

COMMISSIONERS' AGENDA ACTION SHEET

Meeting Date:	FC 10/04/23 BC 10/17/23
Subject:	Personal Service Contract with Tri-Cities Monitoring Inc.
Presenter:	N/A
Prepared By:	Rosa Garcia
Reviewed By:	David Wheeler
PA Review, Approval to Form:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A (If no, include reasoning for no approval)
Type of Agenda Item:	Type of Action Needed: (Multiple boxes can be checked, if necessary)
<input checked="" type="checkbox"/> Consent Agenda	<input type="checkbox"/> Discussion Only <input type="checkbox"/> Pass Motion
<input type="checkbox"/> Public Hearing	<input type="checkbox"/> Decision / Direction <input checked="" type="checkbox"/> Pass Resolution
<input type="checkbox"/> Scheduled Business	<input type="checkbox"/> Sign Letter / Document <input type="checkbox"/> Pass Ordinance
	<input checked="" type="checkbox"/> Execute Contract

Summary / Background Information

Benton-Franklin Counties Juvenile Justice Center currently contracts with Tri-Cities Monitoring Inc. for armed security guard services and would like to enter into a new contract.

The attached Personal Services Contract with Tri-Cities Monitoring Inc. shall commence on January 1, 2024 and shall expire on December 31, 2025.

Fiscal Impact

Amount not to exceed \$400,000.00 to be paid out of the Juvenile Fund Dept. 171 Operations Budget. No supplemental required.

Recommendation

We recommend that the Board of Commissioners of Benton County and the Board of Commissioners of Franklin County sign the Personal Services Contract between Tri-Cities Monitoring Inc. and the Benton-Franklin Counties Juvenile Justice Center for services.

Suggested Motion

Approved as part of consent agenda.

JOINT RESOLUTION

BENTON COUNTY RESOLUTION NO. _____

FRANKLIN COUNTY RESOLUTION NO. _____

BEFORE THE BOARDS OF THE COMMISSIONERS OF BENTON AND FRANKLIN COUNTIES, WASHINGTON;

IN THE MATTER OF AWARDING THE PERSONAL SERVICE CONTRACT TO TRI-CITIES MONITORING INC. FOR ARMED SECURITY GUARD SERVICES FOR THE BENTON-FRANKLIN COUNTIES JUVENILE JUSTICE CENTER

WHEREAS, per resolution 2021 233, section 5.3.2 The County need not advertise or follow a formal competitive bidding procedure for service contracts, but rather the County may instead evaluate and utilize the procedures it deems best under the individual circumstances in order to obtain services of the highest quality at the lowest cost.”; and

WHEREAS, the Benton-Franklin Counties Juvenile Justice Center solicited a request for proposal and qualifications for Armed Security Guard services for the Benton-Franklin Counties Juvenile Justice Center location; and

WHEREAS, the following proposals were received from contractors for armed security guard services from the vendor roster:

- Tri-Cities Monitoring Inc., Kennewick, WA – UBI 602 926 160
- Phoenix Protective Corp., Spokane Valley, WA – UBI 602 349 877
- Security Services Northwest Inc., Sequim, WA – UBI 601 622 656

WHEREAS, the request for proposal and qualifications were reviewed and it was determined that Tri-Cities Monitoring Inc. was the best fit for Benton-Franklin Counties Juvenile Justice Center security needs for said services; and

WHEREAS, the Juvenile Administrator recommends that Benton-Franklin Counties Juvenile Justice Center enter into an agreement with Tri-Cities Monitoring Inc. for a contract term commencing January 1, 2024, through December 31, 2025; and

BE IT RESOLVED, by the Board of Benton County Commissioners, Benton County, Washington and by the Board of Franklin County Commissioners, Franklin County, Washington the Boards concur with the Juvenile Administrator's recommendation and hereby award the Personal Services Contract to Tri-Cities Monitoring Inc. for a total contract amount not to exceed \$400,000.00; and

BE IT FURTHER RESOLVED the term of the attached contract shall commence on January 1, 2024 and shall expire on December 31, 2025.

DATED this ____ day of _____ 2023

BENTON COUNTY BOARD OF COMMISSIONERS

Chairman

Commissioner

Commissioner

Attest:

Clerk of the Board

Constituting the Board of
County Commissioners,
Benton County, Washington

DATED this ____ day of _____ 2023

FRANKLIN COUNTY BOARD OF COMMISSIONERS

Chairman

Commissioner

Commissioner

Attest:

Clerk of the Board

Constituting the Board of
County Commissioners,
Franklin County, Washington

**BENTON-FRANKLIN COUNTIES
PERSONAL SERVICES CONTRACT**

TERMS AND CONDITIONS

THIS CONTRACT is made and entered into by and between BENTON COUNTY, a political subdivision, with its principal offices at 620 Market Street, Prosser, WA 99350 and Franklin County, a political subdivision with its principal offices at 1016 North Fourth Avenue, Pasco, WA 99301, by and for the **Benton-Franklin Counties Juvenile Justice Center**, a bi-county agency located at 5606 W. Canal Place Suite 106, Kennewick, WA 99336 (hereinafter "COUNTIES"), and **Tri-Cities Monitoring, Inc.**, a corporation organized under the laws of the State of Washington with its principal offices at 2529 West Falls Avenue, Kennewick, Washington 99336, (hereinafter "CONTRACTOR").

In consideration of the mutual benefits and covenants contained herein, the parties agree as follows:

1. CONTRACT DOCUMENTS

This Contract consists of these Terms and Conditions and the following documents:

- a. Exhibit A - Proposal Form Dated August 28, 2023

2. DURATION OF CONTRACT

The term of this Contract shall begin on **January 1, 2024** and shall expire on **December 31, 2025**. The CONTRACTOR shall complete all work by the time(s) specified herein, or if no such time is otherwise specified, no later than the expiration date. The COUNTIES reserve the right to renew the Contract for one (1) year without advertising.

3. SERVICES PROVIDED

- a. The CONTRACTOR shall perform the following services:

- A. Security Services:

- 1. The CONTRACTOR shall perform armed security services to maintain a safe work environment for staff and clients of the COUNTIES during normal business hours, Monday through Friday, 8:00 AM to 5:00 PM Pacific Standard Time; except on holidays established by the Benton-Franklin Counties Superior Court.

2. The Contractor shall provide one full-time, regular or reserve, commissioned Police Officer, community or custody corrections and/or Military Police Officer (other military experience may be deemed appropriate as approve by the Counties) and possess their current firearms certification and has completed eight hours of Defensive Tactics training. This position is referred to as Primary Security Officer 1 (PSO1). Areas to be secured are outlined as follows:
 - a. Benton-Franklin Counties Juvenile Justice Center lobby area;
 - b. Benton-Franklin Counties Juvenile Justice Center first and second courtrooms;
 - c. Benton-Franklin Counties Juvenile Justice Center hallways and offices;
 - d. Surrounding outside premises of Benton-Franklin Counties Juvenile Justice Center, with the exception of the Detention area; and
 - e. Remain on duty until 5:00 pm or the close of court, whichever is later, at which time the building entrance will be secured.
3. The CONTRACTOR shall provide an additional armed Security Officer or Officers (PSO2 or PSO3), as needed, if both courtrooms are being utilized, and/or for high-risk hearings, whenever in custody youth are appearing in Court, or as requested by the COUNTIES for reasonable and agreeable needs.
4. The CONTRACTOR shall ensure its response time to requests from the COUNTIES to respond to urgent matters during normal business hours are handled within 60 minutes of the request. The CONTRACTOR shall designate a lead person in his/her absence or in addition who has the authority to make urgent decisions.
5. The CONTRACTOR may be approved for two (2) armed security guards for out-of-county transports, in accordance with industry standards.

B. Screening Station Services:

1. The CONTRACTOR shall perform armed metal detector screening services (MDS) to maintain a safe work environment for staff and clients of the COUNTIES. Exceptions to the armed screening requirement must be approved by the COUNTIES.

2. The CONTRACTOR shall provide one full-time, regular or reserve, commissioned Police Officer, community or custody corrections and/or Military Police Officer (other military experience may be deemed appropriate as approve by the Counties) and possess their current firearms certification and has completed eight hours of Defensive Tactics training.
3. Provide additional MDS Screeners, as needed, for the second courtroom, for extended hours or as requested by the COUNTIES for reasonable and agreeable needs.
4. Direct the public through the screening station.
5. Monitor the public and watch and report any disturbances and/or potential disturbances.
6. Perform pat-down searches of clients entering the COUNTIES' facility, as Security Officer deems necessary, to prevent weapons being brought into the facility.
7. Screening station personnel will provide their own relief for breaks, and there will be at least one (1) screening station officer at the monitor station at all time.
8. Perform any and all other duties as assigned by the COUNTIES and agreed upon by the COUNTIES and the CONTRACTOR.

C. Transport Services:

1. The CONTRACTOR shall provide one full-time, regular or reserve, commissioned Police Officer, community or custody corrections and/or Military Police Officer (other military experience may be deemed appropriate as approve by the Counties) and possess their current firearms certification and has completed eight hours of Defensive Tactics training.
2. CONTRACTOR shall transport high and low risk Juvenile Justice Center clientele from various locations to the COUNTIES for court and other needs.
3. The COUNTIES shall furnish a cage vehicle to CONTRACTOR for the express purpose of transport needs.

4. The COUNTIES shall ensure that all vehicle insurance requirements are met and remain in full force and effect for the transport cage vehicle.
5. The COUNTIES shall, when possible, provide at least one (1) days' notice of need to transport youth from Detention for appointments, courts, etc.

D. Training/Consultation:

1. The CONTRACTOR agrees to:
 - a. The CONTRACTOR shall provide consultation with the COUNTIES' staff and management on any security matters as needed or as requested by the COUNTIES.
 - b. Participate in and/or assist with the collaboration of training and drills under the direction of the Counties, so that all staff at the Counties will know what to do in the event of an emergency, as outlined by the Counties' policy (e.g., hostage situation and How to Avoid and Escape High Risk Incidents).
 - c. Ensure that CONTRACTOR'S staff have been fully trained in the operation of the screening station and that staff have read and are familiar with the Benton-Franklin Counties Juvenile Justice Center Security Procedures.
 - d. Maintain training records of each CONTRACTOR staff and make those records available to the COUNTIES upon request.
 - e. Provide a signed release authorizing the COUNTIES to obtain driving records from the Washington State Department of Motor Vehicles and/or Licensing and to provide certificates of training for each officer.
 - f. Prepare incident reports when incidents occur in the courtrooms or lobby, and submit to the Legal Process Supervisor.
2. The COUNTIES agree to:
 - a. Cooperate and assist Security/Screening Officers in order to maintain safety, which may include sharing information of known or suspected threats;
 - b. Provide court docket and advanced notice when the second courtroom will be used; and
 - c. Provide advance notice, if possible, when a high-risk hearing or other situations arise that might require additional security needs or staffing.

E. Electronic Home Monitoring Services:

The CONTRACTOR shall have the ability to provide Electronic Home Monitoring services upon request.

F. Tracking Services:

1. The CONTRACTOR shall have the ability to provide tracker services upon request.
2. Tracker assists the juvenile Individual Treatment Court Program as directed by the program coordinator for monitoring juvenile clients in the community. Tracking services generally occurs after regular business hours/weekends and consists of various activities to include:
 - a. Weekly random contact with juvenile clients at home, workplace, or school, as directed by the Individual Treatment Court Program Coordinator.
 - b. For the purpose of collecting urinalysis, checking curfew, and reporting back observations related to case plans.
 - c. Maintain written documentation of all contacts and observation to provide to the program coordinator.
 - d. Maintain regular contact with the assigned coordinator to schedule dates and priority of clients to receive tracking services.
 - e. Maintain and submit a daily activity log with locations visited, people contacted, and time spent performing this activity.
- b. The CONTRACTOR agrees to provide its own labor and materials. Unless otherwise provided in this Contract, no material, labor, or facilities will be furnished by the COUNTIES.
- c. The CONTRACTOR shall perform the work specified in this Contract according to standard industry practice.
- d. The CONTRACTOR shall complete its work in a timely manner and in accordance with the schedule agreed by the parties.
- e. The CONTRACTOR shall confer with the COUNTIES from time to time during the progress of the work. The CONTRACTOR shall prepare and present status reports and other information that may be pertinent and necessary, or as may be requested by the COUNTIES.

4. CONTRACT REPRESENTATIVES

Each party to this Contract shall have a Contract Representative. Each party may change its representative upon providing written notice to the other party. The parties' Contract Representatives are as follows:

- a. For CONTRACTOR: Becky Magnuson
2529 W. Falls Ave.
Kennewick, WA 99336
Phone: 509-392-8011
Email: becky@tricitymonitoring.com
- b. For COUNTIES: David Wheeler, Administrator
5606 W. Canal Place, Suite 106
Kennewick, WA 99336
Phone: (509) 737-2745
Email: david.wheeler@co.benton.wa.us

5. COMPENSATION

- a. For the services performed under this Contract, the CONTRACTOR shall be paid at the rates set forth in Exhibit A, "Proposal Form", which is attached hereto and incorporated herein by reference.
- b. Maximum amount for Electronic Home Monitoring services is not to exceed Three Thousand Dollars (\$3,000.00) per calendar year.
- c. The maximum total amount of all services provided in this Contract is not to exceed Four Hundred Thousand Dollars (\$400,000.00).
- d. No payment shall be made for any work performed by the CONTRACTOR, except for work identified and set forth in this Contract.
- e. The CONTRACTOR may submit invoices to the COUNTIES not more than once per month during the progress of the work for partial payment of the work completed to date. Invoices shall cover the time CONTRACTOR performed work for the COUNTIES during the billing period. The COUNTIES shall pay the CONTRACTOR for services rendered in the month following the actual delivery of work and will remit payment within thirty (30) days from the date of the invoice.
- f. The CONTRACTOR shall not be paid for services rendered under

this Contract unless and until they have been performed to the satisfaction of the COUNTIES.

- g. In the event the CONTRACTOR has failed to perform any substantial obligation to be performed by the CONTRACTOR under this Contract and such failure has not been cured within ten (10) days following notice from the COUNTIES the COUNTIES may, in its sole discretion, upon written notice to the CONTRACTOR, withhold any and all monies due and payable to the CONTRACTOR, without penalty, until such failure to perform is cured or otherwise adjudicated. "Substantial" for the purposes of this Contract means faithfully fulfilling the terms of this Contract with variances only for technical or minor omissions or defects.
- h. Unless otherwise provided in this Contract or any exhibits or attachments hereto, the CONTRACTOR will not be paid for any billings or invoices presented for services rendered prior to the execution of this Contract or after its termination.

6. AMENDMENTS AND CHANGES IN WORK

- a. In the event of any errors or omissions by the CONTRACTOR in the performance of any work required under this Contract, the CONTRACTOR shall make any and all necessary corrections without additional compensation. All work submitted by the CONTRACTOR shall be certified by the CONTRACTOR and checked for errors and omissions. The CONTRACTOR shall be responsible for the accuracy of the work, even if the work is accepted by the COUNTIES.
- b. No amendment or modification shall be made to this Contract, unless set forth in a written Contract Amendment signed by both parties. Work under a Contract Amendment shall not proceed until the Contract Amendment is duly executed by the COUNTIES.

7. HOLD HARMLESS AND INDEMNIFICATION

- a. The CONTRACTOR shall hold harmless, indemnify and defend the COUNTIES and its officers, officials, employees and agents, from and against any and all claims, actions, suits, liabilities, losses, expenses, damages, and judgments of any nature whatsoever, including reasonable costs and attorneys' fees in defense thereof, for injury, sickness, disability or death to persons or damage to property or business, arising in connection with the work performed under this Contract, or caused or occasioned in whole or in part by reason of the presence of the CONTRACTOR or its subcontractors or their

property upon or in the proximity of the property of the COUNTIES. PROVIDED, that the CONTRACTOR'S obligation hereunder shall not extend to injury, sickness, death or damage caused by or arising out of the sole negligence of the COUNTIES or its officers, officials, employees or agents.

- b. In any and all claims against the COUNTIES and its officers, officials, employees and agents by any employee of the CONTRACTOR, any subcontractor, anyone directly or indirectly employed by any of them, or anyone for whose acts any of them may be liable, the indemnification obligation under this section shall not be limited in any way by any limitation on the amount or type of damages, compensation, or benefits payable by or for the CONTRACTOR or subcontractor under Workers Compensation acts, disability benefit acts, or other employee benefit acts, it being clearly agreed and understood by the parties hereto that the CONTRACTOR expressly waives any immunity the CONTRACTOR might have had under such laws, including but not limited to Title 51 of the Revised Code of Washington. By executing this Contract, the CONTRACTOR acknowledges that the foregoing waiver has been mutually negotiated by the parties and that the provisions of this section shall be incorporated, as relevant, into any contract the CONTRACTOR makes with any subcontractor or agent performing work hereunder. CONTRACTOR'S obligations under this Section [7] shall survive termination and expiration of this Contract.
- c. The CONTRACTOR'S obligations hereunder shall include, but are not limited to, investigating, adjusting and defending all claims alleging loss from action, error or omission, or breach of any common law, statutory or other delegated duty by the CONTRACTOR, or the CONTRACTOR'S employees, agents or subcontractors.

8. INSURANCE

The CONTRACTOR shall obtain and maintain continuously the following insurance:

- a. **Professional Liability Insurance:** Prior to the start of work under this Contract, the CONTRACTOR shall secure and maintain at its own expense Professional Liability Insurance appropriate to the CONTRACTOR'S profession and shall be written subject to limits of not less than one million dollars (\$1,000,000) each claim and in the aggregate. Such insurance will be provided by an insurance carrier with a Best's Rating of not less than A-VII.

The coverage shall apply to liability for a professional error, act or omission arising out of the scope of the CONTRACTOR'S services defined in this Contract. Coverage shall not exclude hazards related to the work rendered as part of the Contract or within the scope of the CONTRACTOR'S services as defined by this Contract. If the policy is claims made, the retroactive date shall be prior to or coincident with the effective date of this Contract. CONTRACTOR is required to maintain claims made professional liability insurance for a minimum of 36 months after the effective date of termination or completion of this Contract. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the contract effective date, the CONTRACTOR must purchase "extended reporting" coverage for a minimum of 36 months after the completion of work. CONTRACTOR shall annually provide COUNTIES with proof of all such insurance.

- b. **Workers Compensation:** CONTRACTOR shall comply with all State of Washington workers compensation statutes and regulations. Prior to the start of work under this Contract, workers compensation coverage shall be provided for all employees of CONTRACTOR and employees of any subcontractor or sub-subcontractor. Coverage shall include bodily injury (including death) by accident or disease, which arises out of or in connection with the performance of this Contract. CONTRACTOR shall submit a copy of its certificate of coverage from the Washington State Department of Labor and Industries prior to commencement of work. Except as prohibited by law, CONTRACTOR waives all rights of subrogation against the COUNTIES for recovery of damages to the extent they are covered by workers compensation and employers liability.

If CONTRACTOR, subcontractor, or sub-subcontractor fails to comply with all State of Washington workers compensation statutes and regulations and COUNTIES incurs fines or is required by law to provide benefits to or obtain coverage for such employees, CONTRACTOR shall indemnify the COUNTIES. Indemnity shall include all fines, payment of benefits to CONTRACTOR or subcontractor employees, or their heirs or legal representatives, and the cost of effecting coverage on behalf of such employees. Any amount owed to COUNTIES by CONTRACTOR pursuant to the indemnity agreement may be deducted from any payments owed by COUNTIES to CONTRACTOR for performance of this Contract.

- c. **Commercial General Liability and Employers Liability Insurance:** Prior to the start of work under this Contract, CONTRACTOR shall maintain commercial general liability

coverage (policy form CG0001 or equivalent) to protect the CONTRACTOR from claims for wrongful death, bodily injury, personal injury, and property damage that may arise from any actions or inactions under this Contract by CONTRACTOR or by anyone directly employed by or contracting with CONTRACTOR. The minimum commercial general liability insurance limits shall be as follows:

\$2,000,000 General Aggregate
\$2,000,000 Products/Completed Operations Aggregate
\$1,000,000 Personal Injury and Advertising Injury
\$1,000,000 Each Occurrence

The commercial general liability policy must contain an endorsement naming the COUNTIES and its elected and appointed officials, employees, and agents as an Additional Insured and an endorsement that specifically states that CONTRACTOR'S commercial general liability policy shall be primary, and not contributory, with any other insurance maintained by the COUNTIES.

The CONTRACTOR must provide commercial general liability coverage that does not exclude activities to be performed in fulfillment of this Contract and does not exclude liability pursuant to the indemnification requirement under Section 7. CONTRACTOR'S commercial general liability policy shall provide cross liability coverage, indicating essentially that except with respect to the limits of insurance and any rights or duties specifically assigned in this coverage part to the first named insured, this insurance applies as if each named insured were the only named insured, and separately to each insured against whom claims are made or suit is brought.

CONTRACTOR shall also provide Stop Gap Employer's Liability Insurance coverage with minimum limits as follows:

\$1,000,000 Each Accident
\$1,000,000 Policy Limit for Disease
\$1,000,000 Each Employee for Disease

- d. **Automobile Liability:** The CONTRACTOR shall maintain, during the life of this Contract, Automobile Liability Insurance (ISO Form Number CA0001 or equivalent) covering any autos owned by the CONTRACTOR (Symbol 1), or if the Contractor has no owned autos, any hired (Symbol 8) and non-owned autos (Symbol 9), in the amount of not less than one million dollars (\$1,000,000) per accident for Bodily Injury and Property Damage to protect CONTRACTOR from claims which may arise from the performance of this Contract, whether such operations are

by the CONTRACTOR or by anyone directly or indirectly employed by the CONTRACTOR.

e. **Other Insurance Provisions:**

1. The CONTRACTOR'S liability insurance provisions shall be primary with respect to any insurance or self-insurance programs covering the COUNTIES or its elected and appointed officers, officials, employees or agents. CONTRACTOR'S liability insurance policies must be endorsed to show this primary coverage. Any insurance, self-insured retention, deductible or risk retention maintained or participated in by the COUNTIES shall be excess and not contributory to CONTRACTOR'S insurance policies.
2. The CONTRACTOR'S liability insurance policies shall contain no special limitations on the scope of protection afforded to the COUNTIES as an additional insured.
3. Any failure to comply with reporting provisions of the policies shall not affect coverage provided to the COUNTIES or its officers, officials, employees or agents.
4. The CONTRACTOR'S insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.
5. The CONTRACTOR shall include all subcontractors as insureds under its policies or shall furnish separate certificates and endorsements for each subcontractor. All coverage for subcontractors shall be subject to all of the requirements stated herein.
6. The insurance limits mandated for any insurance coverage required by this Contract are not intended to be an indication of exposure nor are they limitations on indemnification. If the CONTRACTOR maintains higher limits than the minimums required in this contract, the COUNTIES shall be entitled to coverage for the higher limits maintained by the CONTRACTOR.
7. The CONTRACTOR shall maintain all required policies in force from the time services commence until services are completed. Certificates, policies, and endorsements expiring before completion of services shall be promptly

replaced. CONTRACTOR is required to maintain claims made professional liability insurance for a minimum of 36 months after the effective date of termination or completion of this Contract. All liability insurance required under this Contract, except for professional liability under Section [8(a)], shall be written on an Occurrence Policy form.

8. CONTRACTOR hereby agrees to waive subrogation with respect to each insurance policy maintained under this Contract. When required by an insurer, or if a policy condition does not permit CONTRACTOR to enter into a pre-loss agreement to waive subrogation without an endorsement, then CONTRACTOR agrees to notify the insurer and obtain such endorsement. This requirement shall not apply to any policy which includes a condition expressly prohibiting waiver of subrogation by the insured or which voids coverage should the CONTRACTOR enter into such a waiver of subrogation on a pre-loss basis.

9. Compensation and/or payments due to CONTRACTOR under this Contract are expressly conditioned upon CONTRACTOR'S strict compliance with all insurance requirements. Payment to CONTRACTOR may be suspended in the event of non-compliance. Upon receipt of evidence of CONTRACTOR'S compliance, such payments not otherwise subject to withholding or set-off will be released to CONTRACTOR.

f. **Verification of Coverage and Acceptability of Insurers:**

All insurance required under this Contract shall be issued by companies authorized to do business under the laws of the State of Washington that have a A. M. Best's rating of at least A-VII or better in the most recently published edition of Best's Reports. Any exception to this requirement must be reviewed and approved in writing by the Benton and Franklin Counties' Risk Managers. If an insurer is not admitted to do business within Washington State, all insurance policies and procedures for issuing the insurance policy must comply with Chapter 48.15 RCW and 284-15 WAC.

1. All insurance to be maintained by the CONTRACTOR, other than Professional Liability and Auto Liability, and Workers' Compensation, shall specifically include the COUNTIES and its elected officials, employees and volunteers as an "Additional Insured" by way of endorsement and shall not be reduced or canceled without thirty (30) days prior written notice to the COUNTIES.

Any insurance or self-insurance maintained by the COUNTIES and its elected and appointed officials, employees and agents shall be excess of the CONTRACTOR'S insurance and shall not contribute to it.

2. Certificates of Liability Insurance, with endorsements attached, must be provided to the COUNTIES' Contract Representative referenced in Section 4.
3. All written notices under this Section [8] and notice of cancellation or change of required insurance coverages shall be mailed to the COUNTIES' Contract Representative referenced in Section 4.
4. The CONTRACTOR or its broker shall provide a copy of any and all insurance policies specified in this Contract upon request of the Benton and Franklin Counties' Risk Manager at to the following address: Benton-Franklin Counties Juvenile Justice Center 5606 W. Canal Place, Suite 106 Kennewick WA 99336.

9. **TERMINATION**

- a. The COUNTIES may terminate this Contract in whole or in part whenever the COUNTIES determines, in its sole discretion, that such termination is in the best interests of the COUNTIES. The COUNTIES may terminate this Contract upon giving ten (10) days written notice by certified mail to the CONTRACTOR. In that event, the COUNTIES shall pay the CONTRACTOR for all costs incurred by the CONTRACTOR in performing the Contract up to the date of such notice. Payment shall be made in accordance with the Compensation Section of this Contract.
- b. In the event that funding for this project is withdrawn, reduced or limited in any way after the effective date of this Contract, the COUNTIES may summarily terminate this Contract notwithstanding any other termination provision in this Contract. Termination under this subsection shall be effective upon the date specified in the written notice of termination sent by COUNTIES to the CONTRACTOR. After the effective date, no charges incurred under this Contract shall be allowed.
- c. If the CONTRACTOR breaches any of its obligations hereunder, and fails to cure the breach within ten (10) days of written notice to do so by the COUNTIES, the COUNTIES may immediately terminate this Contract by so notifying the CONTRACTOR in writing, in which case the COUNTIES shall pay the CONTRACTOR

only for the costs of services accepted by the COUNTIES, in accordance with the Compensation Section of this Contract. Upon such termination, the COUNTIES, at its discretion, may obtain performance of the work elsewhere, and the CONTRACTOR shall bear all costs and expenses incurred by the COUNTIES in completing the work and all damage sustained by the COUNTIES by reason of the CONTRACTOR'S breach.

- d. The CONTRACTOR shall have a right to terminate this Agreement upon ten (10) days advance written notice to the COUNTIES in the event the COUNTIES fails to comply with any of the provisions of this Agreement or upon thirty (30) days written notice without cause.

10. ASSIGNMENT, DELEGATION AND SUBCONTRACTING

- a. The CONTRACTOR shall perform the terms of this Contract using only its bona fide employees or agents, and the obligations and duties of the CONTRACTOR under this Contract shall not be assigned, delegated, or subcontracted to any other person or firm without the prior express written consent of the COUNTIES.
- b. The CONTRACTOR warrants that it has not paid nor has it agreed to pay any company, person, partnership, or firm, other than a bona fide employee working exclusively for CONTRACTOR, any fee, commission, percentage, brokerage fee, gift, or other consideration contingent upon or resulting from the award or making of this Contract.

11. NON-WAIVER OF RIGHTS

The parties agree that the excuse or forgiveness of performance, or waiver of any provision(s) of this Contract does not constitute a waiver of such provision(s) or future performance, or prejudice the right of the waiving party to enforce any of the provisions of this Contract at a later time. All waivers of any provision(s) of this Contract shall be in writing and in the absence of such, no action or inaction shall be construed to be such a waiver.

12. INDEPENDENT CONTRACTOR

- a. The CONTRACTOR'S services shall be furnished by the CONTRACTOR as an independent contractor and not as an agent, employee or servant of the COUNTIES. The CONTRACTOR specifically has the right to direct and control CONTRACTOR'S own activities in providing the agreed services in accordance with the specifications set out in this Contract.

- b. The CONTRACTOR acknowledges that the entire compensation for this Contract is set forth in Section [4] of this Contract, and neither the CONTRACTOR nor its employees are entitled to any COUNTIES' benefits, including, but not limited to: vacation pay; holiday pay; sick leave pay; medical, dental, or other insurance benefits; fringe benefits; or any other rights or privileges afforded to COUNTIES' employees.
- c. The CONTRACTOR shall have and maintain complete responsibility and control over all of its subcontractors, employees, agents, and representatives. No subcontractor, employee, agent, or representative of the CONTRACTOR shall be, deem to be, act or purport to act as an employee, agent, or representative of the COUNTIES.
- d. CONTRACTOR shall pay for all taxes, fees, licenses, or payments required by federal, state or local law that are now or may be enacted during the term of this Contract.
- e. The CONTRACTOR agrees to immediately remove any of its employees or agents from their assignment to perform services under this Contract upon receipt of a written request to do so from the COUNTIES' Contract Representative or designee.

13. COMPLIANCE WITH LAWS

The CONTRACTOR shall comply with all applicable federal, state and local laws, rules and regulations in performing this Contract.

14. OTHER PROVISIONS

The CONTRACTOR shall comply with the following other provisions for all services provided under this Contract.

a. Background Check/Criminal History

- 1. CONTRACTOR shall authorize COUNTIES to conduct a background check of the CONTRACTOR. The background check may include, but is not limited to, a review of records on file with the Washington State Patrol, the FBI National Criminal Information Computer (NCIC) and Interstate Identification Index (III), local law enforcement agencies, the Department of Licensing, courts of law, and other agencies, and also may, depending upon assignment of CONTRACTOR, involve fingerprinting.

2. In accordance with chapters 388-700 WAC, 72.05 RCW, and 43.20A RCW the CONTRACTOR shall be required to conduct background check/criminal history clearance for all employees, subcontractors, and/or volunteers who may or will have regular access to any client/juvenile.
3. In addition, the CONTRACTOR may also be required to conduct background check/criminal history clearance for employees, subcontractors, and/or volunteers, who may or will have limited access to any client/juvenile.

b. Sexual Misconduct

1. The CONTRACTOR shall ensure all employees, subcontractors, and/or volunteers are knowledgeable about the requirements of RCW 13.40.570 and of the new crimes included in RCW 9A.44, Sex Offenses.

The CONTRACTOR shall ensure that written notification must occur within seven (7) days of a conviction or plea of guilty to any offenses as defined in RCW 9.94A.030 and RCW 9A.44.130, any crime specified in Chapter 9A.44 RCW when the victim is a juvenile and any violent offense as defined in RCW 9.94A.030. Such notification will be directed to the Office of the Juvenile Court Administrator, Benton-Franklin Counties Juvenile Justice Center, 5606 W Canal PL STE 106, Kennewick WA 99336-1388.

15. DEBARMENT CERTIFICATION

The CONTRACTOR, by signature to this Contract, certifies that the CONTRACTOR is not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded by any State or Federal department or agency from participating in transactions (Debarred). The CONTRACTOR also agrees to include the above requirement in any and all Subcontracts into which it enters. The CONTRACTOR shall immediately notify the Contact designated as the representative to the COUNTIES of this Contract if, during the term of this Contract, the CONTRACTOR becomes debarred. The COUNTIES may immediately terminate this Contract by providing CONTRACTOR written notice if CONTRACTOR becomes Debarred during the term of this Contract.

16. INSPECTION OF BOOKS AND RECORDS

The COUNTIES may, at reasonable times, inspect the books and records of the CONTRACTOR relating to the performance of this Contract. The CONTRACTOR shall keep, and make available to the COUNTIES upon request, all records relating to the performance of this Contract for six (6) years after Contract termination or

expiration.

17. NONDISCRIMINATION

The CONTRACTOR and its assignees, delegates, or subcontractors shall not discriminate against any person in the performance of any of their obligations hereunder on the basis of race, religion, color, national origin, sex, age, honorably discharged veteran or military status, sexual orientation, marital status, the presence of any sensory, mental, or physical disability, or any other protected status.

18. OWNERSHIP OF MATERIALS/WORKS PRODUCED

- a. All reports, drawings, plans, specifications, forms of electronic media, data and documents produced in the performance of the work under this Contract shall be "works for hire" as defined by the U.S. Copyright Act of 1976 and shall be owned by the COUNTIES. Ownership includes the right to copyright, patent, and register, and the ability to transfer these rights. The COUNTIES agrees that if it uses any materials prepared by the CONTRACTOR for purposes other than those intended by this Contract, it does so at its sole risk and it agrees to hold the CONTRACTOR harmless therefrom to the extent such use is not agreed to in writing by the CONTRACTOR.
- b. An electronic copy of all word processing documents shall be submitted to the COUNTIES upon request and/or at the expiration of the Contract, using the word processing program and version specified by the COUNTIES.

19. PATENT/COPYRIGHT INFRINGEMENT

The CONTRACTOR shall hold harmless, indemnify and defend the COUNTIES and its officers, officials, employees and agents, from and against any claimed action, cause or demand brought against the COUNTIES, where such action is based on the claim that information supplied by the CONTRACTOR or subcontractor infringes any patent or copyright. The CONTRACTOR shall be notified promptly in writing by the COUNTIES of any notice of such claim.

20. DISPUTES

Disputes between the CONTRACTOR and the COUNTIES, arising under and by virtue of this Contract, shall be brought to the attention of the COUNTIES at the earliest possible time in order that such matters may be settled or other appropriate action promptly taken. Any dispute relating to the quality or acceptability of performance

and/or compensation due the CONTRACTOR shall be decided by the COUNTIES' Contract Representative or designee. All rulings, orders, instructions and decisions of the COUNTIES' Contract Representative shall be final and conclusive, subject to CONTRACTOR'S right to seek judicial relief.

21. CONFIDENTIALITY

The CONTRACTOR and its employees, subcontractors, and subcontractors' employees shall maintain the confidentiality of all information provided by the COUNTIES or acquired by the COUNTIES in performance of this Contract, except upon the prior written consent of the COUNTIES or an order entered by a court of competent jurisdiction. The CONTRACTOR shall promptly give the COUNTIES written notice of any judicial proceeding seeking disclosure of such information.

22. CHOICE OF LAW, JURISDICTION AND VENUE

- a. This Contract has been and shall be construed as having been made and delivered within the State of Washington and it is agreed by each party hereto that this Contract shall be governed by the laws of the State of Washington, both as to its interpretation and performance.
- b. Any action at law, suit in equity, or judicial proceeding arising out of this Contract shall be instituted and maintained only in any of the courts of competent jurisdiction in Benton and Franklin Counties, Washington.

23. SUCCESSORS AND ASSIGNS

The COUNTIES, to the extent permitted by law, and the CONTRACTOR each bind themselves and their partners, successors, executors, administrators, and assigns to the other party to this Contract and to the partners, successors, administrators, and assigns of such other party in respect to all covenants to this Contract.

24. SEVERABILITY

- a. If a court of competent jurisdiction holds any part, term or provision of this Contract to be illegal or invalid, in whole or in part, the validity of the remaining provisions shall not be affected, and the parties' rights and obligations shall be construed and enforced as if this Contract did not contain the particular provision held to be invalid.
- b. If it should appear that any provision of this Contract is in conflict with any statutory provision of the State of

Washington, said provision which may conflict therewith shall be deemed inoperative and null and void insofar as it may be in conflict therewith, and shall be deemed modified to conform to such statutory provision.

25. ENTIRE AGREEMENT

The parties agree that this Contract is the complete expression of their agreement. Any oral or written representations or understandings not incorporated in this Contract are specifically excluded.

26. NOTICES

Any notices provided under this Contract shall be effective if personally served upon the other party or if mailed by registered or certified mail, return receipt requested, to the mailing addresses set out in Section 4 of this Contract. Notice may also be given via e-mail to the Contract Representatives' e-mail addresses identified in Section 4 of this Contract, with the original to follow by regular mail. Notice shall be deemed to be given three (3) days following the date of mailing or immediately, if personally served. For service by e-mail, service shall be effective at the beginning of the next working day.

27. SURVIVABILITY

All Contract terms, which by their context are clearly intended to survive the termination and/or expiration of this Contract, shall so survive. These terms include, but are not limited to, indemnification provisions (Sections [7] and [18]); extended reporting period requirements for professional liability insurance (Section [8(a)]); inspection and keeping of records and books (Section [16]); litigation hold notice (Section [28]); Public Records Act (Section [29]) and confidentiality (Section [21]).

28. LITIGATION HOLD NOTICE

In the event the COUNTIES learns of circumstances leading to an increased likelihood of litigation regarding any matter where the records kept by CONTRACTOR pursuant to Section [16] of this Contract may be of evidentiary value, the COUNTIES may issue written notice to CONTRACTOR of such circumstances and direct the CONTRACTOR to "hold" such records. In the event that CONTRACTOR receives such written notice, CONTRACTOR shall abide by all directions therein whether or not such written notice is received at a time when a Contract between CONTRACTOR and the COUNTIES is in force. Such directions will include, but will not be limited to, instructions to suspend the six (6) year purge schedule

required by Section [16] of this Contract.

29. PUBLIC RECORDS ACT

CONTRACTOR hereby acknowledges that the COUNTIES is a governmental entity and as such is subject to the requirements of the Public Records Act, Chapter RCW 42.56. Accordingly, CONTRACTOR understands that to the extent a proper request is made, the COUNTIES may be required by virtue of that Act to disclose any records related to this Contract actually in its possession or in CONTRACTOR'S possession. This may include records that CONTRACTOR regards as confidential or proprietary. To the extent that CONTRACTOR provides any records to the COUNTIES that it regards as confidential or proprietary, CONTRACTOR agrees to conspicuously mark the records as such. The CONTRACTOR also hereby waives any and all claims or causes of action for any injury it may suffer by virtue of COUNTIES' release of records covered under the Public Records Act. The COUNTIES agrees to take all reasonable steps to notify CONTRACTOR in a timely fashion of any request made under the Public Records Act that will require disclosure of any records marked by CONTRACTOR as confidential or proprietary, so that CONTRACTOR may seek a judicial order of protection if necessary.

- This section left blank intentionally -

IN WITNESS WHEREOF, the parties have caused this Contract to be signed by their duly constituted legal representatives, and it is effective on January 1, 2024.

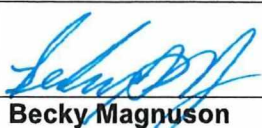

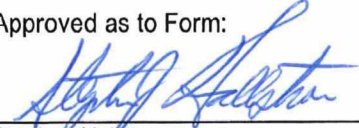
Tri-Cities Monitoring, Inc.	Benton Franklin Counties Juvenile Justice Center
 Becky Magnuson Owner/Manager	 David Wheeler Juvenile Court Administrator
9/19/23 Date	9/21/23 Date
BENTON COUNTY APPROVAL Approved as to Form:  Stephen Hallstrom Deputy Prosecuting Attorney	FRANKLIN COUNTY APPROVAL Approved as to Form: _____ Civil Deputy Prosecuting Attorney
09/22/23 Date	Date
By: _____ Name: _____ Title: <u>Chairman, Board of Commissioners</u> Date: _____	By: _____ Name: _____ Title: <u>Chairman, Board of Commissioners</u> Date: _____
Attest: Clerk of the Board: _____	Attest: Clerk of the Board: _____

EXHIBIT A – PROPOSAL FORM

Company Name

Tri-Cities Monitoring, Inc.

ACKNOWLEDGEMENT OF ADDENDA

The Undersigned Bidder acknowledges receipt of and use of the following Addenda in the preparation of this Bid:

Addendum No. 1, dated 8/18/23

Addendum No. 2, dated N/A

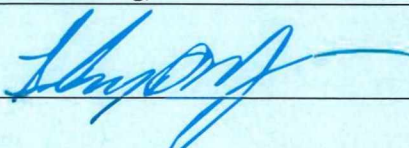
Fill in all blank fields in the table below. The hourly rates listed below will be utilized as a part of the Contract. The Counties will pay actual hours worked during the duration of the contract. This proposal form must be included in the final packet.

The Contractor shall charge the Counties for any services in excess of 40 hours per week per employee at rate one and a half times the hourly billing rate for the class of the employee(s) when said overtime is requested by an authorized representative of Juvenile Court Administrator.

The Contractor may request an increase to the hourly rate established in the initial term of the Contract. The request shall be made in writing no less than 60 days prior to the requested effective increase date. The Counties does not guarantee an increase request will be approved. The Counties expects that the Contractor account for normally expected increases in the rates below, such as COLA, Medical Insurance, etc.

Position Description		Year #1 – Hourly Rate	Year #2 – Hourly Rate
Regular Security	8am-12pm & 1pm to 5pm PST	\$37.85	\$39.85
Additional Security Coverage	Prior to 8am and/or after 5pm and/or between 12pm and 1pm PST.	\$38.75	\$40.75
Regular Screener	8am-5pm PST (lunch hour included)	\$28.00	\$30.00
Additional Screeners	As requested by Counties for reasonable and agreeable needs	\$28.00	\$30.00
Transports	Local & out of the area transport	\$34.75	\$36.75
Tracking	Tracking Services	\$28.00	\$30.00
Electronic Home Monitoring	Activation/deactivation rate	\$60.00	\$60.00
Electronic Home Monitoring	Daily Rate	\$15.00	\$16.00

SUBMISSION OF PROPOSAL

Respectfully submitted this	28	day of	August	2023
COMPANY NAME:	Tri-Cities Monitoring, Inc.			
AUTHORIZED SIGNATURE:				
TYPE OR PRINT NAME:	Becky D. Magnuson			
TITLE:	Owner/President			
STREET ADDRESS:	2529 W. Falls Ave.			
CITY, STATE, ZIP:	Kennewick, WA 99336			
TELEPHONE NO.:	509.392.8011			
EMAIL:	becky@tricitie monitoring.com			
CONTRACTOR'S LICENSE NO.:	1052			
U.B.I. NO.:	602926160			
WASHINGTON STATE EMPLOYMENT SECURITY NO.:	000-582612-01-8			

Greetings,

As the current and longtime security provider there, I don't think that a reintroduction isn't acceptable. There are many new faces and names that I have not met before that may utilize this information for their benefit as well as mine. My name is Becky Magnuson. My Company is Tri-Cities Monitoring, Inc. I would like to start by saying I welcome any conversation to provide further details than what I will provide in this summary. I am a very social and professional woman that is eager to be as educational and informational as possible. Here are some highlights of who I am, what my company is about, and how my work ethic and tenacity in an industry that is very unforgiving to anything less than outstanding, has brought us to this point.



Professional Profile:

- ❖ *Honest*
- ❖ *Reliable*
- ❖ *Trustworthy*
- ❖ *Experienced*
- ❖ *Efficient*
- ❖ *Dedicated to exceeding expectations*

- ❖ *Have grown my start up security company to a multi-million-dollar company with 70+ staff in 14 years of hard work and commitment to the profession*

Personal Profile:

- ❖ *Female Veteran owned company*
- ❖ *Married happily since 2004*
- ❖ *Proud Police Wife of a man who has dedicated his life to Public Protection as a local Police Officer for the past 26 years. He also works for TCM as a WA. St. Certified Firearms Instructor*
- ❖ *Honored to have had, and am still raising, 2 beautiful and intelligent children with above mentioned Husband*

Military Experience:

- ❖ *United States Air Force – Top Secret Clearance. Honorable Discharge.*
 - *I worked as a C3031 – Priority Personnel – Sending and receiving Top Secret Military Message Traffic via multiple sources all over the world.*
 - *Required to work 12hrs a day, 7 days a week, 365 days a year.*
 - *Worked in an Underground Communication Center at Langley AFB, Hampton, VA.*
 - *Honorable Discharge at the end of my service agreement.*

Locally Owned and Operated:

I have been a local business owner/operator here in Tri-Cities since 2002. I own and operate 2 separate S-Corporations. My integrity, and willingness to learn, helps me to succeed in whatever project I take on. I choose my team members carefully to make sure that we can accomplish our job, meeting and exceeding our goals and expectations. I leased office space from 2002 – 2019. I purchased an office building in May 2019. I run both of my companies from this location now. I also have a Yakima office and staff, Walla Walla staff, and a Wenatchee independent contractor within his own office that has worked for me for many years. TCM will take on the task of new contracts all over Eastern Washington if presented with the opportunity. TCM will work everything from very intimate gatherings, to large-week-long festivals, as well as take on long-term permanent multi-officer contracts. This contract at the BFJJC is an important one to TCM, and has been on our roster for 8 years. We certainly hope to continue on there for the '24-'25 contract.

Quality Staffing:

- ❖ *0 Tolerance drug policy – all staff are drug tested (pre-employment and randomly)*
- ❖ *Many bi-lingual staff*

TCM has set high standards. Since we are a Security Company offering multiple types of Security Services, every applicant must have knowledge of, and/or experience in, Security & Law Enforcement. We have many active Law Enforcement Officers working on our team. Along with the complete background check, all our staff are trained and licensed according to the Washington State regulations. There will be no “just a warm body” employees working with TCM, all staff will be eager to learn, and to fulfill all required job duties in a timely



manner. My Admin., and Management staff alone have 100+ years of Law Enforcement, Corrections, Security, and military experience, business management, and leadership experience. All other TCM team members have countless years of experience in these fields as well. The dedication to the safety and protection of others cannot be outweighed by my competitors.

Security in Insurance:

TCM has been extensively commercially insured since 2009. There have never been ANY LOSSES to any clients in my company's history. A Certificate of Insurance is available to any of my clients at any time. There has never been a lapse in coverage for any reason at any time.

Professional Accomplishments:

- ❖ Washington State Security Agency License Credentialed Trainer, Principal, & Security Guard for Tri-Cities Monitoring, Inc. from 2009.
- ❖ Credentialed Trainer for the State of Washington DOL.
- ❖ Washington State licensed Notary Public.
- ❖ First Aid, CPR, AED certified Instructors on staff to train and certify my entire staff.
- ❖ Defensive Tactics, Certified Armed Trainer/Instructor on staff to train and certify my Armed staff.
- ❖ WA. ST. Certifications as DBE, SBE, & WBE. In Pending Status for my VBE as well.

I deeply appreciate the opportunity to provide security services to your firm in any capacity. Please do not hesitate to reach out to me with any questions or concerns.

Thank you very much.

Respectfully submitted,

Becky Magnuson
Owner/President

