



Kenton County School District | *It's about ALL kids.*

Issue Paper

DATE:

12/10/2025

AGENDA ITEM (ACTION ITEM):

Consider/Approve Change Order No. 10 with Monarch Construction for the New Central Office Project – BG 24-084.

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 tenth (10th) change order for the New Central Office Construction Project associated with Monarch Construction Company. The original contract amount was \$17,059,611.22. This change order for an addition of \$2,393.00 with previous change orders of an additional \$78,852.00 makes the new contract sum \$17,140,856.22.

- Item No 1: General Contractor Requested: Provide power to preaction (dry sprinkler) system air compressor serving Storage #219. ADD: \$ 1,768.00
- Item No 2: General Contractor Requested: Provide power to non-access-control electrified hardware at openings #102A and #140. ADD: \$ 3,025.00
- Item No 3: Owner Requested: Provide dimensional letter signage above Door 102B. ADD: \$ 1,124.00
- Item No 4: Engineer Requested: Provide credit to delete two-way communication phones on corridor side of elevator landing at each floor. DEDUCT: \$ 3,524.00

TOTAL ADD: \$ 2,393.00

SUMMARY OF CHANGE ORDER FOR NEW CENTRAL OFFICE BG 24-084

The original contingency for this project	\$1,150,050.00
Total for prior approved change orders	(\$ 78,852.00)
Total for prior Material/Equipment direct purchase order changes	\$ 16,780.42
Total for current change orders	(\$ 2,393.00)
Contingency Balance	\$1,085,585.42

FISCAL/BUDGETARY IMPACT:

Addition of \$2,393.00 to the existing contract with Monarch Construction Company.

RECOMMENDATION:

Approve Change Order No. 10 with Monarch Construction for the New Central Office Project – BG 24-084.

CONTACT PERSON:

Matt Rigg, Chief Operations Officer

Principal/Administrator



District Administrator



Superintendent



Document G701® – 2017

Change Order

PROJECT: (Name and address)

New Board Office - Kenton County School District
2044 Tuscanyview Drive
Covington, KY 41017

CONTRACT INFORMATION:

Contract For: General Construction

Date: May 13, 2024

CHANGE ORDER INFORMATION:

Change Order Number: 010

Date: December 10, 2025

OWNER: (Name and address)

Kenton County Board of Education
2044 Tuscanyview Drive
Covington, 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 10-01 (CWP-051 / RFI-163)

Provide power to preaction (dry sprinkler) system air compressor serving Storage #219. Requested by General Contractor.

Cost Benefit to Owner: Required for proper function of preaction system air compressor installed by fire suppression contractor.

ADD: \$1,768.00

Item 10-02 (CWP-055 / RFI-095 & RFI-191)

Provide power to non-access-control electrified hardware at openings #102A and #140. Requested by General Contractor.

Cost Benefit to Owner: Required for proper function of electrified hardware where not connected to central power supplies of the access control system.

ADD: \$3,025.00

Item 10-03 (CWP-056)

Provide dimensional letter signage above Door 102B. Requested by Owner.

Cost Benefit to Owner: Installs desired additional place-marking signage to second board room set of doors.

ADD: \$1,124.00

Item 10-04 (CWP-057)

Provide credit to delete two-way communication phones on corridor side of elevator landing at each floor. Requested by Engineer.

Cost Benefit to Owner: Credit for work not performed for a system not required by code for this project.

DEDUCT: \$3,524.00

TOTAL ADD: \$2,393.00

The original Contract Sum was

\$ 17,059,611.22

The net change by previously authorized Change Orders

\$ 78,852.00

The Contract Sum prior to this Change Order was

\$ 17,138,463.22

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

\$ 2,393.00

The new Contract Sum including this Change Order will be

\$ 17,140,856.22

The Contract Time will be unchanged by Zero (0) days.

The new date of Substantial Completion will be December 12, 2025

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.

Mark Perry
ARCHITECT (Signature)

BY: Mark Perry, Sr. Project Manager
(Printed name, title, and license
number if required)

12/10/2025
Date

Martin A. Meisberger
CONTRACTOR (Signature)

MARTIN A. MEISBERGER, PRESIDENT
(Printed name and title)

12/10/2025
Date

OWNER (Signature)

BY: Matt Rigg, Chief Operations
Officer
(Printed name and title)

Date