



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)*
Diversified Electrical
3370 Industrial Drive Bowling Green, KY 42101

CONTRACT INFORMATION:
Contract For:
BP 260-010 Electrical
Date:
April 25, 2025

CHANGE ORDER INFORMATION:
Change Order Number:
042
Date:
May 07, 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 PR 004.

The original Contract Sum was	\$	750,465.05
Net change by previously authorized Change Orders	\$	81,806.41
The Contract Sum prior to this Change Order was	\$	832,271.46
The Contract Sum will be increased by this Change Order in the amount of	\$	40,260.00
The new Contract Sum including this Change Order will be	\$	872,531.46

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: Wayne Wood, Diversified Electrical, Inc.
(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 Diversified Electrical

BID PACKAGE 260 42) 260-010

DETAIL ITEM	AMOUNT
LABOR	\$ 18,400.00
MATERIALS	\$ 16,610.00
PROFIT & OVERHEAD	\$ 5,250.00
BOND INSURANCE	\$ -
COST BREAKDOWN TOTAL	\$ 40,260.00

Description

Cost Associated with PR 004

PR # 004 (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: PR 004 - Tennis Building
 Date: 3/25/26

Bid Pkg	Contractor	Trade	TOTAL	Price Status	Comments
010	Scotty's	Site/Storm	\$ 33,694.78	P	
020	Scotty's	Asphalt Paving	\$ -	NA	
030	Alliance	General Trades	\$ 149,509.57	P	
050	Clark Metal Works	Structural Steel	\$ -	NA	
075	Gunter Roofing	Roofing	\$ 36,730.00	P	
080	Schiffer Hardware	Steel Doors, Frames, Flush	\$ 16,709.00	P	
084	KY Mirror & Plate Glass	Aluminum Frame Entrance/Storefront	\$ 2,100.00	P	
092	Bennetts Contracting	Gypsum Board/Acoustical Panel Ceiling	\$ 8,752.05	P	
096	CDI Flooring	Flooring	\$ -	NA	
099	Premier Painting	Painting & Joint Sealants	\$ 8,287.00	P	
100	Atlas Metal Products	Misc Specialties	\$ 9,729.65	P	
123	US Specialites	Casework	\$ -	NA	
210	Twin Lakes Fire Protection	Fire Protection	\$ -	NA	
220	Lee Company	Mechanical & Plumbing	\$ 149,580.00	P	
260	Diversified Electric	Electrical	\$ 40,260.00	P	
TOTAL Cost:			\$ 455,352.05		

O = Outstanding; A = Acceptable; R = Rejected; NA = Not Applicable

Comments:



Diversified Electrical, Inc.

Commercial ♦ Industrial ♦ Maintenance ♦ Construction
CE # 11114 ♦ ME # 20515

March 6, 2026

ALLIANCE CORPORATION

Sam Johnson
116 E College Street
Glasgow, KY 42141

RE: Simpson County CTE – PR 04 – Tennis Building

We propose to furnish and install all labor, material and equipment to complete our scope of work per drawings and specifications provided.

Material	\$16,610.00
Labor	\$18,400.00
O&P	\$ 5,250.00
Quote.....	\$40,260.00

Exclusions and Clarifications

1. Quote valid for 7 days.
2. Overtime is not included.
3. Any cutting, patching or repair of concrete/asphalt is excluded.
4. Solid rock excavation is not included.
5. Any LV systems or cabling is not included.
6. Fire Alarm is not included.
7. Any repair of underground or unknown utilities damaged during excavation is not included and could result in additional charges.

Thank you for the opportunity to offer you this quote. If you have any questions, please give me a call.

Respectfully Submitted,

DIVERSIFIED ELECTRICAL, INC.

Wayne Wood
Vice President

Simpson Co CTE Improvements : SC CTE PR 04 - Tennis Building
 Totals (Detailed) - Bid Summary: BASE Tennis

Job Number	CO1516-8
Bid Date	3/17/2025
Bid Time	9:45:00 AM
Square Footage	0

Material Totals

Division	Total	Factor	Extended
01 Raceway, Fittings & Boxes	\$1,254.21	0.00 %	\$1,254.21
02 Wire & Cable	3,635.79	0.00 %	3,635.79
03 Distribution	0.00	0.00 %	0.00
04 Light Fixtures & Lamps	0.00	0.00 %	0.00
05 Wiring Device & Covers	807.93	0.00 %	807.93
06 Underground/Site	497.02	0.00 %	497.02
07 Misc	2,239.73	0.00 %	2,239.73
Total	\$8,434.68		\$8,434.68

Quoted Material

C4 - Fixture C4	12.00	\$0.00	\$0.00
EM1 - Fixture EM1	3.00	0.00	0.00
F2 - Fixture F2	8.00	0.00	0.00
F3 - Fixture F3	1.00	0.00	0.00
J1 - Fixture J1	2.00	0.00	0.00
J2 - Fixture J2	4.00	0.00	0.00
OS - CEILING SENSOR	3.00	0.00	0.00
R - RELAY POWER PACK	3.00	0.00	0.00
S-C1 - nPODM LV Switch	1.00	0.00	0.00
1 - Fixtures (Supplier)			5,962.00
OU - 30A/2P 240V GD NF Safety Sw-Nema 3R	1.00	\$0.00	\$0.00
RR - 100 Amp Surf Panel-Nema 1	1.00	0.00	0.00
2 - Distribution (Supplier)			715.00
Total			\$6,677.00
Sales Tax (6.00%)			\$906.70
Total Material			\$16,018.38

Labor Hours

Division	Total	Factor	Extended
01 Raceway, Fittings & Boxes	46.74	0.00 %	46.74
02 Wire & Cable	42.13	0.00 %	42.13
03 Distribution	7.00	0.00 %	7.00
04 Light Fixtures & Lamps	43.00	0.00 %	43.00
05 Wiring Device & Covers	26.84	0.00 %	26.84
06 Underground/Site	55.70	0.00 %	55.70
07 Misc	60.60	0.00 %	60.60

Diversified Electrical Inc.
Simpson Co CTE Improvements : SC CTE PR 04 - Tennis Building
Totals (Detailed) - Bid Summary: BASE Tennis

Total	282.01	282.01
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<u>Category</u>	<u>% of Total</u>	<u>Labor Rates</u>			<u>Extended</u>
		<u>Hours</u>	<u>Base Rate</u>	<u>Burden \$</u>	
DEI STANDARD	100.000	282.010	\$65.00	0.00	0.000
Total	100.000	282.010	x \$65.00 (average of labor rate w/burden) =		\$18,330.65

<u>Description</u>	<u>Non-Productive Labor</u>			<u>Extended</u>
	<u>Hours</u>	<u>Rate</u>	<u>Factor</u>	
Total				\$0.00

Total Labor (282.01 hours) \$18,330.65

<u>Description</u>	<u>Total</u>
Direct Job Expenses	
Permit	\$660.00
Total	\$660.00

Job Subtotal (Prime Cost) \$35,009.03

Overhead (0.00%) 0.00

Profit (15.00%) 5,251.35

Job Total \$40,260.38

Actual Bid Price \$40,260.38

Material to Direct Labor ratio: 0.47	
Prime Cost per square foot	\$0.00
Job Total per square foot	\$0.00
Actual Bid Price per square ft	\$0.00
Labor cost per square foot	\$0.00
Labor hours per square foot	0.00
Gross Profit %	13.04
Gross Profit \$	\$5,251.35
Net Profit %	13.04

PROPOSAL REQUEST

DATE: 03/02/26

PR #: 004

TO: Alliance Corporation
116 E. College Street
Glasgow, KY 42141

RE: Simpson Co. CTE Imp. & Alt. School Add.
Franklin, KY
RTA 23066

Please submit an itemized quotation for changes in the Contract Sum and/or Time incidental to proposed modifications to the Contract Documents described therein.

THIS IS NOT A CHANGE ORDER NOR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED HEREIN.

DESCRIPTION

Referring to attached site, structural, architectural and MEP PR drawings, adding a standalone toilet building with associated storage and supportive space by the existing tennis court. Any general notes and typical details shall refer to the base bid documents.

ATTACHMENTS

PR04 – Combined - 23066.PDF

BY: Gaoa Jiang, AIA, LEED Green Associate

c: Greg Hosfield, AIA, LEED AP BD+C

SIMPSON CO. CTE IMPROVEMENTS
ALTERNATIVE SCHOOL ADDITIONS
FRANKLIN, KENTUCKY
ROSSTARRANT NO. 23066
MARCUM NO. 24519

MPE REQUEST FOR PROPOSAL

TO: Gaoda Jlang, Rosstarrant Architects

CC: Greg Hosfield, Rosstarrant Architects
Michael Orange, Marcum Engineering

FROM: Jwain White, Marcum Engineering

DATE: February 6, 2026

SUBJECT: RFP Tennis Building (PR-004)

RATIONALE:

The Owner requests a restroom building next to the tennis courts as a change order to the CTE Renovation and Alternative School addition project.

DESCRIPTION OF REQUEST:

The Contractor shall provide MPE as indicated on the attached new and revised drawings.

The proposal shall be broken down to reflect labor, material, any unit costs, and mark-up.

ATTACHMENTS:

1. Revised DU1.1 – Site Electrical Demolition Plan
2. Revised U1.1 – Site Electrical Plan
3. Revised U1.3 – Sanitary Sewer & Water Utility Plan
4. ME2.1 – Tennis Court R.R. Building Mech-Elec Plan
5. ME2.2 – Tennis Court R.R. Building Mech-Elec Schedules

END OF DOCUMENT