

RESOLUTION NO. _____ (N.C.S.)

A RESOLUTION AUTHORIZING THE EXECUTION OF AN AGREEMENT FOR PROFESSIONAL SERVICES WITH OPPORTUNITY SPACE, INC DBA TOLEMI TO PROVIDE AN ONLINE MANAGEMENT PLATFORM FOR THE IMPLEMENTATION OF THE RESIDENTIAL RENTAL REGISTRATION AND RENT STABILIZATION PROGRAMS FOR AN AMOUNT NOT TO EXCEED \$141,000 AND YEARLY AMENDMENTS FOR AN ANNUAL AMOUNT NOT TO EXCEED \$129,000

WHEREAS, City Council approved the implementation of the Residential Rental Registration (RRR) Ordinance on April 4, 2023, and on September 24, 2024, approved the Rent Stabilization, Tenant Protection and Just Cause Eviction, and Anti-Harassment (RSO) Ordinances; and

WHEREAS, these Ordinances required property owners to pay Program fees and register their rental units subject to the Ordinances with the City of Salinas; and

WHEREAS, the City issued a Request for Proposal (RFP) to select a qualified vendor to provide an online platform for managing the RRR and RSO programs and received proposals from five vendors at the end of the RFP period; and

WHEREAS, after a competitive rating and ranking selection process, Opportunity Space, Inc., dba Tolemi was identified as the most qualified vendor to provide the requested platform; and

WHEREAS, the City proposes to enter into an Agreement for Professional Services with Tolemi, commencing November 20, 2024, with a total compensation amount not to exceed \$141,000; and

WHEREAS, the funding source for this agreement will be from the Program registration fees paid by property owners and General Fund dollars appropriated to Fund 2530; and

WHEREAS, on November 19th the City Council approved Resolutions Nos. **XXX, XXX** and **XXX** to establish Program registration fees and a FY 24-25 budget, augment workforce allocation to hire additional administrative staff, and authorize a transfer from the General Fund to cover Program start-up costs prior to collecting sufficient Program fee revenue to cover Program expenses. The cost of this Agreement is included in the FY 24-25 Budget; and

WHEREAS, the City of Salinas has determined that the proposed action is not a project as defined by the California Environmental Quality Act (CEQA) (CEQA Guidelines Section 15378).

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Salinas that it hereby authorizes the City Manager to execute an Agreement for Professional Services with Tolemi, in an amount not to exceed \$141,000 to provide an online management platform for the Residential Rental Registration and Rent Stabilization programs for a one-year term commencing on November 20, 2024 through November 19, 2025.

PASSED AND APPROVED this 19th day of November 2024, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

APPROVED:

Kimbley Craig, Mayor

ATTEST:

Patricia M. Barajas, City Clerk