AIA® Document G701® – 2017

Change Order

PROJECT: *(Name and address)*	CONTRACT INFORMATION:	CHANGE ORDER INFORMATION:
Springstead High School Drainage Improvements & Turf Field 3300 Mariner Blvd Spring Hill, FL 34609	Contract For: Construction Management Services Date: 03-24-2026	Change Order Number: 001 Date: 05-29-2026
OWNER: *(Name and address)*	**ARCHITECT:** *(Name and address)*	**CONTRACTOR:** *(Name and address)*
Hernando County School District 8016 Mobley Rd. Brookesville, FL 34601	Long & Associates Architects/Engineers, Inc. 4525 S Manhattan Ave Tampa, FL 33611	Walbridge 777 Woodward Ave. Suite 300 Detroit, MI 48226

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.)
Per District request, the following work was added to the original scope of work via Proposal Request #1: Demolition and replacement of existing asphalt track with a new asphalt and rubber surface track. This Change Order is based on a Not To Exceed price for the anticipated additional scope of work pending receipt of final sub-base test results.

The original Contract Sum was	$ 3,308,637.00
The net change by previously authorized Change Orders	$ 0.00
The Contract Sum prior to this Change Order was	$ 3,308,637.00
The Contract Sum will be increased by this Change Order in the amount of	$ 915,094.00
The new Contract Sum including this Change Order will be	$ 4,223,731.00

The Contract Time will be increased by Sixty (60) days.
The new date of Substantial Completion will be 09-30-2026

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)*	CONTRACTOR *(Signature)*	Shannon Rodriguez OWNER *(Signature)*
BY: Travis G. Steed, Vice President of Architecture *(Printed name, title, and license number if required)*	BY: Craig Vincent, Vice President of Operations *(Printed name and title)*	Shannon Rodriguez, Vice Chair *(Printed name and title)*
6-1-26 *Date*	6/1/2026 *Date*	6/9/26 *Date*

Springstead High School Track Resurfacing

Springstead High School

Spring Hill, FL

Site Area: 100,000 SQFT

Estimate Type: Not to Exceed

Estimate Date: 06/01/2026

Division	Description	Combined Division Totals	
		Total Cost per SQFT	Total Cost per Division
01	General Requirements	$0.20	$20,000
02	Existing Conditions	N/A	N/A
03	Concrete	$0.73	$72,820
04	Masonry	N/A	N/A
05	Metals	N/A	N/A
06	Wood, Plastics & Composites	N/A	N/A
07	Thermal & Moisture Protection	N/A	N/A
08	Openings	N/A	N/A
09	Finishes	N/A	N/A
10	Specialties	N/A	N/A
11	Equipment	N/A	N/A
12	Furnishings	N/A	N/A
13	Special Construction	N/A	N/A
14	Conveying Equipment	N/A	N/A
21	Fire Protection	N/A	N/A
22	Plumbing	N/A	N/A
23	HVAC	N/A	N/A
25	Integrated Automation	N/A	N/A
26	Electrical	N/A	N/A
27	Communications	N/A	N/A
28	Electronic Safety & Security	N/A	N/A
31	Earthwork	$2.25	$224,902
32	Exterior Improvements	$4.09	$409,299
33	Site & U.G. Utilities	N/A	N/A

Total Construction Costs - Direct		**$727,020**
Construction Costs - Indirect		
Construction Contingency	5.00%	$36,351
Owner's Contingency	5.00%	$36,351
Market Escalation		Excluded
General Contractor Bond	1.00%	$15,267
Construction Management GC's		$6,126
Construction Management Personnel		$45,961
Builders Risk Insurance	0.07%	$1,140
GL Insurance	0.60%	$9,571
CM Fee on Work	4.25%	$37,306
Total Construction Costs - Indirect		**$188,074**
Total Construction Cost - NTE		**$915,094**

Springstead High School Track Resurfacing

Springstead High School

Spring Hill, FL

Building Area: 100,000 SQFT

ESTIMATE TYPE: Not To Exceed

6/1/2026

Div. No.	Description	Quantity	Unit	Unit Cost	Total Cost	Div. Total	Cost per SQFT
1	General Requirements	Division Total Cost				$20,000	$0.20
	Trade General Conditions	Sub-Division Total Cost				$20,000	$0.20
	Materials Testing	1	Allow	$20,000.00	$20,000		
		1	Allow				
	Temp Fencing	Sub-Division Total Cost				N/A	N/A
2	Existing Conditions	Division Total Cost				N/A	N/A
3	Concrete	Division Total Cost				$72,820	$0.73
	Foundations	Sub-Division Total Cost				N/A	N/A
	Concrete Accessories						
	Concrete Reinforcement						
	Foundation Wall Footings						
	Retaining Wall Footings						
	Basement Wall Footings						
	Column Spread Footings						
	Foundation Walls						
	Retaining Walls						
	Basement Walls						
	Concrete Columns						
	Concrete Pan Joist Floor Frame						
	Concrete Elevator Pits						
	Concrete - Other & Misc.						
	Concrete in Stair Pans & Landings						
	Slab on Grade	Sub-Division Total Cost				N/A	N/A
	Standard Slab on Grade						
	Structural Slab on Grade						
	Precast & Tilt-Up Concrete Systems	Sub-Division Total Cost				$72,820.00	$0.73
	Precast Structural Concrete						
	3203 - Concrete Curb Work	1	LS	$72,820.00	$72,820		
	Demo & dispose of existing concrete curb along inner track perimeter				In Above		
	Demo & dispose of existing concrete curb along outer track perimeter				In Above		
	Provide 6" x 12" concrete curb in place				In Above		
	Architectural Precast						
	Concrete on Metal Deck	Sub-Division Total Cost				N/A	N/A
4	Masonry & Stone	Division Total Cost				N/A	N/A
5	Metals	Division Total Cost				N/A	N/A
6	Wood, Plastics & Composites	Division Total Cost				N/A	N/A
7	Thermal & Moisture Protection	Division Total Cost				N/A	N/A
8	Openings	Division Total Cost				N/A	N/A
9	Finishes	Division Total Cost				N/A	N/A
10	Specialties	Division Total Cost				N/A	N/A
11	Equipment	Division Total Cost				N/A	N/A
12	Furnishings	Division Total Cost				N/A	N/A
13	Special Construction	Division Total Cost				N/A	N/A
14	Conveying Systems	Division Total Cost				N/A	N/A
21	Fire Suppression	Division Total Cost				N/A	N/A
22	Plumbing	Division Total Cost				N/A	N/A
23	HVAC	Division Total Cost				N/A	N/A
25	Integrated Automation	Division Total Cost				N/A	N/A
26	Electrical	Division Total Cost				N/A	N/A
27	Communications	Division Total Cost				N/A	N/A
28	Electronic Safety & Security	Division Total Cost				N/A	N/A
31	Earth Work	Division Total Cost				$224,902	$2.25
	Site Clearing	Sub-Division Total Cost				N/A	N/A
	Grading	Sub-Division Total Cost				N/A	N/A
	Excavation & Fill	Sub-Division Total Cost				$224,901.67	$2.25
	Excavation						
	3203 - Sub-Base Replacement	1	LS	$221,578.00	$221,578		
	Cut sub-base to finish grade, remove and dispose of offsite				In Above		

Springstead High School Track Resurfacing

Springstead High School

Spring Hill, FL

Building Area: 100,000 SQFT

ESTIMATE TYPE: Not To Exceed

6/1/2026

Div. No.	Description	Quantity	Unit	Unit Cost	Total Cost	Div. Total	Cost per SQFT
	Locate and provide stake out based on engineer points, laser grade to 1% and 0 planarity, compact to 95%				In Above		
	Laser grade high jump area of 556 SY				In Above		
	Pave track and high jump in D-zone area 1 with 1.5" of 1/2" binder HMA				In Above		
	Pave track and high jump in D-zone area 1 with 1.5" of 3/8" no rap custom design surface mix				In Above		
	Dig out and dispose spoils				In Above		
	Construct pole vault area 73SY				In Above		
	Install pole vault box				In Above		
	Pour concrete runway with 400PSI mix				In Above		
	Dig out and dispose spoils				In Above		
	Construct long jump runway, landing box with concrete curb & drainage				In Above		
	Construct triple jump and box with concrete curb & drainage				In Above		
	Subcontractor Bond	1	LS	$3,323.67	$3,323.67		
32	**Exterior Improvements**	**Division Total Cost**				**$409,299**	**$4.09**
	Site Concrete & Concrete Paving	**Sub-Division Total Cost**				**N/A**	**N/A**
	Site Asphalt Paving	**Sub-Division Total Cost**				**N/A**	**N/A**
	Site Improvements	**Sub-Division Total Cost**				**$409,298.75**	**$4.09**
	Chain Link Fencing						
	Track resurfacing						
	3203 - Track Resurfacing	1	LS	$403,250.00	$403,250		
	Installation fo approximately 5745 SY of Rekortan BSS Black		LS		In Above		
	5 year APT warranty		LS		In Above		
	Track striping per NFHS standards		LS		In Above		
	Subcontractor Bond	1	LS	$6,048.75	$6,048.75		
	Landscaping & Plantings	**Sub-Division Total Cost**				**N/A**	**N/A**
33	**Utilities**	**Division Total Cost**				**N/A**	**N/A**
	Underground & Site Utilities	**Sub-Division Total Cost**				**N/A**	**N/A**
Springstead High School				Total Construction Cost - Direct		**$727,000**	$7.27

Springstead High School Track Resurfacing

Home

Springstead High School
Spring Hill, FL
Not to Exceed

$67,087

Cost Code 1000	Description / Project Staff	Remarks	V	L	Uplift	Unit	Qty	Unit Price M	L	OT	S	Material	tx	Labor	Sub/Out	Total Bare	Total w/Burdens & Sales Tax
01.02.01	Project Director		N	N	N	wk	0.0	0.00	3,100.00	n	0.00	0		0	0	0	0
01.03.01	Project Manager - Al Price		C2	N	N	wk	4.3	139.00	1,884.80	n	0.00	598		8,105	0	8,703	11,499
01.03.02	Assistant Project Manager		N	N	N	wk	0.0	0.00	2,200.00	n	0.00	0		0	0	0	0
01.04.01	Superintendent - Pedro Toribio		N	N	N	wk	8.7	0.00	2,446.80	n	0.00	0		21,287	0	21,287	28,631
01.04.02	Assistant Superintendent		N	N	N	wk	0.0	0.00	2,200.00	n	0.00	0		0	0	0	0
01.09.01	Safety Engineer		N	N	N	wk	0.0	0.00	1,800.00	n	0.00	0		0	0	0	0
01.06.01	Project Engineer		N	N	N	wk	0.0	0.00	1,800.00	n	0.00	0		0	0	0	0
01.05.01	Mechanical/Electrical Engineer		N	N	N	wk	0.0	0.00	2,300.00	n	0.00	0		0	0	0	0
01.07.01	Project Coordinator		N	N	N	wk	0.0	0.00	1,600.00	n	0.00	0		0	0	0	0
01.13.01	Engineering Manager		N	N	N	wk	0.0	0.00	2,300.00	n	0.00	0		0	0	0	0
01.08.01	Cost Analyst - Courtney Meeks		N	N	N	wk	0.9	0.00	1,384.80	n	0.00	0		1,246	0	1,246	1,676
01.15.01	Project Coordinator - Freedom Atienza		N	N	N	wk	2.2	0.00	1,404.00	n	0.00	0		3,089	0	3,089	4,155
01.08.02	Scheduler/Planner - Prakash Subedi		N	N	N	wk	0.0	0.00	2,154.00	n	0.00	0		0	0	0	0
01.10.01			N	N	N	wk	0.0	0.00	2,500.00	n	0.00	0		0	0	0	0
01.30.68	Overtime Allowance					al	0.00		0.00			0		0	0	0	0
01.30.68	Labor Escalation Not Required					al	1.00		0			0		0	0	0	0
	Field Engineering		V	L													
01.60.02	Layout Engineer Crew(s) - 2 men		N	Y		wk	0.0		3,300.00	n	0.00	0		0	0	0	0
01.60.02	Layout Engineer Crew(s) - 2 men	Outside	N	N		hr					120.00	0		0	0	0	0
01.60.02	Pickup Truck - Layout Crew					mo	0	900.00				0		0	0	0	0
01.60.02	Survey/Layout Equipment					mo	0	250.00				0		0	0	0	0
01.60.02	Fuel/Oil/Maintenance					mo	0	400.00				0		0	0	0	0
	WA Temporary Office Facilities	Onsite Construction Duration -->					2	mo									
01.30.30	WA Office Trailer	20' Ground Conex (Unit	1	ea/		mo	2	505				1,010		0	0	1,010	1,010
01.30.30	WA Office Furniture					mo	2	100				200		0	0	200	200
01.30.28	Office Supplies					mo	2	20				40		0	0	40	40
01.30.29	Postage & Overnight Mail					mo	2	20.00				40		0	0	40	40
01.30.13	Telephone/Internet Charges	Monthly Cost				mo	2	100.00				200		0	0	200	200
	Temporary Utilities																
01.30.45	Temp. Toilets (Site)		1	ea/		mo	2	200.00				400		0	0	400	400
01.30.43	Temp. Water - Drinking					mo	2	25.00				50		0	0	50	50
	OSHA / Safety Requirements																
01.30.48	OSHA Protection/Safety Allowance					wk	9	22.72				204		0	0	204	204
	Clean Up																
01.30.46	Dumpsters		1.00	/mo		ea	4	500.00				2,000		0	0	2,000	2,000
	Submittals/Quality Control																
01.16.11	CAD Drawings- Updates/As-Builts					mo	2	50.00				100	x	0	0	100	107
01.30.19	Reproduction Expense - Monthly					mo	2	50				100		0	0	100	100
	Equipment																
01.40.10	Minor Equip - Saws, Tampers, Etc.					ls	1	500.00				500		0	0	500	500
01.40.10	Fuel/Oil/Maintenance - Minor Equip					15%	1	75.00				75		0	0	75	75
1426	Small Tools & Equipment - GC Labor					%lab	2%	25,000				500		0	0	500	500
									Subtotal			23,917		33,727	0	55,444	52,087
1304								Sales Tax	7.00%			7				7	
1303								Tax & Ins (Office)	34.50%					11,636		11,636	
1303								Tax & Ins (Field)	34.50%					0		0	
									Total			23,924		45,363	0	67,087	

Springstead High School Track Resurfacing

Home

Springstead High School

Spring Hill, FL

STAFF POSITION	Origin	Chk	Total Mo.	1 Jun 26	2 Jul 26	3 Aug 26	4 Sep 26	5 Oct 26	6 Nov 26	7 Dec 26	8 Jan 27	9 Feb 27	10 Mar 27	11 Apr 27	12 May 27
Project Staff															
1 Project Director	Det	OK	-	-			-	-	-	-	-	-	-	-	-
2 Project Manager - Al Price	Det	ERR	1.0 mo	0.50	0.50	-	-	-							
3 Assistant Project Manager	Det	OK	-	-	-	-	-	-	-	-	-	-	-	-	-
4 Superintendent - Pedro Toribio	Det	OK	2.0 mo	1.00	1.00	-	-	-	-						
5 Assistant Superintendent	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
6 Safety Engineer	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
7 Project Engineer	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
8 Mechanical/Electrical Engineer	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
9 Project Coordinator	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
10 Engineering Manager	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
11 Cost Analyst - Courtney Meeks	Det	OK	0.2 mo	0.10	0.10	-	-	-	-						
12 Project Coordinator - Freedom Atiei	Det	OK	0.5 mo	0.50							-	-	-	-	-
13 Scheduler/Planner - Prakash Subed	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
14 Layout Engineer Crew(s) - 2 men	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
15 Precon	Det	OK	-		-	-	-	-	-	-	-	-	-	-	-
TOTAL STAFF		OK	3.7 mo	2	2	0	0	0	0	0	0	0	0	0	0

STAFF POSITION	13 Jun 27	14 Jul 27	15 Aug 27	16 Sep 27	17 Oct 27	18 Nov 27	19 Dec 27	20 Jan 28	21 Feb 28	22 Mar 28	23 Apr 28	24 May 28
Project Staff												
1 Project Director	-	-	-	-	-	-	-	-	-	-	-	-
2 Project Manager - Al Price	-	-	-	-	-	-	-	-	-	-	-	-
3 Assistant Project Manager	-	-	-	-	-	-	-	-	-	-	-	-
4 Superintendent - Pedro Toribio	-	-	-	-	-	-	-	-	-	-	-	-
5 Assistant Superintendent	-	-	-	-	-	-	-	-	-	-	-	-
6 Safety Engineer	-	-	-	-	-	-	-	-	-	-	-	-
7 Project Engineer	-	-	-	-	-	-	-	-	-	-	-	-
8 Mechanical/Electrical Engineer	-	-	-	-	-	-	-	-	-	-	-	-
9 Project Coordinator	-	-	-	-	-	-	-	-	-	-	-	-
10 Engineering Manager	-	-	-	-	-	-	-	-	-	-	-	-
11 Cost Analyst - Courtney Meeks	-	-	-	-	-	-	-	-	-	-	-	-
12 Project Coordinator - Freedom Atiei	-	-	-	-	-	-	-	-	-	-	-	-
13 Scheduler/Planner - Prakash Subed	-	-	-	-	-	-	-	-	-	-	-	-
14 Layout Engineer Crew(s) - 2 men	-	-	-	-	-	-	-	-	-	-	-	-
15 Precon	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL STAFF	0	0	0	0	0	0	0	0	0	0	0	0

DO NOT OVERLAP THE PROJECT DURATIONS BELOW

THIS CHART IS USED TO CALCULATED DUMPSTERS AND UNIDENTIFIABLE CLEANUP AT THE BOTTOM OF THE GC WORKBOOK