

JUSTIFICATION FOR CHANGE

PROJECT: Armstrong Mill Shared Use Path

CONTRACT NO. 415-2023

CONTRACT MODIFICATION NO.: 1

1. Necessity for change: Original contract included 4 parcels of right of way acquisition, but 8 more are required now. Unforeseen plan revisions were required due to utility locations, topography, and traffic signal upgrades for pedestrian mobility. Original contract did not include bidding assistance services.
2. Is proposed change an alternate bid? ___ Yes ___ ☒ No
3. Will proposed change alter the physical size of the project? ___ Yes ___ ☒ No
If "Yes", explain.
4. Effect of this change on other prime contractors: N/A
5. Has consent of surety been obtained? ___ Yes ___ ☒ Not Necessary
6. Will this change affect expiration or extent of insurance coverage? ___ Yes ___ ☒ 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: N/A

Mayor_____
Date

CONTRACT HISTORY FORM

Project Name: Armstrong Mill Shared Use Path

Contractor: Banks Engineering, Inc.

Contract Number and Date: 415-2023 07/15/25

Responsible LFUCG Division: Engineering

CONTRACT AND MODIFICATION DETAILS

A. Original Contract Amount:	\$	<u>199,325.00</u>	
Next Lowest Bid Amount:			
B. Amount of Selected Alternate or Phase:	\$	<u></u>	
C. Cumulative Amount of All Previous Alternates or Phases:	\$	<u>199,325.00</u>	
D. Amended Contract Amount:	\$	<u>199,325.00</u>	
E. Cumulative Amount of All Previous Change Orders:	\$	<u>0.00</u>	<u>0.0%</u> <small>(Line E / Line D)</small>
F. Amount of This Change Order:	\$	<u>50,000.00</u>	<u>25.1%</u> <small>(Line F / Line D)</small>
G. Total Contract Amount:	\$	<u>249,325.00</u>	

SIGNATURES

Project Manager:



Date: 7/8/25

Reviewed by:



Date: 07/14/25

Division Director:



Date: 7/14/25



June 20, 2025

Mr. Ryan Hughes, PE
Lexington Fayette Urban County Government
Division of Engineering
101 East Vine Street, 4th Floor
Lexington, KY 40507

RE: Proposal for Additional Services
Armstrong Mill Shared Use Path Project

Mr. Hughes:

Banks Engineering is pleased to present this proposal for additional services related to the design of the Armstrong Mill Shared Use Path. Based on recent discussions and the course of the project design phase, we have and will be performing services beyond the scope of our original agreement. Changes to our scope involve the following work elements:

1. Eight additional right-of-way parcels; our original agreement was based on 4 parcels, and we now have 12.
2. Several major plan revisions in Trail 3 due to changed direction from the Division of Engineering (DOE), primarily related to avoidance of utility impacts (alignment revisions, retaining wall alternates, trail widths, etc.)
3. Addition of two pedestrian signals and a section of underground conduit and junction boxes.
4. Potential design changes due to utility relocations or right-of-way acquisition issues (all work under this item would be done only after receiving prior approval from LFUCG).
5. Bidding Services consisting of responses to bidders' questions, review of the bids, and making a recommendation for award.

Construction administration services will be included in future construction funding and are not part of this proposal. Manhours have been tracked for item 2 above and estimated for items 3 and 4. For item 1, we used the same hours per unit as shown in our original production hour worksheet for the 4 assumed parcels.

Below is a summary of the proposed fees for the work included in this proposal, as detailed in the attached spreadsheets:

8 additional parcels:	\$6,000
Alignment revisions:	\$20,865
Pedestrian signals, conduit, and junction boxes:	\$3,120
Potential design changes	\$15,500
Bidding services:	<u>\$4,515</u>
Total Additional Fees:	\$50,000

Mr. Ryan Hughes, PE
June 20, 2025
Page 2

Please review this proposal at your convenience and contact me with any questions or comments. Thank you for the opportunity to continue our work with you on this project.

Very truly yours,
Banks Engineering, Inc.

A handwritten signature in dark ink that reads "John B. Steinmetz". The signature is written in a cursive style with a large, stylized 'J' and a long, sweeping underline.

John B. Steinmetz, P.E.
Senior Engineer

23041

SECTION 1: PROJECT INFORMATION

DATE:	Jun 20, 2025	COUNTY:	Fayette	ITEM #:	07-00448
PROJECT:	Armstrong Mill Shared Use Path				
DESC:	Change Order Fee Computations				

SECTION 2: BUDGET INFORMATION

FEE CONSIDERATIONS	PROPOSED HOURS	NEGOTIATED HOURS	AVERAGE RATE	ESTIMATED COST
Survey			\$ 36.75	\$ -
Preliminary Line & Grade			\$ 56.50	\$ -
Utility Coordination			\$ 70.00	\$ -
Right of Way Plans	40		\$ 52.63	\$ 2,105.20
Final Plans	202.5		\$ 68.42	\$ 13,854.26
Meetings			\$ 70.00	\$ -
Public Involvement			\$ 64.50	\$ -
QA / QC			\$ 70.00	\$ -
Construction Services	24		\$ 66.00	\$ 1,584.00
				\$ -
TOTAL PRODUCTION HOURS & PAYROLL	266.5			\$ 17,543.46

OVERHEAD (147.83 %)	\$ 25,934.85
PROFIT (15.00 %)	\$ 6,521.75
COST OF MONEY (%)	\$ -


DIRECT COSTS	AMOUNT
TOTAL DIRECT COSTS	\$ -

SUBCONSULTANTS	AMOUNT
	\$ -
	\$ -
TOTAL SUBCONSULTANTS	\$ -

TOTAL FEE	\$ 50,000
------------------	------------------

*Rounded to the nearest dollar

SECTION 3: SIGNATURE

FIRM NAME: Banks Engineering, Inc.		SIGNED BY: John B. Steinmetz	
		Senior Engineer	6/20/2025
CONSULTANT SIGNATURE		TITLE	DATE
PROFESSIONAL SERVICES SIGNATURE		TITLE	DATE

COUNTY	<u>Fayette</u>	PROJECT TYPE	<u>Shared Use Path Design</u>
ROUTE	<u>Armstrong Mill Road</u>	CONSULTANT	<u>Banks Engineering, Inc.</u>
DESC	<u>Shared Use Path Connections</u>	REVIEWED BY	
	<u>Change Order Manhour Estimate</u>	PREPARED BY	<u>John Steinmetz</u>

SURVEY						
No.	ITEM	CREW	UNIT	AMOUNT	HRS/UNIT	HOURS
RECONNAISSANCE						
1	Control - (existing)	1	Mile		2	0
2	Utilities - (data gathering, identification & contact)	1	No.		1	0
3	Drainage - (sink holes, streams, pipes, etc.)	1	Mile		2	0
CONTROL						
4	Horizontal	2	Mile		3	0
5	Vertical	2	Mile		3	0
6	Process data	1	Mile		2	0
PLANIMETRIC SURVEY						
7	Planimetric location <i>(complete)</i>	2	Mile		12	0
8	Subsurface Utility Engineering, Quality Levels C & D	1	Mile		8	0
9	Subsurface Utility Engineering, Quality Level B	1	LS			0
10	Subsurface Utility Engineering, Quality Level A	1	Mile		80	0
11	Process data	1	Mile		20	0
TERRAIN SURVEY						
12	DTM data collection <i>(Items 11-18 not required if used)</i>	2	Acre		2	0
13	Verify terrain model accuracy	2	Mile			0
14	Tie-ins	2	No.			0
15	Drainage situations survey (Bridge)	2	No.			0
16	Drainage situations survey (Culvert)	2	No.			0
17	Drainage pipe section (non-situation size)	2	No.			0
18	Flood plain data	2	No.			0
19	Railroad Surveys	2	No.			0
20	Additional necessary DTM data <i>(specify pickup or update)</i>	2	Acre			0
21	Process data	1	Mile		20	0
ESTABLISH PROPERTY LINES & OWNERSHIP						
22	Contact & Interview Property Owners	1	Parcel		0.1	0
23	Field tie property lines/corners	2	Parcel		0.25	0
STAKING						
24	Stake centerlines, approaches, detours	2	Mile			0
25	Stake core holes - structures <i>(unit is per structure)</i>	2	No.			0
26	Stake core holes - roadway <i>(unit is per core hole)</i>	2	No.		0.3	0
SURVEY MISCELLANEOUS						
27	Determine roadway elevations (Crown and EP)	2	Mile			0
28	Environmental areas	2	No.			0
29						0
SURVEY TOTAL						0

COUNTY	<u>Fayette</u>	PROJECT TYPE	<u>Shared Use Path Design</u>			
ROUTE	<u>Armstrong Mill Road</u>	CONSULTANT	<u>Banks Engineering, Inc.</u>			
DESC	<u>Shared Use Path Connections</u>	REVIEWED BY				
	<u>Change Order Manhour Estimate</u>	PREPARED BY	<u>John Steinmetz</u>			

PRELIMINARY LINE AND GRADE						
No.	ITEM	UNIT	AMOUNT	HRS/UNIT	HOURS	
30	Computer setup	LS		4	0	
31	Prepare existing manuscripts	Mile		9	0	
32	Establish approximate property lines and ownership	Parcel		0.63	0	
33	Study and develop typical sections	No.		4	0	
34	Study and develop horizontal alignments	Mile		24	0	
35	Study and develop vertical alignments	Mile		24	0	
36	Create and evaluate proposed roadway models	Mile		30	0	
37	Design entrances	No.		8	0	
38	Pre-size pipes (all alternates)	No.		1	0	
39	Pre-size culverts (all alternates)	No.			0	
40	Pre-size bridges (all alternates)	No.			0	
41a	Conduct Traffic Engineering Analysis (Basic; Highway Capacity Manual Proc	Intersection			0	
41b	Conduct Traffic Engineering Analysis (Advanced; Micro-simulation)	Intersection			0	
42	Study and development of interchange	No.			0	
43	Study and development of intersection	No.		1	0	
44	Study and develop maintenance of traffic plan	LS		32	0	
45	Plot/print copies of plans for team meeting and inspections	LS		4	0	
46	Calculate preliminary quantities and develop cost estimates	Alt.		12	0	
47	Revise plans and estimates	LS		20	0	
48	Preliminary Right of Way with taking areas	Parcel		1	0	
49	Prepare Design Executive Summary	LS		8	0	
50	Develop/document "Avoidance Alternatives to Water Related Impacts"	LS		8	0	
PRELIMINARY LINE & GRADE MISCELLANEOUS						
51	Drainage studies to assess impacts of placing fill in "basins"	No.		8	0	
52	Develop / assess alternatives at existing retaining wall	No.		4	0	
53		LS			0	
54					0	
55					0	
PRELIMINARY LINE AND GRADE TOTAL					0	
UTILITY COORDINATION						
No.	ITEM	PERSONS	UNIT	AMOUNT	HRS/UNIT	HOURS
56	Utility Coordination Meeting	2	No.		2	0
57	Develop Utility Relocation Layout Sheets (1"=200')		Mile			0
58	Develop Utility Relocation Plans (1"=50')		Mile			0
UTILITY COORDINATION MISCELLANEOUS						
59	BUD and utility coordination for locates		LS		4	0
UTILITY COORDINATION TOTAL					0	

COUNTY	<u>Fayette</u>	PROJECT TYPE	<u>Shared Use Path Design</u>		
ROUTE	<u>Armstrong Mill Road</u>	CONSULTANT	<u>Banks Engineering, Inc.</u>		
DESC	<u>Shared Use Path Connections</u>	REVIEWED BY			
	<u>Change Order Manhour Estimate</u>	PREPARED BY	<u>John Steinmetz</u>		
RIGHT OF WAY PLANS					
No.	ITEM	UNIT	AMOUNT	HRS/UNIT	HOURS
60	Deed research	Parcel		0.12	0
61	Establish property and ownership	Parcel		0.25	0
62	Calculate Right of Way	Parcel	8	1	8
63	Prepare legal descriptions	Parcel	8	3	24
64	Complete Right of Way summary sheet	Parcel	8	1	8
65	Generate Right of Way strip map (scale 1" = 100')	Sheet		8	0
66	Prepare Right of Way Plans Submittal	LS		4	0
67	Right of Way revisions after Right of Way submittal	LS		4	0
R/W PLANS MISCELLANEOUS					
68		LS	0		0
69		Parcel	0		0
70		Parcel	0		0
71					
72					
RIGHT OF WAY PLANS TOTAL					40
FINAL PLAN PREPARATION					
No.	ITEM	UNIT	AMOUNT	HRS/UNIT	HOURS
80	Computer setup	LS			0
81	Update existing topography and terrain model	Mile		8	0
82	Refine alignments (horizontal & vertical) - from timesheets	LS	1	107	107
83	Refine alignments (if necessary) - from utility and R/W issues	LS	1	79.5	79.5
84	Finalize templates & transitions	No.		2	0
85	Develop final roadway model	Mile		4	0
86	Develop proposed design	Mile		30	0
87	Generate plan sheets (scale 1" = 20')	Sheet		1	0
88	Generate profile sheets (scale 1" = 20')	Sheet		2	0
89	Detail cross sections (scale 1" = 5')	No.		0.5	0
90	Design entrances	No.		4	0
91	Revise roadway plans from soils report	Mile			0
DRAINAGE					
92	Develop pipe sections (< 54")	No.		1.6	0
93	Develop drainage system map	Mile		6	0
94	Develop drainage situation (bridge)	No.			0
95	Develop drainage situation (culvert)	No.			0
96	Develop blue line stream channel change (=> 200')	No.			0
97	Drainage analysis (entrance pipes)	No.			0
98	Drainage analysis (A <= 200 acres)	No.		2.2	0
99	Drainage analysis (200 acres < A < 1.0 sq. mile)	No.			0
100	Drainage analysis (A => 1.0 sq. mile) level 1 analysis	No.			0
101	Drainage analysis (A => 1.0 sq. mile) level 2 analysis	No.			0
102	Drainage analysis (A => 1.0 sq. mile) level 3 analysis	No.			0
103	Special drainage studies	No.		16	0
104	Roadway ditches and channels	Mile		16	0
105	Develop Erosion Control Plan	Mile		12	0
106	Inlet spacing calculations	No.			0
107	Storm sewers calculations	No.		2	0
108	Perform scour analysis	No.			0
109	Assemble preliminary and final drainage folders	LS			0
110	Prepare advanced situation folder - bridge	No.			0
111	Prepare advanced situation folder - culvert	No.			0

COUNTY	<u>Fayette</u>	PROJECT TYPE	<u>Shared Use Path Design</u>			
ROUTE	<u>Armstrong Mill Road</u>	CONSULTANT	<u>Banks Engineering, Inc.</u>			
DESC	<u>Shared Use Path Connections</u>	REVIEWED BY				
	<u>Change Order Manhour Estimate</u>	PREPARED BY	<u>John Steinmetz</u>			

FINAL PLAN PREPARATION (Continued)						
No.	ITEM	UNIT	AMOUNT	HRS/UNIT	HOURS	
116	Prepare layout sheet	LS		4	0	
117	Prepare typical sections	No.		2	0	
118	Prepare Interchange geometric approval	No.			0	
119	Prepare intersection geometric approval	No.			0	
120	Prepare coordinate control sheet	Mile		8	0	
121	Prepare elevation developments	No.			0	
122	Prepare striping plan	No.		8	0	
123	Calculate final quantities	Mile		9	0	
124	Complete general summary	LS		4	0	
125	Complete paving summary	LS		4	0	
126	Complete drainage summary	LS		4	0	
127	Complete pavement under-drain summary	LS			0	
128	Prepare cost estimate	LS		6	0	
129	Plot/print copies of plans	LS		4	0	
130	Plan revisions	Mile		12	0	
131	Prepare final construction plans submittal	LS		4	0	
MAINTENANCE OF TRAFFIC						
132	Write maintenance of traffic notes (TCP)	LS		8	0	
133	Prepare construction phasing plans	Mile		12	0	
134	Develop diversion plan sheets	Sheet			0	
135	Develop diversion profile sheets	Sheet			0	
136	Develop diversion cross sections	No.			0	
137	Develop temporary drainage	No.			0	
FINAL PLANS MISCELLANEOUS						
138	Document available rock quantities	LS		4	0	
139	Geotechnical - assume 20 rock soundings plus boring at existing wall	LS		8	0	
140	Environmental investigations	LS		16	0	
141	SUP Signage Plan	LS		8	0	
142	Prepare specifications	LS		32	0	
143	Pedestrian signals, conduit, and junction boxes	LS	1	16	16	
FINAL PLANS TOTAL						202.5
MEETINGS						
No.	ITEM	PERSONS	UNIT	AMOUNT	HRS/UNIT	HOURS
150	Prelim. line and grade inspection	2	No.		3	0
151	Drainage inspection	2	No.		3	0
152	Final inspection	2	No.		4	0
153	Misc. project coordination meetings	2	No.		2	0
154	Project team meetings	2	No.		2	0
MEETINGS MISCELLANEOUS						
155	Value Engineering Study		LS			0
156	Constructability Review		LS		4	0
MEETINGS TOTAL						0

COUNTY	<u>Fayette</u>	PROJECT TYPE	<u>Shared Use Path Design</u>
ROUTE	<u>Armstrong Mill Road</u>	CONSULTANT	<u>Banks Engineering, Inc.</u>
DESC	<u>Shared Use Path Connections</u>	REVIEWED BY	
	<u>Change Order Manhour Estimate</u>	PREPARED BY	<u>John Steinmetz</u>

PUBLIC INVOLVEMENT						
No.	ITEM	PERSONS	UNIT	AMOUNT	HRS/UNIT	HOURS
160	Develop and Maintain Mailing List	1	LS		2	0
161	Prepare for Advisory Committee/Officials Meeting	2	No.		2	0
162	Attend Advisory Committee/Officials Meeting	3	No.		3	0
163	Prepare for Public Meetings/Hearings	2	No.		2	0
164	Attend Public Meetings/Hearings	2	No.		4	0
165	Prepare and Distribute Newsletter	1	No.			0
166	Property owner coordination	1	No.		1	0
PUBLIC INVOLVEMENT MISCELLANEOUS						
167						0
168						0
169						
PUBLIC INVOLVEMENT TOTAL						0
QA/QC						
No.	ITEM		UNIT	AMOUNT	HRS/UNIT	HOURS
180	Plan review		No.		3	0
181	Structure review		LS			0
QA/QC TOTAL						0
CONSTRUCTION PHASE SERVICES						
No.	ITEM		UNIT	AMOUNT	HRS/UNIT	HOURS
182	Bidding Services		LS	1	24	24
183	Construction Inspection		LS	0		0
CONSTRUCTION SERVICES TOTAL						24
PRODUCTION-HOUR SUMMARY						
SURVEY TOTAL						0
LINE AND GRADE TOTAL						0
UTILITY COORDINATION TOTAL						0
RIGHT OF WAY PLANS TOTAL						40
FINAL PLANS TOTAL						202.5
MEETINGS TOTAL						0
PUBLIC INVOLVEMENT TOTAL						0
QA/QC TOTAL						0
CONSTRUCTION SERVICES TOTAL						24
GRAND TOTAL						266.5