



# 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 220-03  
Plumbing/HVAC  
Date: April 25, 2025

**CHANGE ORDER INFORMATION:**  
Change Order Number: 007  
Date: January 06, 2026

**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 removing the existing staff restroom plumbing and installing new in its place.

The original was	\$	1,813,532.58
Net change by previously authorized Change Orders	\$	7,142.23
The Contract Sum prior to this Change Order was	\$	1,820,674.81
The Contract Sum will be increased by this Change Order in the amount of	\$	12,012.78
The new Contract Sum including this Change Order will be	\$	1,832,687.59

The Contract time will be unchanged by (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: Ricky Jackett, 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

<b>PROJECT</b>	Franklin Simpson CTE Renovation & Addition		
<b>CONTRACTOR/SUPPLIER</b>	Lee Company		
<b>BID PACKAGE</b>	220	7.) 220-03	
<b>DETAIL ITEM</b>	<b>AMOUNT</b>		
LABOR	\$	9,552.00	
MATERIALS	\$	1,270.33	
PROFIT & OVERHEAD	\$	1,082.23	
BOND INSURANCE	\$	108.22	
<b>COST BREAKDOWN TOTAL</b>	\$	<b>12,012.78</b>	
<b>Description</b>	Cost associated with removing the existing staff restroom plumbing and installing new in its place		
<b>PR #</b>	<b>(ATTACH PR)</b>		
<b>CHANGE ORDER INITIATED BY:</b>			
<input checked="" type="checkbox"/>	ARCHITECT/ENGINEER	<div style="border: 1px dashed black; padding: 10px; text-align: center;">           PLEASE INCLUDE THIS FORM WITH EVERY CHANGE ORDER.         </div>	
<input type="checkbox"/>	OWNER		
<input type="checkbox"/>	CONTRACTOR		
<input type="checkbox"/>	CM		
<input type="checkbox"/>	CODE OFFICIAL		
<input type="checkbox"/>	OTHER _____		
#N/A			

# FACPAC Contract Change Order Supplemental Information Form (Ref# 63981)

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 3  
 Time Extension Required No  
 Date Of Change Order 1/6/2026  
 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	\$27,803.59
Remaining After Approved COs	\$597,164.13
Net All COs	\$88,495.87
Remaining After All COs	\$536,471.85

This Requested Change Order Amount \$12,012.78

+/-

Change In A/E Fee This Change Order

+/-

Change In CM Fee This Change Order \$0.00

+/-

Remaining Construction Contingency \$585,151.35

Balance

Contract Change Requested By Architect/Engineer

Contract Change Reason Code

Change Order Description And Justification

Cost associated with removing the existing staff restroom plumbing and installing new in its place.

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.

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<b>Detail Item</b>	<b>Amount</b>	<b>Percent of Total</b>
Labor	\$9,552.00	79.52%
Materials	\$1,270.33	10.57%
Profit and Overhead	\$1,082.23	9.01%
Bond Insurance	\$108.22	0.90%
<b>Cost Breakdown Total:</b>	<b>\$12,012.78</b>	

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# 63981)**

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Architect

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Date

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Construction Manager

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Date

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Finance Officer

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Date

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Local Board of Education Designee

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Date