



CHANGE ORDER

Project Name

215 S BROADWAY

Project Address

Change Order Number

2024

Change Order Date

26-001

Contractor

DESCRIPTION OF CHANGES:

(check here and attach additional pages if more space is needed.)

CHANGE: Moved all materials from bakery area to under farmers market roof so new water line CHANGE: could be put in.

Labor and machine

PRICE DETAIL:

TOTAL: \$ 500.00

PRICE. These changes (select one):

raise the price of the contract to

do not affect the price of the contract.

PROJECT DURATION. These changes (select one):

extend shorten the duration of the project _____ days.

do not affect the duration of the project.

COMPLETION. The new approximate date of completion is:

PAYMENT SCHEDULE. These changes will adjust the payment schedule as follows:

[Empty box for payment schedule details]

Owner Signature

Matthew Gibb

Printed Name

Date

Contractor Signature

Michael Baxton 4-20-2026

Printed Name

Date





CHANGE ORDER

Project Name

215 S BROADWAY

Project Address

Change Order Number

2024

26-002

Change Order Date

Contractor

DESCRIPTION OF CHANGES:

(check here and attach additional pages if more space is needed.)

CHANGE: Dig holes so electrician can run under ground pipes in event barn. Saw cut and

CHANGE: remove concrete in center of event barn for electricians to finish their underground

Regraded area for cement to be poured once electricians

PRICE DETAIL: done. TOTAL: \$4850.00

PRICE. These changes (select one):

raise the price of the contract to

do not affect the price of the contract.

PROJECT DURATION. These changes (select one):

extend shorten the duration of the project _____ days.

do not affect the duration of the project.

COMPLETION. The new approximate date of completion is:

PAYMENT SCHEDULE. These changes will adjust the payment schedule as follows:

[Empty box for payment schedule details]

Owner Signature

Matthew Gibb

Printed Name

Date

Contractor Signature

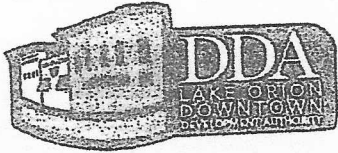
Printed Name

Michael Bentes

Date

4-21-24





CHANGE ORDER

Project Name

215 S BROADWAY

Project Address

Change Order Number

2024
26-003

Change Order Date

Contractor

DESCRIPTION OF CHANGES:

(check here and attach additional pages if more space is needed.)

CHANGE: Remove existing black fence behind bakery and relocated to area laid out by Matt.

CHANGE:

PRICE DETAIL:

TOTAL: \$3648.00

PRICE. These changes (select one):

raise the price of the contract to

do not affect the price of the contract.

PROJECT DURATION. These changes (select one):

extend shorten the duration of the project _____ days.

do not affect the duration of the project.

COMPLETION. The new approximate date of completion is:

PAYMENT SCHEDULE. These changes will adjust the payment schedule as follows:

[Empty box for payment schedule details]

Owner Signature

Matthew Gibb

Printed Name

Date

Contractor Signature

Michael Boctos

Printed Name

Date

4-21-26





Century 21
Project Name

215 S BROADWAY
Project Address

2025-012
Change Order Number

10-7-25
Change Order Date

Contractor

DESCRIPTION OF CHANGES:

(check here and attach additional pages if more space is needed)

CHANGE: *EVELL BARN*

CHANGE: *EAST MAIN BARN WALL*
FRAME NEW 2x6 WALL ON NEW FOOTINGS, INSTALL NEW LVL
BEAMS FOR HANDBAY, FENING 2 NEW 6" x 10" BARN DOORS

PRICE DETAIL: *INSTALL AN UNLOADING* TOTAL:
Repair/Replace AN UNLOADING SIDING \$9736.54

PRICE. These changes (select one):

- raise the price of the contract to
- do not affect the price of the contract.

PROJECT DURATION. These changes (select one):

- extend shorten the duration of the project _____ days.
- do not affect the duration of the project.

COMPLETION. The new approximate date of completion is:

PAYMENT SCHEDULE. These changes will adjust the payment schedule as follows:

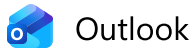
[Empty box for payment schedule details]

Matthew Gibb
Owner Signature

Mike Backs
Contractor Signature

Matthew Gibb
Printed Name Date

Mike Backs 10-24-25
Printed Name Date



Fw: Plexi Quote

From mike bartos <mickeysconstruction@hotmail.com>

Date Mon 5/11/2026 4:05 PM

To Matthew Gibb <gibb@downtownlakeorion.org>

From: Walter Baran <wb.brandonglass@gmail.com>

Sent: Monday, May 11, 2026 11:18 AM

To: mickeysconstruction@hotmail.com <mickeysconstruction@hotmail.com>

Subject: Plexi Quote

Hi,

The quote for the Plexi glass is as follows:

1 @ 41 1/2 x 33 7/8

2 @ 48 5/8 x 33 7/8

2 @ 42 x 33 7/8

1 @ 41 5/8 x 33 7/8

Total cost is 983.00

Thank you,

Annette

Brandon Glass LLC

248-625-4376



1849 POND RUN
 AUBURN HILLS, MI 48326
 248.689.9090
 PEAACCOUNTING@PEAGROUP.COM

Lake Orion Downtown Development Authority
 Matthew Gibb
 118 N. Broadway St.
 Lake Orion, MI 48362

April 27, 2026
 Project No: 020-0164.02
 Invoice No: 119827

Project Manager JAMES BUTLER

Invoice Total	\$33,280.75
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Project 020-0164.02 LAKE ORION LUMBER

Professional Services Through April 12, 2026

Phase 000 LAKE ORION LUMBER

Fee

Billing Phase	Fee	Percent Complete	Earned	Previous Fee Billing	Current Fee Billing
TRAFFIC IMPACT STUDY	8,300.00	100.00	8,300.00	8,300.00	0.00
GEOTECHNICAL INVESTIGATION	15,000.00	100.00	15,000.00	0.00	15,000.00
Total Fee	23,300.00		23,300.00	8,300.00	15,000.00
	Total Fee				\$15,000.00

Phase 002 PRELIMINARY SITE PLAN

Professional Personnel

	Hours	Rate	Amount
Staff Surveyor II	1.20	130.00	156.00
Staff Engineer I	3.20	130.00	416.00
Totals	4.40		572.00
Total Labor			\$572.00

Billings to Date

	Current	Prior	Total
Fee	0.00	2,894.40	2,894.40
Labor	572.00	0.00	572.00
Totals	\$572.00	\$2,894.40	\$3,466.40

Phase 004 SITE PLAN APPROVAL

Professional Personnel

	Hours	Rate	Amount
Staff Engineer III	21.30	150.00	3,195.00

PEA Group accepts EFT, Check and credit cards for payment.
 PEA Group applies a 3% processing fee to all credit card payments.
 Please use the below link for payment to PEA Group via a secure portal:

[Secure Payment Link](#)

Project	020-0164.02	LAKE ORION LUMBER	Invoice	119827
Principal		13.00	240.00	3,120.00
Project Engineer		7.50	160.00	1,200.00
Project Designer II		37.00	160.00	5,920.00
Totals		78.80		13,435.00
Total Labor				\$13,435.00

Billings to Date

	Current	Prior	Total
Labor	13,435.00	0.00	13,435.00
Totals	\$13,435.00	0.00	\$13,435.00

Phase 005 LANDSCAPE PLAN (SITE PLAN APPROVAL)

Professional Personnel

	Hours	Rate	Amount
Project Coordinator I	5.00	160.00	800.00
Engineering Tech II	14.00	120.00	1,680.00
Landscape Designer III	14.35	125.00	1,793.75
Totals	33.35		4,273.75
Total Labor			\$4,273.75

Billings to Date

	Current	Prior	Total
Labor	4,273.75	0.00	4,273.75
Totals	\$4,273.75	0.00	\$4,273.75

Total this Invoice \$33,280.75

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 PEA Group applies a 3% processing fee to all credit card payments.
 Please use the below link for payment to PEA Group via a secure portal:

[Secure Payment Link](#)