



Summary Agreement for Renewal of Williamson County Contract Price Amendment

Contract Number:	24RFP46	Department:	Facilities Management
Vendor Name:	Tex-Air Filters		
Purpose/Intended Use of Product or Service (summary): HVAC Air Filter Maintenance Services			
Type of Contract:	RFP	Start Date:	October 01, 2025
Purchasing Contact:	Cheryl Johnson	End Date:	September 30, 2026
Department Contact:	Shantil Moore		
<ul style="list-style-type: none">Williamson County wishes to extend this bid/proposal with a price increase (as detailed in the attached spreadsheet) but with the same terms and conditions as the existing contract.PLEASE INCLUDE THE FOLLOWING:<ul style="list-style-type: none">COMPLETED 1295 FORM; ANDRENEWED INSURANCE CERTIFICATE IF IT WAS REQUIRED IN BID/PROPOSAL.			
Renewal Option Period 1	October 01, 2025--September 30, 2026		
Initial Contract Period	October 01, 2023-- September 30, 2025		
BY SIGNING BELOW, THE PARTIES AGREE TO THE TERMS OF EXTENSION SET FORTH AS STATED ABOVE			
Vendor	Tex-Air Filters	Williamson County, 710 Main St., Georgetown, TX 78626	
Name	Lauren Cadena	Williamson County Authorized Signature	
Title	Account Representative		
Signature	Lauren Cadena	Signature	
Date	06/10/25	Date	

Reviewed by Contract Audit
SARA GREER, CGAP
Contract Auditor
Williamson County Auditor's Office
Date: Jun 11 2025 Time: 3:51 pm

June 9th, 2025

To Whom it may Concern,

Tex-Air filters has been working diligently to keep prices down for the last several years. The last price increase we had was 2022 and we hope under normal conditions we can keep prices the same for multiples of years.

Over this time we have received price increases in our metal backing, frames, adhesives, filter media, and wages for our staff.

We anticipate we will have a price increase of 5% beginning in 2026. Feel free to reach out to me if you have any questions.

Thank You,



Patrick Rosenthal
Central Texas Regional Manager
Tex Air Filters
2209A Rutland Dr.
Ste. 125
Austin, TX 78758

Office: [512-833-3330](tel:512-833-3330)

Fax: [512-833-3335](tel:512-833-3335)

Cell: [512-415-1753](tel:512-415-1753)

patrickrosenthal@texairfilters.com

Members of:



FY24-25 24RFP46 - HVAC Filter Changing Services for Williamson
County, Texas Attachment C - Fee Schedule

Bid Sheet Instructions
Provide contract pricing on the Attachment C - Fee Schedule on both worksheets. Complete fields highlighted in yellow.
Price By Building Pricing
The pricing provided on this worksheet will be the billable costs per quarter for each building.
The pricing should be based on the information provided for each building/grouping on the various other worksheets.
The quarterly pricing should include all profit, labor, overhead, tools, travel and equipment to change out or service the filters specified.
Williamson County intends to award two separate contracts for the two groupings contained in <u>Attachment C - Fee Schedule</u> . See Tabs 'Price per Building - Group A and Price per Building - Group B'. One vendor may be awarded both contracts.
The proposed pricing shall remain fixed for the term of the contract unless price changes agreed to in writing by the Contract Administrator.
Changes to the proposed pricing during the contract must be submitted to the Contract Administrator for approval and must include documentation to justify a proposed increase.
Changes to the contract pricing will only be granted if in excess of 5% of the then current building pricing and are due to filter size changes or requested filter types or changes to installed equipment.
Price changes for increases shall be requested by the Contractor.
Justification should be based on unit pricing if included in Contract, or the filter of closest size contained within unit pricing. New filter types will be negotiated with Contractor.
Unit Pricing - Filters Pricing
The pricing on Attachment C - Fee Schedule worksheet will be used in making requests for changes to contract pricing per building.
The pricing on thisAttachment C - Fee Schedule worksheet should include material pricing only per each filter.
The annual quantities provided are a snapshot of the filters. All equipment is subject to replacement during the life of the contract.
The unit pricing will become an exhibit of the contract and will be used to evaluate requests for price changes.
The quarterly price must be supported by the unit pricing for each filter.
Building Information Worksheets
Attachment B - Filter Change Services worksheets include the building code, the location of filters, equipment, frequency of service, and notes on whether a ladder is necessary.
This information is subject to change throughout the term of the contract.

Attachment C - Price per Building - Group A

Bldg. Code	Building Name	Address	Size	Annual Quantity	Cost per Filter	Annual Total
1047	Expo	5350 Bill Picket Trail, Taylor	16X20x2	128	\$ 3.54	\$ 453.12
			16X25X2	32	\$ 3.86	\$ 123.52
			20X25x2	16	\$ 4.18	\$ 66.88
			20X30X2	24	\$ 4.24	\$ 101.76
			Labor - Price per Quarter		\$ 247.50	\$ 990.00
			Annual Total for Expo			\$ 1,735.28
1003	THD	115 W 6th Street, Taylor	16X25X2	40	\$ 3.86	\$ 154.40
			Labor - Price per Quarter		\$ 129.50	\$ 518.00
			Annual Total for THD			\$ 672.40
1042	CTTC	601 N Alligator Rd, Granger	20X20X2	8	\$ 4.04	\$ 32.32
			20X25X2	44	\$ 4.18	\$ 183.92
			Labor - Price per Quarter		\$ 138.35	\$ 553.40
			Annual Total for CTTC			\$ 769.64
1005	RR A	211 Commerce Cover, Round Rock	16X20X2	40	\$ 3.54	\$ 141.60
			16X25X2	4	\$ 3.86	\$ 15.44
			Labor - Price per Quarter		\$ 132.45	\$ 529.80
			Annual Total for RR A			\$ 686.84
1006	RR B	211 Commerce Cover, Round Rock	16X25X2	48	\$ 3.86	\$ 185.28
			Labor - Price per Quarter		\$ 135.40	\$ 541.60
			Annual Total for RR B			\$ 726.88
1082	Public Safety	1781 E. Old Settlers' Blvd, Round Rock	16X20X2	32	\$ 3.54	\$ 113.28
			20X25X2	16	\$ 4.18	\$ 66.88
			Labor - Price per Quarter		\$ 135.40	\$ 541.60
			Annual Total for Public Safety			\$ 721.76
1066	RRJ	1801 E. Old Settlers' Blvd, Round Rock	16x20x2	48	\$ 3.54	\$ 169.92
			16x24x2	16	\$ 4.19	\$ 67.04
			18x24x2	72	\$ 3.95	\$ 284.40
			Labor - Price per Quarter		\$ 200.30	\$ 801.20
			Annual Total for RRJ			\$ 1,322.56
1050	Hutto Community	3901 CR 130, Hutto	12X24X1	4	\$ 3.47	\$ 13.88
			20X20X1	8	\$ 3.66	\$ 29.28
			Labor - Price per Quarter		\$ 108.85	\$ 435.40
			Annual Total for Hutto Community			\$ 478.56
1050	Gun Range	3901 CR 130, Hutto	12X20X1	8	\$ 3.42	\$ 27.36
			Labor - Price per Quarter		\$ 105.90	\$ 423.60
			Annual Total for Gun Range			\$ 450.96
1044	Taylor SO	2501 Millard Lane, Taylor	20X25X1	4	\$ 4.09	\$ 16.36
			Labor - Price per Quarter		\$ 108.95	\$ 435.80
			Annual Total for Taylor SO			\$ 452.16
1034	EMS 41	2604 Northlawn, Taylor	20X24X1	4	\$ 4.09	\$ 16.36
			Labor - Price per Quarter		\$ 108.95	\$ 435.80
			Annual Total for EMS 41			\$ 452.16

Attachment C - Price per Building - Group A

Bldg. Code	Building Name	Address	Size	Annual Quantity	Cost per Filter	Annual Total
1015	EMS 42	1427 N Main Street, Taylor	12X30X1	1	\$ 6.38	\$ 6.38
			Labor - Price per Quarter		\$ 108.95	\$ 435.80
			Annual Total for EMS 42			\$ 442.18
1073	WCCHD	355 Texas Ave	16X20X1	24	\$ 3.57	\$ 85.68
			20X20X1	20	\$ 3.66	\$ 73.20
			20X25X1	28	\$ 7.16	\$ 200.48
			Labor - Price per Quarter		\$ 261.10	\$ 1,044.40
			Annual Total for WCCHD			\$ 1,403.76
1048	JP4	211 W 6th, Taylor	16X25X1	12	\$ 3.60	\$ 43.20
			20X20X1	8	\$ 3.66	\$ 29.28
			20X22X1	8	\$ 7.16	\$ 57.28
			Labor - Price per Quarter		\$ 114.75	\$ 459.00
			Annual Total for JP4			\$ 588.76
1033	TAB	412 Vance St, Taylor	16X20X2	68	\$ 3.54	\$ 240.72
			20X25X2	12	\$ 4.18	\$ 50.16
			Labor - Price per Quarter		\$ 159.00	\$ 636.00
			Annual Total for TAB			\$ 926.88
1075	SOTC	8160 Chandler Rd, Hutto	16X5X2	176	\$ 3.86	\$ 679.36
			20X30X2	24	\$ 5.24	\$ 125.76
			20x25x2	24	\$ 4.18	\$ 100.32
			Labor - Price per Quarter		\$ 265.20	\$ 1,060.80
			Annual Total for STOC			\$ 1,966.24

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Attachment C - Price per Building - Group B

Bldg. Code	Building Name	Address	Size	Annual Quantity	Cost per Filter	Annual Total	
1001	Musem	716 Austin Ave, Georgetown	20X25X1	8	\$ 4.09	\$ 32.72	
			Labor - Price per Quarter		\$ 105.90	\$ 423.60	
			Annual Total for Musem			\$ 456.32	
1024	Red House	311 N. Main St, Georgetown	14X25X2	4	\$ 3.72	\$ 14.88	
			Labor - Price per Quarter		\$ 102.95	\$ 411.80	
			Annual Total for Red House			\$ 426.68	
1045	JJC	200 Wilco Way, Georgetown	12X20X2	216	\$ 3.35	\$ 723.60	
			16X16X2	64	\$ 3.72	\$ 238.08	
			16X20X2	56	\$ 3.54	\$ 198.24	
			16X25X2	172	\$ 3.86	\$ 663.92	
			18X24X2	104	\$ 3.95	\$ 410.80	
			24X24X2	96	\$ 5.06	\$ 485.76	
			Labor - Price per Quarter		\$ 622.15	\$ 2,488.60	
			Annual Total for JJC			\$ 5,209.00	
1063	Facilities	3101 SE Inner Loop, Georgetown	16X20X2	4	\$ 3.54	\$ 14.16	
			20X20X2	4	\$ 4.04	\$ 16.16	
			20X25X2	12	\$ 4.18	\$ 50.16	
			Labor - Price per Quarter		\$ 114.75	\$ 459.00	
			Annual Total for Facilities			\$ 539.48	
1026	CMF	3151 SE Inner Loop, Georgetown	20X20X2	40	\$ 4.04	\$ 161.60	
			Labor - Price per Quarter		\$ 129.50	\$ 518.00	
			Annual Total for CMF			\$ 679.60	
1063	Sign Shop	3101 SE Inner Loop, Georgetown	20X24X1	4	\$ 4.09	\$ 16.36	
			Labor - Price per Quarter		\$ 102.95	\$ 411.80	
			Annual Total for Sign Shop			\$ 428.16	
1077	Wireless	3171 SE Inner Loop, Georgetown	20X25X2	32	\$ 1.00	\$ 32.00	
			Labor - Price per Quarter		\$ 123.60	\$ 494.40	
			Annual Total for Wireless			\$ 526.40	
1079	Impound	3181 SE Inner Loop, Georgetown	16X25X2	16	\$ 3.86	\$ 61.76	
			Labor - Price per Quarter		\$ 111.80	\$ 447.20	
			Annual Total for Impound			\$ 508.96	
1000	Courthouse	710 Main Street, Georgetown	24X24X2	60	\$ 5.06	\$ 303.60	
			12X24X2	20	\$ 3.41	\$ 68.20	
			Labor - Price per Quarter		\$ 159.00	\$ 636.00	
			Annual Total for Courthouse			\$ 1,007.80	
Bldg. Code	Building Name	Address	Size	Annual Quantity	Cost per Filter	Annual Total	
N/A	Animal Shelter	1855 SE Inner Loop, Georgetown	12X20X2	48	\$ 3.35	\$ 160.80	
			16X20X2	60	\$ 3.54	\$ 212.40	
			20X20X1	24	\$ 3.66	\$ 87.84	
			20X22X1	12	\$ 7.16	\$ 85.92	
			20X25X2	528	\$ 4.10	\$ 2,164.80	
			Labor - Price per Month		\$ 595.60	\$ 7,147.20	
			Annual Total for Animal Shelter			\$ 9,858.96	
1080	GTA	100 Wilco Way, Georgetown	12X15X1	12	\$ 5.22	\$ 62.64	
			12X16X1	24	\$ 5.22	\$ 125.28	
			16X16X1	8	\$ 5.57	\$ 44.56	
			16X18X1	16	\$ 5.57	\$ 89.12	
			18X16X1	84	\$ 5.57	\$ 467.88	

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Attachment C - Price per Building - Group B

			18X18X1	4	\$ 4.02	\$ 16.08	
			18X20X1	36	\$ 3.96	\$ 142.56	
			18X24X2	64	\$ 3.95	\$ 252.80	
			20X18X1	24	\$ 3.96	\$ 95.04	
			24X24X2	128	\$ 5.06	\$ 647.68	
			Labor - Price per Quarter		\$ 395.00	\$ 1,580.00	
			Annual Total for GTA			\$ 3,523.64	
1081	LHA	3803 Ranch Road 1869, Liberty Hill	10X36X1	8	\$ 8.38	\$ 67.04	
			12X14X1	4	\$ 5.22	\$ 20.88	
			14X30X1	8	\$ 7.16	\$ 57.28	
			Labor - Price per Quarter		\$ 114.75	\$ 459.00	
			Annual Total for LHA			\$ 604.20	
1029	Warehouse	508 Holly Street, Georgetown	12X24X1	16	\$ 3.47	\$ 55.52	
			Labor - Price per Quarter		\$ 135.80	\$ 543.20	
			Annual Total for Warehouse			\$ 598.72	
1051	Gtown Tax	904 S. Main, Georgetown	20X25X2	52	\$ 4.18	\$ 217.36	
			20X30X1	8	\$ 5.26	\$ 42.08	
			Labor - Price per Quarter		\$ 144.25	\$ 577.00	
			Annual Total for Gtown Tax			\$ 836.44	
1072	SWRP	219 Perry Mayfield, Leander	16X25X2	4	\$ 3.86	\$ 15.44	
			Labor - Price per Quarter		\$ 102.95	\$ 411.80	
			Annual Total for SWRP			\$ 427.24	
Bldg. Code	Building Name	Address	Size	Annual Quantity	Cost per Filter	Annual Total	
1032	CPA	350 Discovery Blvd, Cedar Park	16x20x2	68	\$ 3.54	\$ 240.72	
			16x25x2	32	\$ 3.86	\$ 123.52	
			20x20x2	16	\$ 4.04	\$ 64.64	
			20x24x2	24	\$ 4.18	\$ 100.32	
			20x25x2	40	\$ 4.18	\$ 167.20	
			Labor - Price per Quarter		\$ 232.75	\$ 931.00	
			Annual Total for CPA			\$ 1,627.40	
1078	EMS	3189 SE Inner Loop, Georgetown	16X25X2	60	\$ 3.86	\$ 231.60	
			20X25X2	64	\$ 4.18	\$ 267.52	
			20X30X2	32	\$ 5.24	\$ 167.68	
			Labor - Price per Quarter		\$ 215.05	\$ 860.20	
			Annual Total for EMS			\$ 1,527.00	
1011	Lott	107 S. Holly, Georgetown	16X20X2	4	\$ 3.54	\$ 14.16	
			16X24X2	4	\$ 4.19	\$ 16.76	
			16X25X2	12	\$ 3.86	\$ 46.32	
			20X20X2	4	\$ 4.04	\$ 16.16	
			20X24X1	4	\$ 4.09	\$ 16.36	
			Labor - Price per Quarter		\$ 120.65	\$ 482.60	
			Annual Total for Lott			\$ 592.36	
1043	ILA	301 SE Inner Loop, Georgetown	20X25X2	112	\$ 4.18	\$ 468.16	
			20X20X2	96	\$ 4.04	\$ 387.84	
			16x20X2	96	\$ 3.54	\$ 339.84	
			24X24X2	72	\$ 5.06	\$ 364.32	
			18X18X2	48	\$ 4.19	\$ 201.12	
			20X30X2	16	\$ 5.24	\$ 83.84	
			Labor - Price per Quarter		\$ 424.50	\$ 1,698.00	
			Annual Total for ILA			\$ 3,543.12	

Attachment C - Price per Building - Group B

Attachment I – Additional Fee Service

This attachment shall be completed and returned with the Contractor response. Failure to return this completed attachment will result in the disqualification of the response.

Contractor shall submit a Compensation and Fee Schedule with a full list of all personnel titles and the hourly billing rate for each discipline which shall be incorporated into its contract.

Rates shall remain firm throughout the term of this contract purchase agreement. This compensation and fee scheduled shall be used to establish fixed prices for additional services by purchase order.

Personnel Level	Hourly Rate
1. Service Technician	
a. Regular Hours (6 pm – 6am)	\$60
b. After Regular Hours (6:01 am – 5:59 6m)	\$80
c. Weekends or County approved Holidays	\$85
d. Emergency Response during Regular Hours (6 pm – 6 am)	\$75
e. Emergency Response after Regular Hours (6:01 am – 5:50 pm)	\$155
f. Emergency Response on Weekends or Approved Holidays	\$155

Emergency Contact Personnel:	Lauren Cadena
Business Hours Phone Number:	936-355-2041 or 512-833-3330
After Hours/Emergency Phone Number:	936-355-2041
Email Address:	Lauren.texair@gmail.com

Materials - Remedial Repairs	
Materials not covered under scheduled service:	
*	Contractor may invoice for parts and materials on a cost-plus basis. The contractor may invoice at ____% markup.
**	Contractor may invoice for equipment rental on a cost-plus basis. The contractor may invoice at ____% markup.
***	Invoice(s) for work performed shall require a copy of the parts and materials receipt to be included when the total, including mark-up, exceeds \$500.00.
****	Williamson County reserves the right to request from Contractor any documentation that reflects price for verification purposes.

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Bldg Code	Building Name	Annual Total	Quarter Totals	
1047	Expo	\$ 1,906.64	\$ 476.66	
1003	THD	\$ 953.44	\$ 238.36	
1042	CTTC	\$ 1,982.92	\$ 495.73	
1005	RRA	\$ 1,782.76	\$ 445.69	
1006	RRB	\$ 1,782.76	\$ 445.69	
1082	Public Safety	\$ 665.92	\$ 166.48	
1066	RRJ	\$ 1,345.52	\$ 336.38	
1050	Hutto Community	\$ —	\$ —	Removed 5/2025
1050	Gun Range	\$ 500.40	\$ 125.10	
1044	Taylor SO	\$ 452.96	\$ 113.24	
1034	EMS 41	\$ 452.96	\$ 113.24	
1015	EMS 42	\$ 462.60	\$ 115.65	
1073	WCCHD	\$ 1,331.32	\$ 332.83	
1048	JP4	\$ 557.96	\$ 139.49	
1033	TAB	\$ 1,184.28	\$ 296.07	
1075	SOTC	\$ 1,913.76	\$ 478.44	
1001	Museum	\$ 457.92	\$ 114.48	
1024	Red House	\$ 427.44	\$ 106.86	
1045	JJC	\$ 6,882.12	\$ 1,720.53	
1063	Facilities	\$ 819.52	\$ 204.88	
1026	CMF	\$ 1,247.76	\$ 311.94	
1063	Sign Shop	\$ 428.96	\$ 107.24	
1077	Wireless	\$ 428.96	\$ 107.24	
1079	Impound	\$ 512.00	\$ 128.00	
1000	Courthouse	\$ 1,506.20	\$ 376.55	
	N/A Animal Shelter	\$ 6,024.80	\$ 1,506.20	
1080	GTA	\$ 4,868.84	\$ 1,217.21	
1081	LHA	\$ 458.72	\$ 114.68	
1029	Warehouse	\$ 654.20	\$ 163.55	
1051	Gtown Tax	\$ 849.44	\$ 212.36	
1072	SWRP	\$ 535.12	\$ 133.78	
1032	CPA	\$ 2,897.04	\$ 724.26	
1078	EMS	\$ 1,796.48	\$ 449.12	
1011	Lott	\$ 620.36	\$ 155.09	
1043	ILA	\$ 4,229.44	\$ 1,057.36	
1095	Lake Creek Parkwa	\$ 3,260.32	\$ 815.08	
1009	Justice Center	\$ 6,360.84	\$ 1,590.21	
1090	Bob Phillips	\$ 517.08	\$ 129.27	
1019	305 MLK	\$ 527.40	\$ 131.85	
1020	303 MLK	\$ 527.40	\$ 131.85	
1008	Sheriff Office/Jail	\$ 6,540.00	\$ 1,635.00	
FY Expense		\$ 70,654.56	\$ 16,157.44	