



Greenfield Engineering & Planning

10 South State Street

Greenfield, IN 46140

Phone: (317) 477-4320

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February 10, 2026

Board of Public Works and Safety
10 S. State Street
Greenfield, IN 46140

Re: Riley Arts Trail (INDOT Contract R-41318)
INDOT Invoice for non-participating items covering Change Orders No. 22 and 24

Dear Members,

Greenfield is having INDOT construct the Riley Literary Trail (Agreement dated 11/17/2020). There have been multiple change orders that have surfaced. Staff has discussed these issues with INDOT and the contractor, Morpey Construction, in regular progress meetings. The project had a substantial completion inspection on February 3. This item covers change orders 22 and 24.

Staff has met with the design engineer, Lochmueller, on changes that involve errors and omissions issues. A credit from the designer for \$27,000 is elsewhere on the agenda for this meeting.

Change Order #22 Diamond Dowels. Per the recommendation of INDOT, this zero dollar change order is being created to attach a special provision to contract R-41318 for the Diamond Dowels called out on plan page #37. As this is a material that is not utilized on INDOT contracts, there are currently no provisions for the incorporation of such materials into contract pay items.

Impact: This Special provision gives instructions on how to handle payment and testing requirements for the Diamond Dowel item and will allow the INDOT Materials Department to modify the testing requirements for the concrete items which utilized these dowels. As this is a zero dollar change order, there will be no cost to the contract. The Department has deemed these changes reasonable and no time will be added to the contract for this issue.

The Summary of the Change Order is that Ratio used a special dowel for the sidewalk that INDOT has no material record option for. INDOT doesn't want to change the system because they're switching from Sitemanager to AWP. This Change Order provides a paper trail to prove that the designer and INDOT testing is ok with using this dowel so we can close out the contract.

Change Order #24 Over/Under of Final Quantities. Over/Under Change Orders are made by INDOT to adjust the purchase order at the end of the contract for items that deviated from their planned quantity by \$20,000 or more.

The largest deviation on the contract was for Structural Soil. This was a Root Growth layer of soil to be

installed under the sidewalk that was eliminated due to utility conflicts in two of the three sections that it was planned to be installed. The elimination of these quantities saved \$132,471.80, representing about one half of our total contract underrun.

Some of the other items include the Pavement removal and borrow which seem to have been overestimated quantities, and the change order item for C900 watertight pipe which was a 'worst case scenario' quantity where we did not need to utilize all of it.

The concrete items were a shifting of quantities to fit site conditions and mostly balanced each other out.

An updated summary of the Morphey Construction contract is as follows:

		Date Approved	
Original Contract	\$3,896,000.00		
Change Order No. 1*	\$ 37,640.33	1-Sep-24	Storm Structure Modifications
Change Order No. 2*	\$ 22,929.70	22-Oct-24	C900 Watertight Pipe
Change Order No. 3	\$ 76.96	12-Nov-24	Const. Change #3 Wall Edits
Change Order No. 4	\$ 12,038.40	12-Nov-24	Cane Detectable Barriers
Change Order No. 5*	\$ 7,966.29	12-Nov-25	Structure Waterproofing
Change Order No. 6	\$4,918.46	22-Oct-24	Basement Plate
Change Order No. 7*	\$ 29,210.00	12-Nov-24	Topsoil
Change Order No. 8	\$-	22-Oct-24	North & Penn Time Extension
Change Order No. 9	\$3,787.06	22-Oct-24	Avoid Tunnel
Change Order No. 10	\$ 18,443.84	12-Nov-24	Deep Structure #20A
Change Order No. 11	\$ 57,778.01	25-Mar-25	Misc. Underground Conflicts
Change Order No. 12	\$ 2,258.58	8-Apr-25	Trench Drain Storm System Connection
Change Order No. 13	\$ 9,726.29	13-May-25	Roof Drains
Change Order No. 14	\$ 4,327.87	8-Apr-25	Pipe Grout by Structure #17
Change Order No. 15	\$(10,000.00)	8-Apr-25	Wall Alignment Credit
Change Order No. 16*	\$ 8,615.45	27-May-25	Catch Basin Correction
Change Order No. 17*	\$ 7,587.74	23-Sep-25	Additional Casting @ North & 9
Change Order No. 18*	\$ 6,170.71	23-Sep-25	Concrete removal Rework
Change Order No. 19	\$ 48,712.20	23-Sep-25	City Foundations
Change Order No. 20*	\$ 30,248.83	23-Sep-25	US40 Drain
Change Order No. 21*	\$ 5,329.81	12-Nov-25	Riley Logos
Change Order No. 22	\$0	10-Feb-26	Diamond Dowels
<i>Change Order No. 23</i>	<i>\$0</i>	<i>TBD</i>	<i>Time Extension</i>
Change Order No. 24	\$(286,847.10)	10-Feb-26	Over-Under of Final Quantities
Total Contract	\$ 3,916,909.43		

*Change Orders with Errors and Omissions, potential partial reimbursement from Lochmueller.

Below is an updated Riley Arts Trail project budget:

Resources / Budget	
\$2,976,900.00	Indianapolis Metropolitan Planning Organization (IMPO)
\$1,783,562.00	Stellar Funds
\$ 356,700.00	Park Impact Fees
\$165,150.50	Engineering Budget (Professional Fees encumbered 2025 Egis)
\$104,518.80	Engineering Budget (2024 Encumbrances)
\$16,458.00	Planning Budget (2025 Encumbrances Limestone Benches)
\$53,395.65	Planning Budget (2025 Encumbrances Egis)
\$27,000.00	Credit from Designer (2/10/2026 MOU w/ Lochmueller)
\$5,483,684.95	Total Budget Available
Committed and Expenditures	
\$3,916,919.43	Construction (Morphey) Contract to date (see above)
\$400,900.00	Design (Lochmueller) Contract
\$67,400.00	Design (Lochmueller) Amend 1
\$ 40,900.00	Design (Lochmueller) Amendment 2
\$356,700.00	Inspection (Egis) Contract
\$106,300.00	Limestone Benches
\$2,137.00	Bronze Plaque
\$9,590.00	Interpretive Panels Production
\$4,900,846.43	Total Committed and Expenditures
\$582,838.52	BALANCE FOR FUTURE CHANGE ORDERS AND EXPENDITURES
Anticipated Future Expenditures and Approximate Costs	
\$4,365.00	2—Acknowledgement Signs: 5.5' x 2'
\$8,331.00	30—Concrete Decals with RAT Logo 48"x48"
\$2,400.00	15—Concrete decals for limestone bench art 36" x 36"
\$1,000.00	Riley Arts Trail brochures - 500
\$2,800.00	Software/App for scavenger hunts/programming
\$2,500.00	Walking Tour software for programming
\$3,000.00	Stickers/magnets/RAT trinkets
\$400.00	Sandwich boards w/ sign
\$250.00	Signs for 'Gardens closed for private event'
\$25,046.00	Total Anticipated Future and Approximate costs
\$557,792.52	ANTICIPATED BALANCE ON TOTAL PROJECT

Recommended motion to authorize Change Orders 22 and 24 to Morphey Construction for the Riley Arts Trail in the combined amount of \$286,847.10 Credit.



Glen E. Morrow, PE
City Engineer

Contract No:R -41318

Change Order No.: 022

INDIANA Department of Transportation
Construction Change Order and Time Extension Summary

Page: 1

Contract Information		Contract No.: R -41318	Letting Date:02/15/2024
District:GREENFIELD DISTRICT		AE:Courtney, Kurt	PE/S:Stoner, Chris
Change Order Information		Change Order No.: 022	EWA: N or Force Acct: N
Date Generated: 01/09/2026		Date Approved: 00/00/0000	
Reason Code: ERRORS & OMISSIONS, Special Prov Related			
Description: Diamond Dowel Special Provision			
Original Contract Amount		\$ 3,896,000.00	
Current Change Order Amount		\$ 0.00	Percent: 0.000 %
Total Previous Approved Changes		\$ 307,762.84	Percent: 7.900 %
Total Change To-Date		\$ 307,762.84	Percent: 7.900 %
Modified Contract Amount		\$ 4,203,762.84	
Time Extension Information			
Date Initiated 00/00/0000		Date Completed 00/00/0000	
Original Contract Time		SS Completion Date 00/00/0000 or SS Calendar/Work Days 0	
		SP Date 00/00/0000 or SP Days	
		(SS = Standard Specification, SP = Special Provision)	
Time Element Description:			
Current Time Extension		SS Days 0 SP Days 0	SP Days Value \$ 0.00
Previous Time Approved		SS Days by AE:_____ DCE:_____ SCE:_____ DDCM:_____	
		SS Days _____	SP Days Value \$ _____
Revised Contract Time		SS Completion Date 00/00/0000 or SS Calendar/Work Days 0	
		SS Date 00/00/0000 or SP Days 0	

INDIANA Department of Transportation
Construction Change Order and Time Extension Summary

Review and Approval Information

Required Approval Authority
(\$ per Change Order)
(Days per Contract) AE: _____ DCE: _____ SCE: _____ * DDCM: _____ *
(- LE \$ 250K-) (- LE \$ 750K -) (-- LE \$ 2 M --) (-- GT \$ 2 M --)
(50 SS days) (100 SS days) (200 SS Days) (GT 200 SS days)

Verbal Approval Required? Y / N If Y, by _____ Date Issued _____

Total Change To-Date>5%? Y / N If Y, Copy to Program Budget Manager _____

Scope/Design Recommendation Required? Y / N If Y, Referred to Project Manager(PM) _____
Date to PM _____ Date Returned _____

Approval Authority Concurs with PM? Y / N If Y, Concurrence by _____ Date _____
If N, Resolution: Approved _____ Disapproved _____
Resolved by _____ Date _____

LPA Signatures Required? Y / N If Y, Date to LPA _____ Date Returned _____

FHWA Signatures Required? Y / N If Y, Date to FHWA _____ Date Returned _____

* Field Engineer Recommendation (Required for SCE or DDCM Approval)

Field Engineer _____ Date _____

Comments: _____

Contract No:R -41318

INDIANA

Date:01/28/2026

Change Order No:022

Department of Transportation

Page: 3

Contract: R -41318

Project: State:1801423

Change Order Nbr: 022

Change Order Description: Diamond Dowel Special Provision

Reason Code: ERRORS & OMISSIONS, Special Prov Related

CLN	PCN	PLN	Item Code	Unit	Unit Price	CO Qty	Comment	Amount Change
Total Value for Change Order 022 = \$ 0.00								

Whereas, the Standard Specifications for this contract provides for such work to be performed, the following change is recommended.

General or Standard Change Order Explanation

Entitlement: Per the recommendation of Jim Reilman, this zero dollar change order is being created to attach a special provision to contract R-41318 for the Diamond Dowels called out on plan page #37. As this is a material that is not utilized on INDOT contracts, there are currently no provisions for the incorporation of such materials into contract pay items.

General or Standard Change Order Explanation

Impact: This Special provision gives instructions on how to handle payment and testing requirements for the Diamond Dowel item and will allow the INDOT Materials Department to modify the testing requirements for the concrete items which utilized these dowels. As this is a zero dollar change order, there will be no cost to the contract. The Department has deemed these changes reasonable and no time will be added to the contract for this issue.

Change Order Explanation for Specific Line Item

It is the intent of the parties that this change order is full and complete compensation for the work describe above.

Notification and consent to this change order is hereby acknowledged.

Contractor: Morphey Construction

Signed By: John M

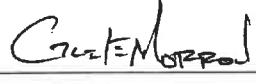
Date: 1/29/2026

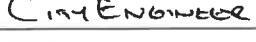
NOTE: Other required State and FHWA signatures will be obtained electronically through the SiteManager system.

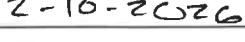
Contract No:R -41318
Change Order No:022

INDIANA
Department of Transportation

Date:01/28/2026
Page: 4


(SIGNATURE)


(TITLE)


(DATE)

(SIGNATURE)

(TITLE)

(DATE)

SUBMITTED FOR CONSIDERATION

PE/S

APPROVED FOR INDIANA DEPARTMENT OF TRANSPORTATION

Approval Level	Name of Approver	Date	Status
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Contract No:R -41318

Change Order No.: 024

INDIANA Department of Transportation

Page: 1

Construction Change Order and Time Extension Summary

Contract Information

District:GREENFIELD DISTRICT

Contract No.: R -41318

AE:Courtney, Kurt

Letting Date:02/15/2024

PE/S:Stoner, Chris

Status:Draft

Change Order Information

Date Generated: 01/14/2026

Change Order No.: 024

Date Approved: 00/00/0000

EWA: N or Force Acct: N

Reason Code: FINAL QUANTITY ADJUSTMENT

Description: Over Under Change Order

Original Contract Amount	\$ 3,896,000.00	
Current Change Order Amount	\$ -286,847.10	Percent: -7.363 %
Total Previous Approved Changes	\$ 307,762.84	Percent: 7.900 %
Total Change To-Date	\$ 20,915.74	Percent: 0.537 %
Modified Contract Amount	\$ 3,916,915.74	

Time Extension Information

Date Initiated 00/00/0000

Date Completed 00/00/0000

Original Contract Time

SS Completion Date 00/00/0000 or SS Calendar/Work Days 0

SP Date 00/00/0000 or SP Days

(SS = Standard Specification, SP = Special Provision)

Time Element Description:

Current Time Extension

SS Days 0 SP Days 0 SP Days Value \$ 0.00

Previous Time Approved

SS Days by AE:_____ DCE:_____ SCE:_____ DDCM:_____

SS Days _____ SP Days Value \$ _____

Revised Contract Time

SS Completion Date 00/00/0000 or SS Calendar/Work Days 0

SS Date 00/00/0000 or SP Days 0

INDIANA Department of Transportation
Construction Change Order and Time Extension Summary

Review and Approval Information

Required Approval Authority
(\$ per Change Order)
(Days per Contract) AE: _____ DCE: _____ SCE: _____ * DDCM: _____ *
(- LE \$ 250K-) (- LE \$ 750K -) (-- LE \$ 2 M --) (-- GT \$ 2 M --)
(50 SS days) (100 SS days) (200 SS Days) (GT 200 SS days)

Verbal Approval Required? Y / N If Y, by _____ Date Issued _____

Total Change To-Date>5%? Y / N If Y, Copy to Program Budget Manager _____

Scope/Design Recommendation Required? Y / N If Y, Referred to Project Manager(PM) _____
Date to PM _____ Date Returned _____

Approval Authority Concurs with PM? Y / N If Y, Concurrence by _____ Date _____
If N, Resolution: Approved _____ Disapproved _____
Resolved by _____ Date _____

LPA Signatures Required? Y / N If Y, Date to LPA _____ Date Returned _____

FHWA Signatures Required? Y / N If Y, Date to FHWA _____ Date Returned _____

* Field Engineer Recommendation (Required for SCE or DDCM Approval)

Field Engineer _____ Date _____

Comments: _____

Contract No:R -41318

INDIANA

Date:01/28/2026

Change Order No:024

Department of Transportation

Page: 3

Contract: R-41318

Project: 1801423 - State:1801423

Change Order Nbr: 024

Change Order Description: Over Under Change Order

Reason Code: FINAL QUANTITY ADJUSTMENT

Contract No:R -41318
Change Order No:024

INDIANA
Department of Transportation

Date:01/28/2026
Page: 4

Supplemental Description2:

Total Value for Change Order 024 = \$ -286,847.10

Whereas, the Standard Specifications for this contract provides for such work to be performed, the following change is recommended.
General or Standard Change Order Explanation

This Change order is to adjust the PO amount for items that are Over or Under their original contract quantity by more than \$20,000. No time will be added or subtracted from the contract, and the department has deemed these changes appropriate and necessary.

Change Order Explanation for Specific Line Item

It is the intent of the parties that this change order is full and complete compensation for the work describe above.
Notification and consent to this change order is hereby acknowledged.

Contractor: Morphey Construction

Signed By: 

Date: 2/5/2026

NOTE: Other required State and FHWA signatures will be obtained electronically through the SiteManager system.

Contract No:R -41318
Change Order No:024

INDIANA
Department of Transportation

Date:01/28/2026
Page: 5

Grant E. Larson
(SIGNATURE)

APPROVED FOR LOCAL PUBLIC AGENCY
City Engineer
(TITLE)

2-10-2026
(DATE)

(SIGNATURE)

(TITLE)

(DATE)

SUBMITTED FOR CONSIDERATION

PE/S

APPROVED FOR INDIANA DEPARTMENT OF TRANSPORTATION

Approval Level	Name of Approver	Date	Status
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