

AIA® Document G731™ – 2019

Change Order, Construction Manager as Adviser Edition

PROJECT: (name and address)
Simpson County CTE Improvements &
Alternative School Addition
430 South College Street
Franklin, KY 42134

OWNER: (name and address)
Simpson County Board of Education
P. O. Box 467 Franklin, KY 42135

CONTRACTOR: (name and address)
Lee Company
5237 Nashville Road, Suite 6 Bowling Green, KY 42101

CONTRACT INFORMATION:
Contract For: BP 220-01
Plumbing/HVAC
Date: April 25, 2025

CHANGE ORDER INFORMATION:
Change Order Number: 001
Date: September 10, 2025

ARCHITECT: (name and address)

Ross -Tarrant Architects
101 Old Lafayette Ave Lexington, KY 40502

CONSTRUCTION MANAGER: (name and address)
Alliance Corporation
116 E. College Street Glasgow, KY 42141

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Cost associated with addition of a T to service a future building off of the new water line.

The original was	\$	1813532.58
Net change by previously authorized Change Orders	\$	0.00
The Contract Sum prior to this Change Order was	\$	1,813,532.58
The Contract Sum will be increased by this Change Order in the amount of	\$	6004.23
The new Contract Sum including this Change Order will be	\$	1,819,536.81

The Contract time will be unchanged by Zero(0) days.
The Contractor's Work shall be substantially complete on .

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONSTRUCTION MANAGER, CONTRACTOR, AND OWNER.

ARCHITECT (Signature)

BY: Greg Hosfield, Ross-Tarrant Architects
(Printed name, title, and license number if required)

Date

CONSTRUCTION MANAGER (Signature)

BY: Sam Johnson, Alliance Corporation
(Printed name and title)

Date

CONTRACTOR (Signature)

BY: Jonathon Byrd, Lee Company
(Printed name and title)

Date

OWNER (Signature)

BY: Tim Schlosser, Simpson County Board of Education
(Printed name and title)

Date



PROPOSED CHANGE ORDER

PROJECT Franklin Simpson CTE Renovation & Addition

CONTRACTOR/SUPPLIER Lee Compnay

BID PACKAGE 220 1.) 220 - 01

DETAIL ITEM	AMOUNT
LABOR	\$ 990.00
MATERIALS	\$ 4,231.07
PROFIT & OVERHEAD	\$ 783.16
BOND INSURANCE	\$ -
COST BREAKDOWN TOTAL	\$ 6,004.23

Description

Additon of a T to service a future building off of the new water line

PR # _____ **(ATTACH PR)**

CHANGE ORDER INITIATED BY:

ARCHITECT/ENGINEER

☒ _____
OWNER

CONTRACTOR

CM

CODE OFFICIAL

OTHER _____

PLEASE INCLUDE THIS FORM WITH EVERY CHANGE ORDER.



CONSTRUCTION CHANGE COST SUMMARY

Project: Franklin Simpson CTE
 Change Description: Adding a T in New Water Line
 Date: 9/8/25

Bid Pkg	Contractor	Trade	TOTAL	Price Status	Comments
010	Scotty's	Site/Storm	\$ -	NA	
020	Scotty's	Asphalt Paving	\$ -	NA	
030	Alliance	General Trades	\$ -	NA	
050	Clark Metal Works	Structural Steel	\$ -	NA	
075	Gunter Roofing	Roofing	\$ -	NA	
080	Schiller Hardware	Steel Doors, Frames, Flush	\$ -	NA	
084	KY Mirror & Plate Glass	Aluminum Frame Entrance/Storefront	\$ -	NA	
092	Bennetts Contracting	Gypsum Board/Acoustical Panel Ceiling	\$ -	NA	
096	CDI Flooring	Flooring	\$ -	NA	
099	Premier Painting	Painting & Joint Sealants	\$ -	NA	
100	Atlas Metal Products	Misc Specialities	\$ -	NA	
123	US Specialites	Casework	\$ -	NA	
210	Twin Lakes Fire Protection	Fire Protection	\$ -	NA	
220	Lee Compnay	Mechanical & Plumbing	\$ 6,004.23	P	
260	Diversified Electric	Electrical	\$ -	NA	
TOTAL Cost			\$ 6,004.23		O = Outstanding; A= Acceptable; R = Rejected; NA = Not Applicable

Comments:

**SIMPSON CO. CTE IMPROVEMENTS & ALTERNATIVE SCHOOL ADDITION
PROPOSAL REQUEST PRICING SHEET
ALLIANCE JOB #23-006**

PROPOSED CHANGE REQUEST NO. 1 DATE 8/11/2025

DESCRIPTION 6" WATERLINE STUB / EXTENSION

CONTRACTOR LEE COMPANY BID PKG. 220

WORK DESCRIPTION 6" WATERLINE STUB / EXTENSION

A. UNIT PRICING FROM FORM OF PROPOSAL

1. UNIT PRICING	<u> </u> QTY.	<u> </u> U.P.	\$ <u> </u>	TOTAL COST
2. UNIT PRICING	<u> </u> QTY.	<u> </u> U.P.	\$ <u> </u>	TOTAL COST
3. UNIT PRICING	<u> </u> QTY.	<u> </u> U.P.	\$ <u> </u>	TOTAL COST
TOTAL			\$ <u> </u>	

B. MATERIAL

1. <u>CORE & MAIN</u>	ITEM	<u>1</u> QTY.	<u>LS</u>	UNIT	\$ <u>2,521.07</u>
2. <u>MADISON TRUCKING</u>	ITEM	<u>1</u> QTY.	<u>LS</u>	UNIT	\$ <u>373.43</u>
3. <u>GARROTT BROTHERS</u>	ITEM	<u>1</u> QTY.	<u>LS</u>	UNIT	\$ <u>139.92</u>
MATERIAL TOTAL					\$ <u>3,034.42</u>

LABOR

1. <u>SUPERVISOR - 4</u>	HOURS @	\$ <u>125.00</u>	\$/HR	\$ <u>500.00</u>
2. <u>OPERATOR - 4</u>	HOURS @	\$ <u>60.00</u>	\$/HR	\$ <u>240.00</u>
3. <u> </u>	HOURS @	<u> </u>	\$/HR	\$ <u> </u>
LABOR TOTAL				\$ <u>990.00</u>

EQUIPMENT

EQUIPMENT TOTAL \$ 1,196.65

MATERIAL, LABOR & EQUIPMENT SUBTOTAL	\$ <u>5,221.07</u>
15% OVERHEAD/PROFIT MARK-UP	\$ <u>783.16</u>
DEDUCT DPO (DIRECT PURCHASE ORDER) MATERIAL	\$ <u> </u>
TOTAL ADD/DEDUCT	\$ <u>6,004.23</u>



Remit To: GARROTT BROS READY MIX
PO Box 419, Gallatin, US-TN, 37066

Phone #: (615) 452-2385

Sold To:
AMERICAN CONTRACTING, LLC
PO BOX 50933
BOWLING GREEN US-KY 42102

Invoice # SI00012713

Invoice Date	07/17/2025
Customer #	1237
PO #	
Project	
Terms	NET 30
COD Customer	
Delivered To	400 S. COLLEGE ST FRANKLIN KY

Ticket Date	Ticket #	Item Code	Description	Quantity	UOM	Unit Price	Amount
07/17/2025	13001685	3002	3000X W/A	1.00	cy yds	\$162.00	\$162.00
07/17/2025	13001685	946	DELIVERY CHARGE	1.00	each	\$100.00	\$100.00
07/17/2025	13001685	100	FUEL CHARGE	1.00	each	\$2.00	\$2.00
Summary							
		100	FUEL CHARGE	1.00	each		\$2.00
		3002	3000X W/A	1.00	cy yds		\$162.00
		946	DELIVERY CHARGE	1.00	each		\$100.00

50% WENT TO 6" EXTENSION

$$\frac{\$279.84}{2} = \$139.92 \text{ CONCRETE}$$

A service charge of 1.5% per month (18% annual) will be added to accounts with balances over 30 days.

If you have any questions concerning this invoice, please contact Accounts Receivable at 615-575-1173 or at ar@garrottbros.com

Total Yards	Total Tons
1.00	0.00

Subtotal	\$264.00
Tax	\$15.84
Total	\$279.84



DUPLICATE
INVOICE

1830 Craig Park Court
St. Louis, MO 63146

Invoice # X349565
Invoice Date 7/18/25
Account # 067622
Sales Rep JONATHAN WHITE
Phone # 270-783-8721
Branch #113 Bowling Green, KY
Total Amount Due \$2,959.00

Remit To:
CORE & MAIN LP
PO BOX 28330
ST. LOUIS, MO 63146

SCOTT & RITTER INC
PO BOX 749
BOWLING GREEN KY 42102-0749

Shipped To:
CUSTOMER PICK-UP

CUSTOMER JOB- SIMPCTE SIMPSON CO CTE

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
7/15/25	7/17/25	JC25-0108	SIMPSON CO CTE	SIMPCTE		WILL CALL	X349565

Product Code	Description	Quantity		B/O	Price	UM	Extended Price
		Ordered	Shipped				
11I06T060M	6 MJ TEE C153 IMP	1	1		251.34000	EA	251.34
1106A236123	6 A2361-23 MJ RW GV OL L/ACC	1	1		1133.12000	EA	1,133.12
120618B	6 PVC C900 DR18 PIPE 20' BLUE GSKT PC235	60	60	40	12.16000	FT	729.60 486.40
11AMDL	DUC LUG	24	24		4.73000	EA	113.52
14AFHN07ZH	3/4 ZINC PLATED HEAVY HEX NUT	24	24		1.28000	EA	30.72
14AFFW07Z	3/4 ZINC PLATED FLAT WASHER	24	24		.70000	EA	16.80
14AFTR07Z	3/4X10' ZINC ALL THRD ROD	60	60	20	4.25000	FT	255.00 85.00
11IAMMJR06	6 MJ REGULAR ACC SET (I)	3	3		49.18000	EA	147.54
11I06CT	6 MJ CAP C153 IMP	1	1		66.05000	EA	66.05
15TR3775960	TRUMBULL 377-5960 ADJ HYDRANT WRENCH	1	1		47.88000	EA	47.88

2378.37
142.00
\$ 2521.37

Freight Delivery Handling Restock Misc

Subtotal: ~~2,791.57~~
Other: .00
Tax: ~~167.43~~

Terms: NET 30
Ordered By: HUNTER

Invoice Total: \$2,959.00

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted.
To review these terms and conditions, please visit: <https://coreandmain.com/terms-of-sale/>

INVOICE

Madison Trucking & Heavy
Equipment Service
397 Shady Ln
Alvaton, KY 42122

madisonheavyequipment@gmail.co
m
+1 (270) 202-3666



Bill to
American Contracting

Invoice details

Invoice no.: 1819
Terms: Net 30
Invoice date: 07/31/2025
Due date: 08/30/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Trucking	Hourly Rate	10	\$125.00	\$1,250.00
2.	Trucking	FOR EXTENSION:	9.5	\$125.00	\$1,187.50
3.	#9 Stone	stone	~13 TONS \$24843	\$19.11	\$3,286.92
4.	Trucking	By Load	1 LD \$12500	\$125.00	\$875.00
5.	Trucking	Hourly Rate	7.5	\$125.00	\$937.50
6.	Trucking	Hourly Rate	4.75	\$150.00	\$712.50
7.	Trucking	Hourly Rate	5	\$125.00	\$625.00
8.	#23 Stone		23	\$21.10	\$485.30
9.	Rip Rap Stone	Stone	25	\$15.50	\$387.50
10.	Trucking	Hourly Rate	4.75	\$150.00	\$712.50

Total

\$10,459.72

Note to customer

7-7 hauled rock Warren east
7-8 hauled rock Warren east
7-11 hauled dirt Warren east
7-15 hauled rock in Franklin 4 loads
7-18 1 load rock Franklin
7-21 2 loads rock Franklin
7-22 haul off from Warren East to dump site
7-28 excavator moved from Warren East to Hodgenville

7-29 hauled 2 loads of rock to Hodgenville
7-31 excavator moved from Hodgenville to lovers Lane

FACPAC Contract Change Order

Supplemental Information Form (Ref# 63180)

Form Status: Saved

Tier 1 Project: CTE Improvements, Alternative School Addition, SES Roadway & Paving
 BG Number: 23-425 District: Simpson County (HB678) (535)
 Status: Active Phase: Project Initiation (View Checklist)

Contract: Lee Company , 0220, Plumbing and HVAC
 Type: CM Bid Package Proposed

Change Order Number 1
 Time Extension Required No
 Date Of Change Order 9/10/2025
 Change Order Amount To Date Increase

Construction Contingency

Calculations below are project wide. Remaining negative Construction Contingency may require the submission of a revised BG1.

Current Approved Amount	\$624,967.72
Net Approved COs	\$0.00
Remaining After Approved COs	\$624,967.72
Net All COs	\$6,004.23
Remaining After All COs	\$618,963.49

This Requested Change Order Amount \$6,004.23

+/-

Change In A/E Fee This Change Order

+/-

Change In CM Fee This Change Order \$0.00

+/-

Remaining Construction Contingency \$618,963.49

Balance

Contract Change Requested By Local Board of Education

Contract Change Reason Code Expansion of Scope

Change Order Description And Justification

Cost associated with addition of a T to service a future building off of the new water line.

Cost Benefit To Owner

The cost of this change order has been reviewed and determined to be reasonable.

Contract unit prices have been utilized No
 to support the cost associated with this
 change order.

Detailed Cost Breakdown

Contract unit prices have not been utilized, provide a detailed cost breakdown which separates labor, material, profit and overhead.

Detail Item	Amount	Percent of Total
Labor	\$990.00	16.49%
Materials	\$4,231.07	70.47%
Profit and Overhead	\$783.16	13.04%
Bond Insurance		0.00%
Cost Breakdown Total:	\$6,004.23	

Cost for this Change Order supported by an alternate bid or competitive price quote

Explain Why

Executed contract with contractor.

Change Order Supplemental Information Form Signature Page (Online Form Ref# 63180)

Architect

Date

Construction Manager

Date

Finance Officer

Date

Local Board of Education Designee

Date