

# Exhibit A

NATIONAL JOINT POWERS ALLIANCE®  
Book 1 - Project Information, Instructions to Bidders and Execution Documents



National Joint Powers Alliance®

## INDEFINITE QUANTITY CONSTRUCTION AGREEMENT

IFB NUMBER: FL 06-022912-SCD

GEOGRAPHIC REGION SOUTHERN FL CONTRACT 2

This Agreement dated 3039023, by and between the National Joint Powers Alliance,

hereinafter referred to as NJPA and SHIFF Construction & Development, Inc. at the following address: 3201 N. Federal Highway, Ft. Lauderdale, FL 33306

hereinafter referred to as the CONTRACTOR.

WITNESSETH: NJPA and CONTRACTOR for the consideration hereafter agree as follows:

### ARTICLE 1. CONTRACT DOCUMENTS

- A. Contract Documents: This Agreement; the IFB Documents; (Book 1 - Project Information, Instructions to Bidders and Execution Documents; Book 2 - IQCC Standard Terms and Conditions and General Conditions; Book 3 - Construction Task Catalog (GTC); Book 4 - Technical Specifications) and Addenda thereto; the Bid Deposit; all payment and performance bonds (if any); material and workmanship bonds (if any); wage rate decisions and certified payroll records (if any); Notice of Award; all modifications issued thereto, including Supplemental Work Orders/Change Orders and written interpretations and all Purchase Orders and accompanying documents (Requests for Proposals, Detailed Scopes of Work, Work Order Proposal Packages, etc.) issued hereunder.
- B. The terms and conditions of a Purchase Order issued by an NJPA Member in connection with any Work Order, including supplemental technical specifications referenced therein, shall govern.
- C. The Contractor shall, within two (2) business days of receipt of a Purchase Order from an NJPA Member, provide notification to NJPA or their designated representative of each Purchase Order by forwarding a copy of the Purchase Order via email to PO@ezIQCC.com or via facsimile to (864) 233-9100.
- D. The Contractor shall, within two (2) business days of sending an invoice to an NJPA Member, provide notification to NJPA or their designated representative of each invoice by forwarding a copy of the invoice via email to invoice@ezIQCC.com or via facsimile to (864) 233-9100.

**ARTICLE 2. SCOPE OF WORK**

- A. The Contractor shall provide the services required to develop each Work Order in accordance with the procedures for developing Work Orders set forth in the IQCC Standard Terms and Conditions and the Contract Documents.
- B. Each Work Order developed in accordance with this Agreement will be issued in connection with a Purchase Order by an individual NJPA Member. The Purchase Order will reference the Work Order and require the Contractor to perform the Detailed Scope of Work within the Work Order Completion Time for the Work Order Price.
- C. It is anticipated that the Contractor will perform Work primarily in the Geographic Region set forth above. However, the parties may agree that the Contractor can perform Work in a different Geographic Region at its current Adjustment Factors.

**ARTICLE 3. THE AGREEMENT PRICE**

- A. This Agreement is an indefinite-quantity contract for construction work and services. The Estimated Annual Value of this Agreement is \$ 2,000,000. This is only an estimate and may increase or decrease at the discretion of the State.
- B. The Contractor shall perform any or all Tasks in the Construction Task Catalog® for the unit price appearing therein multiplied by the Adjustment Factors attached at the end of this Agreement.

**ARTICLE 4. TERM OF THE AGREEMENT**

- A. The base term shall be one year with three one-year options. The total term of the Contract shall not exceed four years. The Contractor may withdraw from the Agreement on each anniversary of the award, provided that the Contractor gives 60 Days written notice of its intent to withdraw. NJPA may, for any reason, terminate this Agreement at any time.
- B. All Purchase Orders issued during a term of this Agreement shall be valid and in effect notwithstanding that the Detailed Scope of Work may be performed, payments may be made, and the guarantee period may continue, after such term has expired. All terms and conditions of the Agreement apply to each Purchase Order.

**ARTICLE 5. SOFTWARE LICENSING**

- A. The Contractor shall be provided access to a Indefinite Quantity Construction Contracting management system licensed to NJPA by eziQC, LLC. The system includes PROGEN®, an Indefinite Quantity Construction Contracting management tool that expedites the ordering and execution of work. The Contractor shall use PROGEN® to prepare and submit Price Proposals, subcontractor lists, and other requirements as determined by NJPA or an NJPA Member. The system also contains an electronic version of the Construction Task Catalog® for the Contractor's use in preparing Price Proposals. Use, in whole or in part, of PROGEN®, the Construction Task Catalog®, or any other Proprietary Information provided under the eziQC System License specified below for any purpose other than to order and execute work under this Agreement for NJPA or an NJPA Member is strictly prohibited unless otherwise stated in writing by eziQC, LLC. The Contractor hereby agrees to abide by the terms of the following IQCC System License:

ARTICLE 6. IQCC SYSTEM LICENSE

eziQC, LLC through its agreement with NJPA, grants to Contractor, and Contractor hereby accepts from eziQC, LLC for the term of this Agreement, a non-exclusive right, privilege, and license to utilize eziQC, LLC's Indefinite Quantity Construction Contracting System and other related proprietary materials (collectively referred to as "Proprietary Information") to be used for the sole purpose of executing its responsibilities to NJPA or an NJPA Member under this Agreement. The Contractor hereby agrees that eziQC, LLC's Proprietary Information shall include, but is not limited to, the PROGEN® software and support documentation, Construction Task Catalog®, training materials, and other proprietary materials provided to the Contractor by eziQC, LLC or NJPA. Upon the expiration or termination of this Agreement, this IQCC System License shall terminate and the Contractor shall return all Proprietary Information in its possession to eziQC, LLC.

The Contractor acknowledges that disclosure of Proprietary Information will result in irreparable harm to eziQC, LLC for which monetary damages would be an inadequate remedy and agrees that no such disclosure shall be made to anyone without first receiving the written consent of eziQC, LLC. The Contractor further acknowledges and agrees to respect the copyrights, registrations, trade secrets, and other proprietary rights of eziQC, LLC in the Proprietary Information during and after the term of this Agreement and shall at all times maintain complete confidentiality with regard to the Proprietary Information provided to the Contractor, subject to federal, state, and local laws related to public records disclosure.

In the event of a conflict in terms and conditions between this IQCC System License and any other terms and conditions of this Agreement or any purchase order or similar purchasing document issued by NJPA or an NJPA Member, this IQCC System License shall take precedence.


IN WITNESS WHEREOF, the parties hereto have executed this Agreement the day and year first above written.

By:

National Joint Powers Alliance

  
Authorized Signature

Contractor

  
Authorized Signature  
JUSTEN C. HOFF  
Print Name

Contract Number: 7100-022712-SCD (assigned by NJPA)

TO BE COMPLETED BY NJPA AFTER AWARD

- a. Normal Working Hours: Work performed from 7:00am until 4:00pm Monday to Friday, except holidays. Contractor shall perform Tasks during Normal Working Hours for the Unit Price set forth in the CTC multiplied by the Adjustment Factor of:

1.1130

(Specify to four (4) decimal places)

- b. Other Than Normal Working Hours: Work performed from 4:00pm to 7:00am Monday to Friday, and any time Saturday, Sunday and Holidays. Contractor shall perform Tasks during Other Than Normal Working Hours for the Unit Price set forth in the CTC multiplied by the Adjustment Factor of:

1.1160

(Specify to four (4) decimal places)

- c. Non Pre-priced Adjustment Factor: To be applied to Work deemed not to be included in the CTC but within the general scope of the work:

1.1872

(Specify to four (4) decimal places)

**ANNUAL RENEWAL AND MODIFICATION OF AGREEMENT**  
made by and between

**Shiff Construction & Development, Inc.**  
3201 N. Federal Highway  
Fort Lauderdale, FL 33306

and

**National Joint Powers Alliance® (NJPA)**  
202 12<sup>th</sup> Street NE  
Staples, Minnesota 55479  
Phone: 218 894-1930 / 888 894-1930

Whereas: "Vendor" and "NJPA" have entered into 1) an "Acceptance of Bid and IFB Award #FL08-022912-SCD" with an effective date of March 20, 2012, a maturity date of March 20, 2016, and which are subject to annual renewals at the option of both parties.

**MODIFICATION: SECOND RENEWAL OPTION PERIOD**

Section 7.1 of Book 1 Section One reads:

- A A Base Year Index shall be calculated by averaging the 12 month Construction Cost Indices (CCI) 20-City Index published in the Engineering News Record (ENR) for the 12 months immediately prior to the month of the Solicitation Issuance date for this contract.

ENR Construction Cost Index for 20 City Average

Base Year		
	Date	Index
1	January 2011	8939.3
2	February 2011	8988.02
3	March 2011	9019.8
4	April 2011	9027.33
5	May 2011	9034.87
6	June 2011	9052.84
7	July 2011	9060.15
8	August 2011	9083.34
9	September 2011	9115.55
10	October 2011	9148.85
11	November 2011	9173.21
12	December 2011	9179.73

Base Average  
9089.5242

Option Year		
	Date	Index
1	January 2013	9187.27
2	February 2013	9453.02
3	March 2013	9455.93
4	April 2013	9469.7
5	May 2013	9513.88
6	June 2013	9542.33
7	July 2013	9551.78
8	August 2013	9545.33
9	September 2013	9551.50
10	October 2013	9565.88
11	November 2013	9566.46
12	December 2013	9607.77

Option Average  
9516.6617

Adjustment = Option Average/Base Average  
1.0826 = 9516.6617 / 9089.5242

01/14/2014

ATTACHMENT 1