

STATE OF OHIO  
DEPARTMENT OF ADMINISTRATIVE SERVICES  
GENERAL SERVICES DIVISION  
OFFICE OF PROCUREMENT SERVICES  
4200 SURFACE ROAD, COLUMBUS, OH 43228-1395

OPTIONAL USE CONTRACT FOR: REPAIR AND MAINTENANCE - JOB ORDER CONTRACTING (JOC)

CONTRACT No.: RS900415EFFECTIVE DATES: 01/06/15 to 12/31/15

The Department of Administrative Services (DAS) has agreed to participate in a multi-user contract for Construction and Repair with The Gordian Group ("TGG") under the National Joint Powers Alliance (NJPA). The National Joint Powers Alliance is a service cooperative organized under the Minnesota Statute 123A.21 and is as such authorized to provide cooperative purchasing services to its members. The state of Ohio Department of Administrative Services (DAS) is a member of NJPA and has accepted prices as a result of NJPA RFP# OH01GCMBA-072914, OH01HMBA-072914, OH01GCMBB-072914, OH02HMBA-072914, OH02GCMBA-072914, OH02EMBA-072914, OH02GCMBB-072914, OH03HMBA-072914, OH02GCMBC-072914, OH03EMBA-072914, OH03GCMBA-072914, OH03CMBA-072914, OH03GCMBB-072914, OH03AMBA-072914, OH03GCMBC-072914, OH04EMBA-072914, OH04GCMBA-072914, OH05HMBA-072914, OH04GCMBB-072914, OH05GCMBA-072914 and OH05GCMBB-072914 which opened on July 29 and RFP# OH01GCOMA-102814, OH01HOMA-102814, OH01GCOMB-102814, OH02HOMA-102814, OH02GCOMA-102814, OH02EOMA-102814, OH02GCOMB-102814, OH03HOMA-102814, OH02GCOMC-102814, OH03EOMA-102814, OH03GCOMA-102814, OH03COMA-102814, OH03GCOMB-102814, OH03AOMA-102814, OH03GCOMC-102814, OH04EOMA-102814, OH04GCOMA-102814, OH05HOMA-102814, OH04GCOMB-102814, OH05GCOMA-102814, OH05GCOMB-102814 which opened on October 29, 2014. The bidder listed herein has been determined to be the lowest responsive and responsible bidder and has been awarded a contract for the items(s) listed. The respective bid response, including the [Terms and Conditions for Bidding, Standard Contract Terms and Conditions, and Supplemental Contract Terms and Conditions](#), special contract terms & conditions, any bid addenda, specifications, pricing schedules and any attachments incorporated by reference and accepted by DAS become a part of this Optional Use Contract.

This Optional Use Contract is effective beginning and ending on the dates noted above unless, prior to the expiration date, the Contract is renewed, terminated or cancelled in accordance with the Contract Terms and Conditions.

This Optional Use Contract is available to all State Agencies, State institutions of higher education and properly registered members of the Cooperative Purchasing Program of the Department of Administrative Services, as applicable.

Agencies are eligible to make purchases of the listed supplies and/or services in any amount and at any time as determined by the agency. The State makes no representation or guarantee that agencies will purchase the any volume of supplies and/or services.

**SPECIAL NOTE:** State agencies may make purchases under this Optional Use Contract up to \$2500.00 using the state of Ohio payment card. Any purchase that exceeds \$2500.00 will be made using the official state of Ohio purchase order (ADM-0523). Any non-state agency, institution of higher education or Cooperative Purchasing member will use forms applicable to their respective agency.

Questions regarding this and/or the Optional Use Contract may be directed to:

Anita A. Jones  
[anita.jones@das.ohio.gov](mailto:anita.jones@das.ohio.gov)

This Optional Use Contract and any Amendments thereto are available from the DAS Web site at the following address:

<http://www.ohio.gov/procure>

Partial Minority Business Enterprise Award in accordance with ORC CH. 125.081

Signed: \_\_\_\_\_  
Robert Blair, Director Date

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STATE OF OHIO DEPARTMENT OF ADMINISTRATIVE SERVICES  
PROGRAM ADDENDUM  
FOR  
JOB ORDER CONTRACTING (JOC)

MASTER CONTRACT  
NATIONAL JOINT POWERS ALLIANCE (NJPA) AND  
THE GORDIAN GROUP CAN BE FOUND  
BY CLICKING THE LINK BELOW

[\*\*NJPA Original MBE RFP Terms and Conditions\*\*](#)

[\*\*NJPA Original OPEN RFP Terms and Conditions\*\*](#)

[\*\*NJPA Acceptance of Bid and Award – All Contractors\*\*](#)

[\*\*NJPA Technical Specifications\*\*](#)

SPECIAL TERMS AND CONDITIONS

SCOPE:

The state of Ohio is participating in a multi-state contract with National Joint Powers Alliance (NJPA) to provide Construction Service and Repair as Job Order Contract Agreement. This is a non-mandatory contract. The contract is an indefinite quantity contract for construction services, effective for the period stated in NJPA's IFB documents. Performance of this Agreement shall be made only as authorized by Work Orders issued in accordance with the agreed upon Terms and Conditions. The contractor shall provide all pricing, management, incidental drawings, shop drawings, samples, documents, work, materials, supplies, parts (to include system components), transportation, supervision, labor and equipment needed to complete each Work Order. The contractor shall maintain safety and provide site preparation and cleanup during and after construction. All cost associated with the scope of work and preparation of proposals shall be the responsibility of the Contractor.

CONTRACT TERM: The term of this contract shall commence on January 1, 2015 through December 31, 2015.

COOPERATIVE PURCHASING CONTRACT. This Contract may be relied upon by Ohio institutions of higher education and Ohio political subdivisions. Ohio political subdivisions include any county, township, municipal corporation, school district, conservancy district, township park district, park district created under Chapter 1545 of the Revised Code, regional transit authority, regional airport authority, regional water and sewer district, port authority or any other political subdivision as described in the Ohio Revised Code. To qualify to use this Contract the political subdivision must be currently enrolled in DAS Cooperative Purchasing Program. Purchases made from this Contract by a political subdivision that is not properly registered with the State's Cooperative Purchasing Program will be a violation of law and may be contrary to the political subdivision's competitive bidding requirements. If a political subdivision or institution of higher education relies upon this Contract to issue a purchase order or other ordering document, the political subdivision or institution of higher education "steps into the shoes" of the State under this Contract. The political division's or institution of higher education's order and this Contract are between the Contractor and the political subdivision or institution of higher education. The Contractor must look solely to the political subdivision or institution of higher education for performance, including payment. The Contractor agrees to hold the state of Ohio and DAS harmless with regard to political subdivisions and institution of higher education's orders and political subdivision's and institution of higher education's performance. DAS may cancel this Contract and may seek remedies if the Contractor fails to honor its obligations under an order from a political subdivision or institution of higher education.

CONTRACTOR QUARTERLY SALES REPORT The Contractor must report the quarterly dollar value (in U.S. dollars and rounded to the nearest whole dollar) of the sales, to include both state agencies and political subdivisions, under this Contract by calendar quarter (e.g. January-March, April-June, July-September and October-December). The dollar value of the sale is the price paid by the Contract user for the products and/or services listed on the purchase order or other encumbering document, as recorded by the Contractor.

The Contractor shall be required to report the quarterly dollar value of sales to the Department of Administrative Services (DAS) on a form prescribed by DAS. If no sales occur, the Contractor must show zero. The report must be submitted thirty (30) days following the completion of the reporting period.

The Contractor shall also submit a close-out report within one hundred and twenty (120) days after the expiration of this Contract. The Contract expires upon the physical completion of the last outstanding task or delivery order of the Contract. The close-out report must cover all sales not shown in the final quarterly report and reconcile all errors and credits. If the Contractor reported all contract sales and reconciled all errors and credits on the final quarterly report, then the Contractor should show zero "0" sales in the close-out report.

The Contractor must forward the Quarterly Sales Report to the following address:

Department of Administrative Services  
General Services Division – Office of Procurement Services  
4200 Surface Road  
Columbus, OH 43228-1395

If the Contractor fails to submit sales reports, falsifies reports or fails to submit sales reports in a timely manner, DAS may terminate or cancel this Contract.

CONTRACTOR REVENUE SHARE The Contractor must pay the Department of Administrative Services (DAS) a revenue share of the sales transacted under this contract. The Contractor must remit the revenue share in U.S. dollars within thirty (30) calendar days after the end of the quarterly sales reporting period. The revenue share equals .75% of the total quarterly sales reported. Contractors must include the revenue share in their prices. The revenue share is included in the award price(s) and reflected in the total amount charged to ordering agencies which includes both state agencies and political subdivisions using this Contract.

The contractor must remit any monies due as the result of the close-out report at the time the close-out report is submitted to DAS. The Contractor must pay the revenue share amount due by check. To ensure the payment is credited properly, the Contractor must identify the check as a "Revenue Share" and include the following information with the payment:

Applicable State Term Contract Number, report amount(s) and the reporting period covered.

The Contractor should make the check payable to: State of Ohio Treasurer and forward the check to the following address:

Department of Administrative Services  
General Services Division – Office of Procurement Services  
4200 Surface Road  
Columbus, OH 43228-1395

If the full amount of the revenue share is not paid within thirty (30) calendar days after the end of the applicable reporting period, the non-payment constitutes a contract debt to the State. The State may either initiate withholding or setting off payments or employ the remedies available under Ohio law for the non-payment of the revenue share. If the Contractor fails to pay the revenue share in a timely manner, DAS may terminate or cancel this Contract.

## PRICE SCHEDULE

The following link contains pages with Construction Service pricing covered under this Contract.

### **Zone 1: Contract RS900415, GPC008 Repair and Maintenance Pricing (Northwest Region)**

[McDaniels Construction Corp. Inc. \(MBE\)](#)  
[Sorensen Gross Construction Services](#)  
[Armcorp Construction, Inc.](#)

### **Zone 2: Contract RS900415, GPC008 Repair and Maintenance Pricing (Northeast Region)**

[The AKA Team \(MBE\)](#)  
[McDaniels Construction Corp. Inc. \(MBE\)](#)  
[Henderson Contracting Company LLC \(MBE\)](#)  
[Sorensen Gross Construction Services](#)  
[Johnson-Laux Construction](#)  
[Hayhoe Contracting Services, LLC](#)  
[The K Company](#)  
[R & K Electric](#)

### **Zone 3: Contract RS900415, GPC008 Repair and Maintenance Pricing (Central Region)**

[Woods Development Group, LLC \(MBE\)](#)  
[McDaniel's Construction Corp., Inc. \(MBE\)](#)  
[Rockwood Builders, Ltd. \(MBE\)](#)  
[DEH Electric, LLC \(MBE\)](#)  
[F.H. Paschen, S.N. Nielsen & Associates](#)  
[Tamsah Enterprises, LLC](#)  
[Sorensen Gross Construction Services, LLC](#)  
[The Lusk Group](#)

### **Zone 4: Contract RS900415, GPC008 Repair and Maintenance Pricing (Southwest Region)**

[McDaniel's Construction Corp., Inc. \(MBE\)](#)  
[R. Kelly, Inc. \(MBE\)](#)  
[Protective Coatings, Inc.](#)  
[Johnson-Laux Construction](#)  
[The Lusk Group](#)

### **Zone 5: Contract RS900415, GPC008 Repair and Maintenance Pricing (Southeast Region)**

[McDaniel's Construction Corp., Inc. \(MBE\)](#)  
[Sorensen Gross Construction Services, LLC](#)  
[Hayhoe Contracting Services, LLC](#)

#### UNSPSC Codes:

72101500 – Building Maintenance and Repair Services  
72151200 – HVAC Construction Services  
26111600 – Power Generators  
72152600 – Roofing Services  
72151300 – Painting Services

CONTRACTOR INDEX

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**

OAKS Vendor ID: 0000208226

The AKA Team  
4640 Hinckley Industrial Parkway #7  
Cleveland, OH 44108

CONTRACTOR'S CONTACT: Ariane Kirkpatrick

BID CONTRACT NO.: RS900415-1

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (216) 751-2000  
E-mail: [ariane@akateam.com](mailto:ariane@akateam.com)

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**

OAKS Vendor ID: 0000209171

DEH Electric, LLC  
2997 Durham Drive  
Columbus, OH 43207

CONTRACTOR'S CONTACT: David Henry

BID CONTRACT NO.: RS900415-2

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (614) 284-5304  
E-mail: [davidhenry1@msn.com](mailto:davidhenry1@msn.com)

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**

OAKS Vendor ID: 0000202292

Henderson Contracting Co. LLC  
4764 Burger Road  
South Euclid, OH 44121

CONTRACTOR'S CONTACT: Clarence Henderson

BID CONTRACT NO.: RS900415-3

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Mobile: (216) 376-5845  
FAX: (216) 862-9008  
E-mail: [Clarenceh75@yahoo.com](mailto:Clarenceh75@yahoo.com)

OAKS ITEM IDENTIFICATION NUMBER: 19199 – Repair and Maintenance Service

CONTRACTOR INDEX

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**  
OAKS Vendor ID: 0000050886

McDaniel's Construction Inc.  
1069 Woodland Ave.  
Columbus, OH 43219

CONTRACTOR'S CONTACT: Dan Moncrief III

BID CONTRACT NO.: RS900415-4

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (614) 252-5852  
FAX: (614) 258-3097  
E-mail: [dmoncrief@mcdanielsconstruction.com](mailto:dmoncrief@mcdanielsconstruction.com)

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**  
OAKS Vendor ID: 0000048176

R Kelly, Inc.  
7645 Production Drive  
Cincinnati, OH 45237

CONTRACTOR'S CONTACT: Ray Kelly

BID CONTRACT NO.: RS900415-5

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (513) 200-0745  
E-mail: [rkelly1@fuse.net](mailto:rkelly1@fuse.net)

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**  
OAKS Vendor ID: 0000057396

Rockwood Builders, LTD  
5050 Medallion Dr. W  
Westerville, OH 43082

CONTRACTOR'S CONTACT: Brandon Pho

BID CONTRACT NO.: RS900415-6

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (614) 901-8610  
FAX: (614) 901-8620  
E-mail: [Brandon@rockwoodbuilders.com](mailto:Brandon@rockwoodbuilders.com)

CONTRACTOR AND TERMS:



**Minority Business Enterprise (MBE)**  
OAKS Vendor ID: (SEE NOTE)

Woods Development Group, LLC  
4200 Regent Street, #200  
Columbus, OH 43219

CONTRACTOR'S CONTACT: Michael Woods

BID CONTRACT NO.: RS900415-7

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (614) 404-2108  
E-mail: [mwoods@woodsdevelopmentgroup.com](mailto:mwoods@woodsdevelopmentgroup.com)



CONTRACTOR INDEX

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000185902

Armcorp Construction, Inc.  
8511 State Route 703  
Celina, OH 45822

CONTRACTOR'S CONTACT: Tim Rosengarten

BID CONTRACT NO.: RS900415-8

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (419) 778-7024  
E-mail: [tim@armcorpinc.com](mailto:tim@armcorpinc.com)

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000195522

F.H. Paschen  
2720 Airport Drive, #100  
Columbus, OH 43219

CONTRACTOR'S CONTACT: Leo Wright

BID CONTRACT NO.: RS900415-9

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (773) 444-3474  
Mobile: (847) 878-4696  
FAX: (773) 714-0957  
E-mail: [lwright@fhpaschen.com](mailto:lwright@fhpaschen.com)

CONTRACTOR AND TERMS:



OAKS Vendor ID: (SEE NOTE)

Hayhoe Contracting Services, LLC  
4025 Holt Road, Bldg B  
Holt, MI 48842

CONTRACTOR'S CONTACT: Pat Dowell

BID CONTRACT NO.: RS900415-10

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (517) 490-7884  
E-mail: [pat.dowell@hayhoe.com](mailto:pat.dowell@hayhoe.com)

CONTRACTOR AND TERMS:



OAKS Vendor ID: (SEE NOTE)

Johnson-Laux Construction  
8100 Chancellor Drive, #165  
Orlando, FL 32809

CONTRACTOR'S CONTACT: Kevin Johnson

BID CONTRACT NO.: RS900415-11

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (407) 770-2180  
E-mail: [kevin@johnson-laux.com](mailto:kevin@johnson-laux.com)

OAKS ITEM IDENTIFICATION NUMBER: 19199 – Repair and Maintenance Service

CONTRACTOR INDEX

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000073510

The K Company, Inc.  
2234 S. Arlington Road  
Akron, OH 44319

CONTRACTOR'S CONTACT: Karl Frye

BID CONTRACT NO.: RS900415-12

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (330) 773-5125  
FAX: (330) 773-2962  
E-mail: [Karl@thekcompany.com](mailto:Karl@thekcompany.com)

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000150062

The Lusk Group  
820 S Dixie Highway  
Muldraugh, KY 40155

CONTRACTOR'S CONTACT: Wendell Goodman

BID CONTRACT NO.: RS900415-13

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (502) 599-1923  
FAX: (502) 942-6964  
E-mail: [wgoodman@theluskgroup.com](mailto:wgoodman@theluskgroup.com)

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000077753

Protective Coatings, Inc.  
4321 Webster Street  
Dayton, OH 45414

CONTRACTOR'S CONTACT: Kevin Conley

BID CONTRACT NO.: RS900415-14

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (937) 275-7711  
E-mail: [kc@pci-corp.biz](mailto:kc@pci-corp.biz)

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000154338

R & K Electric, Ltd.  
134 South Chapel St.  
Louisville, OH 44641

CONTRACTOR'S CONTACT: Kurt Geis

BID CONTRACT NO.: RS900415-15

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (330) 875-2325  
Mobile: (330) 353-3020  
FAX: (330) 875-2369  
E-mail: [rkelectric@aol.com](mailto:rkelectric@aol.com)

OAKS ITEM IDENTIFICATION NUMBER: 19199 – Repair and Maintenance Service

CONTRACTOR INDEX

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000190711

Sorensen Gross, Ltd.  
3407 Torrey Road  
Flint, MI 48507

CONTRACTOR'S CONTACT: Rick Sly, Jr.

BID CONTRACT NO.: RS900415-16

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (810) 767-4821  
E-mail: [rsly@sgcs.net](mailto:rsly@sgcs.net)

CONTRACTOR AND TERMS:



OAKS Vendor ID: 0000223780

Tamsah Enterprises, LLC  
328 S Main Street  
Bellefontaine, OH 43347

CONTRACTOR'S CONTACT: Barbara Howell

BID CONTRACT NO.: RS900415-17

DELIVERY: AS OFFERED

PAYMENT TERMS: Net 30 Days

Office: (937) 593-8209  
E-mail: [bhowell@tamsah.com](mailto:bhowell@tamsah.com)

OAKS ITEM IDENTIFICATION NUMBER: 19199 – Repair and Maintenance Service

ACCOUNT SET-UP AND PLACING AN ORDER

To set up an account or place an order, please visit [ORDERING INSTRUCTIONS](#) or contact:

The Gordian Group  
Michael Jones, CCM, PMP

Office: (800) 874-2291  
Mobile: (312) 600-4847  
FAX: (864) 233 9100  
[m.jones@thegordiangroup.com](mailto:m.jones@thegordiangroup.com)

SYSTEMS/TECHNICAL SUPPORT

The Gordian Group  
Ricky Pettit  
Sr. Account Manager

Office: (800) 874-2291  
Mobile: (614) 306-5783  
[r.pettit@TheGordianGroup.com](mailto:r.pettit@TheGordianGroup.com)