



DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB110923C-GS (A)

BID/RFP# TITLE: HVAC On Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: \$400,000.00

COMPANY'S NAME: Mechanical Services, Inc.

ADDRESS: 464 Porsche Avenue

CITY: Hapeville

STATE: Georgia

ZIP: 30354

This Renewal Agreement No. 2 was approved by the Fulton County Board of Commissioners on BOC DATE: 9/17/2025 BOC NUMBER: 25-0694

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

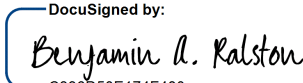
Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

MECHANICAL SERVICES, INC.

Signed by:

14E1B4AA5F6A44A...
Robert L. Pitts, Chairman
Fulton County Board of Commissioners

DocuSigned by:

C336D50E174E480...
Benjamin A. Ralston
Vice President

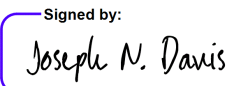
ATTEST:

Signed by:

EEC476C4837648D...
Tonya R. Grier
Clerk to the Commission

(Affix County Seal) 

AUTHORIZATION OF RENEWAL:

Signed by:

E45C6C6F17FB417...
Joseph N. Davis, Director
Department of Real Estate and Asset Management

ITEM#: 25-0694A	RM: 09/17/2025	ITEM#: 2 nd RM:
REGULAR MEETING		SECOND REGULAR MEETING

CERTIFICATE OF INSURANCE

25-0693 Real Estate and Asset Management

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24RFP143594C-JNJ, Landfill Post Closure Services in the amount not to exceed \$650,000.00 with Atlantic Coast Consulting, Inc. (Roswell, GA), to provide landfill post closure services at the Merk Miles Landfill located at 3225 Merk Rd, City of South Fulton, GA and the Morgan Falls Landfill located at 470 Morgan Falls Rd NE, Sandy Springs, GA. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0694 Real Estate and Asset Management

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB110923C-GS, HVAC On Call Maintenance Services Countywide in the total amount not to exceed \$1,200,000.00 with (A) Mechanical Services, Inc. (Hapeville, GA) in the amount not to exceed \$400,000.00; (B) Trane U.S., Inc. (Atlanta, GA) in the amount not to exceed \$350,000.00; (C) 5 Seasons Mechanical LLC (Norcross, GA) in the amount not to exceed \$250,000.00; and (D) JR Hobbs Co. - Atlanta, LLC (Lawrenceville, GA) in the amount not to exceed \$200,000.00, to provide standby on-site HVAC on call maintenance services of air conditioning systems on an "as needed" basis for all Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0695 Real Estate and Asset Management

Request approval to renew existing contracts - Department of Real Estate and Asset Management, Bid #24ITB1312273C-GS, Solid Waste Disposal and Recycling Services Countywide in the total amount not to exceed \$1,717,000.00 with: (A) Latham Home Sanitation Company, Inc. (Loganville, GA) in the amount not to exceed \$672,000.00, to provide both 95-gallon containers for single stream recycling services and 95-gallons for solid waste disposal services for Fulton County Libraries; (B) Georgia Waste Systems, LLC dba Waste Management (Smyrna, GA) in the amount not to exceed \$540,000.00, to provide 8-yard front loader for solid waste disposal services; (C) Arrow, Inc. dba Arrow Waste (Conley, GA) in the amount not to exceed \$480,000.00, to provide open top and compactors for solid waste services; and (D) Carter 1 Enterprises, LLC (Atlanta, GA) in the amount not to exceed \$25,000.00, to provide shredding and disposal of materials services for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Certificate Of Completion

Envelope Id: C5F64C53-8D7A-4448-9C4E-14AB5F3B691E

Status: Completed

Subject: Renewal 23ITB110923C-GS (A) HVAC On Call Maintenance Services Countywide

Parcel ID:

Employee Name:

Source Envelope:

Document Pages: 4

Signatures: 4

Envelope Originator:

Certificate Pages: 6

Initials: 0

Gertis Strozier

AutoNav: Enabled

Stamps: 1

141 Pryor Street

Envelopeld Stamping: Enabled

Purchasing & Contract Compliance, Suite 1168

Time Zone: (UTC-05:00) Eastern Time (US &

Atlanta, GA 30303

Canada)

gertis.strozier@fultoncountyga.gov

IP Address: 74.174.59.4

Record Tracking

Status: Original

Holder: Gertis Strozier

Location: DocuSign

10/1/2025 3:02:28 PM

gertis.strozier@fultoncountyga.gov

Security Appliance Status: Connected

Pool: StateLocal

Storage Appliance Status: Connected

Pool: Fulton County Government

Location: Docusign

Signer Events

Benjamin A. Ralston

mechanicalsvsinc@bellsouth.net

Vice President

Security Level: Email, Account Authentication
(None)

Signature

DocuSigned by:

Benjamin A. Ralston
C336D50E174F480...

Timestamp

Sent: 10/1/2025 3:14:20 PM

Viewed: 10/2/2025 7:00:42 AM

Signed: 10/2/2025 7:01:00 AM

Signature Adoption: Pre-selected Style

Using IP Address:

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Electronic Record and Signature Disclosure:

Accepted: 2/9/2018 11:29:31 AM

ID: 9d243dfe-08ef-4949-a2b6-e315ac17cc10

Joseph N. Davis

joseph.davis@fultoncountyga.gov

Director

Security Level: Email, Account Authentication
(None)

Signed by:

Joseph N. Davis
E45C5C5F17FB417...

Sent: 10/2/2025 7:01:02 AM

Viewed: 10/2/2025 7:01:27 AM

Signed: 10/2/2025 7:01:40 AM

Signature Adoption: Pre-selected Style

Using IP Address: 108.251.229.65

Signed using mobile

Electronic Record and Signature Disclosure:

Accepted: 10/2/2025 7:01:27 AM

ID: 72c61868-e45c-4f3d-8b9f-cceae975f883

Nikki Peterson

nikki.peterson@fultoncountyga.gov

Chief Deputy Clerk to the Board of Commissioners

Fulton County Government

Security Level: Email, Account Authentication
(None)

Completed

Using IP Address: 66.56.23.82

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Resent: 10/2/2025 11:19:32 AM

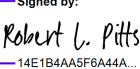
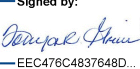
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Signed: 10/3/2025 4:25:10 PM

Electronic Record and Signature Disclosure:

Accepted: 11/27/2017 1:39:37 PM

ID: b7ce88ee-0c66-4f3a-bfee-705e0af602d8

Signer Events	Signature	Timestamp
Robert L. Pitts harriet.thomas@fultoncountyga.gov Chairman Fulton County Security Level: Email, Account Authentication (None) Electronic Record and Signature Disclosure: Accepted: 10/3/2025 4:26:01 PM ID: 86a2d4ea-2de0-44cc-910b-7fdac4e62d92	Signed by:  14E1B4AA5F6A44A... Signature Adoption: Pre-selected Style Using IP Address: 74.174.59.10	Sent: 10/3/2025 4:25:11 PM Viewed: 10/3/2025 4:26:01 PM Signed: 10/3/2025 4:26:10 PM
Tonya Grier tonya.grier@fultoncountyga.gov Clerk to the Commission Fulton County Government Security Level: Email, Account Authentication (None) Electronic Record and Signature Disclosure: Accepted: 3/16/2018 10:54:59 AM ID: f3f241e8-3027-4447-9476-6cf20ae25dd4	Signed by:  EEC476C4837648D...  Signature Adoption: Uploaded Signature Image Using IP Address: 2600:387:f:68::4 Signed using mobile	Sent: 10/3/2025 4:26:11 PM Viewed: 10/3/2025 6:33:07 PM Signed: 10/3/2025 6:33:19 PM
Gertis Strozier gertis.strozier@fultoncountyga.gov Assistant Purchasing Agent CRM SERVICES, LLC Security Level: Email, Account Authentication (None) Electronic Record and Signature Disclosure: Not Offered via DocuSign	Completed Using IP Address: 74.174.59.4	Sent: 10/3/2025 6:33:23 PM Viewed: 10/14/2025 4:09:41 PM Signed: 10/14/2025 4:10:35 PM
In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Khandi Flowers khandi.flowers@fultoncountyga.gov Security Level: Email, Account Authentication (None) Electronic Record and Signature Disclosure: Not Offered via DocuSign		Sent: 10/3/2025 6:33:22 PM
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
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Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	10/14/2025 4:09:41 PM
Signing Complete	Security Checked	10/14/2025 4:10:35 PM
Completed	Security Checked	10/14/2025 4:10:35 PM
Payment Events	Status	Timestamps
Electronic Record and Signature Disclosure		

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Required hardware and software

Operating Systems:	Windows® 2000, Windows® XP, Windows Vista®; Mac OS® X
Browsers:	Final release versions of Internet Explorer® 6.0 or above (Windows only); Mozilla Firefox 2.0 or above (Windows and Mac); Safari™ 3.0 or above (Mac only)
PDF Reader:	Acrobat® or similar software may be required to view and print PDF files
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	Allow per session cookies

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To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please verify that you were

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