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January 20, 2026

Habitat for Humanity, Stanislaus County  
2260 Tenaya Drive  
Modesto, CA 95354

Email: [cmckeeper@wtjlaw.com](mailto:cmckeeper@wtjlaw.com)

Re: Formal Termination (Via UPS Overnight Delivery with email to Ms. McKeever)

Habitat for Humanity and Ms. McKeever:

Please accept this letter as formal termination, pursuant to Section 9, of that certain contract, executed on or about February 27, 2024, by and between the County of Merced and Habitat for Humanity, Stanislaus County ("Habitat"). We understand that all construction being performed by Habitat was stopped in mid-December. Because the contract required all construction to be completed by the end of December 2025 and because Habitat ceased work in mid-December, the County should have all records associated with such construction in hand, or in no event later than January 31.

The County expects all work, complete or incomplete, to be reconciled, and all subcontractors to be paid using funds already delivered to Habitat. The County expects to be made aware of any shortfall in such reconciliation to be reported to the County immediately. In accordance with Section 9, all charges must be "actual, reasonable, and verifiable." Furthermore, by February 27, 2026, any unexpended funds must be returned to the County.

We have heard rumors through our representatives in the community that certain storage containers used to store residents' personal belongings will be removed with the residents' belongings still inside or that such belongings will be removed and placed outdoors. The County is committed to a smooth transition and believes that it is in everyone's best interest, including Habitat, to facilitate such a

transition. As such, our Community and Economic Development Department has reached out to the container company to assume any current contracts. Although the County is terminating the agreement pursuant to Section 9, the County will pursue all remedies for breach, or other causes of action, if residents or the County are damaged during this transition.

In connection with the transition, please deliver any house keys borrowed from program applicants to Ana Muniz-Laguna at our Community and Economic Development Department as soon as possible. Please do not hesitate to reach out to our Community and Economic Development Department or my office for purposes of coordinating the transition.

Very truly yours,

Forrest W. Hansen  
Merced County Counsel



FWH/tmb  
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