



# Board of Light, Gas and Water Commissioners

220 S. Main Street  
Memphis, TN 38103  
[www.mlgw.com](http://www.mlgw.com)

## Board Meeting

~ Minutes ~

Wednesday, April 2, 2025

8:30 AM

Board Room

### CALL TO ORDER AND OPENING REMARKS:

Chairman Pohlman

The Meeting was called to order at 8:30 a.m.

### PLEDGE OF ALLEGIANCE:

Chairman Pohlman

The Pledge of Allegiance was recited.

### ROLL CALL:

Rodney Cleek

Attendee Name	Title	Status	Arrived
Michael Pohlman	Chairman	Present	
Cheryl Pesce	Board Member	Present	
Carl Person	Vice Chairman	Present	
Mitch Graves	Board Member	Present	
Leon Dickson	Board Member	Present	
James Lewellen	Advisory Board Member	Present	
John Butler	Advisory Board Member	Present	

### APPROVALS:

Chairman Pohlman

**Motion To:** Approve Minutes from the Meeting of March 19, 2025.

**RESULT:** ADOPTED [UNANIMOUS]  
**MOVER:** Leon Dickson, Board Member  
**SECONDER:** Mitch Graves, Board Member  
**AYES:** Pohlman, Pesce, Person, Graves, Dickson

### CITY COUNCIL ACKNOWLEDGEMENTS & UPDATE:

Rodney Cleek

Acknowledged receipt of Certified Copies of City Council Resolutions dated March 18, 2025, Items 19 through 25, with Same Night Minutes on Item 24. (See Minute File No. 1504)

### GENERAL STATEMENT(S) FROM THE PUBLIC:

Chairman Pohlman read into record the policies and procedures for public comments being made before the Board of Commissioners.

Ryan Vargo - 8295 Tournament Drive, Ste. 3 - Land Acquisition and Development Manager for D. R. Horton. Mr. Vargo explained that D. R. Horton is the largest residential home builder in the United States since 2002, closing over 90,000 homes each year. Mr. Vargo stated that they have been operating in Memphis and MSA for six years and are the largest home builder in Memphis and MSA by volume since early 2023. Mr. Vargo reported that D. R. Horton utilizes local contractors, trade partners, vendors and developers both large and small. Mr. Vargo appeared before the Board on behalf of D. R. Horton and their Development Partner, PFMT Holdings, Mr. Paul Frazier, who are working to bring much needed housing to our region. Mr. Vargo stated that there is a hindrance in their development process and that is delay in installing underground electric. Mr. Vargo stated that they are waiting six to nine months for a fifty lot subdivision to be energized. D. R. Horton and PFMT Developers is requesting the MLGW allow developers to hire their own contractors to install the underground electric to MLGW's standards and overseen by MLGW.

Paul Fraizer also submitted a public speaker card, but stated that Mr. Vargo covered it all when his name was called.

Bobby Broyles - 1025 Mackey - Mr. Broyles appeared before the Board stating that he was an investor with We Sell Memphis and that he has been receiving astronomical bills for property that is vacant. Mr. Broyles states that the bills are being estimated and should not be that high since the property is vacant. Mr. Broyles stated that he has tried to get help at the lower level. Mr. Broyles asked the Board if they could do something to assist him.

#### **PRESENTATIONS:**

##### **TVA Remarks - Aaron Melda, SVP, Enterprise Strategy and External Affairs**

President McGowen announced that joining us today is Mr. Aaron Melda, a Senior Vice President with TVA as well as Dan Pratt who is also a Senior Vice President of TVA. President McGowen stated that Mr. Melda is going to talk about some things that are happening at TVA as well as the partnership between TVA and MLGW.

Mr. Melda announced that they have appointed a new CEO, Don Moul, that will be taking over on April 9, 2025. Mr. Moul has been over TVA's Operations the last five years and will continue to ensure that we maintain reliability and affordability for our customers across the valley. Mr. Melda also stated that over the past five years Mr. Moul has that he has garnered a great reverence for the public power model and the partnership and respect of local control. Mr. Melda stated that we are excited to have him take over soon. Mr. Melda also spoke regarding capacity and stated that he has recently taken over the role of Strategy. Mr. Melda stated that if he had to summarize what our strategy looks like, it is capacity at all levels. We want to be able to reliably serve the customer base we have. Mr. Melda stated that TVA's also wants to improve the standards of living across the valley as to energy, economic development and environmental stewardship, effectively balancing those three things together. Mr. Melda stated that an excellent example of something here in Memphis is

the use of recycled water. Mr. Melda stated that TVA is working toward a partnership with MLGW and xAI on a gray water facility to recycle water and use it for cooling capacity of our plants. Mr. Melda stated that they are finalizing and getting the details of contracting to put that in place to support that project. Lastly, Mr. Melda spoke on Technology, Innovation and Partnership. Mr. Melda mentioned that yesterday he had an opportunity to go by the Orange Mound area yesterday where we have TVA Engineers out with drones partnered with MLGW using your GIS System to do overhead aerals on pole structures, looking at vegetation, insulators, cross arms, identifying issues and seeing at the same time is a great example of technology and partnership. Mr. Melda stated that he believed that the progress in that area has created 50% improvement in reliability in that area.

Commissioners thanked Mr. Melda for his presentation and asked questions. Mr. Melda responded.

### **Review Consent Agenda – President Doug McGowen**

The original of the resolutions and documents relating to each item is filed in the vault of the fifth floor of the MLGW Administration Building, 220 South Main. The original documents shall control in the event of any conflict between the description and these minutes and the original documents.

(President's Briefing Continued on Page 42)

### **CONSENT AGENDA**

(Items 1 through 19)

**MOTION TO:** Approve Consent Agenda Items 1 through 19.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Mitch Graves, Board Member
<b>SECONDER:</b>	Cheryl Pesce, Board Member
<b>AYES:</b>	Pohlman, Pesce, Person, Graves, Dickson

Advisory Board Member James Lewellen - Concurs

Advisory Board Member John Butler – Concurs

Ms. Ursula Madden presented to the Board information regarding the Community Crisis Response Vehicle.

1. Resolution approving Change No. 6 to Contract No. 12588 (formerly Contract No. C2386), Tripwire Enterprise with Tripwire, Inc. to renew the current contract in the funded amount of \$57,671.46. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)

2. Resolution approving Change No. 2 to Contract No. 12180, Engineering Services for Water Engineering with HDR Engineering, Incorporated to extend the current contract in the funded amount of \$550,000.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
3. Resolution approving Change No. 5 to Contract No. 12190, Professional Engineering Services for Gas Engineering and Operations with CHI Engineering Services, Inc. to ratify an invoice payment for emergency services and increase the contract value in the funded amount of \$410,000.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
4. Resolution approving Change No.1 to Contract No. 12449, Water on Call Boring with Memphis Road Boring Company, Inc. to renew the current contract with no increase in the contract value. (Randy Orsby)
5. Resolution approving Change No. 1 to Contract No. 12522 (formerly Contract No. C2728), Solarwinds' Enterprise HCO and supporting modules with Insight Public Sector, Incorporated to renew the current contract in the funded amount of \$142,754.95. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
6. Resolution awarding Contract No. 12524, Outdoor Wireless Network - North Service Center (NSC) to Logicalis, Inc. in the funded amount of \$231,366.91. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
7. Resolution approving Change No. 1 to Contract No. 12587 (formerly Contract No. C2679), Armis Asset Intelligence Management with Unico Technology, LLC to renew the current contract in the funded amount of \$104,013.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
8. Resolution approving ratification of Purchase Order Number 7065965 to Altec Industries Incorporated for class 7 bucket trucks in the amount of \$1,420,600.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
9. Resolution awarding purchase order for class 5 crew cabs with enclosed bodies to Chuck Hutton Chevrolet Company in the amount of \$182,962.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
10. Resolution approving ratification of Purchase Order Number 7067172 to Lonnie Cobb Ford LLC for half-ton pickup trucks in the amount of \$481,518.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
11. Resolution approving ratification of Purchase Order Number 7067150 to Chuck Hutton Chevrolet Company for three-fourth-ton pickup trucks in the amount of \$155,145.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)



12. Resolution awarding purchase order for class 8 cab and chassis trucks to Rush Truck Centers of Tennessee, Inc. in the amount of \$800,005.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
13. Resolution awarding two purchase orders for service bodies for two-ton cabs and chassis to ML Utilities in the amount of \$37,466.00 and Scruggs Equipment Company in the amount of \$264,880.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
14. Resolution awarding purchase order for a community and crisis response vehicle to Safeware, Inc. in the amount of \$425,929.44. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
15. Resolution approving Change No. 5 to Contract No. 12193, Grounds Maintenance and Landscaping Service with Rotolo Consultants, Incorporated to ratify, renew and extend the current contract in the funded amount of \$155,845.23. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
16. Resolution approving Change No. 2 to Contract No. 12409, Trash Removal Services to BFI Waste Services, LLC dba Republic Services of Memphis to renew the current contract in the funded amount of \$428,255.55 (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
17. Resolution approving Change No. 2 to Contract No. 12414, Electrical Substations Grounds Maintenance with Rotolo Consultants, Inc. to renew and extend the current contract in the funded amount of \$264,662.18. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)
18. Resolution approving a schedule of rates for outside legal services that amends prior Resolutions setting specific rates for legal services. (Jennifer Sink) (REQUIRES CITY COUNCIL APPROVAL)
19. Resolution awarding purchase order for class 8 dump trucks to Rush Truck Centers of Tennessee, Inc. in the amount of \$224,368.00. (Randy Orsby) (REQUIRES CITY COUNCIL APPROVAL)

**PRESIDENT'S BRIEFING****Other – Chandrika Winston Rosser**

Chandrika Winston Rosser presented to the Board the 2025 Electric, Gas and Water Services Policy updates as well as changes to the Schedule of Charges. Mrs. Rosser also discussed the Developer's Option that is being proposed. Mrs. Rosser stated that the three main changes in the service policy are the Developer's Option, Fire Protection, and Electric Demands on 5000 kw. Mrs. Rosser discussed each in more detail. Mrs. Rosser provided detailed information regard the 2025 Schedule of Charges.

Commissioners had an opportunity to ask questions.

**COMMITTEE REPORTS:****Human Resources Committee Report - Bettye Hartwell**

Ms. Bettye Hartwell, VP and Chief Human Resource Officer - Ms. Hartwell appeared before the Board to give an update on things that have happened in the 1st Quarter. Ms. Hartwell stated that we did participate in a Safety Stand Down where all our employees were released from their job for 4 hours and we talked about hazard recognitions, safety metrics, and open discussion at all of our facilities. Ms. Hartwell stated that we got a lot of participation and suggestions that we are putting into action. Ms. Hartwell reported that we had an outside vendor do a high level assessment of our safety process. Ms. Hartwell stated that they interviewed our employees and went out into the field. Ms. Hartwell reported that after everything is completed, they are going to administer us a road map which will allow us to have an action plan. Ms. Hartwell discussed the HR Team's Hands Down meeting. Ms. Hartwell reported that we are pumping up and excited about our internship opportunities this summer which include high school and college students. Ms. Hartwell stated that we will have 22 students that will be joining us. Ms. Hartwell reported that 8 out of the 24 students that were interns in 2024 were hired. Ms. Hartwell also discussed the Boot camps that we will be offering. Mr. Hartwell welcomed Commissioner Dickson to the HR Committee. Ms. Hartwell stated that Mr. Dickson did give them a challenge and that was to minimize the HR Committee Packet while providing good information.

**Other - Doug McGowen**

President McGowen stated that he was proud of the HR Team for their great thinking around the Boot Camps and Internship opportunities to create a pipeline, inspire students, and give them a real opportunity. President McGowen mentioned the exciting work that is taking place in Orange Mound with the use of drones by TVA and some of our own operators which has proven to be effective. President McGowen stated that we have had some significant weather events in the area but we avoided outages because of vegetation management. President McGowen gave kudos to the team that worked on that. President McGowen thanked Chandrika Rosser and her Team regarding the Developer's/Builder's Option. President McGowen stated that this was a long time coming and something he has been asking for since he got here. President McGowen stated that we would be bringing that for the Board's vote at the next Board Meeting. President McGowen also stated that he is looking forward to the Developer's Open House. President McGowen also discussed the storms that were predicted to hit our area later that day. President McGowen advised everyone to pay attention to the National Weather Service. President McGowen stated that this is a dangerous weather pattern. President McGowen stated that we will see high winds and catastrophic flooding. President McGowen reported that MLGW Teams are ready to respond. President McGowen stated that we are hoping for the best, but planning for the worst.

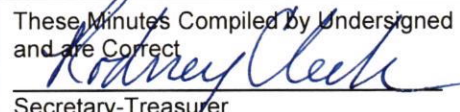
**ADJOURNMENT**

There being no further business, the Meeting was adjourned at 9:50 a.m. (See Minute File No. 1505)

Approved Without Interlineation

  
Chairman

These Minutes Compiled by Undersigned  
and are Correct

  
Secretary-Treasurer