



# Every Child Every Day

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**Consent Agenda Item (Action Item):** Consider/Approve Change Order #4 with Rising Sun Developing for the BLES School Gym Renovation

**Applicable State or Regulations:** 702 KAR 4:160-Capital Construction Process

**Fiscal/Budgetary Impact:** This change order is for \$7,120.47

**History/Background:** Following Board approval and KDE authorization of change orders to the cost of a project. The original BG-1 for the Betsy Layne ES Gymnasium Renovations on June 23, 2025 for \$3,516,568.57. The revised BG-1 for \$3,516,558.57 was approved on December 15<sup>th</sup>.

Change Order#1 approved on January 20, 2026 (Order# 208070)

Change Order #2 approved on February 23, 2026 (Order# 20833)

Change Order #3 approved on March 23, 2026 (Order# 20849)

The change order is for humidity/moisture levels in the existing concrete slab under the gym flooring. This change would increase the thickness of the floor vapor barrier in order to protect the wood flooring from humidity issues. The contractor would provide 15 mil vapor barrier with associated vapor barrier tape.

**Recommended Action:** To approve Change Order #4 as presented.

**Contact Person(s):**

Kevin O'Quinn, Director of Facilities

606-874-9569

Director

Superintendent

**Date:** June 18, 2026

The Floyd County Board of Education does not discriminate on the basis of race, color, national origin, age, religion, marital status, sex, or disability in employment, educational programs, or activities as set forth in Title IX & VI, and in Section 504.

442 KY ROUTE 550, EASTERN KY, 41622  
TEL: 606.886.2354 FAX: 606.886.4550

# rosstarrant | a MORE group brand

## CHANGE ORDER

DATE:	6/17/2026	CO #:	04
TO:	Rising Sun Developing 2555 Palumbo Drive, #110 Lexington, Kentucky 40509	PROJECT:	Betsy Layne Elementary School Gym Renovation Floyd County, Kentucky BG 25-434 RTA 25013
CONTRACT DATE:	November 3 <sup>rd</sup> , 2025	CONTRACT FOR:	General Construction

THE CONTRACT IS CHANGED AS FOLLOWS:  
*(include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives.)*

The contractor tested relative humidity / moisture levels in the existing concrete slab under the gym flooring and found the levels to be high enough to require increasing the thickness of the vapor barrier in order to protect the wood flooring from humidity issues. In accordance with the Contractor's correspondence from June 12, 2026 (copy attached), contractor will provide 15mil vapor barrier with associated vapor barrier tape in lieu of the standard 6 mil vapor barrier in the current contract.

<b>TOTAL AMOUNT OF THIS CHANGE ORDER:</b>	<b>\$8,868.23</b>
The original Contract Sum was	\$ 2,396,043.00
The net change by previously authorized Change Orders	\$ 158,951.82
The Contract Sum prior to this Change Order was	\$ 2,554,994.82
The Contract Sum will be increased by this Change Order in the amount of	\$ 8,868.23
The new Contract Sum including this Change Order will be	\$ 2,563,863.05
The Contract Time will be unchanged	0 DAYS
The Date of Substantial Completion as of the date of this Change Order is therefore	August 6 <sup>th</sup> , 2026

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which 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.**

RossTarrant Architects, Inc.  
101 Old Lafayette Avenue  
Lexington, Kentucky 40502

ARCHITECT *(Firm name and address)*



BY *(Signature)*

Michael Hughes

*(Typed or printed name)*

6/17/2026

DATE

Rising Sun Developing  
2555 Palumbo Drive, #110  
Lexington, Kentucky 40509

CONTRACTOR *(Firm name and address)*



BY *(Signature)*

Michael Prater

*(Typed or printed name)*

06-17-2026

DATE

Floyd County Board of Education  
442 KY Route 550  
Prestonsburg, Kentucky 41622

OWNER *(Firm name and address)*

BY *(Signature)*

*(Typed or printed name)*

DATE



# FACPAC Contract Change Order Supplemental Information Form (Ref# 65285)

Form Status: Saved

Tier 3 Project: Betsy Layne ES Gymnasium Renovations  
 BG Number: 25-434 District: Floyd County (HB727) (175)  
 Status: Active Phase: Project Initiation (View Checklist)

Contract: Rising Sun Developing, 0001, General Contractor  
 Type: General Contractor Proposed

Change Order Number 4  
 Time Extension Required No  
 Date Of Change Order 6/17/2026  
 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	\$166,072.09
Net Approved COs	\$158,951.82
Remaining After Approved COs	\$7,120.27
Net All COs	\$147,820.05
Remaining After All COs	\$18,252.04

This Requested Change Order Amount \$8,868.23

+/-

Change In A/E Fee This Change Order \$514.35

+/-

Change In CM Fee This Change Order

+/-

Remaining Construction Contingency \$18,252.04

Balance

Contract Change Requested By General Contractor

Contract Change Reason Code Found Condition

Change Order Description And Justification

The contractor tested relative humidity / moisture levels in the existing concrete slab under the gym flooring and found the levels to be high enough to require increasing the thickness of the vapor barrier in order to protect the wood flooring from humidity issues. In accordance with the Contractor's correspondence from June 12, 2026 (copy attached), contractor will provide 15mil vapor barrier with associated vapor barrier tape in lieu of the standard 6 mil vapor barrier in the current contract.

TOTAL AMOUNT OF THIS CHANGE ORDER: \$8,868.23

Cost Benefit To Owner

This cost is in line with industry standards.

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.

Detail Item	Amount	Percent of Total
Labor		0.00%
Materials	\$7,711.50	86.96%
Profit and Overhead	\$1,156.73	13.04%
Bond Insurance		0.00%
<b>Cost Breakdown Total:</b>	<b>\$8,868.23</b>	

Cost for this Change Order supported No  
by an alternate bid or competitive price  
quote

Explain Why

# Change Order Supplemental Information Form Signature Page (Online Form Ref# 65285)



6/17/2026

Architect

Date

Construction Manager

Date

Finance Officer

Date

Local Board of Education Designee

Date