



STATE OF IOWA
MASTER AGREEMENT
Contract Declaration and Execution

MA 005

22271B

EFFECTIVE BEGIN DATE: 04-11-2025
EXPIRATION DATE: 04-10-2026
PAGE: 1 of 13

VENDOR:

J Squared Inc
University Loft Company
00002099117

2588 Jannetides Blvd
Greenfield, IN 46140

VENDOR CONTACT:

Meagan Scheeffe

PHONE: 317-866-5756

EMAIL: mscheeffe@uloft.com

ISSUER:

Katelyn Howells

EXT: 142 **PHONE:** 515-721-7856

EMAIL: katelyn.howells@iowa.gov

FOB: FOB Dest, Freight Prepaid

Contract For: Residential and Dorm Room Furniture

Residential and Dorm Room Furniture - Sofa, Loveseat, Recliners, Beds, Chests, Desks, Wardrobe, Coffee Tables, End Tables, Nightstands

The parties agree to comply with the terms and conditions on the following attachments which are by this reference made a part of the Agreement.

All purchase orders issued by the purchasing entities must include the State of Iowa MA# 22271. All state agencies, state facilities, cities, counties, education entities or any entity funded in part with state tax dollars, are eligible purchasers and authorized to purchase products and services under the terms of the Master Agreement.

Attachments are on file with the Department of Administrative Services - Central Procurement.

Attachment 1: Competitive Solicitation RFB1722131004

Attachment 2: Contractor's Technical Response to Solicitation Criteria RFB1722131004 (except for any contractor objection or amendment to the Competitive Solicitation Document requirements that the State has not explicitly agreed to in writing)

Attachment 3: Contractor's Cost Response to Solicitation Criteria RFB1722131004

Attachment 4: Bid Tabulation to competitive solicitation RFB1722131004

Vendor shall pay Iowa Department of Administrative Services quarterly 1.00% administrative fee for all sales made against this contract.

Sales Contact:

Meagan Scheeffe
317-866-5756 Ext: 142
mscheeffe@uloft.com

Alex Jannetides
317-866-5756
AJ@uloft.com

RENEWAL OPTIONS

FROM 04-11-2026 **TO** 04-10-2027

FROM 04-11-2027 **TO** 04-10-2028

FROM 04-11-2028 **TO** 04-10-2029

AUTHORIZED DEPARTMENT

SUB Other Governmental Entities
ALL



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1	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Sofa - DISCONTINUED

DISCONTINUED - See line 9 and 10 for replacement options
University Loft Sofa Mfr# 660LV05
Delivery is after receipt of fabric.

2	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Sofa Option (Discontinued)

Sofa option - Contact Vendor for pricing. Vendor must provide the following information for sofa bid.
Manufacturer, SKU #, link to item on website or catalog.

3	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Loveseat - DISCONTINUED

DISCONTINUED - See line 11 and 12 for replacement options
University Loft Loveseat Mfr# 660LV10. Delivery is after receipt of fabric.

4	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Loveseat Option (Discontinued)

Loveseat option - Contact Vendor for pricing. Vendor must provide the following information for loveseat:
Manufacturer, SKU #, link to item on website or catalog.

5	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL



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Recliner - DISCONTINUED

DISCONTINUED
University Loft Recliner Mfr# 163TV45

6	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

**FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Recliner Option (Discontinued)**

Recliner option - Contact Vendor for pricing. Vendor must provide the following information for recliner:
Manufacturer, SKU #, link to item on website or catalog.

7	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

**FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Installation**

Vendor to provide installation costs. Install can be quoted per project.

8	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

**FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Delivery charge**

Vendor to provide delivery costs.

9	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

**FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Jennings Sofa Mfr# 665LV05**

Jennings Sofa
Mfr# 665LV05
Contact Vendor for pricing

10	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Baxter Sofa Mfr# 332LV05

Baxter Sofa
Mfr# 332LV05
Contact Vendor for pricing

11	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Jennings Loveseat Mfr# 665LV10

Jennings Loveseat
Mfr# 665LV10
Contact Vendor for pricing

12	0.00000	EA	420	\$ 0.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Baxter Loveseat Mfr# 332LV10

Baxter Loveseat
Mfr# 332LV10
Contact Vendor for pricing

13	0.00000	EA	420	\$ 158.000000 \$ 0.000000
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REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Bed 36" Sleep Surface Mfr# XX401

Bed 36" Sleep Surface
Mfr# XX401
Color Options
Natural, Cherry, Cafelle,
and White
Width 80"
Depth 36"
Height 34-1/2"

14	0.00000	EA	420	\$ 145.000000 \$ 0.000000
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FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Bed 36" Sleep Surface Mfr# SP101B

Bed 36" Sleep Surface
Mfr# SP101B
Color Black
Width 80"
Depth 36"
Height Adjustable

15	0.00000	EA	420	\$ 133.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Bed 36" Sleep Surface Mfr# SP100B

Bed 36" Sleep Surface
Mfr# SP100B
Color Black
Width 76"
Depth 36"
Height Adjustable

16	0.00000	EA	420	\$ 165.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Bed 38" Sleep Surface Mfr# XX410

Bed 38" Sleep Surface
Mfr# XX410
Color Options
Natural, Cherry, Cafelle,
and White
Width 41-1/4"
Depth 81"
Height 34-1/2"

17	0.00000	EA	420	\$ 151.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Bed 38" Sleep Surface Mfr# SP105.B

Bed 38" Sleep Surface
Mfr# SP105.B
Color Black
Width 80"



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Depth 38"
Height Adjustable

18	0.00000	EA	420	\$ 139.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Bed 38" Sleep Surface Mfr# SP106.B

Bed 38" Sleep Surface
Mfr# SP106.B
Color Black
Width 76"
Depth 38"
Height Adjustable

19	0.00000	EA	420	\$ 133.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Tube Bed Mfr# TB3680.BLK.SKD

Tube Bed
Mfr# 50250SKD
Color Black
Width 36"
Depth 81-1/2"
Height 23"

Part # has been updated due to product update

20	0.00000	EA	420	\$ 103.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Nightstand Mfr# 4X568SKD-XX

Nightstand
Mfr# 4X568SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 18"
Depth 18"
Height 24-3/4"

21	0.00000	EA	420	\$ 325.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL



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FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

4-Drawer Chest Unstackable Mfr#4X659-XX

4-Drawer Chest Unstackable
Mfr#4X659-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 31-1/2"
Depth 15-3/4"
Height 37-7/8"

22	0.00000	EA	420	\$ 101.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Desk Mfr# 4X929SKD-XX

Desk
Mfr# 4X929SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 40"
Depth 24"
Height 30-3/4"

23	0.00000	EA	420	\$ 67.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Desk Chair Mfr# 80163

Desk Chair
Mfr# 80163
Color Black
Width 20"
Depth 20-1/2"
Height 31-1/8"

24	0.00000	EA	420	\$ 91.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL

Coffee Table Mfr# 4X562SKD-XX



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Coffee Table
Mfr# 4X562SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 41-1/2"
Depth 23-3/4"
Height 17-3/4"

25	0.00000	EA	420	\$ 85.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
End Table Mfr# 4X560SKD-XX

End Table
Mfr# 4X560SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 23-3/4"
Depth 23-3/4"
Height 22-1/4"

26	0.00000	EA	420	\$ 237.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Entertainment Center Mfr# 4X764SKD-XX

Entertainment Center
Mfr# 4X764SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 47-3/4"
Depth 20"
Height 24"

27	0.00000	EA	420	\$ 299.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Mobile Ped Mfr#XX388-XX



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Mobile Ped
Mfr#XX388-XX
Color Options
Natural, Cherry, Cafelle,
and White
Width 16-3/4"
Depth 22"
Height 30"

28	0.00000	EA	420	\$ 401.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
3-Drawer Chest Mfr# XX632-XX

3-Drawer Chest
Mfr# XX632-XX
Color Options
Natural, Cherry, Cafelle,
and White
Width 30-1/2"
Depth 23-3/4"
Height 30"

29	0.00000	EA	420	\$ 444.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
4-Drawer Chest Mfr# XX628-XX

4-Drawer Chest
Mfr# XX628-XX
Color Options
Natural, Cherry, Cafelle,
and White
Width 32-1/8"
Depth 18-1/8"
Height 37-9/16"

30	0.00000	EA	420	\$ 464.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Pedestal Desk Mfr# XX957-XX

Pedestal Desk
Mfr# XX957-XX
Color Options
Natural, Cherry, Cafelle,



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and White
Width 42"
Depth 22"
Heigh 30"

31	0.00000	EA	420	\$ 194.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Writing Desk Mfr# XX951SKD-XX

Writing Desk
Mfr# XX951SKD-XX
Color Options
Natural, Cherry, Cafelle,
and White
Width 42"
Depth 23-3/4"
Height 30"

32	0.00000	EA	420	\$ 86.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Desk Chair Mfr# 50109.B.X

Desk Chair
Mfr# 50109.B.X
Color Options
Metal: Black
Wood: Natural and Cherry
Width 19-1/2"
Depth 23"
Height 33"

33	0.00000	EA	420	\$ 725.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Wardrobe Mfr# XX756

Wardrobe
Mfr# XX756
Color Options
Natural, Cherry, Cafelle,
and White
Width 30"
Depth 22"
Height 79"



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34	0.00000	EA	420	\$ 91.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Uptown Series Coffee Table Mfr# 4X562SKD-XX

Uptown Series Coffee Table
Mfr# 4X562SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 41-1/2"
Depth 23-3/4"
Height 17-3/4"

35	0.00000	EA	420	\$ 85.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Uptown Series End Table Mfr# 4X560SKD-XX

Uptown Series End Table
Mfr# 4X560SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 23-3/4"
Depth 23-3/4"
Height 22-1/4"

36	0.00000	EA	420	\$ 237.000000
				\$ 0.000000

REF DOC: REF VNDR LN: REF COMM LN: REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Uptown Series Entertainment Center Mfr# 4X764SKD-XX

Uptown Series Entertainment Center
Mfr# 4X764SKD-XX
Color Options
Metal: BLK, WHT, KS, CC, CHC
Laminate: FW, NAO, CFL, TO, AO,
BLC, WTW (KMS), 5AE
Width 47-3/4"
Depth 20"
Height 24"

37	0.00000	EA	420	\$ 106.000000
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\$ 0.000000

REF DOC:

REF VNDR LN:

REF COMM LN:

REF TYPE: FINAL

FURNITURE: CAFETERIA, CHAPEL, COURT, DORM, LIBRARY, SCHOOL
Metro Series Nightstand Mfr# 50568SKD

Metro Series Nightstand
Mfr# 50568SKD
Color Options
Metal: BLK
Laminate: NAO
Width 18"
Depth 18"
Height 24"



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TERMS AND CONDITIONS

Goods Effective 1 May 16

The parties agree to comply with the terms and conditions on the following web site which are by this reference made a part of the Agreement. General Terms and Conditions for goods contracts are posted at: <https://das.iowa.gov/sites/default/files/procurement/pdf/050116%20terms%20goods.pdf>

THIS MASTER AGREEMENT IS EFFECTIVE AS OF THE LATEST DATE SHOWN IN "EFFECTIVE BEGIN DATE" IN THE UPPER RIGHT HAND CORNER OR THE DATE BELOW SIGNED BY THE STATE OF IOWA.

CONTRACTOR		STATE OF IOWA	
CONTRACTOR'S NAME (If other than an individual, state whether a corp, partnership, etc. J Squared, Inc. DBA University Loft Company		AGENCY NAME Iowa Dept. of Administrative Services	
BY (Authorized Signature) <u>Chloe Nye</u> Chloe Nye (Jan 29, 2025 12:02 EST)	Date Signed Jan 29, 2025	BY (Authorized Signature) <u>Katelyn Howells</u> Katelyn Howells (Jan 29, 2025 11:03 CST)	Date Signed Jan 29, 2025
Printed Name and Title of Person Signing Chloe Nye		Printed Name and Title of Person Signing Katelyn Howells	
Address 2588 Jannetides Blvd. Greenfield, IN 46140		Address 1305 E. Walnut St. Des Moines, IA 50319	