



**Greenfield Engineering & Planning**

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Greenfield, IN 46140  
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April 14, 2026

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

Re: Riley Arts Trail (INDOT Contract R-41318)  
Change Order No. 23

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, Morphey Construction, in regular progress meetings. The project had a substantial completion inspection on February 3. **This time only change order 23- believed to be the final change order. This change order adjusts the completion date to December 10, 2025- any work being performed now in 2026 is considered warranty work.**

**Change Order #23 Time Extension to Substantial and Final Completion Sates.** Morphey and their subcontractors had accomplished a substantial completion date of 8/27/25 with the exception of the trees which needed to be planted along North Street, American Legion, and Riley Ave. This was due to several contributing factors which included:

- A power station demolition along Riley Ave which the city requested that no contract work be done in that section to avoid conflicting work zones. Revision #1 stated that the demolition had an anticipated completion date of 8/31/24, but logistical delays by Duke meant that Morphey was not able to begin work in this section until 3/19/25.
- An RFI requesting to delete the structural soil and Tree pit locations along American Legion due to a utility conflict running parallel with the sidewalk was submitted in August of 2024, but because of DBE involvement and engineering requirements, we were unable to delete the trees and non-participating force account work removed the concrete for the tree pits which finished on 6/27/25. Then on North Street, a shallow gas line prevented Morphey from installing the Structural Soil between the Alley and Pennsylvania and delayed them for 2 weeks in September of 2024. Change Order #13 was generated on 2/6/25 to handle the connection from the unmarked building roof drains to the storm structures under the sidewalk and was signed by the city on 5/13/25.
- We also had an open RFI to change the domed drain castings to ADA compliant castings which became Change order #16 and was signed by the city on 5/27/25. For these reasons, the locations along American Legion, North Street, and Riley Avenue could not be prepped for tree planting by the April 15th deadline laid out in Spec section 622.06.
- The completion date and Construction Stormwater General Permit (CSGP) completion date were

changed to December 10, 2025 as this was ultimately the date that the subcontractor was able to come in and place the plantings. A set amount of days were unable to be provided once it was realized that tree plantings would have to be pushed into the fall of 2025. There were enough impacts with various utilities as well as the work along Riley Avenue. The contractor continued to perform work where they were able, and the agreement from progress meetings seemed to be that no liquidated damages would be held if Morphey continued to make a good effort. The Area Engineer and city of Greenfield agreed with this.

**Completion Date:** Morphey and Bush Landscaping were unable to install trees along the footprint of the contract within the planting season laid out in spec section 622.06 by the end of the spring season of 2025 due to pending Change Order items that had not yet been completed. During that time we were waiting on answers for how to tie in the unmarked roof drain tiles that were discovered in the structural soil excavation along North Street, for Change Order #13, move and grout structure 17 to avoid a fiber optic line conflict for Change Order #14, and modify the domed drain castings along North Street to make them ADA compliant for Change Order #16. Subsequent installation of the trees was completed on December 10th, 2025, following the fall dormancy period. As all other contract work was completed before September, but the Completion date is currently 9/30/25 and the contractors were unable to finish installation of the trees until 12/10/25 we will need to add 71 days to the contract. No monetary compensation will be included in this change order, and the department has deemed this change acceptable.

**Construction Stormwater General Permit (CSGP) Date:** Morphey and Bush Landscaping were unable to install trees along the footprint of the contract within the planting season laid out in spec section 622.06 by the end of the spring season of 2025 due to pending change order items that had not yet been completed. During that time we were waiting on answers for how to tie in the unmarked roof drain tiles that were discovered in the structural soil excavation for Change Order #13, move and grout structure 17 for Change Order #14, and modify the drain castings to make them ADA compliant for Change Order #16. Subsequent installation of the trees was completed on December 10th, 2025, following the fall dormancy period. As the CSGP date is currently 7/12/25 and the contractors were unable to finish installation of the trees until 12/10/25 we will need to add 151 days to the contract. No monetary compensation will be included in this change order, and the department has deemed this change acceptable.

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
<b>Change Order No. 23</b>	<b>\$0</b>	<b>14-Apr-26</b>	<b>Time Extension</b>
Change Order No. 24	\$(286,847.10)	10-Feb-26	Over-Under of Final Quantities
<b>Total Contract</b>	<b>\$ 3,916,909.43</b>		

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

Below is an updated Riley Arts Trail project budget:

	<b>Resources / Budget</b>
\$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 (04/14/2026 MOU w/ Lochmueller)
<b>\$5,483,684.95</b>	<b>Total Budget Available</b>
	<b>Committed and Expenditures</b>
\$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
<b>\$4,900,846.43</b>	<b>Total Committed and Expenditures</b>
<b>\$582,838.52</b>	<b>BALANCE FOR FUTURE CHANGE ORDERS AND EXPENDITURES</b>
	<b>Anticipated Future Expenditures and Approximate Costs</b>
\$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'
<b>\$25,046.00</b>	<b>Total Anticipated Future and Approximate costs</b>
<b>\$557,792.52</b>	<b>ANTICIPATED BALANCE ON TOTAL PROJECT</b>

**Recommended motion to authorize Change Order 23 to Morphey Construction for the Riley Arts Trail in the amount of \$0- Time Extension Only.**

A handwritten signature in blue ink that reads "Glen E. Morrow". The signature is written in a cursive style with a large initial "G".

Glen E. Morrow, PE  
City Engineer

Contract No:R -41318

Change Order No.: 023

**INDIANA Department of Transportation  
Construction Change Order and Time Extension Summary**

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**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: 12/10/2025

Change Order No.: 023

Date Approved: 00/00/0000

EWA: N or Force Acct: N

Reason Code: CHANGED COND, Constructability Related

Description: Time Extension Change Order

Original Contract Amount

\$ 3,896,000.00

Current Change Order Amount

\$ 0.00

Percent: 0.000 %

Total Previous Approved Changes

\$ 20,915.74

Percent: 0.537 %

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 08/25/2025 or SS Calendar/Work Days 0

SP Date 07/15/2024 or SP Days

(SS = Standard Specification, SP = Special Provision)

Time Element Description: Completion Date: Morphey and Bush Landscaping were unable to install trees along the footprint of the contract within the planting season laid out in spec section 622.06 by the end of the spring season of 2025 due to pending change order items that had not yet been completed. During that time we were waiting on answers for how to tie in the unmarked roof drain tiles that were discovered in the structural soil excavation for Change order #13, move and grout structure 17 for Change Order #14, and modify the drain castings to make them ADA compliant for Change Order #16. Subsequent installation of the trees was completed on December 10th, 2025, following the fall dormancy period. As the Completion date is currently 9/30/25 and the contractors were unable to finish installation of the trees until 12/10/25 we will need to add 71 days to the contract. No monetary compensation will be included in this change order, and the department has deemed this change acceptable.

Current Time Extension

SS Days 0 SP Days 151 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 AE: \_\_\_\_\_ DCE: \_\_\_\_\_ SCE: \_\_\_\_\_ \* DDCM: \_\_\_\_\_ \*  
(\$ per Change Order) (- LE \$ 250K-) (- LE \$ 750K - ) ( -- LE \$ 2 M -- ) ( -- GT \$ 2 M -- )  
(Days per Contract) ( 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 Y / N If Y, Referred to Project Manager(PM) \_\_\_\_\_  
Required? \_\_\_\_\_

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  
Change Order No:023

INDIANA  
Department of Transportation

Date:04/08/2026  
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Contract: R -41318  
Project: State:1801423  
Change Order Nbr: 023  
Change Order Description: Time Extension Change Order  
Reason Code: CHANGED COND, Constructability Related

CLN	PCN	PLN	Item Code	Unit	Unit Price	CO Qty	Comment	Amount Change
Total Value for Change Order 023 = \$ 0.00								

**Contract Completion Date Time Adjustment**

Original Completion dt: 08/25/2025      Adj compl dt 12/10/2025      Adj No. of Days 71

Explanation: Completion Date: Morphey and Bush Landscaping were unable to install trees along the footprint of the contract within the planting season laid out in spec section 622.06 by the end of the spring season of 2025 due to pending change order items that had not yet been completed. During that time we were waiting on answers for how to tie in the unmarked roof drain tiles that were discovered in the structural soil excavation for Change order #13, move and grout structure 17 for Change Order #14, and modify the drain castings to make them ADA compliant for Change Order #16. Subsequent installation of the trees was completed on December 10th, 2025, following the fall dormancy period. As the Completion date is currently 9/30/25 and the contractors were unable to finish installation of the trees until 12/10/25 we will need to add 71 days to the contract. No monetary compensation will be included in this change order, and the department has deemed this change acceptable.

**Milestone Time Adjustment**

MileStone Nbr: 01  
Milestone Description: CSGP INTERMEDIATE COMPLETION DATE  
Original Completion dt: 06/06/2025      Adj compl dt 12/10/2025      Adj No. of Days 151

Explanation: CSGP Date: Morphey and Bush Landscaping were unable to install trees along the footprint of the contract within the planting season laid out in spec section 622.06 by the end of the spring season of 2025 due to pending change order items that had not yet been completed. During that time we were waiting on answers for how to tie in the unmarked roof drain tiles that were discovered in the structural soil excavation for Change order #13, move and grout structure 17 for Change Order #14, and modify the drain castings to make them ADA compliant for Change Order #16. Subsequent installation of the trees was completed on December 10th, 2025, following the fall dormancy period. As the CSGP date is currently 7/12/25 and the contractors were unable to finish installation of the trees until 12/10/25 we will need to add 151 days to the contract. No monetary compensation will be included in this change order, and the department has deemed this change acceptable.

**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**

Morphey and their subcontractors had accomplished a substantial completion date of 8/27/25 with the exception of the trees which needed to be planted along North Street, American Legion, and Riley Ave. This was due to several contributing factors which included: A power station demolition along Riley Ave which the city requested that no contract work be done in that section to avoid conflicting work zones. Revision #1 stated that the demolition had an anticipated completion date of 8/31/24, but logistical delays by Duke meant that Morphey was not able to begin work in this section until 3/19/25. An RFI requesting to delete the structural soil and Tree pit locations along American Legion due to a utility conflict running parallel with the sidewalk was submitted in August of 2024, but because of DBE involvement and engineering requirements, we were unable to delete the trees and non-participating force account work removed the concrete for the tree pits which finished on 6/27/25. Then on North street, a shallow gas line prevented Morphey from installing the Structural Soil between the Alley and Pennsylvania and delayed them for 2 weeks in September of 2024. Change Order #13 was generated on 2/6/25 to handle the connection from the unmarked building roof drains to the storm structures under the sidewalk, and was signed by the city on 5/13/25. We also had an open RFI to change the domed drain castings to ADA compliant castings which became Change order #16 and was signed by the city on 5/27/25. For these reasons, the locations along American Legion, North Street, and Riley Avenue could not be prepped for tree planting by the April 15th deadline laid out in Spec section 622.06.

**General or Standard Change Order Explanation**

The completion date and CSGP completion date were changed to December 10, 2025 as this was ultimately the date that the subcontractor was able to come in and place the plantings. A set amount of days were unable to be provided once it was realized that tree plantings would have to be pushed into the fall of 2025. There were enough impacts with various utilities as well as the work along Riley Avenue. The contractor continued to perform work where they were able, and the agreement from progress meetings seemed to be that no liquidated damages would be held if Morphey continued to make a good effort. The Area Engineer and city of Greenfield agreed with this.

**Change Order Explanation for Specific Line Item**

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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.

Contract No:R -41318  
Change Order No:023

INDIANA  
Department of Transportation

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Contractor: \_\_\_\_\_

Signed By: \_\_\_\_\_

Date: \_\_\_\_\_

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

Contract No:R -41318  
Change Order No:023

INDIANA  
Department of Transportation

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\*\*\*\*\*  
APPROVED FOR LOCAL PUBLIC AGENCY

\_\_\_\_\_  
(SIGNATURE)

*Grant E. M...*

(SIGNATURE)

\_\_\_\_\_  
(TITLE)

*CITY ENGINEER*

(TITLE)

\_\_\_\_\_  
(DATE)

*4-14-2026*

(DATE)

\*\*\*\*\*  
SUBMITTED FOR CONSIDERATION

PE/S \_\_\_\_\_

\*\*\*\*\*  
APPROVED FOR INDIANA DEPARTMENT OF TRANSPORTATION

Approval Level	Name of Approver	Date	Status
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