

# FACPAC Contract Change Order Supplemental Information Form (Ref# 63940)

Form Status: Saved

Tier 4 Project: Arlington Elem -- Renovation for 2 Preschool Classrooms  
 BG Number: 25-321 District: Fayette County (HB678) (165)  
 Status: Active Phase: Project Initiation (View Checklist)

Contract: Elaine Allen, LLC, 0001  
 Type: General Contractor Proposed

Change Order Number 1  
 Time Extension Required No  
 Date Of Change Order 7/24/2025  
 Change Order Amount To Date Decrease

## Construction Contingency

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

Current Approved Amount	\$15,900.00
Net Approved COs	\$0.00
Remaining After Approved COs	\$15,900.00
Net All COs	\$-2,725.00
Remaining After All COs	\$18,625.00

This Requested Change Order Amount (\$2,725.00)

+/-

Change In A/E Fee This Change Order

+/-

Change In CM Fee This Change Order

+/-

Remaining Construction Contingency \$15,900.00

Balance

Contract Change Requested By Architect/Engineer

Contract Change Reason Code Found Condition

Change Order Description And Justification

Proposal request to remove crawl space access door and associated structural modifications from the construction documents as indicated in SI 01, dated 7/10/25 in the amount of \$2,725.00.

Cost Benefit To Owner

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	(\$2,725.00)	100.00%
Materials		0.00%
Profit and Overhead		0.00%
Bond Insurance		0.00%
<b>Cost Breakdown Total:</b>	<b>\$-2,725.00</b>	
Cost for this Change Order supported by an alternate bid or competitive price quote	No	
Explain Why		
Attachments	Arlington Elem -- Preschool Classrooms -- CO1 9-22-25.pdf EA Signed Changed Order.pdf	

**Change Order Supplemental Information Form Signature  
Page (Online Form Ref# 63940)**



Architect

1/5/26

Date

Construction Manager

Date



Finance Officer

1/29/26  
Date



Local Board of Education Designee

1/16/26

Date

MAT 1/21/26



2/5/2025

# AIA® Document G701® – 2017

## Change Order

<b>PROJECT:</b> <i>(Name and address)</i> Arlington Preschool Classrooms 122 Arceme Ave. Lexington, Kentucky 40505	<b>CONTRACT INFORMATION:</b> Contract For: General Construction Date: 6/24/2025	<b>CHANGE ORDER INFORMATION:</b> Change Order Number: 001 Date: 7/24/2025
<b>OWNER:</b> <i>(Name and address)</i> Fayette County Public Schools 450 Park Place Lexington, Kentucky 40511	<b>ARCHITECT:</b> <i>(Name and address)</i> GRW 801 Corporate Drive Lexington, Kentucky 40503	<b>CONTRACTOR:</b> <i>(Name and address)</i> Elaine Allen LLC 1591 Winchester Rd. Ste 103 Lexington, Kentucky 40505

**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.)*

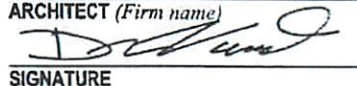
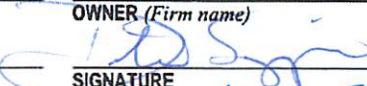
RFCO #1 - Proposal request to remove crawl space access door and associated structural modifications from the construction documents as indicated in supplemental instructions #1 dated 7/10/25 in the amount of \$2,725.00. Time will be extended zero days.

The original Contract Sum was	\$ 159,000.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 159,000.00
The Contract Sum will be decreased by this Change Order in the amount of	\$ 2,725.00
The new Contract Sum including this Change Order will be	\$ 156,275.00

The Contract Time will be unchanged by zero (0) days.  
The new date of Substantial Completion will be August 13, 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.**

GRW <u>ARCHITECT (Firm name)</u>	Elaine Allen, LLC <u>CONTRACTOR (Firm name)</u>	Fayette County Public Schools <u>OWNER (Firm name)</u>
 <u>SIGNATURE</u>	 <u>SIGNATURE</u>	 <u>SIGNATURE</u>
David Vaught, Project Manager <u>PRINTED NAME AND TITLE</u>	Deron Seals, Project Manager <u>PRINTED NAME AND TITLE</u>	Demetrius Wiggins, Superintendent Melinda Joseph-Dezarn, FD&C <u>PRINTED NAME AND TITLE</u>
7/24/25 <u>DATE</u>	7-25-25 <u>DATE</u>	2/9/26 <u>DATE</u>

*MJP  
11/16/26  
M. Q.T. 1/21/26*



# Fayette County Public Schools

## Executive Summary Fayette County Public Schools Board Meeting Agenda Item

MEETING: Regular

DATE: September 22, 2025

TOPIC: Approval of a Proposed Change Order (No. One) to the Contract for the Renovation of Two Classrooms into Preschool Classrooms at Arlington Elementary School BG #25-321

PREPARED BY: Myron Thompson, Chief Operating Officer @ 422-0383

Recommended Action on: 9/22/2025  
Consent Item

Superintendent Prior Approval: Yes

**Recommendation/Motion:** Approve the proposed deductive Change Order No. One to the contract with Elaine Allen for the renovation of two (2) classrooms into Preschool Classrooms at Arlington Elementary School in the amount of \$2,725.00.

**Background/Rationale:** The Office of Facility Design & Construction, the design consultants and the local building code officials have reviewed the progress of the work. Changes to the original plans and specifications have been necessary in order to satisfy the requirements described below. Approval of these changes allows the work to be completed. The description and cost of these items are summarized as follows:

	Change to DPOs	Change to GC Contract	8.7% A/E FEE*
<b>To resolve unforeseen conflict:</b>			
• Provide credit to remove crawl space access door and associated structural modifications as they were not needed; deduct:		(\$2,725.00)	\$0
<b>Total Change Order No. One:</b>		(\$2,725.00)	
<b>Design consultant fees:</b>			\$0
<b>Total Cost:</b>			<b>(\$2,725.00)</b>

\*Per KDE guidelines, A/E fee is 4.6% with 1.25 renovation factor.

A 10% contingency of \$15,900.00 is included in the project's available funds. There have been no previous change orders on this project. The cost of the current and all changes orders represents a 1.71% decrease in the construction cost.

**Strategic Priority:**

- Student Achievement     Unity, Belonging & Student Efficacy
- Highly Effective & Culturally Responsive Workforce
- Stakeholder Engagement & Outreach     Organizational Health & Efficiency

**Data Considerations:** District Facility Plan

**Policy:** 702 KAR 4:160

**Fiscal Impact:**

<u>Fund</u>	<u>Org. Code</u>	<u>Project Code</u>	<u>Object Code</u>	<u>Balance</u>
Construction 360	0053603	25321	0840	\$15,900.00

**Attachments:** N/A

The above agenda item was approved at the September 22, 2025 Board meeting. Final Board minutes and action records may be requested from the district at any time.

  
\_\_\_\_\_  
Melinda Joseph-Dezarn, AIA  
Director, FCPS Facility Design & Construction

1/16/25  
Date