

ANNUAL RENEWAL AND MODIFICATION OF AGREEMENT

made by and between

S-Works Construction Corporation
14516 Lee Road
Chantilly, VA 20151

and

Sourcewell
202 12th Street NE
PO Box 219
Staples, MN 56479
Phone: (218) 894-1930 or (888) 894-1930

Whereas: "Vendor" and "Sourcewell" have entered into 1) an "Acceptance of Bid and IFB WA-DC-GC03-100120-SWC" with an effective date of October 21, 2020, a maturity date of October 20, 2024, and which are subject to annual renewals at the option of both parties.

MODIFICATION: FIRST RENEWAL OPTION PERIOD

Pursuant to the agreement between the parties, the following are the Adjustment Factors for the next option period:

Base Year		
	Date	Index
1	August 2019	11311.06
2	September 2019	11311.24
3	October 2019	11326.12
4	November 2019	11380.83
5	December 2019	11381.53
6	January 2020	11392.41
7	February 2020	11396.01
8	March 2020	11396.97
9	April 2020	11412.67
10	May 2020	11418.16
11	June 2020	11436.23
12	July 2020	11439.11

Base Average
11383.5283

Option Year		
	Date	Index
1	August 2020	11455.26
2	September 2020	11498.81
3	October 2020	11538.93
4	November 2020	11579.02
5	December 2020	11625.95
6	January 2021	11627.94
7	February 2021	11698.79
8	March 2021	11749.75
9	April 2021	11849.32
10	May 2021	11989.91
11	June 2021	12112.05
12	July 2021	12237.69

Option Average
11746.9516

Price Adjustment: $\frac{\text{First Year Index Average}}{\text{Base Year Index Average}} = \frac{11746.9516}{11383.5283} = 1.0319$

	AWARD MULTIPLIER	x	PRICE ADJUSTMENT	=	OPTION MULTIPLIER
# WA-DC-GC03-100120-SWC					
Non Pre-priced	1.1627		1.0000		1.1627
Normal Working Hours - Non-Prevailing Wage	1.0357		1.0319		1.0687
Normal Working Hours - Prevailing Wage	1.0378		1.0319		1.0709
Other Than Normal Working Hours - Non-Prevailing Wage	1.0605		1.0319		1.0943
Other Than Normal Working Hours - Prevailing Wage	1.0638		1.0319		1.0977

Now therefore:

"Vendor" and "Sourcewell" hereby desire and agree to extend and renew the above defined contracts and with the above identified modifications for the period of October 21, 2021 through October 20, 2022.

Sourcewell

DocuSigned by:

By: Jeremy Schwartz, Its: Director of Cooperative Contracts and Procurement/CPO

Name printed or typed: Jeremy Schwartz

Date: 10/19/2021 | 3:16 PM CDT

S-Works Construction Corporation - #WA-DC-GC03-100120-SWC

DocuSigned by:

By: Joseph D. Salama, Its: PRESIDENT / S-WORKS CONSTRUCTION

Name printed or typed: Joseph D. Salama

Date: 10/19/2021 | 12:50 PM PDT

If you do not want to extend contract, please sign below and return this agreement.

Discontinue: We desire to discontinue the contract.

Signature: _____, Date: _____

**AGREEMENT TO
MODIFY AND EXTEND
SOURCEWELL CONTRACT #WA-DC-GC03-100120-SWC**

THIS AGREEMENT TO MODIFY AND EXTEND, Sourcewell Contract #WA-DC-GC03-100120-SWC, is effective upon the date of the last signature below.

Sourcewell and S-Works Construction Corporation (“Contractor”) have entered into an Indefinite Quantity Construction Contract, Contract Number **WA-DC-GC03-100120-SWC**, with an initial term ending November 19, 2020, and three bilateral options to extend for an additional one-year term (“Contract”). The Contract has previously been extended by the parties. The parties agree that the Contractor’s Adjustment Factors will be modified, and that Sourcewell’s offer of an extension term will be accepted by Contractor.

MODIFICATION: OPTION PERIOD

Pursuant to the Contract, the following are the Adjustment Factors for the term ending October 20, 2023:

<u>Base Year Index</u>	
Date	Index
1 August 2019	11311.06
2 September 2019	11311.24
3 October 2019	11326.12
4 November 2019	11380.83
5 December 2019	11381.53
6 January 2020	11392.41
7 February 2020	11396.01
8 March 2020	11396.97
9 April 2020	11412.67
10 May 2020	11418.16
11 June 2020	11436.23
12 July 2020	11439.11

Base Year Average 11383.5283

<u>Third Year Index</u>	
Date	Index
1 August 2021	12463.13
2 September 2021	12464.55
3 October 2021	12464.94
4 November 2021	12467.32
5 December 2021	12481.82
6 January 2022	12555.55
7 February 2022	12683.97
8 March 2022	12791.43
9 April 2022	12898.96
10 May 2022	13004.47
11 June 2022	13110.50
12 July 2022	13167.84

Third Year Average 12712.8733

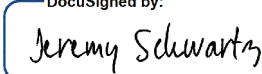
$$\text{Adjustment: } \frac{\text{Third Year Index Average}}{\text{Base Year Index Average}} = \frac{12712.8733}{11383.5283} = 1.1168$$

WA-DC-GC03-100120-SWC	Original Adjustment Factor	x	Adjustment	=	Adjustment Factor through 10/20/23
Normal Working Hours – Prevailing Wage	1.0378		1.1168		1.1590
Other Than Normal Working Hours – Prevailing Wage	1.0638		1.1168		1.1881
Normal Working Hours – Non-Prevailing Wage	1.0357		1.1168		1.1567
Other Than Normal Working Hours – Non- Prevailing Wage	1.0605		1.1168		1.1844
Non Pre-Priced	1.1627		1.0000		1.1627

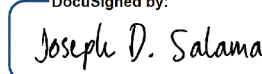
EXERCISE OF OPTION: EXTENSION

Contractor and Sourcewell hereby desire and agree to extend the Contract, with the above modification, for the period ending October 20, 2023.

Sourcewell

DocuSigned by:

 C0FD2A139D06489...
 By: _____
 Jeremy Schwartz
 Title: Chief Procurement Officer
 Date: 12/7/2022 | 1:43 PM CST

S-Works Construction Corporation

DocuSigned by:

 C3C3841C426D475...
 By: _____
 Joseph D. Salama
 Title: PRESIDENT / S-WORKS CONSTRUCTION
 Date: 12/7/2022 | 7:36 AM PST

**AGREEMENT TO
MODIFY AND EXTEND
SOURCEWELL CONTRACT #WA-DC-GC03-100120-SWC**

THIS AGREEMENT TO MODIFY AND EXTEND, Sourcewell Contract #WA-DC-E01-100120-VGL, is effective upon the date of the last signature below.

Sourcewell and S-Works Construction Corporation (“Contractor”) have entered into an Indefinite Quantity Construction Contract, Contract Number **WA-DC-GC03-100120-SWC**, with an initial term ending October 20, 2021, and three bilateral options to extend for an additional one-year term (“Contract”). The Contract has previously been extended by the parties for the term ending October 20, 2023. The parties agree that the Contractor’s Adjustment Factors will be modified, and that Sourcewell’s offer of a one-year extension term will be accepted by Contractor.

MODIFICATION: OPTION PERIOD

Pursuant to the Contract, the following are the Adjustment Factors for the term ending October 20, 2024:

<u>Base Year Index</u>	
Date	Index
1 August 2019	11311.06
2 September 2019	11311.24
3 October 2019	11326.12
4 November 2019	11380.83
5 December 2019	11381.53
6 January 2020	11392.41
7 February 2020	11396.01
8 March 2020	11396.97
9 April 2020	11412.67
10 May 2020	11418.16
11 June 2020	11436.23
12 July 2020	11439.11

Base Year Average 11383.5283

<u>Fourth Year Index</u>	
Date	Index
1 August 2022	13170.07
2 September 2022	13173.43
3 October 2022	13174.92
4 November 2022	13174.98
5 December 2022	13160.29
6 January 2023	13175.03
7 February 2023	13175.93
8 March 2023	13176.30
9 April 2023	13229.57
10 May 2023	13288.27
11 June 2023	13345.00
12 July 2023	13424.98

Third Year Average 13222.4808

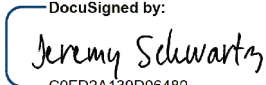
$$\text{Price Adjustment: } \frac{\text{Fourth Year Index Average}}{\text{Base Year Index Average}} = \frac{13222.4808}{11383.5283} = 1.1615$$

WA-DC-GC03-100120-SWC	Original Adjustment Factor	x	Adjustment	=	Adjustment Factor 10/21/23 through 10/20/24
Normal Working Hours – Prevailing Wage	1.0378		1.1615		1.2054
Other Than Normal Working Hours – Prevailing Wage	1.0638		1.1615		1.2356
Normal Working Hours – Non-Prevailing Wage	1.0357		1.1615		1.2030
Other Than Normal Working Hours – Non-Prevailing Wage	1.0605		1.1615		1.2318
Non Pre-Priced	1.1627		1.0000		1.1627

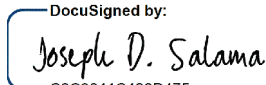
EXERCISE OF OPTION: EXTENSION

Contractor and Sourcewell hereby desire and agree to extend the Contract, with the above modification, for the period October 21, 2023 through October 20, 2024.

Sourcewell

DocuSigned by:

 C0FD2A139D06489...
 By: _____
 Jeremy Schwartz
 Title: Chief Procurement Officer
 Date: 8/28/2023 | 12:51 PM CDT

S-Works Construction Corporation

DocuSigned by:

 C3C3841C426D475...
 By: _____
 Joseph D. Salama
 Title: President
 Date: 8/28/2023 | 10:48 AM PDT



CONTRACT EXTENSION AND AMENDMENT

Contract Number: #WA-DC-GC03-100120-SWC

Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 (Sourcewell) and S-Works Construction Corporation, 14516 Lee Rd, Suite A, Chantilly, VA 20151 (Contractor) have entered into Contract #WA-DC-GC03-100120-SWC for the procurement of Indefinite Delivery Indefinite Quantity Construction Services in Washington District of Columbia. The Contract has an expiration date of October 20, 2024, but the parties may extend and amend the Contract by mutual consent.

Sourcewell and Contractor acknowledge that extending and amending the Contract benefits the Contractor, Sourcewell and Sourcewell’s Members. Contractor and Sourcewell agree to extend the Contract listed above for an additional period, with a new Contract expiration date of October 20, 2025.

Contractor and Sourcewell also agree that the following are the adjustment factors shall be in effect October 21, 2024:

<u>Base Year Index</u>	
Date	Index
1 August 2019	11311.06
2 September 2019	11311.24
3 October 2019	11326.12
4 November 2019	11380.83
5 December 2019	11381.53
6 January 2020	11392.41
7 February 2020	11396.01
8 March 2020	11396.97
9 April 2020	11412.67
10 May 2020	11418.16
11 June 2020	11436.23
12 July 2020	11439.11

Base Year Average 11383.5283

<u>Fifth Year Index</u>	
Date	Index
1 August 2023	13472.56
2 September 2023	13485.67
3 October 2023	13497.97
4 November 2023	13510.57
5 December 2023	13514.76
6 January 2024	13515.02
7 February 2024	13518.12
8 March 2024	13532.01
9 April 2024	13532.08
10 May 2024	13532.44
11 June 2024	13546.80
12 July 2024	13556.09

Fifth Year Average 13517.8408

Adjustment:
$$\frac{\text{Fifth Year Index Average}}{\text{Base Year Index Average}} = \frac{13517.8408}{11383.5283} = 1.1875$$

	Original Adjustment Factor	x	Adjustment	=	Adjustment Factor 10/21/24 through 10/20/25
WA-DC-GC03-100120-SWC					
Normal Working Hours – Prevailing Wage	1.0378		1.1875		1.2324
Other Than Normal Working Hours – Prevailing Wage	1.0638		1.1875		1.2633
Normal Working Hours – Non-Prevailing Wage	1.0357		1.1875		1.2299
Other Than Normal Working Hours – Non- Prevailing Wage	1.0605		1.1875		1.2593
Non Pre-Priced	1.1627		1.0000		1.1627

All other terms and conditions of the Contract remain in full force and effect.

Sourcewell
 Signed by:
 By: Jeremy Schwartz
C0FD2A139D06489...
 Jeremy Schwartz
 Title: Chief Procurement Officer
 Date: 9/16/2024 | 12:31 PM CDT

S-Works Construction Corporation
 DocuSigned by:
 By: Joseph D Salama
C3C3841C426D475...
 Joseph D. Salama
 Title: President
 Date: 9/16/2024 | 10:26 AM PDT