



**Andy Beshear**  
GOVERNOR

**FINANCE AND ADMINISTRATION CABINET  
DEPARTMENT FOR FACILITIES AND SUPPORT SERVICES  
DIVISION OF REAL PROPERTIES**

Bush Building, 3<sup>rd</sup> Floor  
403 Wapping Street  
Frankfort, Kentucky 40601  
Phone: (502) 564-2205  
Fax: (502) 564-8108

**Holly M. Johnson**  
SECRETARY

**Sam Ruth**  
COMMISSIONER

**Natalie W. Brawner**  
DIRECTOR

**MEMORANDUM**

**TO:** Katherine Halloran, Committee Staff Administrator  
Capital Projects and Bond Oversight Committee

**FROM:** Natalie W. Brawner, Director *NWB*  
Division of Real Properties

**DATE:** May 9, 2024

**SUBJECT:** FY24 Lease Renewal in Excess of \$100,000

During the regular renewal cycle processing for Fiscal Year 2024, the Division of Real Properties, Leased Properties Branch has secured various lease renewals for an additional year or years at the existing terms of the leases that were previously set to expire June 30, 2024. Pursuant to KRS 56.823(2), since the annual lease cost equals or exceeds \$100,000.00, the following lease is being reported to the Committee.

PR Lease	DEPARTMENT NAME	VENDOR NAME	COST PER SQ FT	SQUARE FT	COUNTY NAME	ANNUAL AMOUNT	YEAR EXTENDED TO
PR-4849	HEALTH AND FAMILY SERVICES	AUGUST PROPERTIES,LLC	\$10.00	10,946.00	CLARK	\$109,460.00	2025

**REPORT TO CAPITAL PROJECTS AND BOND OVERSIGHT COMMITTEE**

LEASE RENEWAL WITH ANNUAL RENTAL EXCEEDING \$100,000.00

Lease No.: <b>PR-4849</b>		County: <b>CLARK</b>
Using Agency: <b>Cabinet for Health and Family Services</b>		
LESSOR (identify all parties having 5% or more ownership): Attached extra sheet if necessary	<b>AUGUST PROPERTIES, LLC</b>	
Property Location: <b>1113 PIONEER PLAZA WINCHESTER KY</b>		
Check One: <input type="checkbox"/> New Lease <input checked="" type="checkbox"/> Renewal <input type="checkbox"/> Modification		
Type Space: <b>Office</b>	Cost Per Square Foot: <b>\$10.00</b>	
Annual Rental Cost: <b>\$109,460.00</b>	Average Cost Per Square Foot of Leased-In Space in County: <b><u>\$10.00</u></b>	
Utilities Included: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
Cancellation Clause:	<input checked="" type="checkbox"/> Yes If yes, explain terms: 30 Days	<input type="checkbox"/> No If no, explain why not:
Effective Date: <b>July 1, 2024</b>	Expiration Date: <b>June 30, 2025</b>	
Justification for Lease: <b>Lease renewal</b>		
Has the Finance & Administration Cabinet complied with statutory requirements: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If no, explain:		
Explain why the Finance & Administration Cabinet chose this lessor: Lease renewal		

**COMMONWEALTH OF KENTUCKY LEASE RENEWAL AGREEMENT**

1. Subject to the limitations imposed by law and the terms set forth in the original Lease Agreement, and as designated below by signature of the parties (or their representatives), the following described Lease Agreement by and between HEALTH AND FAMILY SERVICES and AUGUST PROPERTIES,LLC, by mutual agreement, is hereby renewed at the same terms and conditions for further periods of twelve (12) months not to extend beyond June 30 (please check and initial your choice on the appropriate line):

2025 \_\_\_\_\_  2026 \_\_\_\_\_  2027 \_\_\_\_\_  2028 \_\_\_\_\_  
 2029 \_\_\_\_\_  2030 \_\_\_\_\_  2031 \_\_\_\_\_  2032 \_\_\_\_\_

The annual base rental rate shall remain **\$10** per square foot for 10946 rentable square feet.

<b>LEASE NUMBER:</b> PR-4849	<b>LOCATION:</b> 1113 PIONEER PLAZA WINCHESTER, KY
<b>COUNTY:</b> CLARK	
<b>ADDENDUM ATTACHED: NO</b> (Lessor must sign Addendum if attached)	

- The Lessor agrees to notify the Commonwealth of all persons owning, or upon any change or transfer of ownership involving five percent (5%) or more in stock, in partnership, in business trust, or in corporation, including silent or limited partners. Non-compliance may result in termination of the Lease Agreement.
- The Lessor acknowledges that his property may be reinspected by the Division of Building Codes Enforcement and must comply with all applicable standards (life safety and ADA accessibility).
- The Contractor, as defined in KRS 45A.030(7), agrees that the contracting agency, the Finance and Administration Cabinet, the Auditor of Public Accounts, and the Legislative Research Commission, or their duly authorized representatives, shall have access to any books, documents, papers, records, or other evidence, which are directly pertinent to this contract for the purpose of financial audit or program review. Furthermore, any books, documents, papers, records, or other evidence provided to the contracting agency, the Finance and Administration Cabinet, the Auditor of Public Accounts, or the Legislative Research Commission which are directly pertinent to the contract shall be subject to public disclosure regardless of the proprietary nature of the information, unless specific information is identified and exempted and agreed to by the Secretary of the Finance and Administration Cabinet as meeting the provisions of KRS 61.878(1)(c) prior to the execution of the contract. The Secretary of the Finance and Administration Cabinet shall not restrict the public release of any information which would otherwise be subject to public release if a state government agency provides the service.
- The Lessor certifies by his signature hereinafter affixed that he ("he" is construed to mean "they" if more than one person is involved; and, if a firm, partnership, corporation, business trust or other organization is involved, then "he" is construed to mean any person with an interest therein) is legally entitled to enter into contracts with the Commonwealth of Kentucky and that by holding and performing this contract will not be violating either any conflict of interest statute (KRS 45A.330 - 45A.340 or 45A.990) of the Executive Branch Code of Ethics, KRS Chapter 11A, or any other applicable statute or principle by the performance of this Lease, or will he realize any unlawful benefit or gain directly or indirectly from it. The Lessor further certifies that he has not knowingly violated any provision of the campaign finance law of the Commonwealth, and that by entering into this Lease Modification Agreement he will not be in violation of the campaign finance laws of the Commonwealth.

  
 LESSOR

Annual Amount \$109,460.00

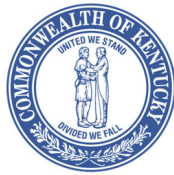
859-619-7253  
 LESSOR'S CURRENT PHONE NUMBER

Commonwealth of Kentucky - LEASING AGENCY REPRESENTATIVE

NEW ADDRESS Only if the above Address is incorrect

ATTORNEY, FINANCE & ADMINISTRATION CABINET

SECRETARY, FINANCE & ADMINISTRATION CABINET



**Andy Beshear**  
GOVERNOR

**FINANCE AND ADMINISTRATION CABINET  
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DIRECTOR

**MEMORANDUM**

**TO:** Katherine Halloran, Committee Staff Administrator  
Capital Projects and Bond Oversight Committee

**FROM:** Natalie W. Brawner, Director *NWB*  
Division of Real Properties

**DATE:** May 10, 2024

**SUBJECT:** PR-5586, Jefferson County  
Department of Corrections  
Annual Rental Exceeding \$100,000

Pursuant to KRS 56.823(4), since the annual lease cost equals or exceeds \$100,000.00, please find the attached notification of a lease being processed by the Division of Real Properties.

If you have questions or require additional information, please advise.

**CC:** Capital Construction Log  
OSBD  
FILE PR-5586

**REPORT TO CAPITAL PROJECTS AND BOND OVERSIGHT COMMITTEE**

LEASE WITH ANNUAL RENTAL EXCEEDING \$100,000.00

Lease No.: <b>PR-5586</b>		County: <b>JEFFERSON</b>	
Using Agency: <b>Department of Corrections</b>			
LESSOR (identify all parties having 5% or more ownership): Attached extra sheet if necessary		<b>LOUISVILLE/JEFFERSON CO METRO GOVERNMENT</b>	
Property Location: <b>523 SOUTH 5TH STREET, LOUISVILLE, KY</b>			
Check One: <input checked="" type="checkbox"/> New Lease <input type="checkbox"/> Renewal <input type="checkbox"/> Modification			
Type Space: <b>Parking</b>		Cost Per Parking Space: <b>\$106.00</b>	
Annual Rental Cost: <b>\$106,848.00</b>		Average Cost Per Parking Space of Leased-In Space in County: <b>\$92.75</b>	
Utilities Included: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
Cancellation Clause:	<input checked="" type="checkbox"/> Yes If yes, explain terms: 30 Days		<input type="checkbox"/> No If no, explain why not:
Effective Date: <b>July 1, 2024</b>		Expiration Date: <b>June 30, 2025</b>	
Justification for Lease: <b>Please see attached.</b>			
Has the Finance & Administration Cabinet complied with statutory requirements: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If no, explain:			
Explain why the Finance & Administration Cabinet chose this lessor: <b>Please see attached.</b>			

**COMMONWEALTH OF KENTUCKY LEASE AGREEMENT**

LEASE/PR #	PR-5586, Jefferson County	AGENCY/DEPARTMENT	Department of Corrections
INITIAL ENCUMBRANCE	\$	DIVISION	
ANNUAL ENCUMBRANCE	\$106,848.00	DATE	April 3, 2024
VENDOR #	KY0029841	INSTALLATION CODE	

THIS LEASE, entered into between: Louisville Jefferson County Metro Government, DbA Parking Authority of River City, whose address is: 222 South First Street, Suite 400, Louisville KY 40202 (Business Phone: 502.901-8383) his heirs and assigns, hereinafter called the "Lessor", and the COMMONWEALTH OF KENTUCKY, hereinafter referred to as the "Commonwealth";

WITNESSETH, that for the consideration hereinafter mentioned, the parties hereto agree as follows:

1a. The Lessor hereby leases to the Commonwealth and agrees to keep in quiet and peaceful possession the following described premises with its appurtenances; property located at 523 South Fifth Street, Louisville, KY, 40202, in the County of Jefferson.

1b. Said premises consisting of Eight-Four (84) unreserved parking spaces are to be rented at the cost of \$106.00 per space-per month and will be used by the Commonwealth for parking space.

2. The Commonwealth agrees to pay rent to the Lessor for the leased premises at the rate of \$26,712.00, payable quarterly. The Lessor shall provide the Commonwealth with the following services: NONE.

3. Subject to the limitations imposed by law and as provided in paragraphs 5 and 6 of this Lease, the term during which the Lease shall be effective shall begin July 1, 2024, and end JUNE 30, 2025.

4. This Lease shall be extended automatically upon the same terms and conditions herein for further periods of 12 months, not to exceed 0 extension period(s) unless the Commonwealth shall give the Lessor written notice 30 days prior to the expiration of the term or any extension that it will not be extended; no extension shall prolong the period of occupancy of the leased premises beyond the 30<sup>TH</sup> day of June, 2020. The Lessor understands that the Commonwealth's funds cannot be committed beyond its current fiscal year and its applicable appropriation, and the related allotment from rental payments will be made.

5. The Commonwealth shall have the further right to terminate this Lease at any time upon 30 days written notice, time to be computed from date of mailing notice; termination under this paragraph shall not be considered effective until the last day of the month in which the notice period ends.

6. The Commonwealth agrees not to assign this Lease, or to sublet the premises except to a desirable tenant and for a similar purpose, and will not permit the use of the premises by anyone other than the Commonwealth, the Federal Government, or such sub-lessee, and the agents and servants of the Commonwealth, the Federal Government, or such sub-lessee.

7. The Commonwealth shall have the right during the existence of this Lease to make alterations, attach fixtures and erect additional structures or signs in or upon the leased premises, provided such alterations, additions, structures or signs shall not be detrimental to or inconsistent with rights granted to other tenants on the property or in the building in which the premises are located. Fixtures, additions, structures or signs placed in or upon or attached to the premises shall remain the Commonwealth's property and may be removed by it prior to the termination of this Lease.

8. Unless otherwise specified, the Lessor shall maintain the premises in good repair and tenable condition, including heating and/or air conditioning equipment, except in case of damage arising from the negligent acts of the Commonwealth's agents or employees. For the purpose of maintaining the premises and to make necessary repairs, the Lessor reserves the right to enter and inspect the premises at reasonable times.

9. The Commonwealth agrees to take good care of the premises and to return them at the expiration of their Lease in as good order as received, ordinary wear and tear and natural decay excepted.

10. The Lessor shall be responsible for procuring and continuously maintaining casualty and liability insurance on the leased premises.

11. If the premises are destroyed by fire or other casualty, this Lease shall immediately terminate. In case of partial destruction or damage so as to render the premises untenantable, the Commonwealth may terminate or suspend this Lease by giving written notice to the Lessor within 15 days after such partial destruction or damage, and, if so suspended, no rent shall accrue to the Lessor after the date of such partial destruction or damage until such damage is repaired and premises are considered tenantable.

12. It is agreed by the parties hereto that if any one of the provisions of this Lease shall contravene or be invalid under the laws of the Commonwealth of Kentucky, such contravention or invalidity shall not invalidate the whole Lease, but it shall be construed as if not containing that particular provision or provisions, and the rights and obligations of the parties shall be construed accordingly.

13. The Lessor certifies by his signature hereinafter affixed that he ("he" is construed to mean "they" if more than one person is involved; and, if a firm, partnership, corporation, business trust or other organization is involved, then "he" is construed to mean any person with an interest therein) is legally entitled to enter into contracts with the Commonwealth of Kentucky and that by holding and performing this contract will not be violating either any conflict of interest statute (KRS 45A.330 - 45A.340 or 45A.990) of the Executive Branch Code of Ethics, KRS Chapter 11A, or any other applicable statute or principle by the performance of this Lease, or will he realize any unlawful benefit or gain directly or indirectly from it. The Lessor further certifies that he has not knowingly violated any provision of the campaign finance law of the Commonwealth, and that by entering into this Lease Agreement he will not be in violation of the campaign finance laws of the Commonwealth.

14. The Lessor agrees to notify the Commonwealth of all persons owning or upon any change or transfer of ownership involving 5% or more in stock, in partnership, business trust, or corporation, including silent or limited partners. Non-compliance may result in termination of the Lease Agreement.

15. Lessor shall comply with all standards set by the Department of Housing, Buildings and Construction, Division of Building Codes Enforcement, and that of the Kentucky Occupational Safety and Health Standards Board and the Americans with Disabilities Act (ADA).

16. The contractor, as defined in KRS 45A.030 (9) agrees that the contracting agency, the Finance and Administration Cabinet, the Auditor of Public Accounts, and the Legislative Research Commission, or their duly authorized representatives, shall have access to any books, documents, papers, records, or other evidence, which are directly pertinent to this contract for the purpose of financial audit or program review. Records and other prequalification information confidentially disclosed as part of the bid process shall not be deemed as directly pertinent to the contract and shall be exempt from disclosure as provided in KRS 61.878(1)(c). The contractor also recognizes that any books, documents, papers, records, or other evidence, received during a financial audit or program review shall be subject to the Kentucky Open Records Act, KRS 61.870 to 61.884. In the event of a dispute between the contractor and the contracting agency, Attorney General, or the Auditor of Public Accounts over documents that are eligible for production and review, the Finance and Administration Cabinet shall review the dispute and issue a determination, in accordance with Secretary's Order 11-004.

IN WITNESS WHEREOF, the parties hereto have subscribed their names:

STATE LEASING AGENCY REPRESENTATIVE \_\_\_\_\_ Date

LESSOR \_\_\_\_\_ Date

ANALYST, LEASING BRANCH, DIVISION OF REAL PROPERTIES \_\_\_\_\_ Date

ATTORNEY, FINANCE & ADMINISTRATION CABINET \_\_\_\_\_ Date

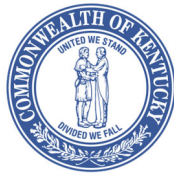
MANAGER, LEASING BRANCH, DIVISION OF REAL PROPERTIES \_\_\_\_\_ Date

DIRECTOR, DIVISION OF REAL PROPERTIES \_\_\_\_\_

SECRETARY, FINANCE & ADMINISTRATION CABINET \_\_\_\_\_ Date

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

*When executed by the Secretary, Finance & Administration Cabinet, this instrument constitutes a finding and order, pursuant to KRS Chapters 45A and 56, that the leased property is needed for use by the Commonwealth of Kentucky. All correspondence and inquiries regarding this Lease are to be directed to the Division of Real Properties, Bush Building, 3rd Floor, 403 Wapping Street, Frankfort, Kentucky 40601-2607, phone 502/564-2205.* LCD



**Andy Beshear**  
GOVERNOR

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**Sam Ruth**  
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**Natalie W. Brawner**  
DIRECTOR

MEMORANDUM

TO: Natalie W. Brawner, Director  
Division of Real Properties

FROM: Bias Redding Resource Management Analyst  
Division of Real Properties

DATE: April 3, 2024

SUBJECT: PR-5586, Jefferson County  
Department of Corrections


The Department of Corrections currently leases eighty-four (84) parking spaces from the Parking Authority of the River City (Louisville Jefferson County Metro Government) at a rental rate of forty-four (44) at \$95.00 per space per month (\$50,160.00 annually) and forty (40) at \$106.00 per space per month (\$50,880.00 annually) for a total annual cost of \$101,040.00 with a term expiring June 30, 2024. During regular renewal processing the lessor advised that they would require a rental rate increase, specifically an increase of \$106.00 per space per month for forty-four (44) of parking spaces with all other terms to remain unchanged.

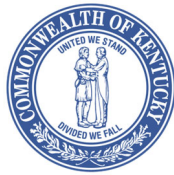
Pursuant to KRS 56.805, the attached lease agreement provides for use of eighty-four (84) parking spaces at a rental rate of \$106.00 per space per month (\$106,848.00 annually) with a term expiring June 30, 2025. Pursuant to KRS 56.805(2) advertisements are not required for this project since the lessor is a political subdivision and Capital Project and Bond Oversight Committee reporting is required pursuant to KRS 56.823(4). Your approval of the attached lease agreement is recommended to secure continued parking for the Department of Corrections.

Should you require additional information, please advise.

NWA/BGR/br  
Attachment

APPROVED:

  
\_\_\_\_\_  
Natalie W. Brawner, Director



**Andy Beshear**  
GOVERNOR

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DIRECTOR

MEMORANDUM

TO: Katherine Halloran, Committee Staff Administrator  
Capital Projects and Bond Oversight Committee

FROM: Natalie W. Brawner, Director *NWB*  
Division of Real Properties

DATE: May 9, 2024

SUBJECT: PR-5537, Franklin County, Mayo-Underwood Building  
PR-5411, Franklin County, 300 Building  
Tenant Improvement Fund Requests - Leasehold Improvement Report

Attached please find notification of two leasehold improvements requested by the Personnel Cabinet for the LivingWell Health Clinics in the Mayo-Underwood Building located at 500 Mero Street, Frankfort, Kentucky (PR-5537) and the 300 Building located at 300 Sower Blvd, Frankfort, Kentucky (PR-5411). The improvements will be paid for by the Personnel Cabinet as described in the amended and restated lease agreements with reference to the tenant improvement fund.

If you have any questions or require additional information concerning this matter, please advise.

NWB

Cc: Capital Construction Log  
Office of the State Budget Director  
PR-5411 File  
PR-5537 File

Attachment



# REPORT TO CAPITAL PROJECTS AND BOND OVERSIGHT COMMITTEE

## LEASEHOLD IMPROVEMENTS

Date Posted in 30-Day Register: <b>May 9, 2024</b>	
Lease No.: <b>PR-5537</b>	County: <b>Franklin</b>
Using Agencies: <b>Personnel Cabinet for the LivingWell Health Clinic</b>	
LESSOR (identify all parties having 5% or more ownership): Attached extra sheet if necessary	<b>CRM/D. W. WILBURN #2, LLC</b>
Property Location: <b>500 Mero Street, Frankfort, KY</b>	
<b>Existing Rental Terms</b>	
Type Space: <b>Office</b>	Square Feet: <b>385,022</b>
Annual Payment: <b>\$7,401,102.04 (FY24)</b>	Contract Expiration: <b>April 1, 2050</b>
<b>Modified Rental Terms</b>	
Type Space: <b>Office</b>	Square Feet: <b>385,022</b>
Annual Payment: <b>\$7,401,102.04 (FY24)</b>	New Contract Expiration: <b>April 1, 2050</b>
Cost for Leasehold improvements: \$1155.00	
Total Cost for Leasehold Improvements to date: \$46,856.29	
Reason for Modification (see attached approval memo): <b>Please see attached</b>	
Estimate Details (see attached copies):	
Mayo-Underwood Building (including 5% markup):	
1. CRM Development Company:	\$1155.00
2. Fox Electric:	\$1393.35
3. AE Electrical Solutions:	\$1974.00

# REPORT TO CAPITAL PROJECTS AND BOND OVERSIGHT COMMITTEE

## LEASEHOLD IMPROVEMENTS

Date Posted in 30-Day Register: <b>May 9, 2024</b>	
Lease No.: <b>PR-5411</b>	County: <b>Franklin</b>
Using Agencies: <b>Personnel Cabinet for the LivingWell Health Clinic</b>	
LESSOR (identify all parties having 5% or more ownership): Attached extra sheet if necessary	<b>CRM/D. W. WILBURN, LLC</b>
Property Location: <b>300 Sower Boulevard, Frankfort, KY</b>	
<b>Existing Rental Terms</b>	
Type Space: <b>Office</b>	Square Feet: <b>371,160</b>
Annual Payment: <b>\$4,405,596.76 (FY24)</b>	Contract Expiration: <b>June 30, 2051</b>
<b>Modified Rental Terms</b>	
Type Space: <b>Office</b>	Square Feet: <b>371,160</b>
Annual Payment: <b>\$4,405,596.76 (FY24)</b>	New Contract Expiration: <b>June 30, 2050</b>
Cost for Leasehold improvements: \$1155.00	
Total Cost for Leasehold Improvements to date: \$263,919.61	
Reason for Modification (see attached approval memo): <b>Please see attached</b>	
Estimate Details (see attached copies):	
300 Building (including 5% management fee):	
CRM Development Company:	\$1155.00
Fox Electric:	\$1362.90
AE Electrical Solutions:	\$1564.50



**Andy Beshear**  
GOVERNOR

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**Natalie W. Brawner**  
DIRECTOR

MEMORANDUM

TO: FILE  
DATE: May 9, 2024  
SUBJECT: PR-5537, Franklin County, Mayo-Underwood Building  
PR-5411, Franklin County, 300 Building  
Tenant Improvement Fund Requests

The Commonwealth of Kentucky through the Personnel Cabinet provides medical care for eligible Commonwealth of Kentucky employees at LivingWell Health Clinics in the Mayo-Underwood Building (PR-5537) and the 300 Building (PR-5411). The need for uninterrupted refrigeration for medical storage was identified, and quotes were obtained to connect the corresponding circuits to emergency power in each building.

Three quotes for each building were received from the building management company as follows:

**Mayo-Underwood Building** (including 5% management fee):

CRM Development Company: \$1155.00  
Fox Electric: \$1393.35  
AE Electrical Solutions: \$1974.00

**300 Building** (including 5% management fee):

CRM Development Company: \$1155.00  
Fox Electric: \$1362.90  
AE Electrical Solutions: \$1564.50

The Personnel Cabinet has requested to proceed with the low bid of \$1155.00 for each building from CRM Development Company. Per KRS 56.813 (2)d, agencies may fund improvements required to meet programmatic needs. Agency requested improvements may not exceed \$600,000. This request is recommended to meet the agency's programmatic needs.

APPROVED:

Natalie W. Brawner, Director  
Division of Real Properties

NWB  
Attachment



**CRM DEVELOPMENT COMPANY**

1637 Ashwood Drive  
Lexington, KY 40502  
954-205-0412

MUB10032023  
April 5, 2024

Email: [megan@crmdev.com](mailto:megan@crmdev.com) or [andres@crmdev.com](mailto:andres@crmdev.com)

Customer: **MAYO UNDERWOOD BLDG**  
Address: 500 Mero  
Frankfort, KY 40601

**Project:** Emergency Power for Clinic Refrigerator  
**Location of work:** Mayo Underwood Bldg Clinic Refrigerator

Description	Cost
To change current circuit #29 from normal power in panel PP1AB to emergency power in panel ELGP1A for the purpose of providing emergency power for clinic refrigeration during temporary power outages. All labor & materials included	\$1,100.00
CRM Development Markup (5%)	\$55.00
<b>TOTAL</b>	<b>\$1,155.00</b>



**CRM DEVELOPMENT COMPANY**

1637 Ashwood Drive  
Lexington, KY 40502  
954-205-0412

MUB10032023  
April 5, 2024

Email: megan@crmdev.com or andres@crmdev.com

**Customer: Commonwealth of Kentucky - Finance**  
**Address:** 300 Sower Building  
Frankfort, KY 40601

**Project:** Emergency Power to Clinic Refrigerator  
**Location of work:** Clinic

Description	Cost
Change current circuit #19 from normal power in panel PP1B to emergency power in panel ELGP1 for the purpose of providing emergency power for clinic refrigeration during temporary power outages. All labor & materials included	\$1,100.00
CRM Development Markup (5%)	\$55
<b>TOTAL</b>	<b>\$1,155.00</b>



**CRM DEVELOPMENT COMPANY**

1637 Ashwood Drive  
Lexington, KY 40502  
954-205-0412

MUBFSOB0405B2024  
April 5, 2024

Email: [megan@crmdev.com](mailto:megan@crmdev.com) or [andres@crmdev.com](mailto:andres@crmdev.com)

**Customer: MAYO UNDERWOOD BLDG & 300 SOWER BUILDING**

**Address:** 500 Mero & 300 Sower Blvd  
Frankfort, KY 40601

**Project:** Emergency Power for Clinic Refrigerator – FOX Electric

**Location of work:** Mayo Underwood Bldg & 300 Sower Clinic Refrigerator

Description	Cost
Per quote that follows: 300 Sower	\$1,298.00
500 Mero	\$1,327.00
CRM Development Markup (5%)	\$131.25
<b>TOTAL</b>	<b>\$2,756.25</b>



228 VIEW POINT DR  
RICHMOND KY 40475  
[FOX.ELECTRIC@OUTLOOK.COM](mailto:FOX.ELECTRIC@OUTLOOK.COM)  
(859)351-0370

Proposal to : Commonwealth of Kentucky - Finance Address: 500 Mero  
Frankfort, KY  
Underwood Bldg Clinic Refrigerator  
Replace circuit #29 from normal power in panel PP1AB to emergency power in panel ELGP1 providing emergency power to the  
clinic refrigeration during power outages.

Total labor & materials \$1,327.00

Thank You and we appreciate the opportunity to earn your business

228 VIEW POINT DR  
RICHMOND KY 40475  
[FOX.ELECTRIC@OUTLOOK.COM](mailto:FOX.ELECTRIC@OUTLOOK.COM)  
(859)351-0370

Proposal to : Commonwealth of Kentucky - Finance Address: 300 Sower Building  
Frankfort, KY 40601

Emergency Power to Clinic Refrigerator

Replace circuit #19 from normal power in panel PP1B to emergency power in panel ELGP1 providing emergency power to the  
clinic refrigeration during power outages.

Total labor & materials \$1,298.00



**CRM DEVELOPMENT COMPANY**

**1637 Ashwood Drive**

**Lexington, KY 40502  
954-205-0412**

MUBFSOB04052024  
**April 5, 2024**

**Email: [megan@crmdev.com](mailto:megan@crmdev.com) or [andres@crmdev.com](mailto:andres@crmdev.com)**

**Customer: MAYO UNDERWOOD BLDG & 300 SOWER BUILDING**

**Address: 500 Mero & 300 Sower Blvd  
Frankfort, KY 40601**

**Project:** Emergency Power for Clinic Refrigerator

**Location of work:** Mayo Underwood Bldg & 300 Sower Clinic Refrigerator

<b>Description</b>	<b>Cost</b>
Per detailed quote that follows: 300 Sower	\$1,490.00
500 Mero	\$1,880.00
CRM Development Markup (5%)	\$168.50
<b>TOTAL</b>	<b>\$3,538.50</b>





*Our Mission: To provide superior workmanship and service to our customers in a safe, cost effective manner.*

**AE Electrical Solutions**  
210 Commerce BLVD  
Frankfort KY 40601

Tel: (502)223-5754 Fax:(502)227-7608  
www.aees.com

# PROPOSAL

**Quote ID#: CRMB0001-1**

Proposal Submitted To: ABC

CRM

ATTN: Todd Bird

Job Name: CRM 300, 500 Plug Emergency

Job Location:

300 Sower Ln - 500 Merow St.

Frankfort Ky, 40601

Date: 03/22/2024

We hereby submit specifications and estimates for:

A) Building 300

- Run 80 Ft from emergency panel to existing plug location.
- Install emergency plug and cover. (Red)
- MC cable will be run above the drop ceiling. Conduit in electrical room.
- Label circuit and plug.

Total Cost: \$1,490.00

B) Building 500

- Run 200 Ft from emergency panel to existing plug location.
- Install emergency plug and cover. (Red)
- MC cable will be run above the drop ceiling. Conduit in electrical room.
- Label circuit and plug.

Total Cost: \$ 1,880.00

Note: please select the projects desired. A) B)

We propose to furnish material and labor - complete in accordance with above specifications, for the sum of:

Authorized for AE Electrical Solutions by:

**Austin Kirk**  
Project Manager