



Board of Light, Gas and Water Commissioners

220 S. Main Street
Memphis, TN 38103
www.mlgw.com

Board Meeting

~ Preliminary Agenda ~

Wednesday, January 21, 2026

8:30 AM

Board Room

INFORMATION FOR THE BENEFIT OF THE PUBLIC:

Public Notice: Regular board meetings are held the first and third Wednesdays of the month at MLGW's Administration Building unless otherwise noted in the public notice filing and website. The proposed agenda will be posted in the public section of the ground floor lobby of the Administration Building and on MLGW's website at least 48 hours before the Board meets. You may access the proposed Board agenda and all available documents related to the items linked from the agenda on the Internet at: www.mlgw.com. Large agreements, items related to Homeland Security or items received too late to post may not be viewable. You may view those documents in the Public Records Office prior to or after the Board meeting. By Board action, agenda items may be added, deleted or held for later consideration at a later board meeting.

Consent Agenda: Items shown under the Consent Agenda consists of items considered to be routine and non-controversial upon which the documentation provided to the Board is adequate to give sufficient information for approval without inquiry or discussion during the Board meeting. The use of the Consent Agenda is designed to minimize the time required for the handling of routine matters in order to permit additional time to be spent on more significant matters. The Chairman will call for approval on the Consent Agenda as a whole and the vote will be treated as a separate vote on each item. At the request of a Board member, the Chairman may move any item on the Consent Agenda to the Regular Agenda.

Regular Agenda: Item(s) to be individually considered for Board action.

Filed Items: The Board may be provided information which does not require Board approval or Board discussion but which is noted for the official record as having been supplied to the Board.

Resolutions: Generally, there are two types of resolutions subject to approval by the MLGW Board of Commissioners. Internal Board Resolutions are within the full authority of the Board and considered final upon the acceptance of the minutes of that board action. External Board Resolutions are subject to the approval of the City Council and are not considered final until the City Council accepts the minutes of their approval for such.

ADA: As a covered entity under Title II of the Americans with Disabilities Act, MLGW does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services, and activities. To ensure availability, such request should be made 72 hours in advance by contacting Trinisia Griggs at (901) 528-4351 during business hours.

To Officially Communicate to the Board: Any individual member or group of the general public desiring to address the Board orally on items of interest to the public that are within the subject matter jurisdiction of the Board, shall complete an **MLGW Board Speaker Card** to make such desire known to the Board Secretary. Such request to be heard should be marked with the date of the meeting; the agenda item number; if the comments are in support, opposition, or general as they relate to the item; the speaker's name and address; and if the speaker is representing someone else as a paid consultant. Paid lobbyists must complete the required disclosure of their client's name, phone number, and address. Statements shall not exceed three minutes unless additional time is granted by the Board Chair. When recognized, please proceed forward to the podium and state your name and address. The board and staff will not answer questions that are asked in this forum but written questions or a written statement may be provided to the Board Secretary for entry into the official record. If any Board member receives approval of the Board Chairman, that Board Member may address questions to the person providing the public statement.

*****All MLGW Board Speaker Cards must be received by Security no later than 8:30 a.m. the day of the Board Meeting in order to speak to the Board.**

CALL TO ORDER AND OPENING REMARKS: Chairman Pohlman

PLEDGE OF ALLEGIANCE: Chairman Pohlman

ROLL CALL: Rodney Cleek

APPROVALS: Chairman Pohlman

Approve Minutes from the Meeting of January 7, 2026.

CITY COUNCIL ACKNOWLEDGEMENTS & UPDATE: Rodney Cleek

Acknowledge receipt of Certified Copies of City Council Resolutions dated January 13, 2026, Items 11 through 19.

PRESENTATIONS: Chairman Pohlman

United Way Golf Tournament Check Presentation - Ryan Groves and Josh Davis

GENERAL STATEMENT(S) FROM THE PUBLIC: Chairman Pohlman

CONSENT AGENDA
(Items 1 through 5)

PRESIDENT & CEO

1. Resolution approving the Board to authorize payment in the amount of \$227,000.00 as matching funds with TVAs Community Care Funds to be distributed to a local 501(c)(3) organization for utility bill assistance. (Doug McGowen) (REQUIRES CITY COUNCIL APPROVAL)

SVP, CHIEF OPERATING OFFICER

(None)

VP ELECTRIC ENGINEERING & OPERATIONS

2. Resolution awarding Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)

VP WATER & GAS ENGINEERING & OPERATIONS

(None)

VP CFO & SECRETARY-TREASURER

(None)

VP & CIO

3. Resolution awarding a purchase order for Quest Toad software licenses to TechnoLogyx, Inc. in the amount of \$461,065.29. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)

VP SHARED SERVICES

4. Resolution approving the Renewal (Change No. 4) to Contract No. 12298, Janitorial Services to Mason's Professional Cleaning Services, LLC to renew the current contract in the funded amount of \$360,484.38. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
5. Resolution approving the Renewal (Change No. 3) to Contract No. 12253, On-Call Consulting Services with Allen & Hoshall, Inc. to renew the current contract in the funded amount of \$500,000.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)

VP CUSTOMER EXPERIENCE & ENERGY SERVICES

(None)

VP CORPORATE COMMUNICATIONS

(None)

VP & GENERAL COUNSEL

(None)

VP & CPO PEOPLE SERVICES

(None)

PRESIDENT'S BRIEFING

6. Review Consent Agenda - Doug McGowen
7. Compliance Report - Ryan Groves
8. Other - Doug McGowen

COMMITTEE REPORTS:

Chairman Pohlman

(None)

ADJOURNMENT

Chairman Pohlman

ADDITIONAL MEETINGS ON JANUARY 21, 2026:

Pension Board Meeting - Immediately Following the BOC Meeting - MLGW Board Room

OPEB Trust Committee Meeting - Immediately Following Pension Board Meeting - MLGW Board Room

RESOLUTION SUMMARY

- 1. Short Title Description - Approval of matching TVA Community Care funds for customer utility assistance.**
- 2. Requested Funding - \$227,000.00**
- 3. Award Duration - 1 year**
- 4. Type of Bid - N/A**
- 5. Awarded To - Neighborhood Christian Centers**
- 6. Plain Language Description - MLGW to match TVA Community Care funds awarded to Neighborhood Christian Centers for customer utility assistance.**
- 7. Impact - To assist MLGW customers in need of utility assistance.**

EXCERPT
from
MINUTES OF MEETING
of
BOARD OF LIGHT, GAS AND WATER COMMISSIONERS
CITY OF MEMPHIS
held
January 21, 2026

The President and CEO informed the Board that the Tennessee Valley Authority (TVA) has created a Community Care Fund providing matching grant funds to be distributed to local 501(c)(3) organizations to meet needs in our community to provide additional utility bill assistance. MLGW has been notified by TVA that \$227,000.00 will be available through the program for allocations to an organization in MLGW's service area. In order to access the TVA funds, MLGW will need to contribute funds in a like amount. The President and CEO recommended that the Board authorize payment of \$227,000.00. Funds will be sent to Neighborhood Christian Center in Shelby County upon approval by TVA through its application process.

It is anticipated that TVA would make a matching contribution to that same organizations thereby doubling the actual contribution to the organization.

RESOLUTION

WHEREAS, the Board of Memphis Light, Gas and Water Commission in their January 21, 2026 Meeting, approved payment in the amount of \$227,000.00 as matching funds with Tennessee Valley Authority Community Care funds to help meet the needs in our community to provide utility bill assistance to be sent to Neighborhood Christian Center in Shelby County, Tennessee, upon their approval by TVA through its application process.

WHEREAS, the Board of Memphis Light, Gas and Water is now recommending to the Council of the City of Memphis that it approves the contribution/payment of \$227,000.00 in matching funds for TVAs Community Care Funds.

NOW THEREFORE BE IT RESOLVED THAT, the payment/contribution listed above is hereby approved subject to the approval of Neighborhood Christian Center of Shelby County, Tennessee, through TVAs application process for the TVA Community Care Fund.

It is anticipated that TVA would make a matching contribution to the said organization listed above by doubling the actual payment/contribution to said organization.

BOARD RESOLUTION TRANSMITTAL

Area VP: Ursula Madden
Specialist:

Board Meeting Date: 1/21/2026
Contract / Requisition Number: _____
Purchase Commodity: _____
Other (Non-Procurement Items): _____

Responsible Group (Requesting Area/ Contact Person) (Telephone number/email address)	VP Corporate Communications
Scope: Contract <input type="checkbox"/> Purchase <input type="checkbox"/> Other <input checked="" type="checkbox"/>	Matching Community Care Funds from TVA
Explanation of the Contract or Purchase Action. (Contract, Purchase, invoice payments, land purchase, dues, other)	
Where will the work take place? (MLGW facility or jobsite, etc.)	
Why the need exists? (Contract, Purchase, invoice payments, land purchase, dues, other)	
Are there any anticipated vendor issues? (If so, please explain)	No
Are there any contract services, labor or IBEW issues? If yes, has cost comparison been provided to IBEW? Date Provided?	No
Is there a Budget deficit? If yes, please explain why. Identify in the Budget section below the area, charge code and amount which will absorb the shortfall.	No
If applicable, how was the recommendation determined? (Bid, RFP, Membership Criteria, Appraisal, Justification Provided, etc.) RFQ	Does this item include Supplier Diversity? (Yes or No) (If yes, please explain) No

BUDGET:

	Total	In 2026 Budget Year	After Budget Year
Amount Requested	\$ 227,000.00	\$ 227,000.00	\$ -
2026 Budget*	\$ 750,000.00		
Amount Spent Year-to-Date	\$ -		
2026 Budget Balance Available	\$ 750,000.00		
Budget Balance After Award	\$ 523,000.00		

*Please Indicate Category Below

<input checked="" type="checkbox"/> O&M:	Project Expenditure Organization Expenditure Type	VP Corporate Communications 810000 VP Corporate Communications Corporate Outreach Administrative
<input type="checkbox"/> Capital		

*Please note that the remaining amount needed for this contract/purchase will be absorbed by the following charge codes:

CC	Budget	Actual	Available
\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -

APPROVED:

Budget and Rates

Date

RESOLUTION SUMMARY

- 1. Short Title Description – Contract No. 12606 – Data Historian Replacement**
- 2. Requested Funding – \$710,857.00**
- 3. Award Duration – Five (5) years from the date of the Notice to Proceed with an option for annual maintenance and support.**
- 4. Type of Bid – RFP**
- 5. Awarded To – Open Systems International, Inc.**
- 6. Plain Language Description – This contract is to implement OSI's (Open System International) Chronos Data Historian. SCADA (Supervisory Control and Data Acquisition) utilizes a data historian to store electric, gas, and water data.**
- 7. Impact – MLGW's current data historian is end of life in 2026. This replacement is required to continue storing SCADA (Supervisory Control and Data Acquisition) data for the electric, gas, and water system.**

EXCERPT
from
MINUTES OF MEETING
of
BOARD OF LIGHT, GAS AND WATER COMMISSIONERS
CITY OF MEMPHIS
held
January 21, 2026

The Manager of Procurement and Contracts recommends to the Board of Light, Gas and Water Commissioners that it awards Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00.

The project scope is to replace MLGW's existing eDNA Data Historian System with a modern data historian solution to meet the evolving data management and analysis needs of MLGW.

The Request for Proposal was advertised using MLGW's Online Bid Notification System on August 22, 2025. MLGW solicited four (4) firms and two (2) proposals were received on October 6, 2025. The most responsive proposal received was from Open Systems International, Inc. which was evaluated based on the following criteria: 1) Vendor's Technical Qualifications; 2) Vendor's Experience and Project Team; 3) Quality of the Proposed Project Plan; 4) Vendor References for Similar Projects; and 5) Life Cycle Cost. The total amount for this award is \$710,857.00. The term of this contract is five (5) years from the date of the Notice to Proceed with an option for annual maintenance and support. This award complies with all applicable laws and policies.

NOW THEREFORE BE IT RESOLVED BY the Board of Light, Gas and Water Commissioners:

THAT, Subject to the consent and approval of the Council of the City of Memphis, the award of Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00, as outlined in the above preamble, is approved and further,

THAT, the President, or his designated representative is authorized to execute the Award.

RESOLUTION

WHEREAS, the Board of Light, Gas and Water Commissioners in their meeting of January 21, 2026 awarded Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00, and is now recommending to the Council of the City of Memphis that it approves said award as approved; and

WHEREAS, the project scope is to replace MLGW's existing eDNA Data Historian System with a modern data historian solution to meet the evolving data management and analysis needs of MLGW; and

WHEREAS, The Request for Proposal was advertised using MLGW's Online Bid Notification System on August 22, 2025. MLGW solicited four (4) firms and two (2) proposals were received on October 6, 2025. The most responsive proposal received was from Open Systems International, Inc. which was evaluated based on the following criteria: 1) Vendor's Technical Qualifications; 2) Vendor's Experience and Project Team; 3) Quality of the Proposed Project Plan; 4) Vendor References for Similar Projects; and 5) Life Cycle Cost. The total amount for this award is \$710,857.00. The term of this contract is five (5) years from the date of the Notice to Proceed with an option for annual maintenance and support. This award complies with all applicable laws and policies; and

NOW THEREFORE BE IT RESOLVED by the Council of the City of Memphis, that there be and is hereby approved an award of Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00 as approved.

BOARD RESOLUTION TRANSMITTAL

Expenditure Org Executive: Quinton Clark
 Procurement Contracts Specialist: Jessica Payne

Board Meeting Date: 1/21/2026
 Contract Number: 12606
 Purchase Commodity:
 Other (Non-Procurement Items):

Responsible Group (Requesting Area/Contact Person) (Telephone number/email address)	0560340 / System Operations Support / Marshun Brooks / 901-372-5689 / mbrooks@mlgw.org	
Scope: Contract <u>X</u> Purchase _____ Other _____	The project scope is to replace MLGW's existing eDNA Data Historian System with a modern data historian solution to meet the evolving data management and analysis needs of MLGW.	
Explanation of Action: (Contract/Purchase invoice payments, land purchase, dues, other)	This is an award.	
Where will the work take place? (MLGW facility or jobsite, etc.)	The work will take place at Open Systems International, Inc.	
Why the need exists? (Contract/Purchase invoice payments, land purchase, dues, other)	The need exists to continue storing SCADA (Supervisory Control and Data Acquisition) data for the electric, gas, and water system.	
Are there any anticipated vendor issues? (If so, please explain)	No	
Are there any contract services, labor or IBEW issues? If yes, has cost comparison been provided to IBEW? Date Provided?	No	
Is there a Budget deficit? If yes, please explain why. Identify in the Budget section below the area, charge code and amount which will absorb the shortfall.	No	
If applicable, how was the recommendation determined? (Bid or RFP) <u>RFP</u>		

BUDGET:

Amount Requested

	Total	In 2026 Budget Year	After Budget Year
\$	710,857.00	\$ 285,096.00	\$ 425,761.00
\$	6,659,000.00	\$ -	\$ -
\$	-	\$ 6,659,000.00	\$ -
\$		\$ 6,373,904.00	\$ -

*Please indicate category (O&M or Capital).

<input type="checkbox"/> O&M	Project	Utility Monitor/Controls
	Expenditure Organization	0560340 System Operations Support
<input checked="" type="checkbox"/> Capital	Expenditure Type	eAM Contracted Svcs
	Task	Electric

Comments:

Expenditure Type	Budget	Actual	Available
\$	-	\$ -	\$ -
\$	-	\$ -	\$ -

APPROVED:

Ronda Craft

12.17.2025

Budget & Financial Planning

Date

Rev. 11/01/2018

MEMPHIS LIGHT, GAS & WATER DIVISION

INTERDEPARTMENTAL

TO: Board of Commissioners

DATE: 1/21/2026

FROM: Randy Orsby - Manager of Procurement and Contracts

SUBJECT: Contract No. 12606, Data Historian Replacement

The Contracts Management Department, with an outline of work to be provided by the Systems Operations Support Department, solicited proposals to replace MLGW's existing eDNA Data Historian System with a modern data historian solution to meet the evolving data management and analysis needs of MLGW.

The Request for Proposal was advertised using MLGW's Online Bid Notification System on August 22, 2025. MLGW solicited four (4) firms and two (2) proposals were received on October 6, 2025. The most responsive proposal received was from Open Systems International, Inc. which was evaluated based on the following criteria: 1) Vendor's Technical Qualifications; 2) Vendor's Experience and Project Team; 3) Quality of the Proposed Project Plan; 4) Vendor References for Similar Projects; and 5) Life Cycle Cost. The total amount for this award is \$710,857.00. The term of this contract is five (5) years from the date of the Notice to Proceed with an option for annual maintenance and support. This award complies with all applicable laws and policies.

Respondent	Score Received	Total Score Received with Local Bidding Preference/Presence Applied	Comments
Open Systems International, Inc. 4101 Arrowhead Drive Medina, MN 55340	94	N/A	The Respondent did not submit documentation to be considered for Local Bidding Preference or Presence.
Logical Systems, LLC 2756 Appling Center Cove Memphis, TN 38133	88.18	92.589	The Respondent submitted documentation to be considered for Local Bidding Presence.

MLGW, through its evaluation and selection process, recommends the award of Contract No. 12606, Data Historian Replacement to Open Systems International, Inc. in the funded amount of \$710,857.00.



MEMPHIS LIGHT, GAS AND WATER DIVISION

DATE: January 2, 2026

TO: See List Below

RE: **Notification of the Intent to Award**
Contract No. 12606

On behalf of MLGW, thank you for providing a bid for **Contract No. 12606, Data Historian Replacement**. Two (2) bids were received on **October 6, 2025**.

After an evaluation of all proposals received, a Notification of the Intent to Award recommendation to **Open Systems International, Inc.** for the above-referenced contract has been received in the Contract Management office.

*It should be noted that **Contract No. 12606, Data Historian Replacement**, requires Board and City Council approvals and is not legally effective until both Open Systems International, Inc. and MLGW sign the “Contract Documents.” It should also be noted that no oral communications relating to the Contract Documents are effective and binding on you and MLGW.*

If you have any additional questions, don't hesitate to reach out to me at (901) 528-4020 or via email at ipayne@mlgw.org.

Again, thank you for your interest in doing business with MLGW.

Sincerely,

Jessica Payne

Jessica Payne
 Procurement Contracts Specialist 2
 Contract Management

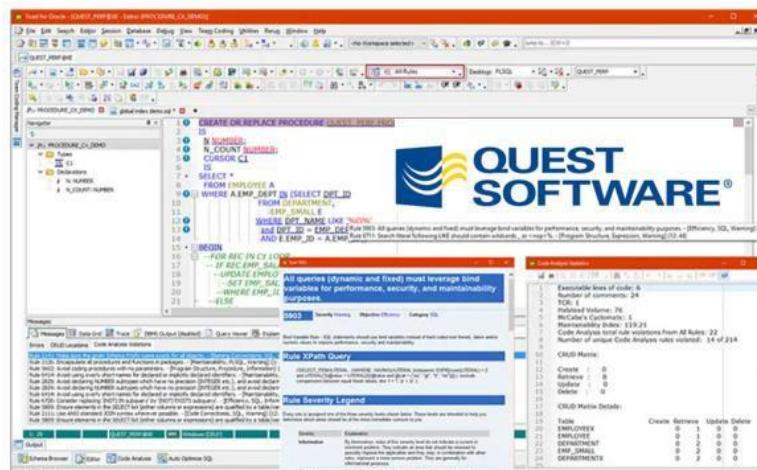
Distribution List:

~ Logical Systems, LLC – 2756 Appling Center Cove, Memphis, TN 38133
 ~ Open Systems International, Inc. – 4101 Arrowhead Drive, Medina, MN 55340

cc: Marshun Brooks
 Bryant Williamson

RESOLUTION SUMMARY

- 1. Short Title Description – Quest Toad Software Licenses**
- 2. Requested Funding – \$461,065.29**
- 3. Award Duration – One-Time Purchase**
- 4. Type of Bid – Sealed Bid**
- 5. Awarded To – TechnoLogyx, Inc.**
- 6. Plain Language Description –** Information Services application developers use the Tool for Oracle Application Developers (TOAD) to build and manage Oracle applications and simplify the work with the Oracle databases. This tool aids with code development and data extraction. The tool also aids in automating jobs versus manual submissions and checks the code to make sure it runs quickly and securely.
- 7. Impact –** Using Toad for Oracle Application Developers will continue to increase productivity, reduce errors, and optimize database performance, resulting in lower operational costs and with improved accessibility and reliability for our Oracle environment.



EXCERPT
from
MINUTES OF MEETING
of
BOARD OF LIGHT, GAS AND WATER COMMISSIONERS
CITY OF MEMPHIS
held
January 21, 2026

The Manager of Procurement and Contracts recommends to the Board of Light, Gas and Water Commissioners that it awards a purchase order for Quest Toad software licenses to TechnoLogyx, Inc. in the amount of \$461,065.29.

Quest Tool for Oracle Application Developers (TOAD) is used to build and manage Oracle applications and simplify the work with the Oracle databases. This tool aids with code development and data extraction. The tool also aids in automating jobs versus manual submissions and checks the code to make sure it runs quickly and securely.

Bids were opened on December 17, 2025. Notice to Bidders was advertised. Nine bids were solicited, and three bids were received with the lowest and best complying bidder being the firm of TechnoLogyx, Inc. The total includes a 10% contingency to account for unforeseen technical issues, including installation, setup challenges, or configuration changes. This award complies with all applicable laws and policies.

The 2026 budgeted amount for Enterprise Infrastructure Services is \$696,938.00; of which \$461,065.29 will be spent on this purchase in 2026; leaving a balance available of \$235,872.71; and

NOW THEREFORE BE IT RESOLVED BY the Board of Light, Gas and Water Commissioners:

THAT, subject to the consent and approval of the Council of the City of Memphis, awards a purchase order to TechnoLogyx, Inc. is approved for furnishing:

1 – Quest Toad for Oracle software license renewal Xpert Edition Enterprise term license;

1 – Toad for DBA Edition Enterprise term license;

Totaling \$461,065.29; f.o.b. Memphis, Tennessee, our dock; transportation prepaid; said prices being firm; the quantities are for estimation purposes only and do not create a commitment for MLGW to purchase any specific minimum or maximum quantity, with actual purchases to be made according to operational needs, not to exceed the approved total expenditure; delivery in four weeks, terms net 30 days.

RESOLUTION

WHEREAS, the Board of Light, Gas and Water Commissioners in their meeting of January 21, 2026 approved the purchase of Quest Toad software licenses and is now recommending to the Council of the City of Memphis that it approves said purchase; and

WHEREAS, Quest Tool for Oracle Application Developers (TOAD) is used to build and manage Oracle applications and simplify the work with the Oracle databases. This tool aids with code development and data extraction. The tool also aids in automating jobs versus manual submissions and checks the code to make sure it runs quickly and securely; and

WHEREAS, bids were opened on December 17, 2025. Notice to Bidders was advertised. Nine bids were solicited, and three bids were received with the lowest and best complying bidder being the firm of TechnoLogyx, Inc. The total includes a 10% contingency to account for unforeseen technical issues, including installation, setup challenges, or configuration changes. This award complies with all applicable laws and policies; and

NOW, THEREFORE BE IT RESOLVED by the Council of the City of Memphis that there be and is hereby approved the purchase of Quest Toad software licenses from TechnoLogyx, Inc. in the amount of \$461,065.29 chargeable to the MLGW 2026 fiscal year budget.

BOARD RESOLUTION TRANSMITTAL

Expenditure Org Executive: Lashell Vaughn

Board Meeting Date: 1/21/2026
Purchase Order: 5150655

Procurement Contracts Specialist: Demetria Bowers-Adair

Purchase Commodity: Quest Toad Software Licenses
Other (Non-Procurement Items):

Responsible Group (Requesting Area/ Contact Person) (Telephone number/email address)	Information Technology Area No. 0352310 / Renetta F. Lesure / (901) 729-8473 / riesure@mlgw.org
Scope: Contract <input checked="" type="checkbox"/> Purchase <input checked="" type="checkbox"/> Other <input type="checkbox"/>	A purchase order will be issued to procure Quest Toad software licenses.
Explanation of Action. (Contract/Purchase invoice payments, land purchase, dues, other)	The software is needed to improve efficiency, minimize errors, and ensure optimal performance of Oracle databases.
Where will the work take place? (MLGW facility or jobsite, etc.)	The Quest Toad software will be installed at Netters Business Center and at the Administration Building.
Why the need exists? (Contract/Purchase invoice payments, land purchase, dues, other)	This software simplifies, accelerates, and secures the workflow for MLGW developers and database administrators by streamlining the management of the Oracle databases.
Are there any anticipated vendor issues? (If so, please explain)	No
Are there any contract services, labor or IBEW issues? If yes, has cost comparison been provided to IBEW? Date Provided?	No
Is there a Budget deficit? If yes, please explain why. Identify in the Budget section below the area, charge code and amount which will absorb the shortfall.	No
If applicable, how was the recommendation determined? (Bid, RFQ or RFP) RFQ	

BUDGET:

	Total	In 2026 Budget Year	After Budget Year
Amount Requested	\$ 461,065.29	\$ 461,065.29	\$ -
2026 Budget*	\$ 696,938.00		
Amount Spent Year-to-Date	\$ -	\$ 696,938.00	
2026 Budget Balance Available			
Budget Balance After Award		\$ 235,872.71	

*Please indicate category (O&M or Capital).

 O&MProject
Expenditure Organization
Expenditure Type
TaskEnterprise Infra Svcs
0352310 Enterprise Infrastructure Services
IS Other
Admin Expense Capital

Comments:

Expenditure Type	Budget	Actual	Available
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

APPROVED:

Ronda Croft

1/6/2026

Budget & Financial Planning

Date

Rev. 11/01/2018



SEALED – Quest Toad for Oracle Software License
(RFQ 1801112)

Memorandum

To: Demetria Bowers-Adair, Procurement Contracts Specialist 1

From: Renetta F. Lesure, Supervisor

Date: 12/29/2025

Re: Award Recommendation

I have received, reviewed, and evaluated three (3) bids for the purchase of **RFQ 1801112 SEALED-Quest Toad for Oracle Software License**. The bidders are Technologyx, Inc., Thomas Consultants, Inc., and vPrime Tech, Inc.

I am recommending that **RFQ 1801112 SEALED-Quest Toad for Oracle Software License** be awarded to Technologyx, Inc. based on meeting specifications and the lowest bid price, \$ 419,150.26.

RFQ 1801112 SEALED - Quest Toad for Oracle Software License should be allowed ten percent (10%) of the total RFQ for contingency funds totaling \$41,915.03 to allow for unforeseen technical issues such as installation, setup challenges or configuration changes.

The total amount awarded for this project is \$461,065.29

Sincerely,

Signed by:

Renetta Lesure

12/29/2025

Renetta F. Lesure

Supervisor, Enterprise Infrastructure Services
 Information Technology
 office: 901.729.8943

DocuSigned by:
Timothy D McEwen 12/29/2025
 FA836CAAD00544F...

DocuSigned by:
Albert Brooks 12/30/2025
 4D01B44CFE69409...

AWARD RECOMMENDATION	
To:	Renetta F. Lesure
From:	Procurement Contracts Specialist I: Demetria Bowers-Adair
Date:	1/6/2026
Requisition #:	5150655 Bid on: Quest Toad Software Licenses
Attached are bid(s) for items requisitioned by your department. Please complete the applicable portions of this form in order that proper presentation and recommendations may be made. Please return this form to the Procurement Specialist as soon as possible.	
1. PROCUREMENT COMMENTS:	
2. RECOMMENDATION:	
A. Which bid(s) do you recommend? TechnoLogyx, Inc.	
B. Does this meet specifications as per your request <u>and/or</u> as advertised? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>	
If No, is the variance considered: MINOR <input type="checkbox"/> or MAJOR <input type="checkbox"/>	
Explain:	
C. Is the recommendation the lowest bid received? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>	
If no, list the bids that are low; but which you believe DO NOT meet specifications and list reasons why each does not meet specifications. Please attach a memo of explanation to this form, if necessary. If recommendation is based on local bidding preference or earliest delivery based on need, please include in your recommendation.	
(attach an additional sheet if further comment or explanation is required)	
PRINT NAME <u>Renetta F. Lesure</u> Area Supervisor or designee	SIGNATURE <u>Demetria Bowers-Adair</u> Procurement Contracts Specialist
SIGNATURE <u>Renetta F. Lesure</u>	DATE <u>1/6/2026</u>
DATE <u>01/06/2026</u>	PHONE <u>(901) 729-8473</u>
3. PROCUREMENT ACTION/RECOMMENDATION(S): (Purchasing to complete)	
This award complies with all applicable laws and policies.	

Revised 6/23/2025

RESOLUTION SUMMARY

- 1. Short Title Description – 12298 - Janitorial Services**
- 2. Requested Funding – \$360,484.38**
- 3. Award Duration – Fourth and the final Renewal (March 2, 2026 through March 1, 2027)**
- 4. Type of Bid – Sealed Bid**
- 5. Awarded To – Mason's Professional Cleaning Services, LLC**
- 6. Plain Language Description – This contract is for janitorial services for various MLGW facilities providing supplemental day workers.**
- 7. Impact – This contract is to assist with the cleanliness and sanitation of various MLGW facilities.**

EXCERPT
from
MINUTES OF MEETING
of
BOARD OF LIGHT, GAS AND WATER COMMISSIONERS
CITY OF MEMPHIS
held
January 21, 2026

The Manager of Procurement and Contracts recommends to the Board of Light, Gas and Water Commissioners the approval of the Renewal (*Change No. 4*) to Contract No. 12298, Janitorial Services to Mason's Professional Cleaning Services, LLC to renew the current contract in the funded amount of \$360,484.38.

The project scope is to furnish all material, labor, transportation, equipment, and supervision to provide janitorial services for the following MLGW facilities: Hickory Hill Service Center, 6012 Winchester Road; South Service Center, 3020 Gill Road; LNG Plant Capleville, 5101 Holmes Road East; Brunswick Service Center, 3773 Brunswick Road; and the Millington Community Office, 5131 Navy Road. The contract award was selected based on the lowest and best bid received using the Sealed Bid process.

This change is to renew the current contract for the fourth and final annual renewal term for the period covering March 2, 2026 through March 1, 2027 in the funded amount of \$360,484.38 with no increase in rates from the previous term. This renewal complies with all applicable laws and policies. The new contract value is \$1,561,457.26.

NOW THEREFORE BE IT RESOLVED BY the Board of Light, Gas and Water Commissioners:

THAT, Subject to the consent and approval of the Council of the City of Memphis, the approval of the Renewal (*Change No. 4*) to Contract No. 12298, Janitorial Services to Mason's Professional Cleaning Services, LLC to renew the current contract in the funded amount of \$360,484.38, as outlined in the above preamble, is approved; and further

THAT, the President, or his designated representative is authorized to execute the Renewal.

RESOLUTION

WHEREAS, the Board of Light, Gas and Water Commissioners in their meeting of January 21, 2026 approved the Renewal (*Change No. 4*) to Contract No. 12298, Janitorial Services to Mason's Professional Cleaning Services, LLC to renew the current contract in the funded amount of \$360,484.38, and is now recommending to the Council of the City of Memphis that it approves said renewal as approved; and

WHEREAS, the project scope is to furnish all material, labor, transportation, equipment, and supervision to provide janitorial services for the following MLGW facilities: Hickory Hill Service Center, 6012 Winchester Road; South Service Center, 3020 Gill Road; LNG Plant Capleville, 5101 Holmes Road East; Brunswick Service Center, 3773 Brunswick Road; and the Millington Community Office, 5131 Navy Road. The contract award was selected based on the lowest and best bid received using the Sealed Bid process; and

WHEREAS, this change is to renew the current contract for the fourth and final annual renewal term for the period covering March 2, 2026 through March 1, 2027 in the funded amount of \$360,484.38 with no increase in rates from the previous term. This renewal complies with all applicable laws and policies. The new contract value is \$1,561,457.26; and

NOW THEREFORE BE IT RESOLVED BY THE Council of the City of Memphis, that there be and is hereby approved the Renewal (*Change No. 4*) to Contract No. 12298, Janitorial Services to Mason's Professional Cleaning Services, LLC to renew the current contract in the funded amount of \$360,484.38 as approved.

BOARD RESOLUTION TRANSMITTAL

Expenditure Org Executive: Dr. Von Goodloe
 Procurement Contracts Specialist: Arma Orr

Board Meeting Date: 1/21/2026
 Contract Number: 12298
 Purchase Commodity: _____
 Other (Non-Procurement Items): _____

Responsible Group (Requesting Area/ Contact Person) (Telephone number/email address)	363300 / Building Services and Grounds / Charles D. Barnes II / 901-320-1589 / charles.barnes@mlgw.org
Scope: Contract <u>X</u> Purchase _____ Other _____	The project scope is to furnish all material, labor, transportation, equipment and supervision to provide janitorial services for the following MLGW facilities: Hickory Hill Service Center, 6012 Winchester Road; South Service Center, 3020 Gill Road; LNG Plant Capleville, 5101 Holmes Road East; Brunswick Service Center, 3773 Brunswick Road; and the Millington Community Office, 5131 Navy Road.
Explanation of Action. (Contract/Purchase invoice payments, land purchase, dues, other)	This change is to renew the current contract for the fourth and final annual renewal term for the period covering March 2, 2026 through March 1, 2027.
Where will the work take place? (MLGW facility or jobsite, etc.)	The work will take place at the Hickory Hill Service Center, South Service Center, LNG Plant Capleville, Brunswick Service Center, and the Millington Community Office.
Why the need exists? (Contract/Purchase invoice payments, land purchase, dues, other)	The need exists to provide janitorial services.
Are there any anticipated vendor issues? (If so, please explain)	No
Are there any contract services, labor or IBEW issues? If yes, has cost comparison been provided to IBEW? Date Provided?	Yes, the cost comparison was provided on December 22, 2025.
Is there a Budget deficit? If yes, please explain why. Identify in the Budget section below the area, charge code and amount which will absorb the shortfall.	No
If applicable, how was the recommendation determined? (Bid, RFQ or RFP) Sealed Bid	

BUDGET:

Amount Requested
2026 Budget*
Amount Spent Year-to-Date
2026 Budget Balance Available
Budget Balance After Award

	Total	In 2026 Budget Year	After Budget Year
Amount Requested	\$ 360,484.38	\$ 300,403.66	\$ 60,080.72
2026 Budget*	\$ 2,526,300.00		
Amount Spent Year-to-Date	\$ -	\$ 2,526,300.00	
2026 Budget Balance Available		\$ 2,225,896.34	
Budget Balance After Award			

*Please indicate category (O&M or Capital).

<input checked="" type="checkbox"/> O&M	Project	Bldg Svcs Grounds R2024
	Expenditure Organization	0363300 Managers Office Building Service
<input type="checkbox"/> Capital	Expenditure Type	Contracted Svc-Other
	Task	Admin Expense

Comments:

Expenditure Type	Budget	Actual	Available
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

APPROVED:

Ronda Croft

Budget & Financial Planning

12.22.2025

Date

Rev. 11/01/2018

Contractor:

Mason's Professional Cleaning Services, LLC

1/21/2026

Contract Number: 12298

	ACTIONS	DATE	AMOUNT
	Award	3/2/2022	\$242,200.00
Renewal (Change Order No. 1)	This change was to renew the current contract for the first of four (4) annual renewal terms for the period covering March 2, 2023 through March 1, 2024 in the funded amount of \$326,970.00, with a 35% increase in the rates from the initial term due to increases in the cost of living, labor costs, supplies, and fuel.	12/7/2022	\$326,970.00
Ratification and Renewal (Change Order No. 2)	This change was to ratify and renew the current contract for the second of four (4) annual renewal terms for the period covering March 2, 2024 through March 1, 2025 in the funded amount of \$343,318.50; of which, \$72,000.00 will be absorbed in the current contract value. This renewal reflected a negotiated 5% increase in rates, due to rising costs of floor maintenance, labor, supplies and equipment.	2/21/2024	\$271,318.50
Ratification and Renewal (Change Order No. 3)	This change was to ratify and renew the current contract for the third of four (4) annual renewal terms for the period covering March 2, 2025 through March 1, 2026 in the funded amount of \$360,484.38. This renewal reflects a negotiated 5% increase in rates from the previous term due to rising costs of floor maintenance, labor, supplies and equipment.	2/5/2025	\$360,484.38
Current Contract Amount			\$1,200,972.88
Amount Paid to Date as of 12.29.25			\$1,014,508.84
Current Contract Balance			\$186,464.04
Renewal (Change Order No. 4)	<i>This change is to renew the current contract for the fourth and final annual renewal term for the period covering March 2, 2026 through March 1, 2027 in the funded amount of \$360,484.38 with no increase in rates from the previous term.</i>	1/21/2026	\$360,484.38
Available Balance			\$546,948.42
Cumulative Contract Value			\$1,561,457.26
MLGW's Building Services & Grounds Department will allocate the remaining funds to pay for outstanding and anticipated invoices through March 1, 2026.			

CONTRACT CHANGE FORM

MEMPHIS LIGHT, GAS AND WATER DIVISION
 CITY OF MEMPHIS
 CONTRACT NUMBER 12298

CONTRACT CHANGE NO. 4
 DATE OF CHANGE JANUARY 21, 2026
 SHEET 1 OF 3

TO: MS. DOROTHY MASON

MASON'S PROFESSIONAL CLEANING SERVICES, LLC

1422 MENAGER ROAD

MEMPHIS, TN 38106

YOU ARE ADVISED THAT THE MEMPHIS LIGHT, GAS AND WATER DIVISION, CITY OF MEMPHIS, MEMPHIS, TENNESSEE HEREBY AUTHORIZES THE FOLLOWING CHANGE IN REGARDS TO THE ABOVE CONTRACT NUMBER. CONTRACTOR AGREES TO BE BOUND BY ALL OF THE TERMS AND CONDITIONS OF SAID CONTRACT AND PREVIOUS CHANGES.

THE PROJECT SCOPE IS TO FURNISH ALL MATERIAL, LABOR, TRANSPORTATION, EQUIPMENT, AND SUPERVISION TO PROVIDE JANITORIAL SERVICES FOR THE FOLLOWING MLGW FACILITIES: HICKORY HILL SERVICE CENTER, 6012 WINCHESTER ROAD; SOUTH SERVICE CENTER, 3020 GILL ROAD; LNG PLANT CAPLEVILLE, 5101 HOLMES ROAD EAST; BRUNSWICK SERVICE CENTER, 3773 BRUNSWICK ROAD; AND THE MILLINGTON COMMUNITY OFFICE, 5131 NAVY ROAD. THE CONTRACT AWARD WAS SELECTED BASED ON THE LOWEST AND BEST BID RECEIVED USING THE SEALED BID PROCESS.

THIS CHANGE IS TO RENEW THE CURRENT CONTRACT FOR THE FOURTH AND FINAL ANNUAL RENEWAL TERM FOR THE PERIOD COVERING MARCH 2, 2026 THROUGH MARCH 1, 2027 IN THE FUNDED AMOUNT OF \$360,484.38 WITH NO INCREASE IN RATES FROM THE PREVIOUS TERM. THIS RENEWAL COMPLIES WITH ALL APPLICABLE LAWS AND POLICIES. THE NEW CONTRACT VALUE IS \$1,561,457.26.

CHANGE IN CONTRACT PRICE:

Contract Amount	\$ 1,200,972.88
Change Amount	<u>\$ 360,484.38 – Renewal (Change No. 4)</u>
Total Contract Amount	\$ 1,561,457.26

APPROVED BY THE BOARD OF LIGHT, GAS AND WATER COMMISSIONERS

 APPROVED BY THE PRESIDENT

 DATE



Mason's Professional Cleaning Service, LLC

**1422 Menager Rd
Memphis, TN 38106
901-775-7778 (Office)
901-949-5482 (Direct)
901-743-2258 (Fax)**

Letter of Agreement

For MLGW C12298 (small Contract)

Mason's Professional Cleaning Service, LLC (MPCS)

Dorothy Mason

1422 Menager Rd

Memphis, TN 38106

December 11, 2025

Memphis Light Gas and Water (MLGW)

Charles Barnes

P.O. Box 430

Memphis, TN 38101-0430

To whom it may concern,

This letter represents an agreement by Dorothy Mason, Owner/Present, of Mason's Professional Cleaning Service, LLC (abbreviated MPCS), to renew the **Janitorial Services Contract No. 12298 (Small Contract) for new Term of Renewal, effective March 2, 2026, to March 1, 2027.**

The project scope of this Contract is to furnish all material labor, transportation, equipment and supervision to provide janitorial services for the following MLGW facilities: Hickory Hill Service Center, South Service Center, LNG Plant Capleville, Brunswick Service Center and the Millington Community Office.

MPCS is agreeing to renew **Contract# C12998** with MLGW for an **additional year for period of March 2, 2026 through March 1, 2027, for same annual price of \$360,484.38.**

**Mason's Professional Cleaning Service, LLC**

**Letter of Agreement
For MLGW C12298 (small Contract)
Year: March 2026 – March 2027**

It has been a pleasure for Mason's Professional Cleaning Service to do business with Memphis Light Gas & Water by providing Janitorial Services for this Contract No. **C12298 (Small Janitorial Services Contract)**. We are agreeing to continue this Contract for an additional year, during the term of **March 2, 2026, through March 1, 2027**, and we hope that MLGW will agree and will authorize our requested renewal.

Sincerely,

Dorothy Mason

Dorothy Mason, Owner/President

12/11/2025

Signed by:

Charles Barnes

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12/15/2025

RESOLUTION SUMMARY

- 1. Short title description – Contract No. 12253 – On-Call Consulting Services**
- 2. Requested Funding- \$500,000.00**
- 3. Award Duration – Third, fourth and the final renewal (March 15, 2026 through March 14, 2028)**
- 4. Type of Bid – RFQ**
- 5. Awarded to – Allen & Hoshall, Inc.**
- 6. Plain Language Description – This contract is for professional engineering services for various projects at MLGW on an as needed basis.**
- 1. Impact – This contract will provide engineering design consulting services for Facilities projects at MLGW. This will help ensure MLGW can carry on various construction projects in Facilities.**

EXCERPT
from
MINUTES OF MEETING
of
BOARD OF LIGHT, GAS AND WATER COMMISSIONERS
CITY OF MEMPHIS
held
January 21, 2026

The Manager of Procurement and Contracts recommends to the Board of Light, Gas, and Water Commissioners the approval of the Renewal (*Change No. 3*) to Contract No. 12253, On-Call Consulting Services with Allen & Hoshall, Inc. to renew the current contract in the funded amount of \$500,000.00.

The project scope is to provide engineering consulting services on an as-needed basis for various projects for MLGW's Facilities Department. The contract award was based on the Request for Qualifications (RFQ) selection process.

This change is to renew the current contract for the third, fourth and final renewal terms covering the period of March 15, 2026 through March 14, 2028 in the amount of \$500,000.00 which reflects negotiated rate increases of 2.01% for year 2026 and 2.69% for year 2027 from the previous term. The rate increases account for the rise in labor costs and other business expenses such as rent, insurance and purchased items. This renewal complies with all applicable laws and policies. The new contract value is \$1,300,000.00.

NOW THEREFORE BE IT RESOLVED BY the Board of Light, Gas and Water Commissioners:

THAT, Subject to the consent and approval of the Council of the City of Memphis, the approval of the Renewal (*Change No. 3*) to Contract No. 12253, On-Call Consulting Services with Allen & Hoshall, Inc. to renew the current contract in the funded amount of \$500,000.00, as outlined in the foregoing preamble, is approved and further,

THAT, the President, or his designated representative is authorized to execute the Renewal.

RESOLUTION

WHEREAS, the Board of Light, Gas and Water Commissioners in their meeting of January 21, 2026 approved the Renewal (*Change No. 3*) to Contract No. 12253, On-Call Consulting Services with Allen & Hoshall, Inc. to renew the current contract in the funded amount of \$500,000.00, and is now recommending to the Council of the City of Memphis that it approves said renewal as approved; and

WHEREAS, the project scope is to provide engineering consulting services on an as-needed basis for various projects for MLGW's Facilities Department. The contract award was based on the Request for Qualifications (RFQ) selection process; and

WHEREAS, this change is to renew the current contract for the third, fourth and final renewal terms covering the period of March 15, 2026 through March 14, 2028 in the amount of \$500,000.00 which reflects negotiated rate increases of 2.01% for year 2026 and 2.69% for year 2027 from the previous term. The rate increases account for the rise in labor costs and other business expenses such as rent, insurance and purchased items. This renewal complies with all applicable laws and policies. The new contract value is \$1,300,000.00; and

NOW THEREFORE BE IT RESOLVED by the Council of the City of Memphis, that there be and is hereby approved the Renewal (*Change No. 3*) to Contract No. 12253, On-Call Consulting Services with Allen & Hoshall, Inc. to renew the current contract in the funded amount of \$500,000.00 as approved.

BOARD RESOLUTION TRANSMITTAL

Expenditure Org Executive: Von Goodloe
 Procurement and Contracts Specialist: Shanikka Tate/Shelby Collins

Board Meeting Date: 1/21/2026
 Contract Number: 12253
 Purchase Commodity: _____
 Other (Non-Procurement Items): _____

Responsible Group (Requesting Area/ Contact Person) (Telephone number/email address)	0363200, Facilities Management and Maintenance, Eric Conway, 901-590-5133, econway@mlgw.org
Scope: Contract <u>X</u> Purchase _____ Other _____	The project scope is to provide engineering consulting services on an as-needed basis for various projects for MLGW's Facilities Department.
Explanation of Action. (Contract/Purchase invoice payments, land purchase, dues, other)	This change is to renew the current contract for the third, fourth and final renewal terms covering the period of March 15, 2026 through March 14, 2028.
Where will the work take place? (MLGW facility or jobsite, etc.)	The work will take place at various MLGW facilities.
Why the need exists? (Contract/Purchase invoice payments, land purchase, dues, other)	The need exists to prepare designs for Facilities construction projects.
Are there any anticipated vendor issues? (If so, please explain)	No
Are there any contract services, labor or IBEW issues? If yes, has cost comparison been provided to IBEW? Date Provided?	No
Is there a Budget deficit? If yes, please explain why. Identify in the Budget section below the area, charge code and amount which will absorb the shortfall.	No
If applicable, how was the recommendation determined? (Bid or RFP) RFQ	

BUDGET:

Amount Requested
2026 Budget*
Amount Spent Year-to-Date
2026 Budget Balance Available
Budget Balance After Award

	Total	In 2026 Budget Year	After Budget Year
Amount Requested	\$500,000	\$400,000	\$ 100,000.00
2026 Budget*	\$ 4,852,514.00		
Amount Spent Year-to-Date	\$ -	\$ 4,852,514.00	
2026 Budget Balance Available			
Budget Balance After Award		\$ 4,452,514.00	

*Please indicate category (O&M or Capital).

<input checked="" type="checkbox"/> O&M	Project	Various
	Expenditure Organization	0363200 Facilities Management and Maintenance
<input checked="" type="checkbox"/> Capital	Expenditure Type	Contracted Svcs
	Task	Various

Comments: If it is a design for a capital project it'll fall under Capital. If it's a design for an O&M project it'll fall under O&M.

Expenditure Type	Budget	Actual	Available
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

APPROVED:

Ronda Croft

12.12.2025

Budget & Financial Planning

Date

Rev. 11/01/2018

Contractor:

Allen & Hoshall, Inc.

1/21/2026

Contract Number: 12253

	Actions	Date	Amount
Original Award 12.07.2022			\$500,000.00
Ratification and Renewal (Change Order No. 1)	This change was to ratify and renew the current contract for the first of four (4) annual renewal terms covering the period from March 15, 2024, through March 14, 2025, with no increase in the contract value. The Vendor presented an average fee increase of 5% for some positions assigned to this project. After negotiations, the average fee increase decreased to 4%, with most of the positions assigned to the project averaging a 2-4% increase.	3/20/2024	\$0.00
Ratification and Renewal (Change Order No. 2)	This change was to ratify and renew the current contract for the second of four (4) annual renewal terms covering the period from March 15, 2025 through March 14, 2026 in the amount of \$300,000.00, with no increase in rates from the initial term.	3/19/2025	\$300,000.00
Current Contract Balance			\$800,000.00
Amount Paid to Date as of 12.29.2025			\$536,806.42
Current Contract Balance			\$263,193.58
Renewal (Change Order No. 3)	<i>This change is to renew the current contract for the third, fourth and final renewal terms covering the period of March 15, 2026 through March 14, 2028 in the amount of \$500,000.00 which reflects negotiated rate increases of 2.01% for year 2026 and 2.69% for year 2027 from the previous term. The rate increases account for the rise in labor costs and other business expenses such as rent, insurance and purchased items.</i>	1/21/2026	\$500,000.00
Available Balance			\$763,193.58
Cumulative Contract Value			\$1,300,000.00
Note: The MLGW Facilities Management and Maintenance Department will utilize the current contract balance on ongoing designs that have not been completed and monies will be owed on the completed work in 2026.			

CONTRACT CHANGE FORM

MEMPHIS LIGHT, GAS AND WATER DIVISION
 CITY OF MEMPHIS
 CONTRACT NUMBER 12253

CONTRACT CHANGE NO. 3
 DATE OF CHANGE JANUARY 21, 2026
 SHEET 1 OF 5

TO: MR. MICHAEL SHERIDAN

ALLEN & HOSHALL, INC.

1661 INTERNATIONAL DRIVE, SUITE 100

MEMPHIS, TN 38120

YOU ARE ADVISED THAT THE MEMPHIS LIGHT, GAS AND WATER DIVISION, CITY OF MEMPHIS, MEMPHIS, TENNESSEE HEREBY AUTHORIZES THE FOLLOWING CHANGE IN REGARD TO THE ABOVE CONTRACT NUMBER. THE CONTRACTOR AGREES TO BE BOUND BY ALL OF THE TERMS AND CONDITIONS OF SAID CONTRACT AND PREVIOUS CHANGES.

THE PROJECT SCOPE IS TO PROVIDE ENGINEERING CONSULTING SERVICES ON AN AS-NEEDED BASIS FOR VARIOUS PROJECTS FOR MLGW'S FACILITIES DEPARTMENT. THE CONTRACT AWARD WAS BASED ON THE REQUEST FOR QUALIFICATIONS (RFQ) SELECTION PROCESS.

THIS CHANGE IS TO RENEW THE CURRENT CONTRACT FOR THE THIRD, FOURTH AND FINAL RENEWAL TERMS COVERING THE PERIOD OF MARCH 15, 2026 THROUGH MARCH 14, 2028 IN THE AMOUNT OF \$500,000.00 WHICH REFLECTS NEGOTIATED RATE INCREASES OF 2.01% FOR YEAR 2026 AND 2.69% FOR YEAR 2027 FROM THE PREVIOUS TERM. THE RATE INCREASES ACCOUNT FOR THE RISE IN LABOR COSTS AND OTHER BUSINESS EXPENSES SUCH AS RENT, INSURANCE AND PURCHASED ITEMS. THIS RENEWAL COMPLIES WITH ALL APPLICABLE LAWS AND POLICIES. THE NEW CONTRACT VALUE IS \$1,300,000.00.

CHANGE IN CONTRACT PRICE:

Contract Amount	\$ 800,000.00
Change Amount	\$ 500,000.00- <u>Renewal (Change No. 3)</u>
Total Contract Amount	\$ 1,300,000.00

APPROVED BY THE BOARD OF LIGHT, GAS AND WATER COMMISSIONERS

APPROVED BY THE PRESIDENT

DATE



Allen & Hoshall

1661 International Drive, Suite 100
 Memphis, Tennessee 38120
 Office 901.820.0820
 Fax 866.270.6330
www.allenhoshall.com

November 10, 2025

Eric Conway
 Memphis Light, Gas and Water Division
 220 South Main Street
 Memphis, TN 38103

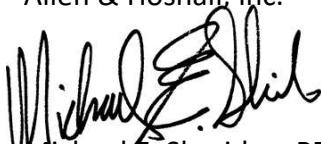
RE: Contract Renewal 12253

Dear Mr. Conway,

Allen & Hoshall intends to continue with the fourth and fifth year of our existing contract 12253. Since 2021, we have experienced a 27% increase in costs in labor and the costs of doing business, such as rent, insurance, purchased items, etc. Therefore, we are requesting a rate increase for 2026 and 2027 with this renewal cycle.

The attached Rate Schedule indicates our proposed new hourly rates for both years, respectively. We have further provided a rate comparison from 2024 to 2025; 2025 to proposed 2026; and proposed 2026 to proposed 2027, for your review. The proposed 2026 rate schedule has a total rate increase of 2.01% from the previous 2024 and 2025 rate schedules. The proposed 2027 rate schedule has a total rate increase of 2.69% from the proposed 2026 rate schedule. Though these rate increases are on the total rate schedule, many of the specific rates that will be doing the bulk of the work have had zero increase for a long time, as we seek to keep the cost of doing business as low as possible. Please consider our proposed rate increases as we seek to keep pace with the rising costs. We look forward to working with you in the upcoming year.

Sincerely,
 Allen & Hoshall, Inc.


 Michael E. Sheridan, PE, SE
 Senior Vice President

MLGW

DocuSigned by:

Eric Conway

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Eric Conway
 Manager, Central Support Services


Allen & Hoshall

Hourly Rate Schedule - Calendar Years 2026 & 2027
Memphis Light Gas & Water Division - Building Assessments Contract No. 12253

Position – Classification **		Current Rates (\$ per Hour)			Rate (\$ per Hour)			
2026 Title	2024 Title	2024	2025	% Increase	2026	% Increase	2027	% Increase
Principal	Principal/Project Mngr III	\$ 255	\$ 255	0.00%	\$ 260	1.96%	\$ 265	1.92%
Project Manager	Project Mngr II	\$ 205	\$ 205	0.00%	\$ 210	2.44%	\$ 215	2.38%
Engineer								
Senior Engineer	Discipline Leader	\$ 215	\$ 215	0.00%	\$ 215	0.00%	\$ 220	2.33%
Design Engineer	Senior Professional	\$ 175	\$ 175	0.00%	\$ 175	0.00%	\$ 180	2.86%
Project Engineer	Professional	\$ 155	\$ 155	0.00%	\$ 160	3.23%	\$ 165	3.13%
Engineer	Graduate	\$ 115 *	\$ 115 *	0.00%	\$ 120 *	4.35%	\$ 124 *	3.33%
Architect								
Senior Architect	Discipline Leader	\$ 200	\$ 200	0.00%	\$ 200	0.00%	\$ 205	2.50%
Design Architect	Senior Professional	\$ 160	\$ 160	0.00%	\$ 165	3.13%	\$ 170	3.03%
Project Architect	Professional	\$ 150	\$ 150	0.00%	\$ 155	3.33%	\$ 160	3.23%
Architect	Graduate	\$ 110 *	\$ 110 *	0.00%	\$ 110 *	0.00%	\$ 113 *	2.73%
Technical Support								
Senior Designer	Same	\$ 145	\$ 145	0.00%	\$ 145	0.00%	\$ 148	2.07%
Designer	Same	\$ 115	\$ 115	0.00%	\$ 115	0.00%	\$ 118	2.61%
Senior Technician	Same	\$ 110	\$ 110	0.00%	\$ 110	0.00%	\$ 113	2.73%
Technician	Same	\$ 100 *	\$ 100 *	0.00%	\$ 100 *	0.00%	\$ 103 *	3.00%
Survey								
Registered Land	Survey Crew Chief	\$ 150	\$ 150	0.00%	\$ 165	10.00%	\$ 170	3.03%
Survey CAD Tech	Same	\$ 110	\$ 110	0.00%	\$ 110	0.00%	\$ 113	2.73%
Survey 2-man Crew	Same	\$ 160 ***	\$ 160 ***	0.00%	\$ 170 ***	6.25%	\$ 175 ***	2.94%
Clerical Support								
Clerical	Senior Clerical	\$ 100	\$ 100	0.00%	\$ 100	0.00%	\$ 103	3.00%

* Hourly rates cited for these non-exempt positions apply to regular time. If overtime is required to meet client's schedule, Allen & Hoshall reserves the right to negotiate overtime rates.

** Classification titles for some positions has been retitled. The 2024 titles are given for reference.

*** Per two-man crew hour.


www.allenhoshall.com

Hourly Rate Schedule - Calendar Years 2026 & 2027
Memphis Light Gas & Water Division - Building Assessments
Contract No. 12253

Position - Classification**		Rate (\$ per Hour)	
2026 Title	2024 Title	2026	2027
Principal	Principal/Project Mngr III	\$ 260	\$ 265
Project Manager	Project Mngr II	\$ 210	\$ 215
Engineer			
Senior Engineer	Discipline Leader	\$ 215	\$ 220
Design Engineer	Senior Professional	\$175	\$180
Project Engineer	Professional	\$160	\$165
Engineer	Graduate	\$ 120 *	\$124 *
Architect			
Senior Architect	Discipline Leader	\$ 200	\$ 205
Design Architect	Senior Professional	\$165	\$170
Project Architect	Professional	\$155	\$160
Architect	Graduate	\$110*	\$113 *
Technical Support			
Senior Designer	Same	\$145	\$148
Designer	Same	\$115	\$118
Senior Technician	Same	\$110	\$113
Technician	Same	\$ 100 *	\$ 103 *
Survey			
Registered Land Surveyor	Survey Crew Chief	\$165	\$170
Survey CAD Tech	Same	\$110	\$113
Survey 2-man Crew	Same	\$170 ***	\$175 ***
Clerical Support			
Clerical	Senior Clerical	\$100	\$103

* Hourly rates cited for these non-exempt positions apply to regular time. If overtime is required to meet client's schedule, Allen & Hoshall reserves the right to negotiate overtime rates.

** Classification titles for some positions has been retitled. The 2024 titles are given for reference.

*** Per two-man crew hour.

DocuSigned by:

 Eric Conway
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12/30/2025



November 7, 2025

MLGW Projects Contract 12253

Work Auth.

<u>Project #</u>	<u>Number</u>	<u>Project Name</u>	<u>Total Fee</u>	<u>Total Billed to Date</u>	<u>Total Collected</u>	<u>V/R) Billed not Pa</u>	<u>Unbilled</u>
63467	253-3	MLGW Netters UPS Gen Leak Detection	\$98,180.00	\$31,489.00	\$31,489.00	\$0.00	\$66,691.00
63468	253-4	MLGW Netters Cooling Tower Leibert Replace	\$71,805.00	\$46,775.00	\$46,775.00	\$0.00	\$25,030.00
63495	253-5	MLGW Administration Bldg. Elevator					
		Malcom & Diagle CA	\$55,552.00	\$32,973.00	\$32,973.00	\$0.00	\$22,579.00
		A&H Design & CA	\$39,636.00	\$39,636.00	\$39,636.00	\$0.00	\$0.00
			\$95,188.00	\$72,609.00	\$72,609.00	\$0.00	\$22,579.00
63542	253-8	MLGW Mallory WPS Filter Roofs					
		Design	\$25,720.00	\$24,650.00	\$24,650.00	\$0.00	\$1,070.00
		CA	\$14,440.00	\$0.00	\$0.00	\$0.00	\$14,440.00
			\$40,160.00	\$24,650.00	\$24,650.00	\$0.00	\$15,510.00
63543	253-9	MLGW HHSC Main Bldg Roofs					
		Design	\$46,400.00	\$43,258.00	\$43,258.00	\$0.00	\$3,142.00
		CA	\$20,450.00	\$0.00	\$0.00	\$0.00	\$20,450.00
			\$66,850.00	\$43,258.00	\$43,258.00	\$0.00	\$23,592.00
63548	253-6	MLGW Netters Generator Replacement					
		Design	\$32,025.00	\$32,025.00	\$32,025.00	\$0.00	\$0.00
		CA	\$19,820.00	\$430.00	\$430.00	\$0.00	\$19,390.00
			\$51,845.00	\$32,455.00	\$32,455.00	\$0.00	\$19,390.00
63601	253-10	MLGW NSC Bldg 6 Roof					
		Design	\$77,808.00	\$18,805.00	\$18,805.00	\$0.00	\$59,003.00
		CA	\$25,276.00	\$5,415.00	\$5,415.00	\$0.00	\$19,861.00
			\$103,084.00	\$24,220.00	\$24,220.00	\$0.00	\$78,864.00
63602	253-11	MLGW NSC Bldg 5 Roof					
		Design	\$26,738.00	\$22,148.00	\$22,148.00	\$0.00	\$4,590.00
		CA	\$8,912.00	\$0.00	\$0.00	\$0.00	\$8,912.00
			\$35,650.00	\$22,148.00	\$22,148.00	\$0.00	\$13,502.00
63603	253-12	MLGW NSC Bldg 2 Roof					
		Design	\$30,938.00	\$26,095.00	\$26,095.00	\$0.00	\$4,843.00
		CA	\$10,312.00	\$0.00	\$0.00	\$0.00	\$10,312.00
			\$41,250.00	\$26,095.00	\$26,095.00	\$0.00	\$15,155.00
63648	253-13	MLGW Netters Roof					
		Design	\$46,365.00	\$39,735.00	\$39,735.00	\$0.00	\$6,630.00
		CA	\$13,925.00	\$0.00	\$0.00	\$0.00	\$13,925.00
			\$60,290.00	\$39,735.00	\$39,735.00	\$0.00	\$20,555.00
63649	253-14	MLGW McCord Aerator & Main Bldg Roofs					
		Design	\$45,140.00	\$30,529.00	\$24,660.00	\$5,869.00	\$14,611.00
		CA	\$10,960.00	\$0.00	\$0.00	\$0.00	\$10,960.00
			\$56,100.00	\$30,529.00	\$24,660.00	\$5,869.00	\$25,571.00