



CONTRACT RENEWAL LETTER

Date: May 26, 2026
Contract #: UCPJMU6407
Service: Painting and Caulking Services - Interior and Exterior
Renewal Period: 8/13/2026 to 8/12/2027
Renewal #: 4 of 4 One-Yr
Issued By: James Madison University
Aaron Largent, Buyer Senior Ph: 540-568-4160
Fx: 540-568-7935
Contractor: The Carpentry and Painting Experts, LLC
3006 Lincoln Avenue
Richmond, Virginia 23228
Contract Administrator: Brian Owens, Facilities Management

Description of Renewal Notice:

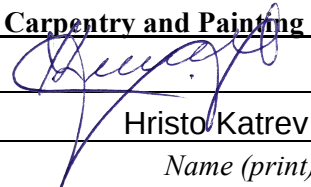
In accordance with the renewal provision of the original contract all terms, conditions, and specifications of the original contract remain the same during the contract renewal period, along with any modifications that have been incorporated up until this point. The contract pricing will increase by 1.6% in accordance with the "other services" category of the CPI-W. An updated pricing schedule is attached to this renewal.

All invoices shall be submitted within sixty days of contract renewal term expiration as well as for each subsequent contract renewal period. Any invoices submitted after the sixty day period will not be processed for payment.

Return one executed renewal notice to my attention within ten days.

The Carpentry and Painting Experts, LLC

By:


Hristo Katrev
Name (print)

General Manager 05/27/2026
Title Date Signed

James Madison University

By:


Aaron Largent, VCCO, CUPO
Name (print)

Buyer Senior 5/27/2026
Title Date Signed

Contract #: UCPJMU6407

Contractor: Carpentry and Painting Experts, LLC

Renewal Period: 8/13/2026 – 8/12/2027

Commodity: Painting and Caulking Services - Interior and Exterior

Pricing Schedule

1. The hourly rate per employee was negotiated with vendor, see reflected price in table below.

	Hourly Rate	Overtime Rate
Lead Supervisor	\$71.87	\$107.80
Lead Worker	\$60.82	\$91.23
Painting Supervisor	\$60.82	\$91.23
First Class Painter	\$49.76	\$74.64
Painter's Helper	\$16.59	\$24.88

2. Contractor shall provide pricing as follows:

Item	Description	Pricing
Contractor shall provide product description/materials used.		@ Cost
ProMar 200		\$32.08
REM Bond HS Gray		\$65.26
PI WB ALK UR SG EW		\$69.39
HSPOLYGL EXW 1.25G		\$209.03
EPXMSTC ALMII 2G		\$164.07

Caulking:

Products	Price
SW HQ 1050	\$5.52

Equipment Rentals	Daily Rate	Weekly Rate	Monthly Rate
60' Articulating electric man lift	\$823.76	\$1,935.02	\$4,367.61
50' Rough terrain scissor lift	\$746.36	\$1,531.44	\$3,306.10
	One time charge for delivery and pick up of \$387.48		

Caulking Labor Rates * includes all equipment, travel, truck, misc. costs, & hotel	Normal	Emergency
Laborer	\$57.51	\$86.25
Supervisor	\$76.30	\$114.44

3. The pricing is set and there shall be no additional fees and/or expenses charged to the University.