



Purchasing Department

## Summary Agreement for Renewal of Williamson County Contract

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                                     |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------|-------------------------------------------------------|-----------------------|-------------------------|-------------------------------------|-------------------------|-------------------------------------|-------------------------|-------------------------------------|
| <b>Contract Number:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 1978                                | <b>Department:</b>                                    | FACILITIES MANAGEMENT |                         |                                     |                         |                                     |                         |                                     |
| <b>Vendor Name:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | MCLEMORE BUILDING MAINTENANCE INC   |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| <b>Purpose/Intended Use of Product or Service (summary): RENEWAL #2/JANITORIAL AND CUSTODIAL SERVICES</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                     |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| <b>Type of Contract:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | RFP                                 | <b>Start Date:</b>                                    | 01/01/2023            |                         |                                     |                         |                                     |                         |                                     |
| <b>Purchasing Contact:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | KIM CHAPPIUS                        | <b>End Date:</b>                                      | 12/31/2023            |                         |                                     |                         |                                     |                         |                                     |
| <b>Department Contact:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | SHANTIL MOORE                       |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| <ul style="list-style-type: none"><li>Williamson County wishes to extend this bid/proposal with a price increase (as detailed in the attached spreadsheet) and same terms and conditions as the existing contract with McLemore Building Maintenance Inc.</li><li><b>PLEASE INCLUDE THE FOLLOWING:</b><ul style="list-style-type: none"><li>COMPLETED 1295 FORM; AND</li><li>RENEWED INSURANCE CERTIFICATE IF IT WAS REQUIRED IN BID/PROPOSAL.</li></ul></li><li><b>Extend Contract for the 2nd of four (4) one (1) year renewal option periods:</b><table><tr><td>Renewal Option Period 2</td><td>January 1, 2023 – December 31, 2023</td></tr><tr><td>Renewal Option Period 1</td><td>January 1, 2022 – December 31, 2022</td></tr><tr><td>Initial Contract Period</td><td>January 1, 2020 – December 31, 2021</td></tr></table></li></ul> |                                     |                                                       |                       | Renewal Option Period 2 | January 1, 2023 – December 31, 2023 | Renewal Option Period 1 | January 1, 2022 – December 31, 2022 | Initial Contract Period | January 1, 2020 – December 31, 2021 |
| Renewal Option Period 2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | January 1, 2023 – December 31, 2023 |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| Renewal Option Period 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | January 1, 2022 – December 31, 2022 |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| Initial Contract Period                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | January 1, 2020 – December 31, 2021 |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| <b>BY SIGNING BELOW, THE PARTIES AGREE TO THE TERMS OF EXTENSION SET FORTH AS STATED ABOVE</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                     |                                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| Vendor <u>McLemore Building Maintenance, Inc.</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                     | Williamson County, 710 Main St., Georgetown, TX 78626 |                       |                         |                                     |                         |                                     |                         |                                     |
| Name <u>Richard Rodriguez</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                     | Bill Gravell, Jr                                      |                       |                         |                                     |                         |                                     |                         |                                     |
| Title <u>President</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                     | Williamson County Judge                               |                       |                         |                                     |                         |                                     |                         |                                     |
| Signature <u></u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                     | Signature _____                                       |                       |                         |                                     |                         |                                     |                         |                                     |
| Date <u>11/22/22</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                     | Date _____                                            |                       |                         |                                     |                         |                                     |                         |                                     |

| Contract | Building Name                                       | FY20 Monthly Expense | FY21 Monthly Janitorial Expense | Monthly Difference FY20 - FY21 |
|----------|-----------------------------------------------------|----------------------|---------------------------------|--------------------------------|
| 1000     | Historic Courthouse                                 | \$ 6,140.13          | \$ 6,140.13                     | \$ -                           |
| 1001     | Historical Museum (Farmers St Bank Bldg)            | \$ 855.86            | \$ 855.86                       | \$ -                           |
| 1002     | Georgetown Health Department                        | \$ 1,852.32          | \$ 1,757.80                     | \$ (94.52)                     |
| 1003     | Taylor Health Dept                                  | \$ 3,721.62          | \$ 3,634.88                     | \$ (86.74)                     |
| 1005     | Round Rock Annex Bldg A                             | \$ 1,697.18          | \$ 1,691.34                     | \$ (5.84)                      |
| 1006     | Round Rock Annex Bldg B                             | \$ 3,472.34          | \$ 3,444.82                     | \$ (27.52)                     |
| 1008     | Sheriff Administration / Jail                       | \$ 8,841.38          | \$ 8,565.02                     | \$ (276.36)                    |
| 1009     | Criminal Justice Center                             | \$ 34,633.61         | \$ 34,398.70                    | \$ (234.91)                    |
| 1011     | Lott Bldg (SO)                                      | \$ 1,277.97          | \$ 1,208.47                     | \$ (69.50)                     |
| 1012     | Health Dept Education Center                        | \$ 761.47            | \$ 748.96                       | \$ (12.51)                     |
| 1013     | Health Dept Environmental                           | \$ 492.40            | \$ 467.38                       | \$ (25.02)                     |
| 1017     | Game Warden                                         | \$ 171.90            | \$ 164.95                       | \$ (6.95)                      |
| 1019     | 303 MLK                                             | \$ 433.01            | \$ 409.38                       | \$ (23.63)                     |
| 1020     | 305 MLK                                             | \$ 356.98            | \$ 340.30                       | \$ (16.68)                     |
| 1022     | Old Jail Building - Health Dept Admin               | \$ 699.90            | \$ 699.90                       | \$ -                           |
| 1026     | Central Maintenance Facilities                      | \$ 5,486.01          | \$ 5,219.77                     | \$ (266.24)                    |
| 1029     | Storage/Warehouse / Brown Santa                     | \$ 847.54            | \$ 847.54                       | \$ -                           |
| 1032     | Cedar Park Annex                                    | \$ 6,117.40          | \$ 5,686.50                     | \$ (430.90)                    |
| 1033     | Taylor Annex                                        | \$ 5,314.73          | \$ 5,090.23                     | \$ (224.50)                    |
| 1043     | Inner Loop Annex                                    | \$ 11,599.50         | \$ 10,994.85                    | \$ (604.65)                    |
| 1044     | Sheriff Office - Eastside                           | \$ 406.56            | \$ 385.71                       | \$ (20.85)                     |
| 1045     | Juvenile Justice Center                             | \$ 16,585.01         | \$ 16,411.26                    | \$ (173.75)                    |
| 1046     | Parking Garage CJC/Jail                             | \$ 81.60             | \$ 81.60                        | \$ -                           |
| 1047     | Taylor Expo Center                                  | \$ 2,333.58          | \$ 2,209.87                     | \$ (123.71)                    |
| 1048     | JP Pct 4                                            | \$ 1,035.32          | \$ 980.45                       | \$ (54.87)                     |
| 1050     | Sheriff Gun Range                                   | \$ 103.55            | \$ 109.05                       | \$ 5.50                        |
| 1051     | Georgetown Tax Office                               | \$ 3,084.06          | \$ 2,903.57                     | \$ (180.49)                    |
| 1062     | Hutto Annex                                         | \$ 805.15            | \$ 805.15                       | \$ -                           |
| 1063     | Facilities Services Center                          | \$ 4,119.30          | \$ 4,063.70                     | \$ (55.60)                     |
| 1064     | Children's Advocacy Center                          | \$ 1,436.29          | \$ 1,359.84                     | \$ (76.45)                     |
| 1066     | Round Rock Jester Annex                             | \$ 5,532.16          | \$ 5,126.28                     | \$ (405.88)                    |
| 1071     | Emergency Service Operation Center (ESOC)           | \$ 5,724.00          | \$ 5,307.00                     | \$ (417.00)                    |
| 1072     | Parks HQ Southwest Regional Park                    | \$ 1,127.41          | \$ 1,072.23                     | \$ (55.19)                     |
| 1073     | Williamson County Cities Health District (WCCHD)    | \$ 6,149.90          | \$ 5,806.46                     | \$ (343.44)                    |
| 1075     | Sheriff's Office Training Center (SOTC)             | \$ 6,264.75          | \$ 5,931.48                     | \$ (333.27)                    |
| 1077     | Wireless Communication                              | \$ 2,312.23          | \$ 2,235.43                     | \$ (76.80)                     |
| 1078     | EMS Training                                        | \$ 11,491.67         | \$ 10,993.39                    | \$ (498.28)                    |
| 1079     | Vehicle Impound                                     | \$ 1,276.54          | \$ 1,248.18                     | \$ (28.36)                     |
| 1080     | Georgetown Annex                                    | \$ 17,948.70         | \$ 17,135.55                    | \$ (813.15)                    |
| 1082     | Public Safety Bldg                                  | \$ 1,016.70          | \$ 981.95                       | \$ (34.75)                     |
| 1084     | Georgetown Internal Audit                           | \$ 976.15            | \$ 941.40                       | \$ (34.75)                     |
| WCRAS    | Wilco Regional Animal Shelter & Additional Building | \$ 2,072.04          | \$ 1,884.71                     | \$ (187.33)                    |
|          | <b>Monthly Total</b>                                | <b>\$ 186,655.92</b> | <b>\$ 180,341.03</b>            | <b>\$ (6,314.89)</b>           |

| Contract     | Building Name                                       | FY22 Monthly Janitorial Expense | Annual Cost            |
|--------------|-----------------------------------------------------|---------------------------------|------------------------|
| 1000         | Historic Courthouse                                 | \$ 6,140.13                     | 73681.56               |
| 1001         | Historical Museum (Farmers St Bank Bldg)            | \$ 855.86                       | 10270.32               |
| 1002         | Georgetown Health Department                        | \$ 1,852.32                     | 22227.84               |
| 1003         | Taylor Health Dept                                  | \$ 3,721.62                     | 44659.44               |
| 1005         | Round Rock Annex Bldg A                             | \$ 1,697.18                     | 20366.16               |
| 1006         | Round Rock Annex Bldg B                             | \$ 3,472.34                     | 41668.08               |
| 1008         | Sheriff Administration / Jail                       | \$ 8,841.38                     | 106096.56              |
| 1009         | Criminal Justice Center                             | \$ 34,633.61                    | 415603.32              |
| 1011         | Lott Bldg                                           | \$ -                            | 0                      |
| 1017         | Game Warden                                         | \$ 171.90                       | 2062.8                 |
| 1019         | 303 MLK                                             | \$ 433.01                       | 5196.12                |
| 1020         | 305 MLK                                             | \$ 356.98                       | 4283.76                |
| 1026         | Central Maintenance Facilities                      | \$ 5,486.01                     | 65832.12               |
| 1029         | Storage/Warehouse / Brown Santa                     | \$ 100.00                       | 1200                   |
| 1032         | Cedar Park Annex                                    | \$ 6,117.40                     | 73408.8                |
| 1033         | Taylor Annex                                        | \$ 5,314.73                     | 63776.76               |
| 1043         | Inner Loop Annex                                    | \$ 11,599.50                    | 139194                 |
| 1044         | Sheriff Office - Eastside                           | \$ 406.56                       | 4878.72                |
| 1045         | Juvenile Justice Center                             | \$ 16,585.01                    | 199020.12              |
| 1046         | Parking Garage CJC/Jail                             | \$ 81.60                        | 979.2                  |
| 1047         | Taylor Expo Center                                  | \$ 2,333.58                     | 28002.96               |
| 1048         | JP Pct 4                                            | \$ 1,035.32                     | 12423.84               |
| 1050         | Sheriff Gun Range Restroom                          | \$ 103.55                       | 1242.6                 |
|              | Sheriff Gun Range - Range Master HQ Building        | \$ 145.00                       | 1740                   |
|              | Sheriff Gun Range - Hutto Community Room            | \$ 145.00                       | 1740                   |
| 1051         | Georgetown Tax Office                               | \$ 3,084.06                     | 37008.72               |
| 1062         | Hutto Annex - Vacant Bldg                           | \$ 805.15                       | 9661.8                 |
| 1063         | Facilities Services Center                          | \$ 4,119.30                     | 49431.6                |
| 1064         | Children's Advocacy Center - Vacant Bldg            | \$ 145.00                       | 1740                   |
| 1066         | Round Rock Jester Annex                             | \$ 5,532.16                     | 66385.92               |
| 1071         | Emergency Service Operation Center (ESOC)           | \$ 5,724.00                     | 68688                  |
| 1072         | Parks HQ Southwest Regional Park                    | \$ 1,127.41                     | 13528.92               |
| 1073         | Williamon County Cities Health District (WCCHD)     | \$ 6,149.90                     | 73798.8                |
| 1075         | Sheriff's Office Training Center (SOTC)             | \$ 6,264.75                     | 75177                  |
| 1077         | Wireless Communication                              | \$ 2,312.23                     | 27746.76               |
| 1078         | EMS Training                                        | \$ 11,491.67                    | 137900.04              |
| 1079         | Vehicle Impound                                     | \$ 1,276.54                     | 15318.48               |
| 1080         | Georgetown Annex                                    | \$ 17,948.70                    | 215384.4               |
| 1082         | Public Safety Bldg                                  | \$ 1,016.70                     | 12200.4                |
| 1084         | Georgetown Internal Audit                           | \$ 976.15                       | 11713.8                |
| 1024         | Life Steps/Red House                                | \$ 115.00                       | 1380                   |
| 1087         | River Ranch                                         | \$ 650.00                       | 7800                   |
|              | Interpretive Center                                 | \$ 550.00                       | 6600                   |
| 1086         | Commissioner - Pct 4                                | \$ 100.00                       | 1200                   |
| WCRAS        | Wilco Regional Animal Shelter & Additional Building | \$ 2,072.04                     | 24864.48               |
| <b>Total</b> |                                                     | <b>\$ 183,090.35</b>            | <b>\$ 2,197,084.20</b> |

| Contract     | Building Name                                       | 2023 Monthly Janitorial Expense | Annual Cost            |
|--------------|-----------------------------------------------------|---------------------------------|------------------------|
| 1000         | Historic Courthouse                                 | \$ 6,537.12                     | \$ 78,445.44           |
| 1001         | Historical Museum (Farmers St Bank Bldg)            | \$ 870.00                       | \$ 10,440.00           |
| 1002         | Georgetown Health Department                        | \$ 1,875.22                     | \$ 22,502.64           |
| 1003         | Taylor Health Dept                                  | \$ 3,738.04                     | \$ 44,856.48           |
| 1005         | Round Rock Annex Bldg A                             | \$ 1,772.18                     | \$ 21,266.16           |
| 1006         | Round Rock Annex Bldg B                             | \$ 3,462.34                     | \$ 41,548.08           |
| 1008         | Sheriff Administration / Jail                       | \$ 9,801.38                     | \$ 117,616.56          |
| 1009         | Criminal Justice Center                             | \$ 38,083.61                    | \$ 457,003.32          |
| 1011         | Lott Bldg                                           | \$ 695.00                       | \$ 8,340.00            |
| 1017         | Game Warden                                         | \$ 170.70                       | \$ 2,048.40            |
| 1019         | 303 MLK                                             | \$ 441.28                       | \$ 5,295.36            |
| 1020         | 305 MLK                                             | \$ 381.12                       | \$ 4,573.44            |
| 1024         | Life Steps/Red House                                | \$ 155.00                       | \$ 1,860.00            |
| 1026         | Central Maintenance Facilities                      | \$ 5,617.66                     | \$ 67,411.92           |
| 1029         | Storage/Warehouse / Brown Santa                     | \$ 100.00                       | \$ 1,200.00            |
| 1032         | Cedar Park Annex                                    | \$ 7,307.40                     | \$ 87,688.80           |
| 1033         | Taylor Annex                                        | \$ 5,649.73                     | \$ 67,796.76           |
| 1043         | Inner Loop Annex                                    | \$ 12,155.31                    | \$ 145,863.72          |
| 1044         | Sheriff Office - Eastside                           | \$ 431.06                       | \$ 5,172.72            |
| 1045         | Juvenile Justice Center                             | \$ 19,040.01                    | \$ 228,480.12          |
| 1046         | Parking Garage CJC/Jail                             | \$ 56.30                        | \$ 675.60              |
| 1047         | Taylor Expo Center                                  | \$ 2,447.34                     | \$ 29,368.08           |
| 1048         | JP Pct 4                                            | \$ 1,049.33                     | \$ 12,591.96           |
| 1050         | Sheriff Gun Range Restroom                          | \$ 105.00                       | \$ 1,260.00            |
|              | Sheriff Gun Range - Range Master HQ Building        | \$ 210.00                       | \$ 2,520.00            |
|              | Sheriff Gun Range - Hutto Community Room            | \$ 220.00                       | \$ 2,640.00            |
| 1051         | Georgetown Tax Office                               | \$ 3,204.00                     | \$ 38,448.00           |
| 1062         | Hutto Annex - Vacant Bldg                           | \$ 805.12                       | \$ 9,661.44            |
| 1063         | Facilities Services Center                          | \$ 4,384.10                     | \$ 52,609.20           |
| 1064         | Children's Advocacy Center - Bldg 1                 | \$ 1,816.29                     | \$ 21,795.48           |
|              | Children's Advocacy Center - Bldg 2                 | \$ 2,939.00                     | \$ 35,268.00           |
| 1066         | Round Rock Jester Annex                             | \$ 5,805.42                     | \$ 69,665.04           |
| 1071         | Emergency Service Operation Center (ESOC)           | \$ 5,930.24                     | \$ 71,162.88           |
| 1072         | Parks HQ Southwest Regional Park                    | \$ 1,171.55                     | \$ 14,058.60           |
| 1073         | Williamson County Cities Health District (WCCHD)    | \$ 6,493.11                     | \$ 77,917.32           |
| 1075         | Sheriff's Office Training Center (SOTC)             | \$ 6,414.75                     | \$ 76,977.00           |
| 1077         | Wireless Communication                              | \$ 1,297.91                     | \$ 15,574.92           |
| 1078         | EMS Training                                        | \$ 11,491.67                    | \$ 137,900.04          |
| 1079         | Vehicle Impound                                     | \$ 1,159.54                     | \$ 13,914.48           |
| 1080         | Georgetown Annex                                    | \$ 19,583.70                    | \$ 235,004.40          |
| 1081         | Liberty Hill CSCD                                   | \$ 530.00                       | \$ 6,360.00            |
| 1082         | Public Safety Bldg                                  | \$ 1,075.00                     | \$ 12,900.00           |
| 1084         | Georgetown Internal Audit                           | \$ 1,056.15                     | \$ 12,673.80           |
| 1087         | River Ranch                                         | \$ 880.00                       | \$ 10,560.00           |
|              | Interpretive Center                                 | \$ 1,215.00                     | \$ 14,580.00           |
| 1086         | Commissioner - Pct 4                                | \$ 150.00                       | \$ 1,800.00            |
| 1090         | Bob Phillips Building                               | \$ 920.00                       | \$ 11,040.00           |
| WCRAS        | Wilco Regional Animal Shelter & Additional Building | \$ 2,856.24                     | \$ 34,274.88           |
| <b>Total</b> |                                                     | <b>\$ 203,550.92</b>            | <b>\$ 2,442,611.04</b> |

Notes: Price increase falls with 25% allowed per bid contract term. The current increase is 11% using FY22 and FY23 annual cost.