

**THIRD AMENDED  
AGREEMENT FOR SERVICES OF  
INDEPENDENT CONTRACTOR**

BETWEEN

COUNTY OF SANTA BARBARA  
DEPARTMENT OF BEHAVIORAL WELLNESS

AND

THOMAS D. RAMIREZ, d.b.a.  
SOUTHERN COAST JANITORIAL

**THIRD AMENDMENT AGREEMENT  
FOR SERVICES OF INDEPENDENT CONTRACTOR**

**THIS THIRD AMENDMENT to the AGREEMENT** for Services of Independent Contractor, referenced as BC 18-008, (Agreement) by and between the **County of Santa Barbara** (County) and **Thomas D. Ramirez d.b.a. Southern Coast Janitorial (Contractor)**, a local vendor, wherein Contractor agrees to provide and County agrees to accept the services specified herein.

**WHEREAS**, Contractor represents that it is specially trained, skilled, experienced and competent to perform the special services required by County, and County desires to retain the services of Contractor pursuant to the terms, covenants, and conditions referenced herein;

**WHEREAS**, the County Board of Supervisors (the Board) authorized the County to enter into a Board Contract for Services of Independent Contractor with Contractor, referred to as BC 18-008, on June 6, 2017 for the provision of janitorial services for a total Maximum Contract Amount not to exceed \$412,380, inclusive of \$137,460 per fiscal year (FY), and authorized a First Amendment to the Agreement on July 25, 2017 to add enhanced language to improve service delivery after hours, during weekends, and on holidays with no change to the total Maximum Contract Amount for the period of July 1, 2017 to June 30, 2020;

**WHEREAS**, the Board authorized a Second Amendment to the Agreement on October 15, 2019 to add \$100,000 to FY 19-20 due to the reallocation of FY 19-20 funds to FY 17-18 and FY 18-19 as a result of the unanticipated need for emergency services and supplies for the Crisis Stabilization Unit (CSU) and the Psychiatric Hospital Facility (PHF) and also due to the unanticipated, additional specialty services needed at the PHF and the CSU to meet state and federal regulatory audit compliance for FY 19-20 with a total Maximum Contract Amount not to exceed \$512,380, inclusive of \$180,089 for FY 17-18, \$164,076 for FY 18-19 and \$168,215 for FY 19-20, for the period of July 1, 2017 to June 30, 2020;

**WHEREAS**, for fair and reasonable consideration, this Third Amendment to the Agreement revives the Agreement for FY 17-20, referenced as BC 18-008, to compensate Contractor an additional amount of \$10,000 for providing additional sanitation services at Behavioral Wellness clinics providing essential mental health services and the Psychiatric Health Facility necessitated by the COVID-19 pandemic in FY 19-20 with a total Maximum Contract Amount not to exceed **\$522,380**, inclusive of \$180,089 for FY 17-18, \$164,076 for FY 18-19, and \$178,215 for FY 19-20, for the period of July 1, 2017 to June 30, 2020 and incorporates the terms and conditions set forth in the Agreement as amended, respectively, except as modified in this Third Amendment to the Agreement; and

**NOW, THEREFORE**, in consideration of the mutual covenants and conditions contained herein, the parties agree as follows:

**I. Delete Exhibit B - Payment Arrangements, Section A and replace with the following:**

- A.** For CONTRACTOR services to be rendered under this Agreement, CONTRACTOR shall be paid a total contract amount, including cost reimbursements for special cleaning services, not to exceed \$180,089 for FY 17-18, \$164,076 for FY 18-19 and \$178,215 for FY 19-20, for a maximum contract amount not to exceed **\$522,380** during the term of this agreement.

**II. Delete Exhibit B-1 – Schedule of Rates and replace with the following:**

**Exhibit B-1**

**Schedule of Rates and Contract Maximum**

<b>Type of Service FY 17-18</b>	<b>Billing Increment</b>	<b>Maximum Rate</b>
Janitorial Service - Crisis Stabilization Unit (CSU)	Monthly	\$780/month
Janitorial Service - Psychiatric Health Facility (PHF)	Monthly	\$6,450/month
Janitorial Service – Quality Care Management (QCM) Goleta	Monthly	\$675/month
Janitorial Service – Santa Maria Clinic	Monthly	\$3,550/month
Other Services	Upon Completion	As agreed by Contractor and the Behavioral Wellness Facility Manager and as specified on Contractor’s invoice
<b>TOTAL CONTRACT AMOUNT NOT TO EXCEED FY 17-18:</b>		<b>\$180,089</b>

<b>Type of Service FY 18-19</b>	<b>Billing Increment</b>	<b>Maximum Rate</b>
Janitorial Service - Crisis Stabilization Unit (CSU)	Monthly	\$780/month
Janitorial Service - Psychiatric Health Facility (PHF)	Monthly	\$6,450/month
Janitorial Service – Quality Care Management (QCM) Goleta	Monthly	\$675/month
Janitorial Service – Santa Maria Clinic	Monthly	\$3,550/month
Other Specialty Services	Upon Completion	As agreed by Contractor and the Behavioral Wellness Facility Manager and as specified on Contractor’s invoice
<b>TOTAL CONTRACT AMOUNT NOT TO EXCEED FY 18-19:</b>		<b>\$164,076</b>

<b>Type of Service FY 19-20</b>	<b>Maximum Rate</b>	<b>Annual Rate</b>
Janitorial Service- Crisis Stability Unit (CSU)	\$780/month	\$9,360/year
Janitorial Service- Psychiatric Health Facility (PHF)	\$6,450/month	\$77,400/year
*Additional Specialty Services- State and federal required detailed cleaning and disinfecting PHF and CSU	\$1,500/month	\$18,000/year
Janitorial Service- Quality Care Management (QCM) Goleta	\$675/month	\$8,100/year
Janitorial Service- Santa Maria Clinic & Modulares 500 Foster Rd	\$3,550/month	\$42,600/year
Emergency or Other Specialty Services (as needed and as requested by Behavioral Wellness)		\$12,755 (maximum per FY) (Services must be pre-approved by Facilities & Fiscal)
COVID-19 Detailed Cleaning Services (CSU, PHF, SM Mental Health, QCM)		\$10,000
<b>TOTAL CONTRACT AMOUNT FY 19-20 NOT TO EXCEED:</b>		<b>\$178,215</b>
<b>TOTAL CONTRACT AMOUNT FY 17-20 NOT TO EXCEED:</b>		<b>\$522,380</b>

**III. All other terms and conditions remain in full force and effect.**

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SIGNATURE PAGE FOLLOWS

**SIGNATURE PAGE**

Third Amended Agreement for Services of Independent Contractor between the **County of Santa Barbara** and **Thomas D. Ramirez d.b.a. Southern Coast Janitorial**.

**IN WITNESS WHEREOF**, the parties have executed this Agreement to be effective on the date executed by COUNTY.

**COUNTY OF SANTA BARBARA:**

By: \_\_\_\_\_  
GREGG HART, CHAIR  
BOARD OF SUPERVISORS

Date: \_\_\_\_\_

**ATTEST:**

MONA MIYASATO  
COUNTY EXECUTIVE OFFICER  
CLERK OF THE BOARD

By: \_\_\_\_\_  
Deputy Clerk

Date: \_\_\_\_\_

**CONTRACTOR:**

**THOMAS D. RAMIREZ, D.B.A. SOUTHERN  
COAST JANITORIAL**

By: \_\_\_\_\_  
Authorized Representative

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

**APPROVED AS TO FORM:**

MICHAEL C. GHIZZONI  
COUNTY COUNSEL

By: \_\_\_\_\_  
Deputy County Counsel

**APPROVED AS TO ACCOUNTING FORM:**

BETSY M. SCHAFFER, CPA  
AUDITOR-CONTROLLER

By: \_\_\_\_\_  
Deputy

**RECOMMENDED FOR APPROVAL:**

ALICE GLEGHORN, PH.D., DIRECTOR  
DEPARTMENT OF BEHAVIORAL  
WELLNESS

By:  \_\_\_\_\_

**APPROVED AS TO INSURANCE FORM:**

RAY AROMATORIO, MANAGER  
DEPARTMENT OF RISK MANAGEMENT

By: \_\_\_\_\_