



## Summary Agreement for Renewal of Williamson County Contract Price Amendment

|   |                     |   |                       |
|---|---------------------|---|-----------------------|
| <b>Contract Number:</b>   | 24RFP30             | <b>Department:</b>                                    | Facilities Management |
| <b>Vendor Name:</b>   | JM Engineering, LLC |   |                       |
| <b>Purpose/Intended Use of Product or Service (summary):</b>  |                     |   |                       |
| HVAC Maintenance and Repair Services  |                     |   |                       |
| <b>Type of Contract:</b>  | RFP                 | <b>Start Date:</b>                                    | October 01, 2025      |
| <b>Purchasing Contact:</b>  | Cheryl Johnson      | <b>End Date:</b>                                      | September 30, 2026    |
| <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) but with the same terms and conditions as the existing contract.</li><li>PLEASE INCLUDE THE FOLLOWING:<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></ul> |                     |   |                       |
| Renewal Option Period October 01, 2025 - September 30, 2026<br>Initial Contract Period April 09, 2024 - September 30, 2025  |                     |   |                       |
| <b>BY SIGNING BELOW, THE PARTIES AGREE TO THE TERMS OF EXTENSION SET FORTH AS STATED ABOVE</b>  |                     |   |                       |
| Vendor <u>JM Engineering, LLC</u>   |                     | Williamson County, 710 Main St., Georgetown, TX 78626 |                       |
| Name <u>Jay Weinberger</u>  |                     | Williamson County Authorized Signature                |                       |
| Title <u>Vice President</u>   |                     |   |                       |
| Signature <u>Jay Weinberger</u>   |                     | Signature _____                                       |                       |
| Date <u>July 9, 2025</u>  |                     | Date _____  |                       |



1314 Hillridge Drive, Round Rock, Texas 78665  
Phone: 512-614-0226 Email: jay@jm-engineer.com

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July 28, 2025

Williamson County  
Ms. Cheryl Johnson  
100 Wilco Way  
Georgetown, Texas 78626

**Subject: Request for Economic Price Adjustment to Labor Rates on Williamson County HVAC Maintenance and Repair Services Contract No. 24RFP30 for JM Engineering, LLC**

Based on the US Bureau of Labor Statistics PPI Industry Data, JM Engineering requests an Economic Price Adjustment to the contract labor rates to become effective on the upcoming renewal date of October 1, 2025. Provided as Attachment A to this letter is the Economic Price Adjustment Calculation that includes the Change Factor and Adjusted Pricing. Please review the Attachment A and advise next steps to execute the optional extension with the newly adjusted Labor Rate.

Please do not hesitate to give me a call at 512-614-0226 or email if you have any questions. Thank you.

Sincerely,  
**JM Engineering, LLC**

  
Jay Weinberger  
Vice President

Attachment A – Economic Price Adjustment Calculation  
US Bureau of Labor Statistics Data

**ATTACHMENT A**  
**Economic Price Adjustment Calculation**  
**Williamson County**  
**Contract No: 24RFP30**  
**JM Engineering, LLC**  
**28-Jul-25**

**Single Index:** Adjust the Base Price by the same factor calculated for the index change.


|  |                        |
|--|------------------------|
| Index at time of calculation (May 2025)                          | <b>179.007</b>         |
| Divided by index on solicitation close date (February 20, 2024): | <b>141.634</b>         |
| Equals Change Factor (Change Factor limited to 5% threshold):    | <b>1.263870257</b>     |
| Multiplied by the Base Rate:                                     | <i>See Table Below</i> |
| Equals the Adjusted Price:                                       | <i>See Table Below</i> |

| <b>PERSONNEL LEVEL</b>  | <b>BASE PRICE</b> | <b>ADJUSTED PRICE<br/>(Limited to 5%)</b> |
|---|-------------------|---|
| 1. Supervisor / Project Manager                               | \$ 109.00         | \$ <b>114.45</b>                          |
| 2. HVAC Journeyman Technician                                 |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 98.00          | \$ <b>102.90</b>                          |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 121.00         | \$ <b>127.05</b>                          |
| c. Weekends or County approved Holidays                       | \$ 121.00         | \$ <b>127.05</b>                          |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 121.00         | \$ <b>127.05</b>                          |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 121.00         | \$ <b>127.05</b>                          |
| f. Emergency Response on Weekends or Approved Holidays        | \$ 121.00         | \$ <b>127.05</b>                          |
| 3. HVAC Apprentice Technician                                 |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 72.86          | \$ <b>76.50</b>                           |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 89.10          | \$ <b>93.56</b>                           |
| c. Weekends or County approved Holidays                       | \$ 89.10          | \$ <b>93.56</b>                           |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 89.10          | \$ <b>93.56</b>                           |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 89.10          | \$ <b>93.56</b>                           |
| f. Emergency Response on Weekends or Approved Holidays        | \$ 89.10          | \$ <b>93.56</b>                           |
| 4. Sheet Metal Journeyman Technician                          |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 71.08          | \$ <b>74.63</b>                           |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 101.25         | \$ <b>106.31</b>                          |
| c. Weekends or County approved Holidays                       | \$ 101.25         | \$ <b>106.31</b>                          |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 101.25         | \$ <b>106.31</b>                          |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 101.25         | \$ <b>106.31</b>                          |
| f. Emergency Response on Weekends or Approved Holidays        | \$ 101.25         | \$ <b>106.31</b>                          |
| 5. Sheet Metal Apprentice Technician                          |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 51.28          | \$ <b>53.84</b>                           |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 76.91          | \$ <b>80.76</b>                           |
| c. Weekends or County approved Holidays                       | \$ 76.91          | \$ <b>80.76</b>                           |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 76.91          | \$ <b>80.76</b>                           |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 76.91          | \$ <b>80.76</b>                           |
| f. Emergency Response on Weekends or Approved Holidays        | \$ 76.91          | \$ <b>80.76</b>                           |
| 6. Pipe Fitter Technician                                     |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 120.75         | \$ <b>126.79</b>                          |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 241.50         | \$ <b>253.58</b>                          |
| c. Weekends or County approved Holidays                       | \$ 241.50         | \$ <b>253.58</b>                          |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 120.75         | \$ <b>126.79</b>                          |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 241.50         | \$ <b>253.58</b>                          |
| 7. Other Technicians – Journeyman Electrician                 |                   |   |
| a. Regular Hours (6 am – 6pm)                                 | \$ 87.84          | \$ <b>92.23</b>                           |
| b. After Regular Hours (6:01 pm – 5:59 am)                    | \$ 108.24         | \$ <b>113.65</b>                          |
| c. Weekends or County approved Holidays                       | \$ 108.24         | \$ <b>113.65</b>                          |
| d. Emergency Response during Regular Hours (6 am – 6 pm)      | \$ 108.24         | \$ <b>113.65</b>                          |
| e. Emergency Response after Regular Hours (6:01 pm – 5:50 am) | \$ 108.24         | \$ <b>113.65</b>                          |
| f. Emergency Response on Weekends or Approved Holidays        | \$ 108.24         | \$ <b>113.65</b>                          |
| g. Regular Hours (6 am – 6pm)                                 | \$ 87.84          | \$ <b>92.23</b>                           |

## Databases, Tables & Calculators by Subject

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Data extracted on: July 3, 2025 (5:18:08 PM)

### PPI Industry Data

**Series Id:** PCU8113108113108  
**Series Title:** PPI industry data for Commercial machinery repair and maintenance-Maintenance and repair services for general purpose machinery, not seasonally adjusted  
**Industry:** Commercial machinery repair and maintenance  
**Product:** Maintenance and repair services for general purpose machinery  
**Base Date:** 201312

Download:



| Year | Jan     | Feb        | Mar        | Apr        | May        | Jun     | Jul     | Aug     | Sep     | Oct     | Nov     | Dec     |
|------|---------|------------|------------|------------|------------|---------|---------|---------|---------|---------|---------|---------|
| 2015 | 100.5   | 100.5      | 101.1      | 101.7      | 101.7      | 101.7   | 101.9   | 101.9   | 101.9   | 101.9   | 101.9   | 101.9   |
| 2016 | 101.9   | 103.8      | 103.8      | 103.5      | 103.6      | 103.6   | 103.6   | 103.6   | 103.7   | 103.7   | 103.7   | 103.7   |
| 2017 | 103.7   | 103.7      | 103.9      | 103.9      | 104.5      | 104.5   | 104.6   | 104.6   | 104.6   | 104.6   | 104.6   | 104.6   |
| 2018 | 104.6   | 105.9      | 105.9      | 105.9      | 105.9      | 105.9   | 108.3   | 108.3   | 108.3   | 108.3   | 108.3   | 108.3   |
| 2019 | 108.3   | 110.1      | 110.1      | 110.1      | 110.1      | 110.1   | 110.1   | 110.1   | 110.1   | 110.1   | 110.1   | 110.1   |
| 2020 | 112.7   | 114.6      | 114.6      | 114.6      | 114.6      | 115.3   | 115.3   | 115.3   | 117.5   | 117.5   | 117.5   | 117.5   |
| 2021 | 118.8   | 118.8      | 120.2      | 120.2      | 120.2      | 120.2   | 123.171 | 123.171 | 123.171 | 123.171 | 125.612 | 125.612 |
| 2022 | 125.612 | 128.679    | 131.752    | 132.466    | 132.680    | 132.759 | 132.759 | 132.678 | 136.298 | 136.509 | 136.509 | 136.509 |
| 2023 | 136.509 | 136.509    | 138.319    | 138.319    | 139.151    | 139.151 | 139.151 | 139.151 | 139.151 | 139.151 | 139.151 | 139.151 |
| 2024 | 142.848 | 141.634    | 141.634    | 141.634    | 142.110    | 150.343 | 150.343 | 148.358 | 153.638 | 153.638 | 151.506 | 151.506 |
| 2025 | 164.762 | 166.881(P) | 179.007(P) | 179.007(P) | 179.007(P) |         |         |         |         |         |         |         |

P : Preliminary. All indexes are subject to monthly revisions up to four months after original publication.

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