



AIA®

## Document G701® – 2017

**Change Order****PROJECT:** *(Name and address)*

Keller Sports Park Renovations  
Keller Park  
Keller, TX

**CONTRACT INFORMATION:**

Contract For: General Construction  
Date: 12-13-2023

**CHANGE ORDER INFORMATION:**

Change Order Number: 003  
Date: 11-20-2025

**OWNER:** *(Name and address)*

City of Keller  
PO Box 770  
Keller, Texas 76244

**ARCHITECT:** *(Name and address)*

Parkhill  
640 Taylor Street, Suite 1900  
Forth Worth, Texas 76102

**CONTRACTOR:** *(Name and address)*

Dean Electric DBA Dean Construction  
701 Hall Street  
Cedar Hill, Texas 75104

**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.)*

- Additional Trail at Soccer Complex
- 6 Stall Restroom Building
- Field ID and Net Signs at Soccer and Legacy Field
- Removable Bollards and Pedestrian Only Signs
- Replace Batting Cages including Concrete, Paint, Windscreen and Syn Turf
- Field 12 Improvements including Paint and new fabric on backstop
- Acoustical Tile at Field House • Monument Entry Sign • Field Lighting Controls
- Maintenance Yard Improvements
- Contingency Fund

Contractor label to be replaced with Construction Manager "CMAR".

Please refer to attached Exhibit A for cost breakdown.

The original Contract Sum was	\$ 30,901,603.73
The net change by previously authorized Change Orders	\$ 4,886,207.32
The Contract Sum prior to this Change Order was	\$ 35,787,811.05
The Contract Sum will be increased by this Change Order in the amount of	\$ 2,488,997.00
The new Contract Sum including this Change Order will be	\$ 38,276,808.05

The Contract Time will be increased by Two Hundred Forty (240) days.

The new date of Substantial Completion will be 7 months after approval.

**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.

PARKHILL

ARCHITECT *(Signature)*

BY: Clint Wofford, RLA | Landscape  
Architect | Partner

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

*Date*

DEAN CONSTRUCTION

CONTRACTOR *(Signature)*

BY: Greg Firebaugh | President

*(Printed name and title)*

*Date*

CITY OF KELLER

OWNER *(Signature)*

BY: Aaron Rector | Interim City  
Manager

*(Printed name and title)*

*Date*

## EXHIBIT A

### OPINION OF PROBABLE CONSTRUCTION COSTS KELLER SPORTS PARK RENOVATIONS

ADDITIONAL TRAIL AT SOCCER COMPLEX		\$64,275.00
6 STALL RESTROOM BUILDING		\$818,420.00
FIELD ID AND NET SIGNS AT SOCCER AND LEGACY FIELD		\$6,820.00
REMOVABLE BOLLARDS AND PEDESTRIAN ONLY SIGNS		\$23,730.00
BATTING CAGES CONCRETE, PAINT, WINDSCREENS & CARPET		\$427,623.00
FIELD 12 IMPROVEMENTS OPTION 2 (FENCE, DUGOUTS, BACKSTOP & MOWSTRIP)		\$205,200.00
ACCOUSTICLE TILE AT FIELDHOUSE		\$21,630.00
MONUMENT ENTRY SIGN		\$122,060.00
FIELD LIGHTING CONTROLS		\$113,800.00
MAINTENANCE YARD IMPROVEMENTS		\$566,915.00
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	<b>Subtotal</b>	<b>\$2,370,473.00</b>
Contingency (5%)		\$118,524.00
	<b>Total</b>	<b>\$2,488,997.00</b>