

**AIA**[®]**Document G701[®] – 2017****Change Order****PROJECT:** *(Name and address)*Chapman Career Center - Tech Upgrades
2500 Madison Ave. Covington, KY 41014**CONTRACT INFORMATION:**Contract For: General Construction
Date: August 16, 2024**CHANGE ORDER INFORMATION:**Change Order Number: 007
Date: September 16, 2026**OWNER:** *(Name and address)*Covington Independent Board of Education
25 East Seventh Street
Covington, KY 41011**ARCHITECT:** *(Name and address)*Emboss Design, PSC
906 Monmouth Street
Newport, KY 41071**CONTRACTOR:** *(Name and address)*Schrudde & Zimmerman, Inc.
1671 Park Road, Suite No. 11
Ft. Wright, KY 41011**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 07-01**

Provide materials and labor to remove and reinstall 12" strip of playground rubber playing surface, prep and install Tremco Dymonic sealant along existing perimeter angle and along edge of new Tremco Vulkem OC810 flashing, furnish and install self adhering underlayment under new cap / gutter flashing, and install new gutter and downspouts per drawings issued 8/18/2026. Requested by Architect

Cost Benefit to Owner: Required to address uncontrolled water seeps around existing daycare playground perimeter angle and direct it to gutters and downspouts for controlled removal.

ADD \$49,903.00

The original Contract Sum was

\$ 4,688,788.66

The net change by previously authorized Change Orders

\$ 211,349.00

The Contract Sum prior to this Change Order was

\$ 4,900,137.66

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

\$ 49,903.00

The new Contract Sum including this Change Order will be

\$ 4,950,040.66

The Contract Time will be increased by Thirty (30) days.

The new date of Substantial Completion will be 30 days after approval of this Change Order

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.****ARCHITECT** *(Signature)*

BY: Mark Perry, Sr. Project Manager

(Printed name, title, and license number if required)

9/16/2026

Date**CONTRACTOR** *(Signature)*

BY: Sherry Seger, Project Manager

(Printed name and title)

09/16/2026

*Date***OWNER** *(Signature)**(Printed name and title)**Date*

Schrudde & Zimmerman inc.

GENERAL CONTRACTORS

TELEPHONE (859) 331-3160

1671 PARK ROAD
SUITE 11
FT. WRIGHT, KENTUCKY 41011

August 31, 2026

EMBOSS DESIGN

Attention: Mark Perry
906 Monmouth Street
Newport, KY 41071

Re: **CHAPMAN VOCATIONAL TECH UPGRADES**
Change Request #23 – Daycare Perimeter

Dear Mark,

Per Daycare Perimeter Drawings emailed on 8/18/26, the following is the cost to remove/reinstall 12" playground rubber, prep & and install Tremco 100 sealant at two joints & Tremco OC810; and to furnish and install self adhering underlayment on top of the metal siding and add metal gutter and downspouts:

American Façade	\$27,250.00
Wm Kramer & Son	\$18,625.00
5% OH/Profit	\$2,294.00
3.6% Bond & Insurance	<u>\$1,734.00</u>
Total Proposal	\$49,903.00

Time Extension: 15 days (plus 15 days to fabricate gutters & downspouts)
After completion – we need to paint loading dock walls & ceiling

Respectfully Submitted,

Sherry Seger

Schrudde & Zimmerman, Inc.

Sherry Seger

From: ebaas@americanfacade.com
Sent: Monday, August 31, 2026 1:26 PM
To: Sherry Seger
Subject: RE: Chapman waterproofing

Labor \$22,550.00

Material \$4,700.00

Eddie Baas

Project Manager

American Facade Restoration LLC

2395 Alexandria Pike

Southgate, KY 41071

Phone: 859-572-9200

Fax: 859-572-9210

Cell: 513-623-9716

WWW.AMERICANFACADE.COM

From: Sherry Seger <ss@schrudde-zimmerman.com>
Sent: Monday, August 31, 2026 12:25 PM
To: ebaas@americanfacade.com
Subject: RE: Chapman waterproofing

Can you breakout Labor and material

Sincerely,

Sherry Seger

Sherry Seger
Schrudde & Zimmerman, Inc.
Office: 859-331-3160
Cell: 859-803-2236

From: ebaas@americanfacade.com <ebaas@americanfacade.com>
Sent: Monday, August 31, 2026 11:46 AM
To: Sherry Seger <ss@schrudde-zimmerman.com>
Subject: Chapman waterproofing

Sherry ,

Attached is our proposal for the waterproofing. Let me know if you need anything else.

American
Facade Restoration, LLC
2395 Alexandria Pike
Southgate, KY 41071
Phone: 859-572-9200 Fax: 859-572-9210
August 31, 2026

Schrudde & Zimmerman, Inc.
Attn: Sherry Seger
1671 Park Road #11
Covington, KY 41011

RE: Holmes Campus BG NO. 23-406 Chapman Career Center (Waterproofing)

Sherry,

Thank you for the opportunity to provide a bid for the above-referenced project. American Facade Restoration, LLC proposes to furnish all labor, tools, equipment, and insurance to perform the following.

- All safety, per OSHA regulations / AFR safety, health manual
- All material, equipment and labor included to perform the following
- Provide ground protection
- All work to be performed from scaffold
- Entire work area to be barricaded
- Mobilize & De Mobilize (2 times)
- Remove 1 'of playground material & salvage for reuse
- Prep & remove adhesive for caulking & coating
- Install Tremco 100 sealant at two joints per Drawing A 502Detail 1
- Install Tremco OC810 per Drawing A 502Detail 1
- Reinstall salvaged playground materials
- Final Cleanup

Note: Drawing attached is Highlighted by AFR scope of work and proposal

Excludes: Painting / corrosion treatment of steel angle before OC810 is applied

Excludes: New Playground material if not salvageable

American Facade Restoration Price to perform all work mentioned above \$27,250.00

We do not include WINTER PROTECTION, taxes, engineering, permits, design, testing, electrical, piping, hazard material abatement, performance bond, premium time, Saturday, Sunday or holiday work unless otherwise specified on the face of this document.

This quotation will remain firm for thirty (30) days, unless extended in writing by American Facade Restoration, LLC.

We wish to thank you for the opportunity to submit this proposal. If any other information is required, or if you have any questions, please do not hesitate to call me.

Sincerely

Eddie Baas

Project Manager



9171 Harrison Pike Unit #12 - Cleves, OH 45002-9075 - ph:(513) 353-1142 - f:(513) 353-1157 - www.kramerroofing.com - roofinfo@kramerroofing.com

08/25/2026

Schrudde & Zimmerman Inc.
1671 Park Road #11
Covington, KY 41011

Attn: Sherry Seger

Subject: Chapman Career Center
Re: Daycare Perimeter

Sherry,

We propose to furnish and install Self Adhering underlayment on top of the metal siding and up onto the steel angle, along with furnishing and installing 24 gauge prefinished metal shop fabricated gutters, downspouts and edge metals per detail 1 on sheet A502, at locations shown on sheets A103-B & C, is a cost of \$18,625.00.

Note: The edge metal will turn up the steel angle and cap over the top edge of the angle.

Material...5470.00.

Labor...11,285.00.

Man lift...1390.00.

Pick-up & Delivery...480.00.

Any work associated with the existing play surface is excluded.

Kevin Kramer

"Celebrating over 100 Years in Business"

Commercial & Industrial Roofing & Sheet Metal Contractors Since 1907

Sherry Seger

From: Kevin Kramer <kkramer@kramerroofing.com>
Sent: Monday, August 31, 2026 1:15 PM
To: Sherry Seger
Subject: Re: Chapman

We will cover the angle with underlayment and metal.

On Mon, Aug 31, 2026 at 12:40 PM Sherry Seger <ss@schrudde-zimmerman.com> wrote:

You priced running underlayment up onto the steel angle leaving it exposed to weather which it shouldn't. You were going to discuss with Greg

Sincerely,

Sherry Seger

Sherry Seger

Schrudde & Zimmerman, Inc.

Office: [859-331-3160](tel:859-331-3160)

Cell: [859-803-2236](tel:859-803-2236)

From: Kevin Kramer <kkramer@kramerroofing.com>
Sent: Monday, August 31, 2026 12:37 PM
To: Sherry Seger <ss@schrudde-zimmerman.com>
Subject: Re: Chapman

Ask the question again.

Im drawing a blank.