



RJY·GROUP

Delivering Service and Integrity

GENERAL SERVICES ADMINISTRATION
Federal Acquisition Service
Authorized Federal Supply Schedule FSS Price List

RJY Group LLC
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Houston, TX 77054
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<https://rjygroup.net/>
Contract Administrator: Greg Thackston, greg@rjygroup.net

Contract Number: 47QSMS25D008U
Contract Period: May 21, 2025 through May 20, 2030
Business Size: Small Business

Schedule Title: Multiple Award Schedule
Federal Supply Group: Facilities

Price list current as of Modification **PO-0001**, effective **May 21, 2025**.

Online access to contract ordering information, terms and conditions, pricing, and the option to create an electronic delivery order are available through GSA Advantage!®. The website for GSA Advantage!® is: <https://www.GSAAdvantage.gov>.

For more information on ordering go to the following website: <https://www.gsa.gov/schedules>.

CUSTOMER INFORMATION:

1a. Table of Awarded Special Item Number(s) with appropriate cross-reference to page numbers:

SIN	SIN Description
561210SB	Smart Building Systems Integration
OLM/OLMRC	Order Level Materials

1b. Identification of the lowest priced model number and lowest unit price for that model for each special item number awarded in the contract. This price is the Government price based on a unit of one, exclusive of any quantity/dollar volume, prompt payment, or any other concession affecting price. Those contracts that have unit prices based on the geographic location of the customer, should show the range of the lowest price, and cite the areas to which the prices apply. See pricing beginning on page 4.

1c. If the Contractor is proposing hourly rates a description of all corresponding commercial job titles, experience, functional responsibility, and education for those types of employees or subcontractors who will perform services shall be provided. If hourly rates are not applicable, indicate "Not applicable" for this item. See Labor Category Descriptions Pages 5-9.

2. Maximum Order: SIN 561210SB - \$1,000,000
SIN OLM - \$250,000

3. Minimum Order: \$100.00

4. Geographic Coverage: Worldwide

5. Point(s) of production: Same as company address

6. Discount from list prices or statement of net price: Government net prices (discounts already deducted).

7. Quantity discounts: None

8. Prompt payment terms: Net 30 Days. Information for Ordering Offices: Prompt payment terms cannot be negotiated out of the contractual agreement in exchange for other concessions

9. Foreign items: N/A

10a. Time of Delivery: Specified on the Task Order

10b. Expedited Delivery: Items available for expedited delivery are noted in this price list. Contact Contractor

10c. Overnight and 2-day delivery: Contact Contractor

10d. Urgent Requirements: Contact Contractor

11. F.O.B Points: Destination

12a. Ordering Address: Operations
ATTN: Richard Young
P.O. Box 35744
Houston, TX 77235
(P) 713-838-1147 | (F) 713-838-1188 | sales@rjygroup.net

12b. Ordering procedures: See Federal Acquisition Regulation (FAR) 8.405-3.

13. Payment address: Accounting & Finance
ATTN: Richard Young
P.O. Box 35744
Houston, TX 77235
(P) 713-838-1147 | (F) 713-838-1188 | accounting@rjygroup.net

14. Warranty provision: Contractor's standard commercial warranty.

15. Export packing charges (if applicable): N/A

16. Terms and conditions of rental, maintenance, and repair (if applicable): N/A

17. Terms and conditions of installation (if applicable): N/A

18a. Terms and conditions of repair parts (if applicable): N/A

18b. Terms and conditions for any other services (if applicable): N/A

19. List of service and distribution points (if applicable): N/A

20. List of participating dealers (if applicable): N/A

21. Preventive maintenance (if applicable): N/A

22a. Environmental attributes, (e.g., recycled content, energy efficiency, and/or reduced pollutants):
N/A

22b. If applicable, indicate that Section 508 compliance information is available for the information and communications technology (ICT) products and services and show where full details can be found (e.g. contractor's website or other location.) ICT accessibility standards can be found at: <https://www.Section508.gov/>. N/A

23. Unique Entity Identifier (UEI) Number: N593JWU6B5A7

24. Notification regarding registration in System for Award Management (SAM) database:
RJY Group LLC is registered and active in SAM.



**GSA Hourly Rates (w/IFF)
SIN 561210SB**

Labor Category	Year 1 2025 - 2026	Year 2 2026 - 2027	Year 3 2027 - 2028	Year 4 2028 - 2029	Year 5 2029 - 2030
BAS Engineer I	\$168.99	\$174.73	\$180.68	\$186.82	\$193.17
BAS Engineer III	\$205.25	\$212.23	\$219.45	\$226.91	\$234.63
BAS Engineer IV	\$209.90	\$217.04	\$224.41	\$232.04	\$239.93
BAS Project Manager I	\$177.88	\$183.93	\$190.19	\$196.65	\$203.35
BAS Project Manager III	\$205.96	\$212.97	\$220.21	\$227.70	\$235.44
BAS Project Manager IV	\$247.94	\$256.37	\$265.09	\$274.11	\$283.43
BAS Service Technician I	\$160.00	\$165.44	\$171.06	\$176.88	\$182.89
BAS Service Technician III	\$200.00	\$206.80	\$213.83	\$221.11	\$228.62
BAS Service Technician IV	\$220.02	\$227.50	\$235.23	\$243.23	\$251.51

Service Contract Labor Standards: The Service Contract Labor Standards (SCLS) are applicable to this contract as it applies to the entire Consolidated MAS Schedule and all services provided. While no specific labor categories have been identified as being subject to SCLS due to exemptions for professional employees (FAR 22.1101, 22.1102 and 29 CRF 541.300), this contract still maintains the provisions and protections for SCLS eligible labor categories. If and / or when the contractor adds SCLS labor categories / employees to the contract through the modification process, the contractor must inform the Contracting Officer and establish a SCLS matrix identifying the GSA labor category titles, the occupational code, SCLS labor category titles and the applicable WD number. Failure to do so may result in cancellation of the contract.

Labor Category Descriptions
SIN 561210SB

BAS Engineer I

Functional Responsibilities: Defines, designs, and implements automated test solutions and features for hardware or software related systems, as well as for the control building architecture of the system. Maintains process parameters with specifications. Determines and tests control logic to allow automated equipment to adjust automatically to maintain desired setpoints. Creates code for operation of automated controllers in the proper way to execute the control logic. Specifies control equipment and network specifications to allow communication between building control system and associated equipment.

Minimum Education: High School

Minimum Experience: 5 years of relevant experience

BAS Engineer III

Functional Responsibilities: Develops control system architecture, sequences of operations, and system diagrams. Designs automation control panels, network topology, and system integration layouts. Selects and configures controllers, sensors, actuators, and field devices. Writes, modifies, and optimizes control logic, sequences, and graphical user interfaces (GUI). Programs DDC controllers, PLCs, and IoT-based automation platforms. Conducts system testing, calibration, and commissioning for new BAS installations. Diagnoses and resolves system faults, communication issues, and sensor malfunctions. Analyzes BAS data to identify inefficiencies, faults, or system failures. Provides remote and on-site support to maintenance teams and technicians. Configures and troubleshoots BACnet, Modbus, LonWorks, and KNX communication protocols. Integrates BAS with third-party HVAC, security, fire alarm, and lighting control systems. Works with IP-based networking, cloud-based BAS, and remote monitoring solutions. Implements demand-side energy management strategies to improve efficiency. Optimizes control sequences to reduce energy consumption and operational costs. Monitors and analyzes trends, alarms, and reports to ensure system performance. Creates and maintains as-built drawings, wiring diagrams, and sequence of operations. Ensures compliance with ASHRAE, NEC, IEEE, and local building codes. Documents all programming changes, configurations, and technical support activities. Trains building operators, facility managers, and technicians on BAS functionality. Provides technical support for system operation, upgrades, and maintenance best practices. Assists in retrofits, system migrations, and cloud-based automation solutions. Evaluates and recommends new automation technologies and innovations. Experienced with BAS platforms like Tridium Niagara, Johnson Controls Metasys, Siemens Desigo, Honeywell, Schneider Electric, or Alerton. Strong knowledge of HVAC systems, electrical circuits, and automation logic. Proficiency in programming DDC controllers, PLCs, and scripting (e.g., Python, JavaScript). Familiarity with SQL databases, cloud-based BAS, and IoT integration. Ability to read and interpret blueprints, schematics, and technical specifications.

Minimum Education: Bachelors Degree. Trade School Certificate and 2 additional years of relevant experience equates to Bachelors.

Minimum Experience: 10 years of relevant experience

BAS Engineer IV

Functional Responsibilities: Develops BAS architecture, system layouts, and control strategies for new installations and retrofits. Selects and configures controllers, sensors, actuators, VAV boxes, and field devices. Designs automation control panels, network communication paths, and system schematics. Develops, modifies, and optimizes DDC (Direct Digital Control) logic, sequences, and GUIs. Programs BAS systems using Tridium Niagara, Johnson Controls Metasys, Siemens Desigo, Honeywell, Schneider Electric, or similar platforms. Conducts system commissioning, functional testing, and performance validation. Diagnoses and resolves complex hardware, software, and network communication failures. Performs advanced trend analysis, logging, and root cause analysis. Implements system patches, security updates, and performance optimizations. Configures and troubleshoots BACnet, Modbus, LonWorks, and other open protocols. Ensures seamless integration with HVAC, lighting, fire alarms, security, and energy management systems. Works with IP-based BAS networks, VPNs, and remote monitoring tools. Analyzes building automation data to optimize energy performance. Implements demand response strategies and energy-saving control sequences. Assists in LEED, WELL, and sustainability certifications by improving system efficiency. Creates and maintains as-built drawings, wiring diagrams, and sequence of operations. Ensures compliance with ASHRAE, NEC, NFPA, IEEE, and local building codes. Develops technical documentation, operational manuals, and training materials. Works closely with clients, engineers, contractors, and facility managers to ensure project success. Conducts end-user training sessions on system functionality and best practices. Provides remote and on-site technical support for clients and service teams. Evaluates and implements new automation technologies, IoT-based solutions, and cloud-based BAS. Upgrades existing BAS systems to modern, more energy-efficient platforms. Stays updated on emerging trends, cybersecurity, and smart building innovations.

Minimum Education: Bachelors Degree. Trade School Certificate and 4 additional years of relevant experience equates to Bachelors.

Minimum Experience: 12 years of relevant experience

BAS Project Manager I

Functional Responsibilities: Manages project and project resources. Directs completion of tasks, determining the required time frames and restrictions, such as budget or lead time. Schedules and assigns duties for project staff and project resources and ensures assignments are completed as required by defined project objectives. Formulates and enforces work standards, reviews work, supervises project personnel, and communicates policies, purposes, and goals of the organization to subordinates. Acts as main project point of contact for customer.

Minimum Education: Bachelors Degree. Trade School Certificate and 2 additional years of relevant experience equates to Bachelors.

Minimum Experience: 5 years of relevant experience

BAS Project Manager III

Functional Responsibilities: Develops project scope, timelines, and deliverables in coordination with clients and internal teams. Defines project milestones, resource allocation, and critical path dependencies. Ensures smooth coordination of installation, programming, and commissioning of BAS systems. Develops cost estimates, pricing models, and financial projections for BAS projects. Monitors project budgets, expenses, and cost-saving opportunities. Ensures all projects are completed within budget and financial targets are met. Serves as the primary point of contact for clients, vendors, and subcontractors. Facilitates meetings, progress updates, and resolution of client concerns. Ensures customer satisfaction by aligning BAS solutions with operational goals. Reviews and approves engineering designs, control diagrams, and system layouts. Ensures compliance with ASHRAE, NEC, IEEE, and local building codes. Oversees the integration of HVAC, lighting, energy management, and security systems into the BAS. Supervises BAS engineers, technicians, programmers, and subcontractors. Assigns tasks, reviews work quality and provides technical guidance. Conducts training sessions and knowledge-sharing initiatives for field teams. Identifies and mitigates risks related to installation, system performance, and safety. Conducts QA/QC inspections to ensure BAS installations meet design specifications. Implements troubleshooting and diagnostic procedures to resolve system inefficiencies. Develops and maintains project schedules, task assignments, and work orders. Coordinates with suppliers, procurement teams, and logistics personnel for timely material delivery. Adjusts project timelines based on site conditions, client changes, and technical challenges. Oversees system commissioning, startup, and performance testing. Conducts final walkthroughs and system demonstrations with clients. Ensures proper documentation, including as-built drawings, operational manuals, and training materials.

Minimum Education: Bachelors Degree. Trade School Certificate or Diploma and 2 additional years of relevant experience equates to a Bachelors Degree.

Minimum Experience: 10 years of relevant experience

BAS Project Manager IV

Functional Responsibilities: Leads end-to-end project lifecycle for complex BAS and energy management projects. Defines project scope, goals, timelines, and success metrics. Develops project execution plans that align with business objectives and client expectations. Creates accurate cost estimates, pricing models, and financial reports. Manages project budgets, expenses, and financial risks to maintain profitability. Conducts financial forecasting for resource allocation and cost control. Serves as the primary liaison between clients, consultants, vendors, and internal teams. Conducts regular progress meetings, updates, and technical presentations. Addresses client concerns, ensuring high customer satisfaction and long-term relationships. Reviews and approves BAS control designs, submittals, and engineering documentation. Ensures integration of HVAC, lighting, security, access control, and fire alarm systems into BAS. Validates network configurations, controller selections, and control sequences. Supervises BAS engineers, programmers, technicians, and subcontractors. Assigns project tasks, monitor performance, and conduct training sessions. Ensures all teams follow project schedules, safety regulations, and quality standards. Implements QA/QC procedures for system installation, programming, and commissioning. Identifies and mitigates potential project risks, delays, and technical challenges. Ensures projects comply with ASHRAE, NEC, IEEE, and local building codes. Develops and maintains detailed project schedules using tools like MS Project or Primavera. Coordinates with procurement teams, suppliers, and logistics personnel for material deliveries. Adjusts project plans

based on site conditions, client modifications, and unforeseen challenges. Oversees system commissioning, functional testing, and performance validation. Ensures proper documentation, including as-built drawings, programming changes, and operation manuals. Conducts client training sessions on system operation and maintenance best practices.

Minimum Education: Bachelors Degree. Trade School Certificate or Diploma and 4 additional years of relevant experience equates to a Bachelors Degree.

Minimum Experience: 12 years of relevant experience

BAS Service Technician I

Functional Responsibilities: Acts as specialized technical expert on project. Provides skilled expertise comprehensive integration of building systems and technology support tasks such as research, requirements and testing analysis, strategic systems planning and design, system configuration, system component acquisition, component integration, process improvements and smart building interaction with Building systems and Building Operations Centers.

Minimum Education: High School

Minimum Experience: 4 years of relevant experience

BAS Service Technician III

Functional Responsibilities: Installs, configures, and programs Building Automation Systems (BAS) including HVAC controls, lighting, and energy management systems. Performs preventive maintenance, troubleshooting, and repair of BAS hardware and software components. Modifies and fine-tunes BAS software to improve energy efficiency and performance. Integrates HVAC systems, VAV boxes, chillers, boilers, and air handlers into the BAS. Diagnoses and resolves automation and control system malfunctions. Uses diagnostic tools to analyze network communication, control loops, and field devices. Conducts system start-ups and commissioning for new BAS installations. Tests control sequences and adjust system parameters to optimize performance. Works with BACnet, Modbus, and LonWorks communication protocols to integrate BAS with third-party systems. Ensures seamless connectivity between sensors, actuators, and central control software. Maintains detailed records of system configurations, maintenance, and troubleshooting logs. Prepares and submits service reports, as-built drawings, and control diagrams. Optimizes control sequences to improve building energy efficiency. Ensures compliance with ASHRAE, NEC, and local energy codes. Works closely with HVAC technicians, electricians, engineers, and facility managers. Trains end-users on BAS operation and troubleshooting. Utilizes remote access tools to monitor, diagnose, and adjust BAS systems. Responds to alarms and system alerts to ensure comfort and efficiency. Assists in BAS upgrades, retrofits, and migrations to newer platforms. Stays updated on the latest BAS technologies and trends.

Minimum Education: High School

Minimum Experience: 7 years of relevant experience

BAS Service Technician IV

Functional Responsibilities: Diagnoses complex issues in BAS hardware, software, and network communications. Utilizes BACnet, Modbus, LonWorks, and proprietary protocols for system analysis. Identifies root causes of HVAC, electrical, and mechanical failures within automation systems. Performs preventive and corrective maintenance on controllers, sensors, actuators, and network components. Upgrades firmware, recalibrate devices, and replace faulty components. Optimizes system parameters to enhance performance and efficiency. Modifies and adjusts DDC (Direct Digital Control) logic, sequences, and setpoints. Works with Tridium Niagara, Johnson Controls Metasys, Siemens Desigo, Honeywell, Schneider Electric, and other platforms. Implements new control strategies to improve energy efficiency and system functionality. Commissions new controllers, field devices, and system expansions. Integrates third-party HVAC, lighting, security, and energy management systems. Validates system performance through trend analysis, reports, and data logging. Configures and troubleshoots IP-based, wired, and wireless BAS networks. Resolves connectivity issues between servers, controllers, and field devices. Ensures cybersecurity measures are in place for remote access and cloud-based platforms. Maintains accurate service logs, system updates, and repair reports. Ensures compliance with ASHRAE, NEC, NFPA, and local building codes. Updates as-built drawings, wiring schematics, and sequence of operations. Provides technical guidance to facility managers, engineers, and on-site staff. Conducts end-user training on BAS operation, troubleshooting, and optimization. Responds to emergency service calls and on-site diagnostics. Analyzes trends, alarms, and performance reports to identify inefficiencies. Recommends and implements control strategies for energy conservation. Works with energy management teams to align automation with sustainability goals.

Minimum Education: High School

Minimum Experience: 10 years of relevant experience