

**DATE:**

10/22/2025

**AGENDA ITEM (ACTION ITEM):**

Consider/Approve Change Order No. 1 with Monarch Construction for the RC Hinsdale Phase II Project – BG 21-142.

**APPLICABLE BOARD POLICY:**

01.1 Legal Status of the Board; 04.31 Authority to Encumber and Expend Funds; Capital Construction Process – 702 KAR 4:160

**HISTORY/BACKGROUND:**

This is the first (1<sup>st</sup>) change order for the RC Hinsdale Phase II Construction Project associated with Monarch Construction Company. The original contract amount was \$13,745,546.74. This change order for a deduction of \$13,678.00 with no previous change orders makes the new contract sum \$13,731,868.74.

Item No 1: Owner Requested: Change current student entry doors from cafeteria into the food serving area from single doors to double doors to allow for increased student traffic flow through the serving area and prevent students from backing up into the hallway adjoining to the cafeteria.

ADD: \$ 11,762.00

Item No 2: Contractor Requested: Credit to infill basement opening with CMU vs glass block.

DEDUCT: \$ 1,500.00

Item No 3: Contractor Requested: Credit to delete replacement of roof drain piping.

DEDUCT: \$ 18,540.00

Item No 4: Architect Requested: Credit to delete sealcoating of rear parking lot/playground.

DEDUCT: \$ 5,400.00

TOTAL DEDUCT: \$ 13,678.00

**SUMMARY OF CHANGE ORDER FOR RC HINSDALE PHASE II - BG 21-142**

The original contingency for this project	\$ 934,700.00
Total for prior approved change orders	\$
Total for prior Material/Equipment direct purchase order changes	\$
Total for current change orders	<u>(\$ 13,678.00)</u>
Contingency Balance	\$ 948,378.00

**FISCAL/BUDGETARY IMPACT:**

Deduction of \$13,678.00 to the existing contract with Monarch Construction Company

**RECOMMENDATION:**

Approve Change Order No. 1 with Monarch Construction for the RC Hinsdale Phase II Project – BG 21-142.

**CONTACT PERSON:**

Matt Rigg, Chief Operations Officer

\_\_\_\_\_  
*Principal/Administrator*

  
\_\_\_\_\_  
*District Administrator*

  
\_\_\_\_\_  
*Superintendent*



# Document G701® – 2017

## Change Order

**PROJECT:** *(Name and address)*

RC Hinsdale - Phase 2  
440 Dudley Pike  
Edgewood, KY 41017

**CONTRACT INFORMATION:**

Contract For: General Construction  
Date: 05-26-2025

**CHANGE ORDER INFORMATION:**

Change Order Number: 001  
Date: 10-15-2025

**OWNER:** *(Name and address)*

Kenton County Board of Education  
1055 Eaton Drive  
Ft. Wright, KY 41017

**ARCHITECT:** *(Name and address)*

Emboss Design, PSC  
906 Monmouth Street  
Newport, KY 41071

**CONTRACTOR:** *(Name and address)*

Monarch Construction Company  
1654 Sherman Avenue  
Cincinnati, OH 45212

**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.)*

**Item No. 01-01 (COR 02)**

Change kitchen doors to double doors per Owner request.

Cost Benefit to Owner: Improves circulation of students thru food service line

ADD: \$11,762

**Item No. 01-02 (COR 04)**

Credit to infill basement openings with CMU vs glass block.

Cost Benefit to Owner: Project cost reduction. Due to duct penetrations infilling with glass block would not be possible

DEDUCT: \$1,500

**Item No. 01-03 (COR 06)**

Credit to delete replacement of roof drain piping.

Cost Benefit to Owner: Project cost reduction. It was determined after interior demolition was complete the roof drain was in good condition and did not need to be replaced.

DEDUCT: \$18,540

**Item No. 01-04 (COR 11)**

Credit to delete sealcoating of rear parking lot/playground

Cost Benefit to Owner: Rear parking lot has been replaced due to deterioration as a result of poor soil conditions and lack of aggregate base. Therefore sealcoating is not needed.

DEDUCT: \$5,400

The original Contract Sum was

\$ 13,745,546.74

The net change by previously authorized Change Orders

\$ 0.00

The Contract Sum prior to this Change Order was

\$ 13,745,546.74

The Contract Sum will be decreased by this Change Order in the amount of

\$ (13,678.00)

The new Contract Sum including this Change Order will be

\$ 13,731,868.74

The Contract Time will be unchanged by ( ) days.

The new date of Substantial Completion will be 12-18-2026.

**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, CONTRACTOR AND OWNER.

  
\_\_\_\_\_  
ARCHITECT (Signature)

BY: Jim Kaiser - Senior Project  
Manager

\_\_\_\_\_  
(Printed name, title, and license  
number if required)

10/17/25  
\_\_\_\_\_  
Date

  
\_\_\_\_\_  
CONTRACTOR (Signature)

BY: Marty Meisberger -President  
\_\_\_\_\_  
(Printed name and title)

10/17/2025  
\_\_\_\_\_  
Date

\_\_\_\_\_  
OWNER (Signature)

BY: Matthew Rigg - Chief Operations  
Officer

\_\_\_\_\_  
(Printed name and title)

\_\_\_\_\_  
Date