

January 15, 2026

BCC Agenda Date/Item: \_\_\_\_\_

Board of County Commissioners  
Clackamas County

**Approval of a Contract Amendment with HDS Companies for tenant and landlord portal software. Amendment value is \$225,922 for 2 years. Total Contract Value is \$363,192 for 5 years. Funding is through Metro Supportive Housing Services Measure Funds. No County General Funds are involved.**

<b>Previous Board Action/Review</b>	Original Agreement June 8, 2023, Approved by H3S Deputy Director Amendment #01 June 30, 2025, Approved by H3S Deputy Director		
<b>Performance Clackamas</b>	Safe, Secure, and Livable communities, Public Trust in Good government		
<b>Counsel Review</b>	Yes – Amanda Keller	<b>Procurement Review</b>	Yes
<b>Contact Person</b>	Tracy Garell	<b>Contact Phone</b>	503-655-8641

The Clackamas County Social Services Division of the Department of Health, Housing & Human Services is seeking approval for the Oregon Governmental Contract with HDS (Housing and Development Software) Companies LLC Amendment 02 to extend an additional two years and add \$225,922. This approval pertains to the acquisition of Allita Housing Stabilization Module, a Software as a Service (SaaS) solution designed to support Clackamas County's Emergency Rental Program (ERP) and Community Program Management. The HDS Companies LLC. Allita module will enhance the county's ability to manage critical services related to housing stability and rental assistance.

The Allita Housing Stabilization Module offers a comprehensive suite of tools, including a tenant portal, processor portal, landlord portal, and community partner portals. These portals are essential for facilitating communication and managing the flow of information between tenants, property managers, landlords, and community service providers. The tenant portal enables individuals to apply for emergency rental assistance, track their application status, and access other housing resources, providing an easy and efficient way to navigate the program.

Total Agreement value increased to \$363,192. No County General Funds are involved.

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**RECOMMENDATION:** Staff respectfully requests that the Board of County Commissioners approve Amendment #02 (11172) and authorize Chair Roberts or his designee to sign on behalf of Clackamas County.

Respectfully submitted,

*Mary Rumbaugh*

Mary Rumbaugh  
Director of Health, Housing, and Human Services

**AMENDMENT #2  
TO THE CONTRACT DOCUMENTS WITH HOUSING AND DEVELOPMENT  
SERVICES, INC.  
Contract #7694**

This Amendment #2 is entered into between Housing And Development Services, Inc. ("Contractor") and Clackamas County ("County") and shall become part of the Contract documents entered into between both parties on **June 8, 2023** ("Contract").

The Purpose of this Amendment #2 is to make the following changes to the Contract:

1. **Clackamas County Government Contracting Addendum, Section A - Term** is hereby amended as follows:  
The Contract termination date is hereby changed from December 31, 2025 to June 30, 2028.
2. By Execution of this amendment #2 the following administrative error is hereby corrected: The original contract incorrect identifies the Contractor name as HDS Companies, LLC. All references to Contractor's name are hereby changed to **Housing And Development Services, Inc. Oregon business registry number 1328059-95**
3. **Clackamas County Government Contracting Addendum, Section B - Consideration** is hereby amended as follows:  
In consideration for Contractor performing Work during the extended term of this Contract, County shall pay Contractor an amount not to exceed \$225,992 The total Contract compensation will not exceed \$363,192.

ORIGINAL CONTRACT	\$ 137,200
AMENDMENT #1	\$ Time Only
<b><u>AMENDMENT #2</u></b>	<b>\$ 225,992+ Time</b>
<b>TOTAL AMENDED CONTRACT</b>	<b>\$ 363,192</b>

Except as expressly amended above, all other terms and conditions of the Contract shall remain in full force and effect. By signature below, the parties agree to this Amendment #2, effective upon the date of the last signature below.

HDS Companies LLC



12/11/2025

Authorized Signature

Date

Clackamas County

Chair

Date

Cristina M. Gilson

Printed Name

Name: \_\_\_\_\_ Craig Roberts

**Approved for Legal Sufficiency:**

Amanda  
Keller

  
Digitally signed by  
Amanda Keller  
Date: 2025.12.15  
10:56:49 -08'00'

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County Counsel

Date

November 18, 2025

Mr. Joey Johns  
Housing and Veterans Services Program Manager  
Clackamas County Department of Health, Housing and Human Services  
2051 Kaen Road  
Oregon City, OR 97045

Dear Joey,

Thank you for your time yesterday to explain the mistake in the calculation of the solution for the upcoming three (3) year period and thirty-month (30) month period. I do apologize for this happening late in the process of the Amendment.

We appreciate the opportunity to continue supporting Clackamas County's Emergency Rental Assistance, Supportive Housing Services, and Community Program Management initiatives through the Allita Housing Stabilization Module.

This updated proposal reflects revised calculations and pricing for the extension periods beginning January 1, 2026. As you will note, Option One provides a discount of \$23,426.97 over Option Three.

#### *Updated Options for Consideration*

##### **Option One:**

*(The below option one is the most budget friendly and is calculated on the commitment that we will have one Amendment for a three (3) year period payable annually as indicated below.)*

Clackamas County	January 1, 2026- June 30, 2027	July 1, 2027- June 30, 2028	July 1, 2028 – June 30, 2029
Rental Assistance			
HDS Allita HSM License, Hosting, Support	\$81,907	\$90,097	\$99,107
Professional Services as needed will be assessed on a time and materials basis.	\$210 Per Hour	\$210 Per Hour	\$210 Per Hour
Emergency Rental Program Functionality	Included	Included	Included
Supportive Housing Services	Included	Included	Included
Community Program Functionality	Included	Included	Included



**Option Two:**

*(The below option two is calculated on the commitment of thirty months (30) of services with one Amendment for the 30 months, payable annually as indicated below.)*

Clackamas County Rental Assistance	January 1, 2026- December 30, 2028
HDS Allita HSM License, Hosting, Support	\$225,992
Professional Services as needed will be assessed on a time and materials basis.	\$210 Per Hour
Emergency Rental Program Functionality	Included
Supportive Housing Services	Included
Community Program Functionality	Included

**Option Three:**

*(The below option three is the least budget friendly and is calculated on the assumption that renewals will be annual with no longer term commitment.)*

Clackamas County Rental Assistance	January 1, 2026- June 30, 2027	July 1, 2027- June 30, 2028	July 1, 2028 – June 30, 2029
HDS Allita HSM License, Hosting, Support	\$86,031	\$96,085	\$112,419
Professional Services as needed will be assessed on a time and materials basis.	\$210 Per Hour	\$210 Per Hour	\$210 Per Hour
Emergency Rental Program Functionality	Included	Included	Included
Supportive Housing Services	Included	Included	Included
Community Program Functionality	Included	Included	Included

I am happy to review the options and provide additional alternatives at your convenience.

Thank you again for this opportunity to make the needed corrections.

Sincerely,

Elena Miranda

VP Business Development

cc: Brielle Mirabal, Barbara Correa