

APPLICATION AND CERTIFICATION FOR PAYMENT *AIA DOCUMENT G702*

TO: Kenton County Fiscal Court
1840 Simon Kenton Way
Covington, KY 41011

PROJECT: Kenton County Government Center Garage & Site Improvement
1840 Simon Kenton Way
Covington, KY 41011

APPLICATION NO: 23
DATE: 1/5/2026
PERIOD TO: 12/31/2025

Distribution to:
 LENDER
 ARCHITECT
 CONTRACTOR
 OWNER

FROM: Dugan & Meyers LLC
11110 Kenwood Road
Cincinnati, OH 45242

VIA ARCHITECT: Gresham Smith
222 Second Avenue South, Suite 1400
Nashville, TN 37201

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM	\$	300,000.00
2. Net change by Change Orders	\$	24,555,567.00
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$	24,855,567.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$	13,028,470.15
5. RETAINAGE:		
a. 10.00 % of Completed Work (Column D + E on G703)	\$	1,227,036.00
b. % of Stored Material (Column F on G703)	\$	-
Total Retainage (Lines 5a + 5b or Total in Column I of G703)	\$	1,227,036.00
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)	\$	11,801,434.15
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	\$	11,569,520.15
8. CURRENT PAYMENT DUE	\$	231,914.00
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	\$	13,054,132.85

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$24,555,567.00	\$0.00
Total approved this Month	\$0.00	\$0.00
TOTALS	\$24,555,567.00	\$0.00
NET CHANGES by Change Order	\$24,555,567.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Dugan & Meyers LLC

By: Josh Mason Date: 01/08/2026
 State of: Ohio County of: DEWAR
 Subscribed and sworn to before me this 8th of JANUARY 2024
 Notary Public: Abby Lumm
 My Commission expires: 10-19-28

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 231,914.00

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT: Abby Lumm Date: 01/21/2026

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.



ABBY LUMM
 NOTARY PUBLIC · STATE OF OHIO
 My Commission Expires Oct. 19, 2028

CONTINUATION SHEET

DOCUMENT G703 (SIM.)

Summary

AIA Document G703, APPLICATION AND CERTIFICATION FOR PAYMENT, containing Contractor's signed certification is attached.
 In tabulations below, amounts are stated to the nearest dollar.
 Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO.: 23
 APPLICATION DATE: 1/5/2026
 PERIOD TO: 12/31/2025

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULE OF VALUES	D WORK COMPLETED		F MATERIAL PRESENTLY STORED (NOT IN D OR E)	G		H BALANCE TO FINISH (C4 - G)	I RETAINAGE 10%
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G ÷ C4)		
Construction Management									
1	D&M Pre-Construction Services	\$ 300,000	\$ 300,000		\$ -	\$ 300,000	100%	\$ -	-
2	Permits	\$ 23,472	\$ 8,033		\$ -	\$ 8,033	34%	\$ 15,439	803
3	Tap and Capacity Charges	\$ 72,921	\$ 35,281		\$ -	\$ 35,281	48%	\$ 37,640	3,528
4	General Conditions	\$ 1,195,507	\$ 735,146		\$ -	\$ 735,146	61%	\$ 460,361	73,515
5	CM Fee	\$ 607,500	\$ 372,925		\$ -	\$ 372,925	61%	\$ 234,575	37,293
6	Bond	\$ 117,967	\$ 117,967		\$ -	\$ 117,967	100%	\$ -	-
7	General Liability Insurance	\$ 90,717	\$ 86,170		\$ -	\$ 86,170	95%	\$ 4,547	-
Allowances									
8	Concrete Winter Protection Allowance	\$ 100,000			\$ -	\$ -	0%	\$ 100,000	-
9	Emergency Egress / Overhead Protection Allowance	\$ 45,000	\$ 13,612		\$ -	\$ 13,612	30%	\$ 31,388	1,361
10	Underpinning Allowance	\$ 50,000	\$ 5,000		\$ -	\$ 5,000	10%	\$ 45,000	500
11	Vapor Mitigation Allowance	\$ 747,000			\$ -	\$ -	0%	\$ 747,000	-
12	Terminator Allowance	\$ 100,000			\$ -	\$ -	0%	\$ 100,000	-
13	Monument Sign Allowance	\$ 50,000	\$ 50,000		\$ -	\$ 50,000	100%	\$ -	5,000
14	Dewatering Allowance	\$ 40,000	\$ 11,406		\$ -	\$ 11,406	29%	\$ 28,594	1,141
Subcontractors									
15	Dugan & Meyers - Concrete	\$ 5,860,830	\$ 3,927,100		\$ -	\$ 3,927,100	67%	\$ 1,933,730	392,710
16	Kurzahls - Masonry	\$ 355,207	\$ 355,207		\$ -	\$ 355,207	100%	\$ -	35,521
17	Neiheisel - Structural Steel & Misc. Metals	\$ 297,130	\$ 297,130		\$ -	\$ 297,130	100%	\$ -	29,713
18	PSI - Waterproofing, Traffic Coatings, Joint Sealants, and Expansion Joints	\$ 314,000	\$ 314,000		\$ -	\$ 314,000	100%	\$ -	31,400
19	TruCraft - Roofing	\$ 177,408	\$ 177,408		\$ -	\$ 177,408	100%	\$ -	17,741
20	Schiller - Doors, Frames, and Hardware	\$ 81,951	\$ 81,951		\$ -	\$ 81,951	100%	\$ -	8,195
21	McAndrews Glass - Windows	\$ 67,570	\$ 67,570		\$ -	\$ 67,570	100%	\$ -	6,757
22	Flannery Painting - Painting	\$ 34,350	\$ 34,350		\$ -	\$ 34,350	100%	\$ -	3,435
23	Queen City Awnings - Stand alone Awnings	\$ 16,450	\$ 16,450		\$ -	\$ 16,450	100%	\$ -	1,645
24	KAP Signs - Signage	\$ 24,846	\$ 24,846		\$ -	\$ 24,846	100%	\$ -	2,485
25	Select Specialties - Fire Extinguishers & Cabinets	\$ 3,826	\$ 3,826		\$ -	\$ 3,826	100%	\$ -	383
26	Otis - Elevator	\$ 149,118	\$ 149,118		\$ -	\$ 149,118	100%	\$ -	14,912
27	Dalmatian - Fire Suppression	\$ 288,400	\$ 288,400		\$ -	\$ 288,400	100%	\$ -	28,840
28	Ken Neyer Plumbing - Plumbing	\$ 245,600	\$ 245,600		\$ -	\$ 245,600	100%	\$ -	24,560
29	Feldkamp - HVAC	\$ 240,200	\$ 240,200		\$ -	\$ 240,200	100%	\$ -	24,020
30	Craftsman - Electric, Communications, and Security	\$ 1,342,840	\$ 1,006,516		\$ -	\$ 1,006,516	75%	\$ 336,324	100,652
31	Goettle - Augercast Piles, ERS	\$ 2,543,200	\$ 1,751,146		\$ -	\$ 1,751,146	69%	\$ 792,054	175,115
32	J&D Rack - Site Demo, Earthwork, Site Utilities, and Asphalt	\$ 1,453,100	\$ 1,442,100		\$ -	\$ 1,442,100	99%	\$ 11,000	144,210
33	Decorative Paving - Concrete Unit Pavers	\$ 86,500	\$ 86,500		\$ -	\$ 86,500	100%	\$ -	8,650
34	Walt's Pavement Markings - Asphalt Striping	\$ 16,035	\$ 13,040		\$ -	\$ 13,040	81%	\$ 2,995	1,304
35	Obersons - Landscaping, Irrigation & Site Furnishings	\$ 164,239	\$ 157,879		\$ -	\$ 157,879	96%	\$ 6,360	15,788
36	Design Contingency	\$ 829,014	\$ 406,938		\$ -	\$ 406,938	49%	\$ 422,076	40,694
37	Construction Contingency	\$ 829,014	\$ 22,484		\$ -	\$ 22,484	3%	\$ 806,530	633
38	Exposure Holds	\$ 1,573,087	\$ 219,759		\$ -	\$ 219,759	14%	\$ 1,353,328	633
39	Flooring Bid Package	\$ 1,000	\$ 1,000		\$ -	\$ 1,000	100%	\$ -	100
40	Fencing Bid Package	\$ 15,000	\$ 7,020		\$ -	\$ 7,020	47%	\$ 7,980	702

CONTINUATION SHEET

DOCUMENT G703 (SIM.)

Summary

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 Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO.: 23
 APPLICATION DATE: 1/5/2026
 PERIOD TO: 12/31/2025

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULE OF VALUES	D WORK COMPLETED		F MATERIAL PRESENTLY STORED (NOT IN D OR E)	G		H BALANCE TO FINISH (C4 - G)	I RETAINAGE 10%
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G ÷ C4)		
Podium									
Construction Management									
41	D&M Pre-Construction Services	\$ 24,400		\$ 24,400	\$ -	\$ 24,400	100%	\$ -	
42	General Conditions	\$ 257,148			\$ -	\$ -	0%	\$ 257,148	-
43	CM Fee	\$ 129,167			\$ -	\$ -	0%	\$ 129,167	-
44	Bond	\$ 31,055		\$ 31,055	\$ -	\$ 31,055	100%	\$ -	3,106
45	General Liability Insurance	\$ 35,517		\$ 35,517	\$ -	\$ 35,517	100%	\$ -	3,552
Allowances									
46	ERS Allowance	\$ 120,000			\$ -	\$ -	0%	\$ 120,000	-
Subcontractors									
47	Dugan & Meyers - Concrete	\$ 2,442,987		\$ 164,000	\$ -	\$ 164,000	7%	\$ 2,278,987	16,400
48	Kurzahls - Masonry	\$ 31,405			\$ -	\$ -	0%	\$ 31,405	-
49	PSI - Waterproofing	\$ 77,700			\$ -	\$ -	0%	\$ 77,700	-
50	Goettle - Augercast Piles	\$ 1,156,188			\$ -	\$ -	0%	\$ 1,156,188	-
	Project Sub Total	\$ 24,855,567	\$ 13,073,078	\$ 254,972	\$ -	\$ 13,328,050	54%	\$ 11,619,588	\$ 1,256,994
Material Permanent - Garage									
51	Material Permanent CO								
52	Kurzahls - Masonry Material Permanent		\$ (56,554)			\$ (56,554)			\$ (5,655)
53	PSI - Waterproofing Material Permanent		\$ (114,591)			\$ (114,591)			\$ (11,459)
54	Ken Neyer - Plumbing Material Permanent		\$ (54,235)			\$ (54,235)			\$ (5,424)
55	Feldkamp - HVAC Material Permanent		\$ (74,200)			\$ (74,200)			\$ (7,420)
56	Material Permanent CO								
57	Dugan & Meyers - Concrete Material Permanent					\$ -			\$ -
58	Goettle - ACP Material Permanent					\$ -			\$ -
59	Craftsman - Electric Material Permanent					\$ -			\$ -
Material Permanent - Podium									
60	Material Permanent CO								
61	Dugan & Meyers - Concrete Material Permanent								
62	Goettle - ACP Material Permanent								
	Project Total	\$ 24,855,567	\$ 12,773,498	\$ 254,972	\$ -	\$ 13,028,470		\$ 11,619,588	\$ 1,227,036

APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702

PAGE ONE OF TWO PAGES

TO OWNER: Dugan & Meyers LLC
P.O. Box 159
Monroe, OH 45050

PROJECT: KCFCG Concrete

APPLICATION NO.: #007
through 12/31/2025
PROJECT NOS.: 15865

Distribution to:
 OWNER
 ARCHITECT
 CONTRACTOR
 CONSTRUCTION MANAGER

FROM CONTRACTOR: Dugan & Meyers LLC
P.O. Box 159
Monroe, OH 45050

VIA ARCHITECT: Gresham Smith
222 Second Avenue South, Suite 1400
Nashville, TN 37201

CONTRACT DATE: 2-19-25

CONTRACT FOR:

CONTRACTOR'S APPLICATION FOR PAYMENT

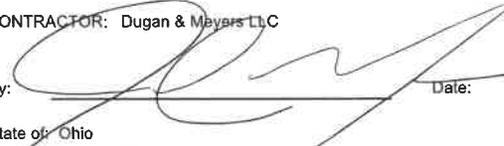
Application is made for payment, as shown below, in connection with the Contract, Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM.....	\$5,860,830.00
2. Net change by Change Orders.....	\$2,547,956.94
3. CONTRACT SUM TO DATE (Line 1+-2).....	\$8,408,786.94
4. TOTAL COMPLETED & STORED TO DATE..... (Column G on G703)	\$4,091,100.00
5. RETAINAGE:	
a. 10 % of Completed Labor	\$409,110.00
b. 8% of Stored Material (Column F on G703) Total Retainage (Line 5a + 5b or Total in Column I of G703).....	\$409,110.00
6. TOTAL EARNED LESS RETAINAGE..... (Line 4 less Line 5 Total)	\$3,681,990.00
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate).....	\$3,534,389.79
8. CURRENT PAYMENT DUE.....	\$147,600.21
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	\$4,726,796.94

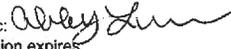
CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total Approved this Month	\$2,547,956.94	
Totals	\$2,547,956.94	\$0.00
NET CHANGES by Change Order	\$2,547,956.94	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Dugan & Meyers LLC

By:  Date: 01/08/2026

State of: Ohio
County of: Delaware
Subscribed and sworn to before me this 8th day of JANUARY 2026

Notary Public: 
My Commission expires: 10-19-28



ABBY LUMM
NOTARY PUBLIC - STATE OF OHIO
My Commission Expires Oct. 19, 2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on the information and the data comprising this application, the Architect certifies to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED..... \$ _____

(Attach explanation if amount certified differs from the amount applied for. Initial figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified).

ARCHITECT:

By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

