

Document G701

Change Order

PROJECT: (Name and Address) Hidalgo County Precinct No. 1 1902 Joe Stephens Weslaco, TX 78596	CHANGE ORDER NUMBER: 01	OWNER <input checked="" type="checkbox"/>
	DATE: 5/8/2025	ARCHITECT <input checked="" type="checkbox"/>
	ARCHITECT'S PROJECT NO: 0001	CONTRACTOR <input checked="" type="checkbox"/>
CONTRACTOR: (Name and Address) NM Contracting, LLC. 2022 Orchid Ave McAllen, TX 78504	CONTRACT DATE: 10/15/2024	FIELD <input type="checkbox"/>
	CONTRACT FOR: New Wellness Activity Community Center (WACC)	OTHER <input checked="" type="checkbox"/>

The Contract is changed as follows:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

Please see attached change proposals:

- CPR #001 - OTIS Elevator, Structural Changes, Foundation Changes

A total time extension of 95 days:

- 45 days- CPR #001

The original <u>Guaranteed Maximum Price</u> was	\$	<u>\$5,948,509.00</u>
The net change by previously authorized Change Orders	\$	<u>\$0.00</u>
The <u>Guaranteed Maximum Price</u> prior to this Change Order was	\$	<u>\$5,948,509.00</u>
The <u>Guaranteed Maximum Price</u> will be <u>increased</u> by this Change Order in the amount of	\$	<u>\$240,000.00</u>
The new <u>Guaranteed Maximum Price</u> including this Change Order will be	\$	<u>\$6,188,509.00</u>
The Contract Time will be <u>increased</u> by <u>fourty-five</u> (<u>45</u>) days		
The date of Substantial Completion as of the date of this Change Order therefore is		August 29, 2025.

(Note: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.)

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

B2Z ENGINEERING, LLC.
ENGINEER (Firm name)

NM CONTRACTING, LLC.
CONTRACTOR (Firm name)

HIDALGO COUNTY - PCT NO. 1
OWNER (Firm name)

900 S STEWART RD, STE. 12, MISSION TX
ADDRESS

2022 ORCHID AVE, MCALLEN TX
ADDRESS

1902 JOE STEPHENS AVE. WESLACO
ADDRESS


BY (Signature)


BY (Signature)

BY (Signature)

DAVID RIVERA / PROJECT MANAGER
Typed name

Gerardo Garcia, VP of Operations
Typed name

DAVID SUAREZ
Typed name

5-8-2025

5/8/2025

DATE

DATE

DATE

Change Proposal Request (CPR)

Project Information	
Project #	2143
Title	Hidalgo County - Precinct 1 Health and Wellness Center
Address	1901 N Bridge Ave
City, State, Zip	Weslaco , TX 78596
Country	United States

Change Proposal Request	
Contract #	001
CPR #	2143.005R2
Issue Date	08-Apr-2025
Subject	OTIS elevator add as per Owner's Request, not previously on contract documents and required by TDLR.

Prime Contract Company	
Contact	Melissa Champion
Company	NM Contracting, LLC
Address	2022 Orchid Ave
City, State, Zip	McAllen, TX 78504-4152
Country	United States
Phone	956-631-5667
Fax	

Owner	
Contact	DAVID L FUENTES
Company	Hidalgo County Precinct 1
Address	1902 Joe Stephens Ave #101
City, State, Zip	Weslaco, TX 78596
Country	United States
Phone	(956) 968-8733
Fax	

Description of the proposed change:


OTIS elevator, structural changes, foundation changes.

Net Amount of this Proposed Change:

\$240,000.00

The Contract time due to this Change Proposal Request has increased by 45 Working Days.

This document, when fully executed as accepted, shall constitute authorization to proceed with the work described herein.

Submitted By _____
 NM Contracting, LLC
 Company 

 By _____ Date 5/8/2025

Response: Accept Do Not Accept

 Hidalgo County Precinct 1
 Company

 By _____ Date _____

Change Proposal Request (CPR)

Proposed Items

Item #	Item Description	Quantity	Unit	Unit Price	Subtotal
1	Otis Hydrofit Elevator System (30% Deposit, 10% Shop Drawings, 10% production, 30% Delivery, 20% installation)	1	Ea	100,300.00	100,300.00
2	Additional masonry for elevator structure	1	Lot	13,760.00	13,760.00
3	Add sump pump and oil separator for Elevator	1	Lot	32,084.95	32,084.95
4	Drywall, interior framing, installation of HM Frame, door and hardware.	1	Lot	2,670.00	2,670.00
5	Elevator electrical components	1	Lot	8,500.00	8,500.00
6	Elevator storage fees (allowance)	1	Lump Sum	25,000.00	25,000.00
7	Concrete, rebar and labor for elevator pit and adjacent footing	1	Lump Sum	20,500.00	20,500.00
8	General Conditions	1	Lump Sum	7,909.78	7,909.78
9	Bond and Insurance	1	Lump Sum	10,536.24	10,536.24
10	OH/P	1	Lump Sum	18,739.03	18,739.03

Subtotal = \$240,000.00

Tax = \$0.00

Total = \$240,000.00

5/7/2025

Hidalgo County Precinct 1 – Commissioner David Fuentes

Weslaco, TX

Reference: Health and Wellness Center Schedule of values

To whom it may concern:

The schedule of values and payment terms below will be included in Otis’s contract:

Description	Percent of Total Contract Value / Billing Cycle
Design, Engineering, Material procurement, Superintendent’s initial site visit, and Layouts	30% Billed upon award. Due within 30 days from date of invoice or prior to release of factory orders, whichever occurs first.
Procurement of materials and manufacturing	20% Billed upon receiving completed submittal package to release for manufacturing
Material Delivery	80% of the remaining contract will be billed the month before shipment occurs. Due within 30 days from date of invoice or prior to installation, whichever occurs first. Installation will not commence until this material payment is made.
Installation Labor	Billed each month as work progresses. All labor to be paid prior to turnover of equipment.
Retention	5% Due 30 days after turnover of equipment

Schedule of Values		
Base Contract Amount:		\$100,300
Due Date	Description	Value
Upon Issuance of Purchase Order / Contract	30% "Initial Payment"	\$30,090
Completed Submittals	20% "Manufacturing"	\$14,042
Upon Delivery of Material	80% of Remaining Sub-Contract Balance "Material Delivery Payment"	\$44,934
"Progress Payments"	"Progress Payments"	\$11,234

Cordially,

Brian Beeler

Brian Beeler | New Equipment, San Antonio

Mobile: (512) 217-1895
OTIS Elevator Company
 121 Interpark Blvd Unit 404
 San Antonio, TX

Exhibit A

Schedule of Values		
Base Contract Amount:	\$100,300	
Due Date	Description	Value
Upon Issuance of Purchase Order / Contract	30% "Initial Payment"	\$30,090
Completed Submittals	20% "Manufacturing"	\$14,042
Upon Delivery of Material	80% of Remaining Sub-Contract Balance "Material Delivery Payment"	\$44,934
"Progress Payments"	"Progress Payments"	\$11,234

EXECUTED as of the day and year first written above.

APPROVED BY COMMISSIONERS' COURT ON MAY 13, 2025.

Agenda Item No. 98738

Executive Office: _____

VENDOR:
NM Contracting, LLC

COUNTY:
COUNTY OF HIDALGO

Gerardo "Jerry" Garcia, V.P. of Operations

Hon. Richard F. Cortez, County Judge

ATTEST:

Arturo Guajardo, Jr., County Clerk

ATTACHMENTS:
(If Applicable)

SUPPLEMENTAL SIGNATURES:
B2Z Engineering, LLC

Aisha Gonzalez