

**CHANGE ORDER NO. 02  
HANGAR SITE IMPROVEMENTS  
TRI-COUNTY AIRPORT (KBCR), FLORIDA**

CHANGE ORDER NO: Two (2)  
CONTRACT DESCRIPTION: Hangar Site Improvements  
CONTRACT DATE: September 23, 2025

CONTRACTOR: Gum Creek Farms  
C.O. ISSUE DATE: December 09, 2025

NO WORK COVERED BY THIS CHANGE ORDER MAY PROCEED UNTIL CONTRACTOR IS IN RECEIPT OF A COPY FULLY EXECUTED BY THE CONTRACTOR, THE OWNER AND THE ENGINEER. IF CONTRACTOR IS IN AGREEMENT WITH THIS CHANGE, HE SHOULD EXECUTE ALL COPIES AND RETURN ALL COPIES TO THE ENGINEER WITHIN SEVEN (7) CALENDAR DAYS. THIS CHANGE WILL INCREASE OR DECREASE THE CONTRACT AMOUNT AND TIME BY THE AMOUNT SHOWN BELOW. THE GENERAL, SUPPLEMENTARY AND OTHER CONDITIONS OF THE CONTRACT SHALL APPLY TO THIS CHANGE ORDER UNLESS EXPRESSLY MODIFIED BY THIS CHANGE ORDER.

**ADJUSTED CONTRACT AMOUNT**

**DESCRIPTION OF CHANGES:**

1. ADD new Pay Item to Schedule A:	ADD	\$ 29,850.00
A. Item 285-3 Revise 8" Limerock to Crushed Concrete Base	1,990 SY @ \$15.00/SY = \$29,850.00	
2. ADD three new Pay Items to Schedule B:	ADD	\$ 72,170.00
A. Item 120-3 Taxiway Subgrade Over-Excavation	906 SY @ \$35.00/SY = \$31,710.00	
B. Item 430-6 6" Underdrain	Lump Sum = \$18,680.00	
C. Item 285-3 Revise 8" Limerock to Crushed Concrete Base	1,452 SY @ \$15.00/SY = \$21,780.00	
Net Change to Contract Amount →		ADD \$ 102,020.00

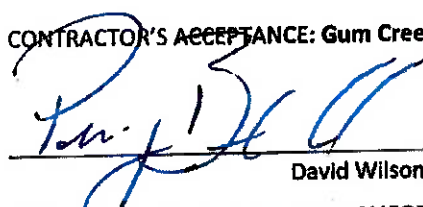
**ADJUSTED CALENDAR DAYS-CONTRACT TIME (NO CHANGE)**

ORIGINAL:	Substantial	Final	NOTICE-TO-PROCEED DATE:	October 13, 2025
TO DATE:	150 Days	180 Days	ADJUSTED SUBSTANTIAL COMPLETION DATE:	April 18, 2026
THIS CHANGE ORDER:	0 Days	0 Days	ADJUSTED FINAL COMPLETION DATE:	May 18, 2026
REVISED:	37 Days	37 Days		
	187 Days	217 Days		

SOURCES OF FUNDING: Florida Department of Transportation #423618-4 (Schedule A) & #448563-1 (Schedule B)	
AMOUNT OF THIS CHANGE ORDER	ADD <u>X</u> DELETE <u>      </u> \$ 102,020.00
ORIGINAL TOTAL CONTRACT AMOUNT	\$ 576,210.00
APPROVED ADDITIONS/DELETIONS TO CONTRACT AMOUNT TO DATE	\$ 652,860.08
REVISED TOTAL CONTRACT AMOUNT	\$ 1,331,090.08
PERCENTAGE CHANGE FROM ORIGINAL CONTRACT AMOUNT	131.01%

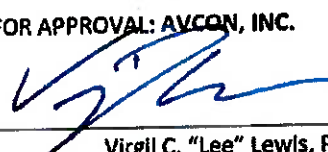
CONTRACTOR ACKNOWLEDGES, BY ITS EXECUTION AND ACCEPTANCE OF THIS CHANGE ORDER, THAT THE ADJUSTMENTS IN CONTRACT PRICE AND TIME SHOWN HEREON CONSTITUTE FULL AND COMPLETE COMPENSATION AND SATISFACTION FOR ALL COSTS AND MODIFICATIONS OF PERFORMANCE TIME INCURRED BY THE CONTRACTOR AS A RESULT OF THIS CHANGE ORDER. NO OTHER CLAIM FOR INCREASED COSTS OF PERFORMANCE OR MODIFICATIONS OF TIME WILL BE GRANTED BY THE OWNER FOR THE WORK COVERED BY THIS CHANGE ORDER. THE CONTRACTOR HEREBY WAIVES AND RELEASES ANY FURTHER CLAIMS FOR COST OR TIME AGAINST THE OWNER ARISING FROM OR RELATING TO THE MATTERS OR WORK SET FORTH OR CONTEMPLATED BY THIS CHANGE ORDER. CONTRACTOR ALSO ACKNOWLEDGES THAT THERE HAS BEEN NO CHANGE IN ITS OPERATIONS, WHICH WOULD REQUIRE A MODIFICATION OF ITS SWORN STATEMENT ON PUBLIC ENTITY CRIMES SUBMITTED WITH ITS BID.

CONTRACTOR'S ACCEPTANCE: Gum Creek Farms, Inc.

  
\_\_\_\_\_  
David Wilson / Perry Bell

12/17/2025  
Date

RECOMMENDED FOR APPROVAL: AVCON, INC.

  
\_\_\_\_\_  
Virgil C. "Lee" Lewis, P.E.

12/9/25  
Date

APPROVED: Tri-County Airport Authority

  
\_\_\_\_\_  
Chair: Jack Locke

1/8/26  
Date

ACKNOWLEDGED: Florida Department of Transportation

  
\_\_\_\_\_  
Quinton Williams

1/8/26  
Date



**AVCON, INC.**

Engineers & Planners

320 Bayshore Drive, Suite A  
Niceville, Florida 32578  
Phone: (850) 678-0050  
[www.avconinc.com](http://www.avconinc.com)

2024.0268.01/RFP #02 ESI 3 Underdrain & Taxiway Subgrade Undercutting

December 2, 2025

Mr. David Wilson  
Gum Creek Farms, Inc.  
1097 Highway 83 North  
DeFuniak Springs, FL 32433

**Reference: Request for Price Proposal No. 02  
ESI 3: Underdrain & Undercut Taxiway Subgrade  
Hangar Site Improvements at Tri-County Airport  
FDOT Grants: 423618-4 & 448563-1**

Dear David:

This Request for Price Proposal (RFP) 02 is provided to address the installation of a 6" underdrain and over-excavation of approximately 2-2.5 ft of subgrade from the taxiway pavement limits to remove unsuitable materials. These improvements are consistent with recent recommendations from our independent geotechnical subconsultant and your quality control geotechnical consultant.

Please review the project revisions issued in ESI # 3 attached and provide proposed unit prices for the new contract items listed. Upon our review and approval, as well as Airport and FDOT concurrence of your proposal, we will formally authorize the changes in the contract.

Please ensure that all information is accurately reflected in the record drawings maintained on the site. Feel free to contact us with any questions or concerns. Thanks for your assistance.

Sincerely,  
AVCON, INC.

Virgil C. "Lee" Lewis, P.E.  
Vice President

cc:	Perry Bell -	Gum Creek Farms, Inc.
	Marc Collins -	Gum Creek Farms, Inc.
	Jack Locke -	Tri-County Airport Authority
	Ross Statham -	Tri-County Airport Authority
	Quinton Williams -	FDOT District 3



**AVCON, INC.**  
**ENGINEERS & PLANNERS**

320 Bayshore Drive, Suite A  
Niceville, FL 32578  
Phone: (850) 678-0050  
Fax: (850) 678-0040  
www.avconinc.com

**ENGINEER'S SUPPLEMENTAL INSTRUCTION (ESI)**

Airport	Tri-County Airport (KBCR)	ESI#:	03
Project	Hangar Site Improvements	Date:	12/02/2025
Engineer	AVCON, INC.		
Contractor	Gum Creek Farms, Inc.		

The Work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents. Prior to proceeding, indicate your acceptance of these instructions as consistent with the Contract Documents.

**DESCRIPTION OF ESI:**

This ESI adds new sheet C-11A which includes direction on new scope for Schedule B:

1. Over-excavate the new taxiway connector subgrade (west of the ditch; to the limits shown on C-11A) a depth of 2-2.5 ft to remove unsuitable soils. All costs associated for this work, including excavation, backfilling with suitable material (i.e. LBR  $\geq$  40), and compacting to required densities shall be included in the lump sum price for Schedule B Pay Item 120-4 **Taxiway Subgrade Over-Excavation**.
2. Install 6" underdrain west of new taxiway connector pavement per plan and details on C-11A. The bottom of the underdrain shall be notched into the underlying hardpan as shown in the details. All costs associated for this work, including excavation & backfilling and furnishing & installing all perforated pipe, clean-outs, clean sand, geotextile fabric, and mitered-end section shall be included in the lump sum price for Schedule B Pay Item 430-6 **6" Underdrain** to be added through change order.

**ATTACHMENTS:**

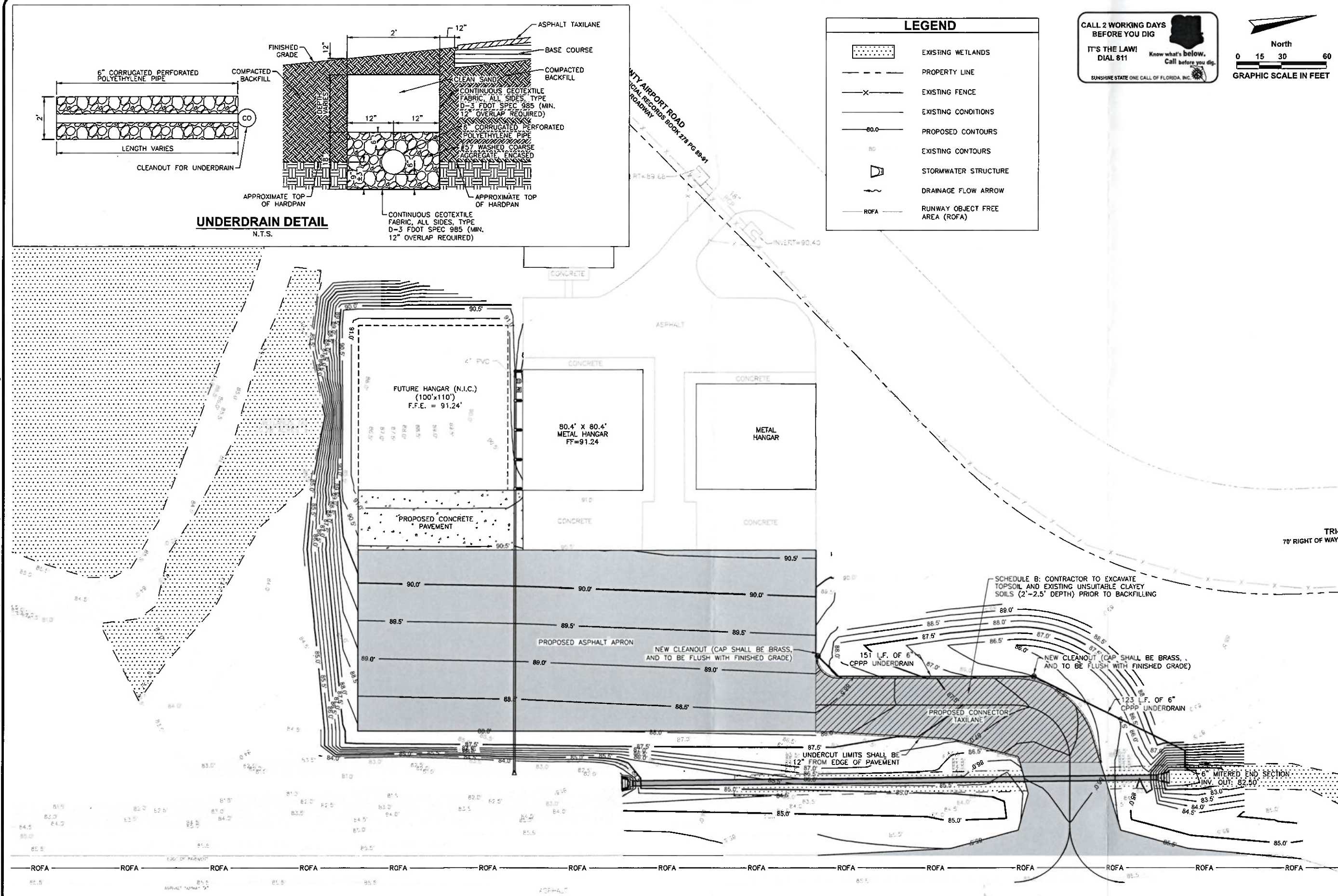
New Sheet C-11A

AVCON, INC.

Virgil C. "Lee" Lewis, P.E.



4:05:40 PM  
12/3/2025  
N:\NICEVILLE-PROJECTS\268-TRI-COUNTY AIRPORT AUTHORITY\2025-0268.03- North Hangar & Apron Expansion\000 CAD\268026803\_UNDERCUT AND UNDERDRAIN.dgn



**UNDERDRAIN DETAIL**  
N.T.S.

**LEGEND**

- EXISTING WETLANDS
- PROPERTY LINE
- EXISTING FENCE
- EXISTING CONDITIONS
- PROPOSED CONTOURS
- EXISTING CONTOURS
- STORMWATER STRUCTURE
- DRAINAGE FLOW ARROW
- RUNWAY OBJECT FREE AREA (ROFA)

CALL 2 WORKING DAYS BEFORE YOU DIG  
IT'S THE LAW! DIAL 811  
Know what's below. Call before you dig.  
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

North  
0 15 30 60  
GRAPHIC SCALE IN FEET

TRI-COUNTRY AIRPORT AUTHORITY  
P.O. BOX 756  
BONIFAY, FLORIDA 32425

**AVCON**  
328 BAYSHORE DRIVE, SUITE 200  
NICEVILLE, FLORIDA 32578  
OFFICE (904) 874-0909  
WWW.AVCONINC.COM

REV	DATE	BY	REVISION
1	12/2/2025	JEC	
2			
3			
4			
5			
6			
7			
8			
9			
10			

**UNDERCUT AND UNDERDRAIN PLAN & DETAILS**

**HANGAR SITE IMPROVEMENTS**

PREPARED FOR  
TRI-COUNTY AIRPORT AUTHORITY

DESIGNED BY: TDN  
DRAWN BY: JEC  
CHECKED BY: TDN  
APPROVED BY: VCL  
PROJECT NO: 2025.268.03  
DATE: DECEMBER 2, 2025

**SHEET NUMBER**  
**C-11A**

ESI #3: 12/2/2025

**From:** Keith Jacobs <keithj@lmj-a.com>  
**Sent:** Thursday, December 4, 2025 8:00 AM  
**To:** Lewis, Virgil C."Lee" \_P.E. <vclewis@avconinc.com>  
**Subject:** RE: Tri-County Airport - Testing

Thanks, Lee.

Unit wt and description indicates limerock base. We recommended GAB.

Obviously too late for the apron (our report was after plans) and not going to kill it considering the loading and the superiority of your section to what was there (no conventional base).

We might want to try and switch to GAB for taxiway if feasible. It is far superior when you have perched water and/or potential for repeated wetting or poorly draining subgrade (we have both for taxiway).

FYI/ICYDK-Your plans show Graded Aggregate or Limerock Base (FDOT 204/285). 285 includes Limerock (911). 204 is GAB. 204 and 911 are very different, and there is no specific gradation or limit on fines for limerock (911). 204 is crushed limestone (hard) that is processed to a specific gradation. 911 is limerock (softer calcium carbonate, i.e. old coral reefs).

Limerock is soluble (can dissolve with acid), and crushed limestone is not. Our soils are generally acidic, so this is not good if the base is not high and dry (it's called the highway for a reason) or on well-draining subgrade (like a lot of Crestview or Niceville) or otherwise subjected to repeated wetting (due to grading, etc.).

The quality of locally sourced limerock has gone down over the last several years, and we have gotten to where we only recommend limerock when the subgrade soils are well-draining and usually when traffic loading is light-duty. In Escambia County (where most of their roads are on poorly draining soils), they only allow GAB.

Thanks,

Keith

# Proposal



## Gum Creek Farms, Inc.

1097 Hwy 83 North

DeFuniak Springs, Florida 32433

Contact: Marc Collins

Phone: 850-307-2793

Fax: estimating@gumcreek.net

Quote To:

Job Name:

Tri-County Airport ESI-3

Phone:

Date of Plans:

Fax:

Revision Date:

12/10/2025

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
10	Subsoil Preparation on Taxi-Way	906.00	SY	35.00	31,710.00
20	3.5' x 2' x 275' Underdrain	1.00	LS	18,680.00	18,680.00
30	Revised 8" Limerock to 8" Crushed Concrete	3,442.00	SY	15.00	51,630.00
<b>GRAND TOTAL</b>					<b>\$102,020.00</b>

### NOTES:

Gum Creek Farms, Inc.

Accepted By: \_\_\_\_\_

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

Title: \_\_\_\_\_