY OF YOLO

Signed by:

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Doug Zeck, Executive Director
Yolo Wayfarer Center

Date: 1/2/2026

Shiela A. Allen, Chair
Board of Supervisors

Date: _____

Signed by:

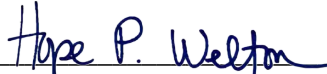
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Mónica Morales, Director
Health and Human Services Agency

Attest:
Julie Dachtler, Senior Deputy Clerk

By: _____
Deputy (Seal)

Approved as to Form:
Philip J. Pogledich, County Counsel

By: 

Hope P. Welton, Senior Deputy

EXHIBIT D – CONTRACT BUDGET

1. Fiscal Year 2024-25

Yolo Wayfarer Center		
Homeless Services via Behavioral Health Bridge Housing (BHBH) Program		
	Cost Items	Fiscal Year 2024-25 October 1, 2024 through June 30, 2025
1	Operating: Shelter & Interim Housing	\$116,339.96
2.	Operating: Housing Navigation (Staff)	\$8,777.40
3	Facility Improvements	\$84,000.00
4	Total	\$209,117.36

2. Fiscal Year 2025-26

Yolo Wayfarer Center		
Homeless Services via Behavioral Health Bridge Housing (BHBH) Program		
	Cost Items	Fiscal Year 2025-26 July 1, 2025 through June 30, 2026
1	Operating: Shelter & Interim Housing	\$207,958.97
2.	Operating: Housing Navigation (Staff)	\$75,000.00
4	Total	\$282,958.97

3. Fiscal Year 2026-27

Yolo Wayfarer Center		
Homeless Services via Behavioral Health Bridge Housing (BHBH) Program		
	Cost Items	Fiscal Year 2026-27 July 1, 2026 through June 30, 2027
1	Operating: Shelter & Interim Housing	\$70,711.07
2.	Operating: Housing Navigation (Staff)	\$75,000.00
4	Total	\$145,711.07