

LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT CONTRACT CHANGE ORDER Page 1 of 2		Date:	July 28, 2025
		Project:	LFD Community Paramedicine Renovation
		Location:	117 Cisco Road Lexington, KY 40504
To (Contractor): BMI Builds, LLC 156 Rocky Waters Way Georgetown, KY 40324		Contract No.	073-2025
		Original Contract Amt.	\$186,888.00
		Cumulative Amount of Previous Change Orders	\$0.00
		Percent Change - Previous Change Orders	0.00%
		Total Contract Amount Prior to this Change Order	\$186,888.00
		Change Order No.	1
You are hereby requested to comply with the following changes from the contract plans and specification;			
Current Change Order			
Item No.	Description of changes-quantities, unit prices, change in completion date, etc.	Decrease in contract price	Increase in contract price
1	PR #1: new flooring, ceiling fan system, and wet seal windows		\$16,600.00
2	PR #2: provide additional HVAC supply grilles, gas line extension, storage room light fixture replacement, and radon system fan and circuit replacement		\$4,650.00
3			
4			
5			
	Total decrease	\$0.00	
	Total increase		\$21,250.00
	Net Amount of this Change Order	\$21,250.00	
	New Contract Amount Including this Change Order	\$208,138.00	
	Percent Change - This Change Order		11.37%
	Percent Change - All Change Orders		11.37%
The time provided for the completion in the contract and all provisions of the contract will apply hereto.			
Recommended by:		(Project Manager)	Date: 7/28/25
Reviewed / Accepted by:		(Consultant)	Date: 7/28/25
Accepted by:		(Contractor)	Date: 7/28/25
Approved by:		(Director)	Date: 7-28-25
Approved by:		(Commissioner)	Date: 7-28-25
Approved by: N/A		(Director of Purchasing)	Date: N/A
Approved by:		(Mayor or CAO)	Date: 8/15/2025

JUSTIFICATION FOR CHANGE

PROJECT: LFD Community Paramedicine Renovation

CONTRACT NO. 073-2025

CHANGE ORDER #: 1

1. LFD Community Paramedicine Renovation project - Change Order #1 with BMI Builds, LLC increasing the contract price in the amount of \$21,250.00 from \$186,888.00 to \$208,138.00 with a (0) calendar day change. The additional work totaling \$21,250.00 includes PR#1 to provide new flooring surface, ceiling soffit and fan and wet sealing the existing exterior windows to prevent leaking. PR #2 to provide and install new additional supply registers for HVAC circulation, gas line extension, storage room light replacement, and radon fan and circuit replacement. (0) no change in contract time.

2. Is proposed change an alternate bid? ___ Yes X No

3. Will proposed change alter the physical size of the project? ___ Yes X No
If "Yes", explain.

4. Effect of this change on other prime contractors: N/A

5. Has consent of surety been obtained? ___ Yes X Not Necessary

6. Will this change affect expiration or extent of insurance coverage? ___ Yes X No
If "Yes", will the policies be extended? ___ Yes ___ No

7. Effect on operation and maintenance costs: N/A

8. Effect on contract completion date: No

*Linda Gorton*_____
Mayor*8/15/2025*_____
Date

Proposal Request

PR#: 001

Project: LFD Paramedicine

Date: April 22, 2025

LFUCG has requested that BMI Builds prepare a formal cost proposal to complete work associated with the following items, to be added to the original project scope. Please provide a labor/material breakdown for each item for review, if applicable.

This proposal request does not indicate a notice-to-proceed for the work outlined below.

PR #1: Misc. Items

- 1) Existing Water Line Location (See RF12)
 - a) Demo existing vertical entry of water line, from below slab to ceiling above
 - b) Route waterline entrance below slab to new turn up location.
 - c) Turn up in new stud wall and tie to existing water line piping above ceiling.
- 2) Ceiling Infill @ Exhaust Shaft Location (See RF12)
 - a) Construct a new 2x wood framed, flat gyp board soffit to cover existing opening.
 - b) Install a ceiling fan junction box in the center of the new soffit
 - c) Install new MC cable whip from fan location to new switch location. New switch to be located on either of the long walls. Field verify which wall will provide the easiest routing for new power.
 - d) Utilize existing power at this location to power the fan.
 - e) Provide blank cover for fan junction box.
- 3) Ice Maker Connection
 - a) Provide ice maker water box connection for new refrigerator in Breakroom.
 - b) See attached for location.

BMI Builds LLC
156 Rocky Waters Way
Georgetown, KY 40324
8599131101
Office@BMIBuilds.com



Estimate

ADDRESS

LFUCG
200 Main Street
Lexington, United States

ESTIMATE # 1128

DATE 06/01/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	PR1 LFD Paramedicine			
Services	A. LVT flooring throughout	1	12,000.00	12,000.00
Services	B. Main water line relocation, saw cut flooring, move line to new stud wall,	1	1,000.00	1,000.00
Services	C. Ceiling infill, frame up box, finish with drywall, install new fan, run new electric line to wall switch, unable to use existing power they were on shared circuit.	1	800.00	800.00
Services	D. Add Ice maker in new kitchen area, no charge	1	0.00	0.00
Services	E. Wet-seal all store front windows	1	2,800.00	2,800.00
TOTAL				\$16,600.00

Proposal Request

PR#: 002
Project: LFD Paramedicine
Date: June 27, 2025

LFUCG has requested that BMI Builds prepare a formal cost proposal to complete work associated with the following items, to be added to the original project scope. Please provide a labor/material breakdown for each item for review, if applicable.

This proposal request does not indicate a notice-to-proceed for the work outlined below.

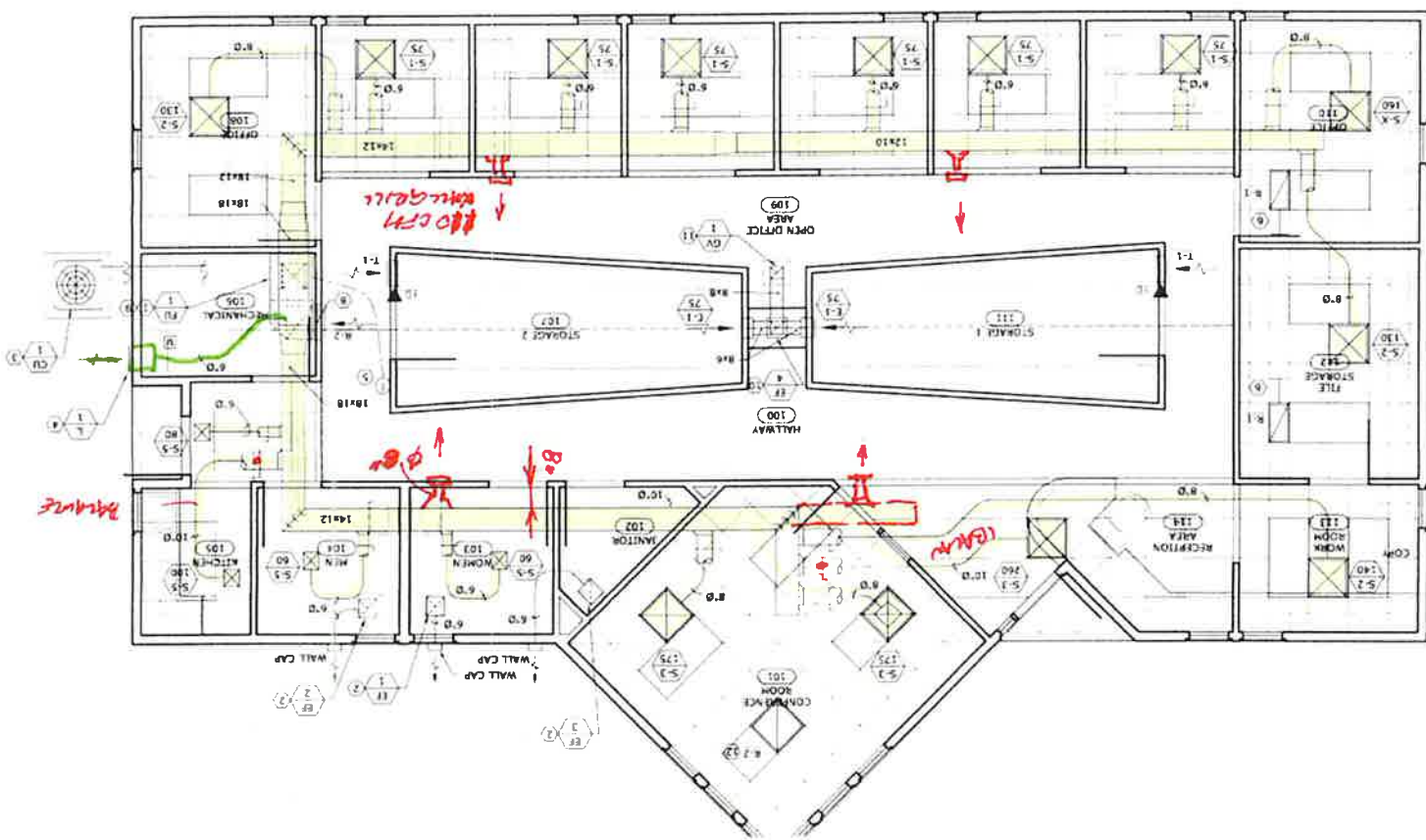
PR #2A: HVAC Air Distribution Modifications

- A. Provide and install (4) additional side wall supply registers and associated ductwork in order to provide more conditioned air to the open office area. 110cfm per register.
- B. Centerline of new supply registers to align with centerline of existing linear wall mounted light fixtures.
- C. Provide and install (1) transfer grille between Open Office Area [109] and Women [103].
- D. Rebalance the existing duct system to accommodate the additional supply registers.
- E. Refer to attached sketch for duct modifications.

PR #2B: New Gas Line Tap-On Location

- A. Tap onto existing gas line just after the gas meter and provide quick disconnect for future "Blackstone" grill connection. Coordinate requirements with owner provided grill – "Blackstone" brand

2250
 08-6X 140
 08-6X 140
 08-6X 140



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156 Rocky Waters Way
Georgetown, KY 40324
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Office@BMIBuilds.com



Estimate

ADDRESS

LFUCG
200 Main Street
Lexington, United States

ESTIMATE # 1138

DATE 07/21/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	PR002 itemized			
Services	HVAC vents in main area	1	3,300.00	3,300.00
Services	Gas line extension with shut off valve, exterior grill	1	500.00	500.00
Services	Sign by door remove, cut, reinstall, touch up holes/paint	1	300.00	300.00
Services	Storage room ceiling light, rewire/bypass ballast and install new bulbs	1	200.00	200.00
Services	Radon fan, pull new wire, add new circuit.	1	350.00	350.00
TOTAL				\$4,650.00

Accepted By

Accepted Date

MR.HVAC, LLC

1157 Commercial Drive
Lexington, KY 40505
Lexington, Kentucky 40505
(859)421-2770 or (859) 539-7222
office@mrhvack.com | <http://www.mrhvack.com/>



Heating, Ventilation
& Air Conditioning

RECIPIENT:

BMI Builds, LLC

34 North Main Street
Winchester, Kentucky 40391
Phone: 859-913-1101

SERVICE ADDRESS:

117 Cisco Road
Lexington, Kentucky 40504

Quote #3149

Sent on 06/13/2025
Customer PO 117 Cisco Road

Total \$3,300.00

Product/Service	Description	Unit Price	Total
Adding supply runs to the open office area	Installing four 6" supply runs to serve open office area. Adjusting existing balance dampers to meet 2000 CFM system criteria. Checking for proper operation and airflow.	\$0.00	\$0.00
Total Price	Total represents all materials, parts, and labor.	\$3,300.00	\$3,300.00
Total			\$3,300.00

Specific Conditions:

- * This quote is valid for the next 30 days, after which values may be subject to change.
- * Upon approval of this quote, all work will be preformed during the work week Monday - Friday and during normal business hours. Work will not be preformed on holidays.
- * A LATE PAYMENT FEE OF 18% OF TOTAL AMOUNT WILL BE ADDED TO THE UNPAID BALANCE AFTER 30 DAYS.