L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330267
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180506
Mile 6 WA#6 Project
(From: Mile 11 to Mile 14 1/2)
PO#882106

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Engineering services for the month of November 2025.						
Work Authorization #6 - Engineering services required for on-going PS&E Development, Right-of-Way Acquisition Services, ect.						
16003-PS&E Development Irrigation Structures (18% of Estimate)	28,398.00	28,398.00		28,398.00	100.0	-
16004-PS&E Development Roadway (12% of Total Estimate)	192,656.00	192,656.00		192,656.00	100.0	-
16006-Plans to TxDot (18% of Total Estimate)	12,056.00	12,056.00		12,056.00	100.0	-
16250-Permanent Multiway control signs and Signals and Temporary	40,412.59	36,371.33		36,371.33	90.0	4,041.26
16308-Permitted Utilities (18% of Total Estimate)	25,843.00	25,843.00		25,843.00	100.0	-
16403-Project Management (18% of Total Estimate)	44,488.00	44,488.00		44,488.00	100.0	-
16404-Bid Documents to local Let @ County (22% of Total Estimate	19,753.00	19,753.00		19,753.00	100.0	-
Right-of-Way Acquisition Services						
60001-ROW Admin Acquisition (32% of Total Estimate)	160,200.00	160,200.00		160,200.00	100.0	-
60002-Title Services (32% of Total Estimate)	60,900.00	60,900.00		60,900.00	100.0	-
60003-Appraisal Services (32% of Total Estimate)	31,625.00	29,000.00	2,625.00	31,625.00	100.0	-
60004-Appraisal Review (32% of Total Estimate)	7,950.00	6,750.00		6,750.00	84.9	1,200.00
60005-Parcel Negotiations (32% of Total Estimate)	180,000.00	108,000.00		108,000.00	60.0	72,000.00
60006-Closing Services (32% of Total Estimate)	8,700.00			0.00	0.0	8,700.00
60030-Appraisal Services/SUB (32% of Total Estimate)	73,125.00	65,250.00	7,875.00	73,125.00	100.0	-
60040-Appraisal Review/SUB (32% of Total Estimate)	27,750.00	21,600.00		21,600.00	77.8	6,150.00
60101-Compensable Utility Management (19% of Total Estimate)	26,620.00	26,620.00		26,620.00	100.0	-
Sub Total	940,476.59	837,885.33	10,500.00	848,385.33		92,091.26
TOTAL:	940,476.59	837,885.33	10,500.00	848,385.33	90.2	92,091.26

PROJECT MANAGER'S SIGNATURE

ORIGINAL CONTRACT SUM	$	940,476.59
CHANGE BY CHANGE ORDER		
CONTRACT SUM TO DATE	$	940,476.59
TOTAL COMPLETED TO DATE	$	848,385.33
LESS PREVIOUS INVOICES	$	837,885.33
CURRENT PAYMENT DUE	$	10,500.00

L&G Engineering
Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 6 Project – WA#6
Limits: Mile 11 to Mile 14 1/2
PO#882106 - L&G Project#180506

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. Attached for your approval is our invoice for services rendered during the month of November 2025.

The following is attached:

- L&G Invoice
- Exhibit C – Work Schedule

Work Authorization#6 – Engineering services required for on-going PS&E Development, Right-Of-Way Acquisition Services, etc.

		% Complete
FC 16003 ~ PARTIAL PS&E DEVELOPMENT FOR IRRIGATION STRUCTURE, SIPHON, AND IRRIGATION BYPASS		
A coordination meeting was held with the irrigation district. Comments, on the proposed irrigation crossings, have been received from the irrigation district. L&G is coordinating with the irrigation district to complete the comments. Coordination continues with the irrigation district. Follow up meetings were held to discuss the Irrigation District's comments. The updated irrigation layouts were submitted to the irrigation district for their review and additional coordination meetings are on-going. Coordination continues with the irrigation district on their crossings. Follow up discussions have were held with the irrigation district to discuss the updated irrigation layouts. Coordination continues with the Irrigation district. The updated irrigation layouts were submitted to the irrigation district for their review and approval.	**L&G**	**100%**

2100 W. Expressway 83 • Mercedes, TX 78570 • Office (956) 565-9813 • Fax (866) 605-1331
900 S. Stewart Rd., Ste. 10 • Mission, TX 78572 • Office (956) 585-1909 • Fax (866) 605-1331

In our follow up discussions the irrigation district; they are requesting that additional structures, that do not currently exist in the field, be added to several crossings. We are in discussions with TxDOT to ensure that the new structures that they are requesting are viable items to be added to the crossings. A coordination meeting was held with the irrigation district. L&G Engineering continues to coordinate with TxDOT as well. L&G Engineering has updated the irrigation siphon crossing with the latest comments from the irrigation district. The updated sheets have been submitted to the irrigation district for their review. Coordination continues with the irrigation district to finalize the plans. **This task is complete.**		
FC 16004 ~ PARTIAL PS&E DEVELOPMENT ROADWAY		
The 60% PS&E was submitted to the County for submittal to TxDOT on April 11, 2024. The county submitted the 60% PS&E to TxDOT on May 1, 2024. L&G has not received any comments from TxDOT on the submittal as of June 27, 2024. L&G continues to develop the plan set. L&G continues to work on the 90% PS&E submittal. Coordination continues with the drainage district on their ditch/outfall crossings. L&G Engineering received comments from TxDOT on the 60% PS&E on July 31, 2024. L&G has begun to review and respond to the comments that were provided. L&G Engineering continues to review the comments provided by TxDOT and update the sheets as necessary. Updates to the drainage system are ongoing. Adjustments to the U&D sheets' callouts continues. Updates continue to the plan sheets. Quantities for the drainage are being calculated. P&P sheets are being updated. L&G continues to develop the plan sheets for the 90% submittal. Item quantities continue to be collated for the entire project. L&G to begin an internal QC/QA of the plan set soon. L&G Engineering has begun an internal QC/QA of the plan set. L&G Engineering has completed the internal QC/QA of the plan set and has begun to address the comments, as necessary. L&G continues to work on updating the plan set, as per the internal QC/QA comments. **This task is complete.**	**L&G**	**100%**
FC 16006 ~ PARTIAL ENGINEERING FEE TO CREATE 1 SET OF PLANS AND SUBMIT TO TxDOT		
TxDOT provided comments on the 60% PS&E submittal. L&G has incorporated TxDOT's comments into the plan set as necessary. **This task is complete.**	**L&G**	**100%**
FC 16250 ~ PERMANENT MULTIWAY CONTROL SIGNS AND SIGNALS AND TEMPORARY SIGNAL DESIGNS		
No Update/No Invoice: ETSI submitted preliminary General Notes, specifications, and a preliminary construction cost estimate for the proposed flashing beacons. Condition diagrams were created at all intersections. Proposed flashing beacon layouts, with intersection signing, pavement markings and curb ramp design were created and submitted to L&G Engineering for their inclusion into the plan set. All necessary standard sheets were submitted to L&G Engineering.	**ETSI**	**90%**

FC 16308 ~ PERMITTED UTILITIES COORDINATION TO ADJUST UTILITIES ON ROADWAY		
L&G Continues to coordinate with all the affected utility companies. Preliminary plan sheets are being sent to the utility companies for their review and utility mark up. A utility conflict matrix is being developed for all compensable utilities. A utility conflict matrix has been created for the permitted utilities. Coordination continues with the utility companies as we continue to receive information.	**L&G**	**100%**
FC 16403 ~ PROJECT MANAGEMENT		
Overall project management is being completed as a function of the coordination efforts with ROW acquisition needs and oversight of compensable utilities coordination. Monthly meetings with TxDOT and the County are on-going. Coordination meetings with the Irrigation District were held to discuss their structures. Coordination meetings with HCDD. Monthly meetings with TxDOT and the County are on-going. Coordination meetings with the Irrigation District and Drainage District continue. **This Task is Complete.**	**L&G**	**100%**
FC 16404 ~ BID DOCUMENTS TO LOCAL LET AT COUNTY AND TxDOT APPROVAL		
L&G continues to develop the plans for submittal to TxDOT.	**L&G**	**100%**
FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • Appraisals are being prepared for county approval. Communication is continuing with property owners and subs, easement owners. Negotiators are meeting with property owners to answer questions and comments. Appraisals are being completed and submitted.	**L&G**	**100%**
FC 60002 ~ TITLE SERVICES (29 PARCELS & 7 EASEMENTS)		
• **This task is complete.**	**L&G**	**100.0%**
FC 60003 ~ APPRAISAL SERVICES (29 PARCELS & 7 EASEMENTS)		
• **This task is complete.**	**L&G**	**100%**

FC 60004 ~ APPRAISAL REVIEW (29 PARCELS & 7 EASEMENTS)		
• Parcels 95-103 & 106-123 were received in the previous month.	**L&G**	**84.9%**
FC 60005 ~ PARCEL NEGOTIATIONS (29 PARCELS & 7 EASEMENTS)		
• Offers made to 27 out of the 29 Parcels and 0 offers out of the 7 Easements. The easements are being appraised.	**L&G**	**60.0%**
FC 60006 ~ CLOSING SERVCIES (29 PARCELS & 7 EASEMENTS)		
• Closing process has begun.	**L&G**	**0%**
FC 60030 ~ APPRAISAL SERVICES / SUB (29 PARCELS & 7 EASEMENTS)		
• **This task is complete.**	**LEONEL**	**100%**
FC 60040 ~ APPRAISAL REVIEW / SUB (29 PARCELS & 7 EASEMENTS)		
• Parcels 95-103 & 106-123 were received in the previous month.	**HLH**	**77.8%**
FC 60101 ~ COMPENSABLE UTILTIY MANAGEMENT		
• Project Files have been created and a list of compensable utilities is setup. • Preliminary Coordination efforts and proof of interests, etc. being analyzed. • On-going Coordination with utilities on eligibility ratio to establish DUL Setup for Agreements. • DUL packages are in the process of being prepared for compensable utilities.	**L&G**	**100%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Fernando Herrera Jr.
Right of Way Administrator

Sincerely,

Armando J. Sandoval, P.E.
Project Manager

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9171

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

ROW CSJ No.	Construction CSJ No.

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7817	Mile 6 West Road Ph II - NAWSC - Parcel 98E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9172

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

ROW CSJ No.	Construction CSJ No.

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7818	Mile 6 West Road Ph II - Erskin Energy Parcel 101E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9173

ROW CSJ No.	Construction CSJ No.

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7819	Mile 6 West Road Ph II - Hidalgo Co Irr Dist 9 - Parcel 102E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9174

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

ROW CSJ No.	Construction CSJ No.

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7820	Mile 6 West Road Ph II - Valero - Parcel 123E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9175

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

ROW CSJ No.	Construction CSJ No.

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7821	Mile 6 West Road Ph II - Tejas Gas Corporation - Parcel 101E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9176

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

ROW CSJ No.	Construction CSJ No.

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7822	Mile 6 West Road Ph II - Texas Eastern Transmission - Parcel 111E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

GARZA & ASSOCIATES

7301 N 7th Street McAllen, TX 78504

TIN# 74-2948770

Invoice

Date	Invoice #
11/20/2025	9177

ROW CSJ No.	Construction CSJ No.

L & G Engineering
c/o Fred Herrera & Luana Gonzalez
900 S. Stewart Road Ste 9
Mission, Texas 78572

Make Checks Payable To: ***Leonel Garza Jr. & Associates, LLC***

Work Authorization No.	Terms	Job
36	ROW	WA 36 - Mile 6 West Ph II

Item	File#	Description	Rate	QTY	Amount
ROW Appraisal	7823	Mile 6 West Road Ph II - AEP - Parcel 123E	1,125.00	1	1,125.00

Phone # 9566877295 mvgarza@garza-associates.com

Total $1,125.00

Client: Hidalgo County Precinct 1

PROJECT DEVELOPMENT SCHEDULE
MILE 6 W
(FROM MILE 14 1/2 N TO MILE 11 N)
Length = 3.5 Miles

TASK AND DESCRIPTION	FIRM	Pre 2020	2020	2021	2022	2023	2024		2025												2026				2027				2028			
					DEC		JAN	DEC	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Funding Agreements w/ TxDOT																																
PE, PS&E & ROW Acquisition AFA (SH 107 to US 83)	TxDOT	Aug-06																														
ROW & Utilities AFA (SH 107 to Mile 11 N)	TxDOT		Aug-20																													
Construction & CE AFA (Mile 14 1/2 N to Mile 11 N)	TxDOT																															
Phase II : PS&E, ROW Map & Comp. Utilities (FROM MILE 14-1/2 TO MILE 11)																																
Compensable Utilities (Mile 11 North to Mile 14 1/2 N)																																
Compensable Utility Management	L&G																															
ROW Mapping (Mile 11 North - Mile 14 1/2 N) (Estimated 88 Parcels and Easements)																																
ROW Map	L&G																															
PS&E (Mile 11 to Mile 14 1/2 N)																																
Outfall Coordination/Design with HCDD#1	L&G																															
Geotechnical & Pavement Design	L&G			Aug-21																												
30% PS&E Completion (July 28, 2023)	L&G																															
60% PS&E Completion (April 10, 2024)	L&G																															
90% PS&E Completion (July 29, 2025)	L&G																															
95% PS&E Completion	L&G																															
100% PS&E Completion	L&G																															
TxDOT Plan Set Approval	TxDOT						60%									90%	90%			95%												
LET Date (MPO FY 2028)																														May-28		
Phase III: ROW Acquisition																																
ROW Acquisition (Est. 88 Parcels)																																
ROW Release (Dependent on Availability of Funds)	TxDOT			May-21																												
Project Administration	L&G																											Dec-27				
Compensable Utility Oversight	L&G																															
Coordination with County & TxDOT	L&G																															
Title Commitments	L&G																															
Appraisal Reports	L&G																															
Appraisal Review Reports	L&G																															
Appraisal Update Reports	L&G																															
Approved Values by TxDOT/County	TxDOT																															
Acquisition Negotiation Offers	L&G																															
Title Curative Process	L&G																															
Title Commitment Updates	L&G																															
Payments for Parcels	L&G																															
L&G Condemnation Support Process	L&G																															
Eminent Domain Proceedings by County	County																															
Title Insurance Policies	L&G																															
Consumation of Outstanding Cases	L&G																															

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by Damien T. 08-25-2025

2:16 PM11/21/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330268
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180507
Mile 6 WA#7 Project
(From: Mile 11 to Mile 14 1/2)
PO#899875

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Engineering services for the month of November 2025.						
Work Authorization #7 - Engineering services required for on-going PS&E Development, Right-of-Way Acquisition Services, ect.						
12001-Re-Evaluation of Roadway and Outfall EA	20,000.00	3,200.00	800.00	4,000.00	20.0	16,000.00
12007-Archeological Surveys for Roadway and Outfalls	11,312.00	8,144.64	904.96	9,049.60	80.0	2,262.40
12070-Archeological Surveys for Roadway and Outfalls/SUB	28,688.00	20,675.16	1,735.70	22,410.86	78.1	6,277.14
13002-Revise ROW Map to fit Intersection Improvements	14,500.00	14,500.00		14,500.00	100.0	-
13020-Revise ROW Map to fit Intersection Improvements/SUB	20,500.00	20,500.00		20,500.00	100.0	-
15006-Additional Field Surveys for Increased Distance of Intersections	12,700.00	12,700.00		12,700.00	100.0	-
15060-Additional Field Surveys for Increased Distance of Intersections/SUB	8,500.00	8,500.00		8,500.00	100.0	-
16003-PS&E Development Irrigation Structures (18% of Estimate)	52,780.00	26,390.00	5,278.00	31,668.00	60.0	21,112.00
16004-PS&E Development Roadway (12% of Total Estimate)	683,031.00	321,024.57	68,303.10	389,327.67	57.0	293,703.33
16006-Plans to TxDot (18% of Total Estimate)	22,759.00	6,827.70		6,827.70	30.0	15,931.30
16008-PS&E at Intersections	58,500.00	32,175.00		32,175.00	55.0	26,325.00
16205-Permanent Multiway control signs and Signals and Temporary Signal Desi	59,587.41	0.00		0.00	0.0	59,587.41
16308-Permitted Utilities (18% of Total Estimate)	50,329.00	14,595.41	3,019.74	17,615.15	35.0	32,713.85
16403-Project Management (18% of Total Estimate)	97,478.00	34,117.30	9,747.80	43,865.10	45.0	53,612.90
16404-Bid Documents to local Let @ County (22% of Total Estimate)	38,377.00	15,350.80		15,350.80	40.0	23,026.20
Right-of-Way Acquisition Services						
60001-ROW Admin Acquisition (32% of Total Estimate)	173,550.00	147,517.50	8,677.50	156,195.00	90.0	17,355.00
60002-Title Services (32% of Total Estimate)	65,100.00	65,100.00		65,100.00	100.0	-
60003-Appraisal Services (32% of Total Estimate)	34,000.00	29,000.00		29,000.00	85.3	5,000.00
60004-Appraisal Review (32% of Total Estimate)	8,150.00	7,250.00		7,250.00	89.0	900.00
60005-Parcel Negotiations (32% of Total Estimate)	195,000.00	92,000.00	12,000.00	104,000.00	53.3	91,000.00
60006-Closing Services (32% of Total Estimate)	9,300.00	0.00		0.00	0.0	9,300.00
60030-Appraisal Services/SUB (32% of Total Estimate)	85,500.00	65,250.00		65,250.00	76.3	20,250.00
60040-Appraisal Review/SUB (32% of Total Estimate)	32,800.00	23,200.00		23,200.00	70.7	9,600.00
60101-Compensable Utility Management (19% of Total Estimate)	47,800.00	14,340.00		14,340.00	30.0	33,460.00
Sub Total	1,830,241.41	982,358.08	110,466.80	1,092,824.88		737,416.53
TOTAL:	1,830,241.41	982,358.08	110,466.80	1,092,824.88	59.7	737,416.53

ORIGINAL CONTRACT SUM	$ 1,830,241.41
CHANGE BY CHANGE ORDER	
CONTRACT SUM TO DATE	$ 1,830,241.41
TOTAL COMPLETED TO DATE	$ 1,092,824.88
LESS PREVIOUS INVOICES	$ 982,358.08
CURRENT PAYMENT DUE	$ 110,466.80

PROJECT MANAGER'S SIGNATURE

L&G Engineering
Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 6 Project – WA#7
Limits: Mile 11 to Mile 14 1/2
PO#899875 - L&G Project#180507

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. Attached for your approval is our invoice for services rendered during the month of November 2025.

The following is attached:

- L&G Invoice
- Exhibit C – Work Schedule

Work Authorization#7 – Engineering services required for on-going PS&E Development, Right-Of-Way Acquisition Services, etc.

		% COMP
FC 12001 ~ Re-EVALUATION OF ROADWAY AND OUTFALL EA		
Update: L&G continues to prepare the technical reports necessary for the re-evaluation.	**L&G**	**20%**
FC 12007 ~ ARCHEOLOGICAL SURVEYS FOR ROADWAY AND OUTFALLS		
UPDATE: L&G reviewed and commented on the archeological report and submitted it to TxDOT for review and approval.	**L&G**	**80%**
12070 ~ ARCHEOLOGICAL SURVEYS FOR ROADWAY AND OUTFALLS / SUB		
UPDATE: The sub-consultant completed the report and was submitted to TxDOT. Waiting for approval.	**AmaTerra**	**78.1%**
13002 ~ REVISE ROW MAP (6 REVISED PARCELS AND 1 ADDITIONAL PARCEL) TO FIT INTERSECTION IMPROVEMENTS (MILE 14 ½, MILE 13, AND MILE 12)		
Update: L&G developed the intersection layouts and determined the needed ROW. Geometric designs have been submitted to surveyor. L&G has received the 6 revised parcel plats and the 1 additional/new parcel plat from QHA. L&G has reviewed all of the submitted parcel plats. **This task is complete.**	**L&G**	**100%**

13020 ~ REVISE ROW MAP (6 REVISED PARCELS AND 1 ADDITIONAL PARCEL) TO FIT INTERSECTION IMPROVEMENTS (MILE 14 ½, MILE 13, AND MILE 12)		
QHA has completed revising the 6 existing parcels and has created the 1 additional parcel. All parcel plats have been submitted to L&G for review and concurrence. **This task is complete.**	**QHA**	**100%**
FC 15006 ~ ADDITIONAL FIELD SURVEYS FOR INCREASED DISTANCE OF INTERESECTIONS		
We have evaluated the existing survey data and based on the required changes to the roadway design, we have coordinated with surveyor to define the limits of the additional survey information that is required. QHA provided Topographic DGN files of the additional survey as requested. L&G reviewed the additional survey and provided comments to QHA to provide additional information in certain areas. QHA resubmitted the Topographic information to L&G for approval. **This task is complete.**	**L&G**	**100%**
FC 15060 ~ ADDITIONAL FIELD SURVEYS FOR INCREASED DISTANCE OF INTERESECTIONS / SUB		
QHA submitted topographic information to L&G for their review and approval. Comments from L&G were received and additional information was gathered in the field. QHA submitted the final topographic information to L&G for their use. **This task is complete.**	**QHA**	**100%**
FC 16003 ~ PARTIAL PS&E DEVELOPMENT FOR IRRIGATION STRUCTURE, SIPHON, AND IRRIGATION BYPASS		
Update: L&G is reviewing the irrigation detail sheets and verifying estimated quantities in preparation for the 90% submittal. Coordination with the irrigation district is on-going. Plan sheets were submitted to the irrigation district for their final review. Coordination continues with the irrigation district. Review of the final plan sheets continue by the irrigation district.	**L&G**	**60%**
FC 16004 ~ PARTIAL PS&E DEVELOPMENT ROADWAY		
Update: L&G is working on the 90% PS&E submittal. This is expected to be submitted to TxDOT in July. The 90% PS&E submittal has been submitted to the County for their submittal to TxDOT. Certifications, construction cost estimates, and general notes, along with TxDOT's 90% checklist have been submitted as well. Coordination with TxDOT continues, TxDOT to provide comments by mid October 2025, on the PS&E submittal. As of November 2025 TxDOT has not provided any comments on the 90% submittal. L&G continues to work towards the 95% PS&E submittal.	**L&G**	**57%**
FC 16006 ~ PARTIAL ENGINEERING FEE TO CREATE 1 SET OF PLANS AND SUBMIT TO TxDOT		
No Invoice/No Update: Specification list is being generated and General Notes are being reviewed. Plan set is being prepared for 90% submittal. The 90% PS&E was submitted to TxDOT for their review and approval.	**L&G**	**30%**
FC 16008 ~ PS&E AT INTERSECTIONS		
No Invoice/No Update: L&G has redesigned the geometrics of the intersections due to geometric constraints. We are working on the plan sheets which include the design details and estimated quantities.	**L&G**	**55%**

Cross sections along the intersection streets have been run to ensure that the geometrics of the roadway fit the proposed design. Drainage along the side streets/intersections has been designed and is being updated on the plan sheets. With the additional survey information that has been obtained, L&G has begun to rerun the cross sections along the intersections to ensure proper drainage and earthwork information.		
FC 16205 ~ PERMANENT MULTIWAY CONTROL SIGNS AND SIGNALS AND TEMPORARY SIGNAL DESIGNS		
This task has not begun	**L&G**	**0%**
FC 16308 ~ PERMITTED UTILITIES COORDINATION TO ADJUST UTILITIES ON ROADWAY		
Update: Coordination with utility companies continues. We have begun to research any additional utilities that will be affected by the redesign of the intersections and will update the utility matrix as needed. Coordination continues with the utility companies and our surveyor to ensure that all utility information is gathered correctly.	**L&G**	**35%**
FC 16403 ~ PROJECT MANAGEMENT		
Management of the ROW acquisition services as well as the engineering design services is ongoing. Meetings with precinct staff and TxDOT personnel are held monthly.	**L&G**	**45%**
FC 16404 ~ BID DOCUMENTS TO LOCAL LET AT COUNTY AND TxDOT APPROVAL		
No Invoice/No Update: L&G has submitted 90% PS&E design for the plans.	**L&G**	**40%**
FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • Appraisals are being prepared for county approval. Communication is continuing with property owners and subs, easement owners. Negotiators are meeting with property owners to answer questions and comments. Appraisals are being completed and submitted to reviewer. Appraisal reviews are being submitted to County for approval. Negotiations have begun with PO's.	**L&G**	**90%**
FC 60002 ~ TITLE SERVICES (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• All title commitments are complete.	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• 29 appraisals have been delivered.	**L&G**	**85.3%**

FC 60004 ~ APPRAISAL REVIEW (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• Appraisal reviews for parcels 124,125,126,127,128,129 previously. This month reviews for parcels 130-152 have been submitted.	**L&G**	**89.0%**
FC 60005 ~ PARCEL NEGOTIATIONS (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• 13 Offer packages were sent out certified return receipt, last month. 10 offer packages sent out previous month, 138-42, 145-6, 148-50. Parcels	**L&G**	**53.3%**
FC 60006 ~ CLOSING SERVCIES (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• This task has not begun.	**L&G**	**0%**
FC 60030 ~ APPRAISAL SERVICES / SUB (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• 29 appraisals have been delivered.	**LEONEL**	**76.3%**
FC 60040 ~ APPRAISAL REVIEW / SUB (31 PARCELS, 8 EASEMENTS & 6 REVISIONS OUT OF EXISTING PARCELS)		
• Appraisal reviews for parcels 124,125,126,127,128,129 previously. This month reviews for parcels 130-152 have been submitted.	**HLH**	**70.7%**
FC 60101 ~ COMPENSABLE UTILTIY MANAGEMENT		
• Project Setup has initiated and preliminary coordination efforts have begun in an effort to verify conflict analysis. • Project Coordination is on-going with each utility on Eligibility Ratio, Proof of Interests, etc. in an effort to establish utilities that will seek Compensable Utility Process. • On-going coordination efforts and meetings are being scheduled.	**L&G**	**30%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Fernando Herrera Jr.
Right of Way Administrator

Sincerely,

Armando J. Sandoval, P.E.
Project Manager

Client: Hidalgo County Precinct 1

PROJECT DEVELOPMENT SCHEDULE
MILE 6 W
(FROM MILE 14 1/2 N TO MILE 11 N)
Length = 3.5 Miles

TASK AND DESCRIPTION	FIRM	Pre 2020	2020	2021	2022	2023	2024		2025												2026				2027				2028			
					DEC		JAN	DEC	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Funding Agreements w/ TxDOT																																
PE, PS&E & ROW Acquisition AFA (SH 107 to US 83)	TxDOT	Aug-06																														
ROW & Utilities AFA (SH 107 to Mile 11 N)	TxDOT		Aug-20																													
Construction & CE AFA (Mile 14 1/2 N to Mile 11 N)	TxDOT																															
Phase II : PS&E, ROW Map & Comp. Utilities (FROM MILE 14-1/2 TO MILE 11)																																
Compensable Utilities (Mile 11 North to Mile 14 1/2 N)																																
Compensable Utility Management	L&G																															
ROW Mapping (Mile 11 North - Mile 14 1/2 N) (Estimated 88 Parcels and Easements)																																
ROW Map	L&G																															
PS&E (Mile 11 to Mile 14 1/2 N)																																
Outfall Coordination/Design with HCDD#1	L&G																															
Geotechnical & Pavement Design	L&G			Aug-21																												
30% PS&E Completion (July 28, 2023)	L&G																															
60% PS&E Completion (April 10, 2024)	L&G																															
90% PS&E Completion (July 29, 2025)	L&G																															
95% PS&E Completion	L&G																															
100% PS&E Completion	L&G																															
TxDOT Plan Set Approval	TxDOT						60%									90%	90%	90%			95%											
LET Date (MPO FY 2028)																														May-28		
Phase III: ROW Acquisition																																
ROW Acquisition (Est. 88 Parcels)																																
ROW Release (Dependent on Availability of Funds)	TxDOT			May-21																												
Project Administration	L&G																															
Compensable Utility Oversight	L&G																											Dec-27				
Coordination with County & TxDOT	L&G																															
Title Commitments	L&G																															
Appraisal Reports	L&G																															
Appraisal Review Reports	L&G																															
Appraisal Update Reports	L&G																															
Approved Values by TxDOT/County	TxDOT																															
Acquisition Negotiation Offers	L&G																															
Title Curative Process	L&G																															
Title Commitment Updates	L&G																															
Payments for Parcels	L&G																															
L&G Condemnation Support Process	L&G																															
Eminent Domain Proceedings by County	County																															
Title Insurance Policies	L&G																															
Consumation of Outstanding Cases	L&G																															

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by Damien T. 09-25-2025

4:15 PM11/21/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330167
INVOICE DATE: 7/31/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180703
Mile 10 Project - WA#3
(From: Mile 6 to FM 1015)
PO#886545

Engineering services for the month of July 2025.

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Work Authorization #3 - Right-of-Way Acquisition, Compensable Utilities Easements, Outfalls & Re-Evaluation of EA						
12001-Re-Evaluation EA	45,000.00	2,250.00		2,250.00	5.0	42,750.00
16403-Project Management	300,000.00	141,000.00	6,000.00	147,000.00	49.0	153,000.00
Right-of-Way Acquisition for 72 Roadway Parcels)						
60001-ROW Admin. Acquisitions	320,400.00	246,708.00	4,450.00	251,158.00	78.4	69,242.00
60002-Title Services	151,200.00	151,200.00		151,200.00	100.0	-
60003-Appraisal Services	72,000.00		1,000.00	1,000.00	1.4	71,000.00
60004-Appriasal Review	18,000.00		250.00	250.00	1.4	17,750.00
60005-Parcel Negotiation	374,400.00		5,200.00	5,200.00	1.4	369,200.00
60006-Closing Services	32,400.00		450.00	450.00	1.4	31,950.00
60030-Appraisal Services/SUB	162,000.00		2,250.00	2,250.00	1.4	159,750.00
60040-Appraisal Review/SUB	57,600.00		800.00	800.00	1.4	56,800.00
Right-of-Way Acquisition for 6 Outfalls						
60007-ROW Admin. Acquisitions	26,700.00	20,559.00		20,559.00	77.0	6,141.00
60008-Title Services	12,600.00			0.00	0.0	12,600.00
60009-Appraisal Services	6,000.00			0.00	0.0	6,000.00
60011-Appriasal Review	1,500.00			0.00	0.0	1,500.00
60012-Parcel Negotiation	31,200.00			0.00	0.0	31,200.00
60013-Closing Services	2,700.00			0.00	0.0	2,700.00
60090-Appraisal Services/SUB	13,500.00			0.00	0.0	13,500.00
600110-Appraisal Review/SUB	4,800.00			0.00	0.0	4,800.00
Right-of-Way Acquisition for 44 Compensable Utilities Easements						
60014-ROW Admin. Acquisitions	195,800.00	150,766.00		150,766.00	77.0	45,034.00
60015-Appraisal Services	16,500.00			0.00	0.0	16,500.00
60016-Appriasal Review	15,400.00			0.00	0.0	15,400.00
60017-Parcel Negotiation	220,000.00			0.00	0.0	220,000.00
600150-Appraisal Services/SUB	49,500.00			0.00	0.0	49,500.00
600160-Appraisal Review/SUB	17,600.00			0.00	0.0	17,600.00
60101-Comp. Utility Management	194,400.00	79,704.00		79,704.00	41.0	114,696.00
Sub Total	2,341,200.00	792,187.00	20,400.00	812,587.00		1,528,613.00
Supplemental No. 1 to Work Authorization #3 - Complete ROW Map for an Additional 105 Easement Parcels						
13002-Reduce Right-of-Wap Costs from 7	-19,200.00	-19,200.00		-19,200.00	100.0	-
13020-Revise ROW Map to add 105 Easem	185,400.00	185,400.00		185,400.00	100.0	-
16403-Project Management	69,200.00	69,200.00		69,200.00	100.0	-
Sub Total	235,400.00	235,400.00	0.00	235,400.00		0.00

L &G Consulting Engineers Inc
2100 W. Expressway 83
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(956)565-9813 Fax (956)565-9018

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Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180703
Mile 10 Project - WA#3
(From: Mile 6 to FM 1015)
PO#886545

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Supplemental No. 2 to Work Authorization #3 - To reduce the Right-of-Way Acquisition services by 1 parcel from 72 to 71 Roadway Parcels and Right-of-Way Acquisition services for an additional 61 Easement Parcels						
16403-Project Management	100,000.00			0.00	0.0	100,000.00
Right-of-Way Acquisition Reduction from 72 to 71 Roadway Parcels						
60001-ROW Admin. Acquisitions	-4,450.00		-4,450.00	-4,450.00	100.0	-
60002-Title Services	-2,100.00		-2,100.00	-2,100.00	100.0	-
60003-Appraisal Services	-1,000.00		-1,000.00	-1,000.00	100.0	-
60004-Appriasal Review	-250.00		-250.00	-250.00	100.0	-
60005-Parcel Negotiation	-5,200.00		-5,200.00	-5,200.00	100.0	-
60006-Closing Services	-450.00		-450.00	-450.00	100.0	-
60030-Appraisal Services/SUB	-2,250.00		-2,250.00	-2,250.00	100.0	-
60040-Appraisal Review/SUB	-800.00		-800.00	-800.00	100.0	-
Right-of-Way Acquisition for an additional 61 Compensable Utilities Easements						
60014-ROW Admin. Acquisitions	271,450.00		27,145.00	27,145.00	10.0	244,305.00
60015-Appraisal Services	22,875.00			0.00	0.0	22,875.00
60016-Appriasal Review	21,350.00			0.00	0.0	21,350.00
60017-Parcel Negotiation	305,000.00			0.00	0.0	305,000.00
600150-Appraisal Services/SUB	68,625.00			0.00	0.0	68,625.00
600160-Appraisal Review/SUB	24,400.00			0.00	0.0	24,400.00
Sub Total	797,200.00	0.00	10,645.00	10,645.00		786,555.00
TOTAL:	3,373,800.00	1,027,587.00	31,045.00	1,058,632.00	31.4	2,315,168.00

ORIGINAL CONTRACT SUM	$	2,341,200.00
CHANGE BY CHANGE ORDER	$	1,032,600.00
CONTRACT SUM TO DATE	$	3,373,800.00
TOTAL COMPLETED TO DATE	$	1,058,632.00
LESS PREVIOUS INVOICES	$	1,027,587.00
CURRENT PAYMENT DUE	$	31,045.00

Marisela G Mares
PROJECT MANAGER'S SIGNATURE
Rick Jacinto Garza

L&G Engineering
Transportation Consultants

August 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 10 Project – WA#3
Limits: Mile 6 to FM 1015
PO#886545 - L&G Project#180703

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and request for payment. Attached for your approval is our invoice for services rendered during the month of July 2025.

The following is attached:

- L&G's Invoice
- Exhibit C – Work Schedule

Work Authorization#3 – To provide Engineering services required for Right-of-Way Acquisition, Re-Evaluation of Environmental Document, Project Management and Compensable Utility Management

		% Complete
FC 12001 ~ Re-EVALUATION OF EA		
L&G has reviewed the project to determine the need for the Re-Evaluation; however, due to the project going through the right of way acquisition, this task will not commence until a later date.	**L&G**	**5%**
FC 16403 ~ PROJECT MANAGEMENT		
Contracts have been issued to all subconsultants on this work authorization. L&G continues to coordinate with all the stakeholders involved. L&G continues to provide schedule and status updates to County and TxDOT monthly. L&G and Pct#3 staff met with TxDOT at HCMPO office to obtain release for Right-of-Way Acquisition. The Right-of-Way coordination for release of acquisition is on-going.	**L&G**	**49%**

FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (72 ROADWAY PARCELS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • L & G has consulted with the subcontractors concerning the project. • Subs are working on the project. Receiving title commitments and L & G is reviewing them. • **Working (strenuously) with County in an effort to obtain release from TxDOT.**	**L&G**	**78.4%**
FC 60002 ~ TITLE SERVICES (72 ROADWAY PARCELS)		
• All title commitments have been received. • This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60004 ~ APPRAISAL REVIEW (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60005 ~ PARCEL NEGOTIATIONS (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60006 ~ CLOSING SERVCIES (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60030 ~ APPRAISAL SERVICES / SUB (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**LEONEL**	**1.4%**
FC 60040 ~ APPRAISAL REVIEW / SUB (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**HLH**	**1.4%**

FC 60007 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (6 OUTFALL PARCELS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • L & G has consulted with the subcontractors concerning the project. • Subs are working on the project. L & G is coordinating on the outfall parcels with HCDD and Pct. • **Working (strenuously) with County in an effort to obtain release from TxDOT.**	**L&G**	**77%**
FC 60008 ~ TITLE SERVICES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60009 ~ APPRAISAL SERVICES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60011 ~ APPRAISAL REVIEW (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60012 ~ PARCEL NEGOTIATIONS (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60013 ~ CLOSING SERVCIES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60090 ~ APPRAISAL SERVICES / SUB (6 OUTFALL PARCELS)		
This task has not begun	**LEONEL**	**0%**
FC 600110 ~ APPRAISAL REVIEW / SUB (6 OUTFALL PARCELS)		
This task has not begun	**HLH**	**0%**
FC 60014 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (44 EASEMENTS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with	**L&G**	**77%**

a local, reputable title company who is available to begin work when needed. • Subs are working on the project. L & G is working with easement holders. • **Working (strenuously) with County in an effort to obtain release from TxDOT.**		
FC 60015 ~ APPRAISAL SERVICES (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60016 ~ APPRAISAL REVIEW (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60017 ~ PARCEL NEGOTIATIONS (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 600150 ~ APPRAISAL SERVICES / SUB (44 EASEMENTS)		
This task has not begun	**LEONEL**	**0%**
FC 600160 ~ APPRAISAL REVIEW / SUB (44 EASEMENTS)		
This task has not begun	**HLH**	**0%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
• Project Setup has initiated and preliminary coordination efforts have begun in an effort to verify conflict analysis. • Project Coordination is on-going with each utility on Eligibility Ratio, Proof of Interests, etc. in an effort to establish utilities that will seek Compensable Utility Process. • On-going coordination efforts and meetings are being scheduled.	**L&G**	**41%**

Supplemental No. 1 to Work Authorization No. 3 – Engineering services to complete the ROW Map for an additional 105 Easement Parcels.

FC 130 ~ REDUCE RIGHT-of-WAY MAP COSTS (TOTAL REVISED PARCELS REDUCE FROM 74 TO 71) – (3 PARCEL REDUCTION) RDWY		
Upon completion of the ROW Map the total roadway parcel count was reduced from the originally estimated 74 to 71. This task is complete.	**L&G**	**100%**
FC 130 ~ REVISE ROW MAP TO ADD AND INCLUDE ESTIMATED 105 PARCELS OF COMPENSABLE EASEMENTS / SUB		
Upon completion of the ROW Map 105 easement parcels were identified. The final ROW map was completed and submitted to TxDOT as part of the release for ROW acquisition request.	**ROWSS**	**100%**
FC 16403 ~ PROJECT MANAGEMENT		
L&G has coordinated with TxDOT and the surveyor to finalize a ROW Map reflecting 71 roadway parcels and 105 easement parcels. This map has been submitted to TxDOT as part of a request to be released for ROW acquisition. L&G continues to work with the County to obtain the release for ROW acquisition by TxDOT. L&G has met with City of Weslaco and Precinct 1 to provide a status update on this phase of project development.	**L&G**	**100%**

Supplemental No. 2 to Work Authorization No. 3 – Engineering services to provide Right-of-Way Acquisition services for an additional 61 Easement Parcels and to reduce 1 Roadway Parcel

FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (1 REDUCTION ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60002 ~ TITLE SERVICES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60004 ~ APPRAISAL REVIEW (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60005 ~ PARCEL NEGOTIATIONS (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60006 ~ CLOSING SERVCIES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60030 ~ APPRAISAL SERVICES / SUB (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**LEONEL**	**100%**
FC 60040 ~ APPRAISAL REVIEW / SUB (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**HLH**	**100%**
FC 60014 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (AN ADDITIONAL 61 EASEMENTS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with	**L&G**	**10%**

a local, reputable title company who is available to begin work when needed. • Subs are working on the project. L & G is working with easement holders. • **Working (strenuously) with County in an effort to obtain release from TxDOT.**		
FC 60015 ~ APPRAISAL SERVICES (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60016 ~ APPRAISAL REVIEW (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60017 ~ PARCEL NEGOTIATIONS (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 600150 ~ APPRAISAL SERVICES / SUB (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**LEONEL**	**0%**
FC 600160 ~ APPRAISAL REVIEW / SUB (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**HLH**	**0%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Fernando Herrera Jr.
Right of Way Administrator

Sincerely,

Jordan Sinclair, P.E.
Project Manager

PROJECT DEVELOPMENT SCHEDULE
MILE 10 N (CSJ: 0921-02-360)
From Mile 6 W To FM 1015
Length = 3.0 miles

TASK AND DESCRIPTION	FIRM	2019 - 2023	2024												2025												2026												2027												2028			
			JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Q1	Q2	Q3	Q4
ADVANCED FUNDING AGREEMENT																																																					
TxDOT Executes AFA with County	TxDOT	Aug-20																																																	
TxDOT Amends AFA with County (Amendment #1)	TxDOT	Mar-23																																																	
RGVMPO Revises MTP/TIP to Assign $4M Federal Earmark to ROW & Move $3.2M CAT 7 to Construction	OTHERS																																																		
TxDOT Amends AFA with County (Amendment #2)	TxDOT																																																	
Phase I: Schematic & Environmental																																																		
PRELIMINARY ENGINEERING & SCHEMATIC																																																		
Traffic Projections	L&G/C&M	Jun-15																																																	
Traffic Warrant Study	L&G/ETSI	Jun-21																																																
Design Level of Service Analysis	L&G/ETSI	Jul-23																																																
Level of Service Approval by TxDOT	TxDOT																																																	
H&H Report & Hydrologic Map	L&G																																																	
H&H Report Approval by TxDOT	TxDOT																																																	
Develop Roadway & Outfall Schematics	L&G																																																	
Schematic Approval by TxDOT	TxDOT																																																	
Public Meeting	L&G	Oct-22																																																
ENVIRONMENTAL																																																		
Submit Technical Reports	L&G																																																	
Agency Coordination	TxDOT																																																	
Afford Opportunity for Public Hearing	L&G																																																	
Environmental Clearance (CE)	TxDOT																																																	
Phase II: PS&E, Surveys, and ROW Mapping																																																		
PS&E & SURVEY																																																		
Design Survey	SURV																																																	
Outfall Coordination with HCDD #1	L&G																																																	
Geotechnical & Pavement Design	L&G	Jul-25																																																
30% PS&E Completion	L&G	Jul-25																																																
60% PS&E Completion	L&G																																																	
90% PS&E Completion	L&G																																																	
95% PS&E Completion	L&G																																																	
100% PS&E Completion	L&G																																																	
PS&E Approval (TxDOT issues SLOA)	TxDOT																																																	
ROW MAPPING																																																		
Prepare ROW Map	L&G																																																	
TXDOT Review & ROWIS Programming	TxDOT																																																	
Phase III: ROW Acq. & Comp. Util. Management																																																		
COMPENSABLE UTILITY MANAGEMENT																																																		
Compensable Utility Management	L&G																																																	
Initital Coordination Meeting with HCCID9	L&G																																																	
Determine Eligibility & Upper Limits and Prepare Prelim. SUA with HCCID9	L&G																																																	
TxDOT Review Approval of Prelim. SUA	TxDOT																																																	
Execute SUA with HCCID9	COUNTY																																																	
ROW ACQUISITION (71 Roadway Parcels, 105 Easements & Est. 5 Outfall Parcels)																																																		
Request Release for ROW Aquisition	COUNTY																																																	
TxDOT issues SLOA for ROW Acquisition (Funds must be obligated by Sep. 30, 2026)	TxDOT																																																	
Project Administration	L&G																																																	
Compensable Utility Oversight	L&G																																																	
Title Commitments	L&G																																																	
Appraisal Reports	L&G																																																	
Appraisal Review Reports	L&G																																																	
Acquisition Negotiation Offers	L&G																																																	
Title Curative Process	L&G																																																	
Payments for Parcels	L&G																																																	
L&G Condemnation Support Process	L&G																																																	
Eminent Domain Proceedings by County	COUNTY																																																	
Title Insurance Policies	L&G																																																	
Phase IV: Construction																																																		
Utility Relocation	OTHERS																																																	
Advertise for Bids, Bid Analysis & Contract Award	COUNTY																																																	
Let Project (Est. Fall 2027)	COUNTY																																																	
Construction	COUNTY																																																	

Phase III - ROW Acquisition and Compensible Utility Management Tasks On Hold Until May 2026

CONST. DURATION EST. 18 MONTHS

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by J. Sinclair, P.E. (7/29/25)

11:55 AM7/30/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330269
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180703
Mile 10 Project - WA#3
(From: Mile 6 to FM 1015)
PO#886545

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Engineering services for the month of November 2025.						
Work Authorization #3 - Right-of-Way Acquisition, Compensable Utilities Easements, Outfalls & Re-Evaluation of EA						
12001-Re-Evaluation EA	45,000.00	2,250.00		2,250.00	5.0	42,750.00
16403-Project Management	300,000.00	189,000.00		189,000.00	63.0	111,000.00
Right-of-Way Acquisition for 72 Roadway Parcels)						
60001-ROW Admin. Acquisitions	320,400.00	294,768.00	9,612.00	304,380.00	95.0	16,020.00
60002-Title Services	151,200.00	151,200.00		151,200.00	100.0	-
60003-Appraisal Services	72,000.00	1,000.00		1,000.00	1.4	71,000.00
60004-Appriasal Review	18,000.00	250.00		250.00	1.4	17,750.00
60005-Parcel Negotiation	374,400.00	5,200.00		5,200.00	1.4	369,200.00
60006-Closing Services	32,400.00	450.00		450.00	1.4	31,950.00
60030-Appraisal Services/SUB	162,000.00	2,250.00		2,250.00	1.4	159,750.00
60040-Appraisal Review/SUB	57,600.00	800.00		800.00	1.4	56,800.00
Right-of-Way Acquisition for 6 Outfalls						
60007-ROW Admin. Acquisitions	26,700.00	24,564.00	801.00	25,365.00	95.0	1,335.00
60008-Title Services	12,600.00	0.00		0.00	0.0	12,600.00
60009-Appraisal Services	6,000.00	0.00		0.00	0.0	6,000.00
60011-Appriasal Review	1,500.00	0.00		0.00	0.0	1,500.00
60012-Parcel Negotiation	31,200.00	0.00		0.00	0.0	31,200.00
60013-Closing Services	2,700.00	0.00		0.00	0.0	2,700.00
60090-Appraisal Services/SUB	13,500.00	0.00		0.00	0.0	13,500.00
600110-Appraisal Review/SUB	4,800.00	0.00		0.00	0.0	4,800.00
Right-of-Way Acquisition for 44 Compensable Utilities Easements						
60014-ROW Admin. Acquisitions	195,800.00	180,136.00	5,874.00	186,010.00	95.0	9,790.00
60015-Appraisal Services	16,500.00	0.00		0.00	0.0	16,500.00
60016-Appriasal Review	15,400.00	0.00		0.00	0.0	15,400.00
60017-Parcel Negotiation	220,000.00	0.00		0.00	0.0	220,000.00
600150-Appraisal Services/SUB	49,500.00	0.00		0.00	0.0	49,500.00
600160-Appraisal Review/SUB	17,600.00	0.00		0.00	0.0	17,600.00
60101-Comp. Utility Management	194,400.00	97,200.00	9,720.00	106,920.00	55.0	87,480.00
Sub Total	2,341,200.00	949,068.00	26,007.00	975,075.00		1,366,125.00
Supplemental No. 1 to Work Authorization #3 - Complete ROW Map for an Additional 105 Easement Parcels						
13002-Reduce Right-of-Wap Costs from 7	-19,200.00	-19,200.00		-19,200.00	100.0	-
13020-Revise ROW Map to add 105 Easem	185,400.00	185,400.00		185,400.00	100.0	-
16403-Project Management	69,200.00	69,200.00		69,200.00	100.0	-
Sub Total	235,400.00	235,400.00	0.00	235,400.00		0.00

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330269
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 180703
Mile 10 Project - WA#3
(From: Mile 6 to FM 1015)
PO#886545

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Supplemental No. 2 to Work Authorization #3 - To reduce the Right-of-Way Acquisition services by 1 parcel from 72 to 71 Roadway Parcels and Right-of-Way Acquisition services for an additional 61 Easement Parcels						
16403-Project Management	100,000.00	27,000.00	3,000.00	30,000.00	30.0	70,000.00
Right-of-Way Acquisition Reduction from 72 to 71 Roadway Parcels						
60001-ROW Admin. Acquisitions	-4,450.00	-4,450.00		-4,450.00	100.0	-
60002-Title Services	-2,100.00	-2,100.00		-2,100.00	100.0	-
60003-Appraisal Services	-1,000.00	-1,000.00		-1,000.00	100.0	-
60004-Appriasal Review	-250.00	-250.00		-250.00	100.0	-
60005-Parcel Negotiation	-5,200.00	-5,200.00		-5,200.00	100.0	-
60006-Closing Services	-450.00	-450.00		-450.00	100.0	-
60030-Appraisal Services/SUB	-2,250.00	-2,250.00		-2,250.00	100.0	-
60040-Appraisal Review/SUB	-800.00	-800.00		-800.00	100.0	-
Right-of-Way Acquisition for an additional 61 Compensable Utilities Easements						
60014-ROW Admin. Acquisitions	271,450.00	154,726.50	21,716.00	176,442.50	65.0	95,007.50
60015-Appraisal Services	22,875.00			0.00	0.0	22,875.00
60016-Appriasal Review	21,350.00			0.00	0.0	21,350.00
60017-Parcel Negotiation	305,000.00			0.00	0.0	305,000.00
600150-Appraisal Services/SUB	68,625.00			0.00	0.0	68,625.00
600160-Appraisal Review/SUB	24,400.00			0.00	0.0	24,400.00
Sub Total	797,200.00	165,226.50	24,716.00	189,942.50		607,257.50
TOTAL:	3,373,800.00	1,349,694.50	50,723.00	1,400,417.50	41.5	1,973,382.50

ORIGINAL CONTRACT SUM	$	2,341,200.00
CHANGE BY CHANGE ORDER	$	1,032,600.00
CONTRACT SUM TO DATE	$	3,373,800.00
TOTAL COMPLETED TO DATE	$	1,400,417.50
LESS PREVIOUS INVOICES	$	1,349,694.50
CURRENT PAYMENT DUE	$	50,723.00

PROJECT MANAGER'S SIGNATURE

L&G Engineering

Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 10 Project – WA#3
Limits: Mile 6 to FM 1015
PO#886545 - L&G Project#180703

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and request for payment. Attached for your approval is our invoice for services rendered during the month of November 2025.

The following is attached:

- L&G's Invoice
- Exhibit C – Work Schedule

Work Authorization#3 – To provide Engineering services required for Right-of-Way Acquisition, Re-Evaluation of Environmental Document, Project Management and Compensable Utility Management

		% Complete
FC 12001 ~ Re-EVALUATION OF EA		
L&G has reviewed the project to determine the need for the Re-Evaluation; however, due to the project going through the right of way acquisition, this task will not commence until a later date.	**L&G**	**5%**
FC 16403 ~ PROJECT MANAGEMENT		
Contracts have been issued to all subconsultants on this work authorization. L&G continues to coordinate with all the stakeholders involved. L&G continues to provide schedule and status updates to County and TxDOT monthly. L&G and Pct#3 staff met with TxDOT at HCMPO office to obtain release for Right-of-Way Acquisition. The Right-of-Way coordination for release of acquisition is on-going. AFA amendment #2 has been executed. Request for ROW release (FPAA and SLOA) has been sent to TxDOT.	**L&G**	**63%**

FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (72 ROADWAY PARCELS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • L & G has consulted with the subcontractors concerning the project. • Subs are working on the project. Receiving title commitments and L & G is reviewing them. • **Working (strenuously) with County in an effort to obtain release from TxDOT. TxDOT has communicated that they will release the County in November. We are still working with the Subs in order to coordinate a seamless work product. Appraiser is on hold but is preparing to start working.**	**L&G**	**95%**
FC 60002 ~ TITLE SERVICES (72 ROADWAY PARCELS)		
• All title commitments have been received. • This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60004 ~ APPRAISAL REVIEW (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60005 ~ PARCEL NEGOTIATIONS (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60006 ~ CLOSING SERVCIES (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**1.4%**
FC 60030 ~ APPRAISAL SERVICES / SUB (72 ROADWAY PARCELS)		
This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**LEONEL**	**1.4%**
FC 60040 ~ APPRAISAL REVIEW / SUB (72 ROADWAY PARCELS)		

This Supplemental No. 2 to the Work Authorization No. 3 reduces the amount of Roadway parcels to be Acquired from 72 to 71	**HLH**	**1.4%**
FC 60007 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (6 OUTFALL PARCELS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • L & G has consulted with the subcontractors concerning the project. • Subs are working on the project. L & G is coordinating on the outfall parcels with HCDD and Pct. • **Working (strenuously) with County in an effort to obtain release from TxDOT. Appraiser is on hold but is preparing to start working.**	**L&G**	**95%**
FC 60008 ~ TITLE SERVICES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60009 ~ APPRAISAL SERVICES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60011 ~ APPRAISAL REVIEW (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60012 ~ PARCEL NEGOTIATIONS (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60013 ~ CLOSING SERVCIES (6 OUTFALL PARCELS)		
This task has not begun	**L&G**	**0%**
FC 60090 ~ APPRAISAL SERVICES / SUB (6 OUTFALL PARCELS)		
This task has not begun	**LEONEL**	**0%**
FC 600110 ~ APPRAISAL REVIEW / SUB (6 OUTFALL PARCELS)		
This task has not begun	**HLH**	**0%**
FC 60014 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (44 EASEMENTS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project.	**L&G**	**95%**

• Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • Subs are working on the project. L & G is working with easement holders. • **Working (strenuously) with County in an effort to obtain release from TxDOT. TxDOT has responded that they will release the County in November. L & G is working with subs on work product efforts. Appraiser is on hold but is preparing to start working.**		
FC 60015 ~ APPRAISAL SERVICES (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60016 ~ APPRAISAL REVIEW (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60017 ~ PARCEL NEGOTIATIONS (44 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 600150 ~ APPRAISAL SERVICES / SUB (44 EASEMENTS)		
This task has not begun	**LEONEL**	**0%**
FC 600160 ~ APPRAISAL REVIEW / SUB (44 EASEMENTS)		
This task has not begun	**HLH**	**0%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
• Project Setup has initiated and preliminary coordination efforts have begun in an effort to verify conflict analysis. • Project Coordination is on-going with each utility on Eligibility Ratio, Proof of Interests, etc. in an effort to establish utilities that will seek Compensable Utility Process. • On-going coordination efforts and meetings are being scheduled.	**L&G**	**55%**

Supplemental No. 1 to Work Authorization No. 3 – Engineering services to complete the ROW Map for an additional 105 Easement Parcels.

FC 13002 ~ REDUCE RIGHT-of-WAY MAP COSTS (TOTAL REVISED PARCELS REDUCE FROM 74 TO 71) – (3 PARCEL REDUCTION) RDWY		
Upon completion of the ROW Map the total roadway parcel count was reduced from the originally estimated 74 to 71. This task is complete.	**L&G**	**100%**
FC 13020 ~ REVISE ROW MAP TO ADD AND INCLUDE ESTIMATED 105 PARCELS OF COMPENSABLE EASEMENTS / SUB		
Upon completion of the ROW Map 105 easement parcels were identified. The final ROW map was completed and submitted to TxDOT as part of the release for ROW acquisition request.	**ROWSS**	**100%**
FC 16403 ~ PROJECT MANAGEMENT		
L&G has coordinated with TxDOT and the surveyor to finalize a ROW Map reflecting 71 roadway parcels and 105 easement parcels. This map has been submitted to TxDOT as part of a request to be released for ROW acquisition.	**L&G**	**100%**

L&G continues to work with the County to obtain the release for ROW acquisition by TxDOT. L&G has met with City of Weslaco and Precinct 1 to provide a status update on this phase of project development.		

Supplemental No. 2 to Work Authorization No. 3 – Engineering services to provide Right-of-Way Acquisition services for an additional 61 Easement Parcels and to reduce 1 Roadway Parcel

FC 16403 ~ PROJECT MANAGEMENT		
Contracts have been issued to all subconsultants on this work authorization. L&G continues to coordinate with all the stakeholders involved. L&G continues to provide schedule and status updates to County and TxDOT monthly.	**L&G**	**30%**
FC 60001 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (1 REDUCTION ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60002 ~ TITLE SERVICES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60004 ~ APPRAISAL REVIEW (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60005 ~ PARCEL NEGOTIATIONS (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60006 ~ CLOSING SERVCIES (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**L&G**	**100%**
FC 60030 ~ APPRAISAL SERVICES / SUB (1 REDUCTION OF ROADWAY PARCELS)		
This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**LEONEL**	**100%**
FC 60040 ~ APPRAISAL REVIEW / SUB (1 REDUCTION OF ROADWAY PARCELS)		

This Supplemental to the Work Authorization reduces the amount of Roadway parcels to be Acquired from 72 to 71	**HLH**	**100%**
FC 60014 ~ PARTIAL RIGHT-of-WAY ADMINISTRATION ACQUISITION (AN ADDITIONAL 61 EASEMENTS)		
• Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-Transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. • Project files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings and determined by the County. Initial property owner list has been developed. Have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. • Subs are working on the project. L & G is working with easement holders. • **Working (strenuously) with County in an effort to obtain release from TxDOT. TxDOT will release the County in November. Appraiser is on hold but is preparing to start working.**	**L&G**	**65%**
FC 60015 ~ APPRAISAL SERVICES (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60016 ~ APPRAISAL REVIEW (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 60017 ~ PARCEL NEGOTIATIONS (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**L&G**	**0%**
FC 600150 ~ APPRAISAL SERVICES / SUB (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**LEONEL**	**0%**
FC 600160 ~ APPRAISAL REVIEW / SUB (AN ADDITIONAL 61 EASEMENTS)		
This task has not begun	**HLH**	**0%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Fernando Herrera Jr.
Right of Way Administrator

Sincerely,

Jordan Sinclair, P.E.
Project Manager

PROJECT DEVELOPMENT SCHEDULE
MILE 10 N (CSJ: 0921-02-360)
From Mile 6 W To FM 1015
Length = 3.0 miles

TASK AND DESCRIPTION	FIRM	2019 - 2023	2024												2025											
			JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
ADVANCED FUNDING AGREEMENT																										
TxDOT Executes AFA with County	TxDOT	Aug-20																								
TxDOT Amends AFA with County (Amendment #1)	TxDOT	May-23																								
RGVMPO Revises MTP/TIP to Assign $4M Federal Earmark to ROW & Move $3.2M CAT 7 to Construction	OTHERS																									
Execute new AFA for Bike/Ped Facilities	TxDOT																									
Phase I: Schematic & Environmental																										
PRELIMINARY ENGINEERING & SCHEMATIC																										
Traffic Projections	L&G/C&M	Jun-19																								
Traffic Warrant Study	L&G/ETSI	Jun-21																								
Design Level of Service Analysis	L&G/ETSI	Jul-23																								
Level of Service Approval by TxDOT	TxDOT																									
H&H Report & Hydrologic Map	L&G																									
H&H Report Approval by TxDOT	TxDOT																									
Develop Roadway & Outfall Schematics	L&G																									
Schematic Approval by TxDOT	TxDOT																									
Public Meeting	L&G	Oct-22																								
ENVIRONMENTAL																										
Submit Technical Reports	L&G																									
Agency Coordination	TxDOT																									
Afford Opportunity for Public Hearing	L&G																									
Environmental Clearance (CE)	TxDOT																									
Phase II: PS&E, Surveys, and ROW Mapping																										
PS&E & SURVEY																										
Design Survey	SURV																									
Outfall Coordination with HCDD #1	L&G																									
Geotechnical & Pavement Design	L&G	Jul-25																								
30% PS&E Completion	L&G	Jul-25																								
60% PS&E Completion	L&G																									
90% PS&E Completion	L&G																									
95% PS&E Completion	L&G																									
100% PS&E Completion	L&G																									
PS&E Approval (TxDOT issues SLOA)	TxDOT																									
ROW MAPPING																										
Prepare ROW Map	L&G																									
TXDOT Review & ROWIS Programming	TxDOT																									
Phase III: ROW Acq. & Comp. Util. Management																										
COMPENSABLE UTILITY MANAGEMENT																										
Compensable Utility Management	L&G																									
Inititial Coordination Meeting with HCCID9	L&G																									
Determine Eligibility & Upper Limits and Prepare Prelim. SUA with HCCID9	L&G																									
TxDOT Review Approval of Prelim. SUA	TxDOT																									
Execute SUA with HCCID9	COUNTY																									
ROW ACQUISITION (71 Roadway Parcels, 105 Easements & Est. 5 Outfall Parcels)																										
Request Release for ROW Aquisition	COUNTY																									
TxDOT issues SLOA for ROW Acquisition (Funds must be obligated by Sep. 30, 2026)	TxDOT																									
Project Administration	L&G																									
Compensable Utility Oversight	L&G																									
Title Commitments	L&G																									
Appraisal Reports	L&G																									
Appraisal Review Reports	L&G																									
Acquisition Negotiation Offers	L&G																									
Title Curative Process	L&G																									
Payments for Parcels	L&G																									
L&G Condemnation Support Process	L&G																									
Eminent Domain Proceedings by County	COUNTY																									
Title Insurance Policies	L&G																									
Phase IV: Construction																										
Utility Relocation	OTHERS																									
Advertise for Bids, Bid Analysis & Contract Award	COUNTY																									
Let Project (Est. Fall 2027)	COUNTY																									
Construction	COUNTY																									

TASK AND DESCRIPTION	FIRM	2026												2027												2028			
		JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Q1	Q2	Q3	Q4
ADVANCED FUNDING AGREEMENT																													
TxDOT Executes AFA with County	TxDOT																												
TxDOT Amends AFA with County (Amendment #1)	TxDOT																												
RGVMPO Revises MTP/TIP to Assign $4M Federal Earmark to ROW & Move $3.2M CAT 7 to Construction	OTHERS																												
Execute new AFA for Bike/Ped Facilities	TxDOT																												
Phase I: Schematic & Environmental																													
PRELIMINARY ENGINEERING & SCHEMATIC																													
Traffic Projections	L&G/C&M																												
Traffic Warrant Study	L&G/ETSI																												
Design Level of Service Analysis	L&G/ETSI																												
Level of Service Approval by TxDOT	TxDOT																												
H&H Report & Hydrologic Map	L&G																												
H&H Report Approval by TxDOT	TxDOT																												
Develop Roadway & Outfall Schematics	L&G																												
Schematic Approval by TxDOT	TxDOT																												
Public Meeting	L&G																												
ENVIRONMENTAL																													
Submit Technical Reports	L&G																												
Agency Coordination	TxDOT																												
Afford Opportunity for Public Hearing	L&G																												
Environmental Clearance (CE)	TxDOT																												
Phase II: PS&E, Surveys, and ROW Mapping																													
PS&E & SURVEY																													
Design Survey	SURV																												
Outfall Coordination with HCDD #1	L&G																												
Geotechnical & Pavement Design	L&G																												
30% PS&E Completion	L&G																												
60% PS&E Completion	L&G																												
90% PS&E Completion	L&G																												
95% PS&E Completion	L&G																												
100% PS&E Completion	L&G																												
PS&E Approval (TxDOT issues SLOA)	TxDOT																												
ROW MAPPING																													
Prepare ROW Map	L&G																												
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COMPENSABLE UTILITY MANAGEMENT																													
Compensable Utility Management	L&G																												
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Determine Eligibility & Upper Limits and Prepare Prelim. SUA with HCCID9	L&G																												
TxDOT Review Approval of Prelim. SUA	TxDOT																												
Execute SUA with HCCID9	COUNTY																												
ROW ACQUISITION (71 Roadway Parcels, 105 Easements & Est. 5 Outfall Parcels)																													
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Project Administration	L&G																												
Compensable Utility Oversight	L&G																												
Title Commitments	L&G																												
Appraisal Reports	L&G																												
Appraisal Review Reports	L&G																												
Acquisition Negotiation Offers	L&G																												
Title Curative Process	L&G																												
Payments for Parcels	L&G																												
L&G Condemnation Support Process	L&G																												
Eminent Domain Proceedings by County	COUNTY																												
Title Insurance Policies	L&G																												
Phase IV: Construction																													
Utility Relocation	OTHERS																												
Advertise for Bids, Bid Analysis & Contract Award	COUNTY																												
Let Project (Est. Fall 2027)	COUNTY																												
Construction	COUNTY																												

Phase III - ROW Acquisition and Compensible Utility Management Tasks On Hold Until May 2026

CONST. DURATION EST. 18 MONTHS

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by J. Sinclair, P.E. (7/29/25)

2:15 PM11/25/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330276
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 230101
Mile 1 E Rd Project WA#1
(From: Bus 83 North to Mile 8 N)
PO#868315

Engineering services for the month of November 2025.

Work Authorization #1 - Partial Engineering services required for the Update of Phase I Environmental, Schematic Design, Public Involvement, Surveys for Roadways, Outfalls and Right-of-Way Mapping.

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
13002-Update ROW Mapping (100% of Total Estimate)	20,000.00	20,000.00		20,000.00	100.0	-
13020-Update ROW Map/SUB (100% of Total Estimate)	20,000.00	20,000.00		20,000.00	100.0	-
15004-Addtnl Srvy Wrk (TOPO & 9 Bnchmrks) (100% of Total Est)	37,420.00	37,420.00		37,420.00	100.0	-
15007-Sub-Surface Utility Engineering (100% of Total Estimate)	12,850.00	12,850.00		12,850.00	100.0	-
15040-Addtnl Srvy Wrk (TOPO & 9 Bnchmrks)/SUB (100% of Estimat	37,420.00	37,420.00		37,420.00	100.0	-
15070-Sub-Surface Utility Eng/SUB (100% of Total Estimate)	12,150.00	12,150.00		12,150.00	100.0	-
16004-PS&E Development Roadway (27% of Total Estimat)	184,000.00	184,000.00		184,000.00	100.0	-
16005-PS&E Development Outfalls (26% of Total Estimate)	49,162.19	49,162.19		49,162.19	100.0	-
16204-Signal Designs, Warrants (100% of Total Estimate)	24,909.96	24,909.96		24,909.96	100.0	-
16240-Signal Designs, Warrants/SUB (100% of Total Estimate)	25,090.04	25,090.04		25,090.04	100.0	-
16308-Permitted Utilities (33% of Total Estimate)	45,900.00	45,900.00		45,900.00	100.0	-
16309-Coord. w/RR Exhibit A (33% of Total Estimate)	30,000.00	30,000.00		30,000.00	100.0	-
16311-Coord. Permit Assoc. w/Jack & Bore (33% of Total Estimat	22,500.00	22,500.00		22,500.00	100.0	-
16312-Coord. Const. Maintenance Agreem. (33% of Total Estimate	22,500.00	22,500.00		22,500.00	100.0	-
16403-Project Management (10% of total Estimate)	28,203.33	28,203.33		28,203.33	100.0	-
60001-ROW Admin Acquisition (40% of Total Estimate)	89,000.00	89,000.00		89,000.00	100.0	-
60002-Title Services (40% of Total Estimate)	27,300.00	27,300.00		27,300.00	100.0	-
60003-Appraisal Services (40% of Total Estimate)	15,625.00	15,625.00		15,625.00	100.0	-
60004-Appraisal Review (40% of Total Estimate)	5,700.00	5,700.00		5,700.00	100.0	-
60005-Parcel Negotiations (40% of Total Estimate)	100,000.00	87,000.00		87,000.00	87.0	13,000.00
60006-Closing Services (40% of Total Estimate)	3,900.00		300.00	300.00	7.7	3,600.00
60030-Appraisal Services/SUB (40% of Total Estimate)	37,125.00	37,125.00		37,125.00	100.0	-
60040-Appraisal Review/SUB (40% of Total Estimate)	13,200.00	13,200.00		13,200.00	100.0	-
60101-Compensable Utility Management (33% of Total Estimate)	72,000.00	72,000.00		72,000.00	100.0	-
Sub Total	935,955.52	919,055.52	300.00	919,355.52		16,600.00
TOTAL:	935,955.52	919,055.52	300.00	919,355.52	98.2	16,600.00

ORIGINAL CONTRACT SUM	$ 935,955.52
CHANGE BY CHANGE ORDER	
CONTRACT SUM TO DATE	$ 935,955.52
TOTAL COMPLETED TO DATE	$ 919,355.52
LESS PREVIOUS INVOICES	$ 919,055.52
CURRENT PAYMENT DUE	$ 300.00

PROJECT MANAGER'S SIGNATURE

L&G Engineering

Transportation Consultants

December 1, 2025

Hon. David L. Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Ms. Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 1 East Project – WA#1
Limits: (From Bus 83 to Mile 8 N)
PO#868315 - L&G Project #230101

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. L&G will be invoicing for the month of November 2025.

The following is attached:

- Exhibit C – Work Schedule

Work Authorization #1 – Engineering services required for the preparation of the Re-Evaluation Document, Public Involvement, Schematic and Hydraulic Design

		% Complete
FC 13002 ~ UPDATE THE RIGHT-OF-WAY MAP		
This task is complete.	**L&G**	**100%**
FC 13020 ~ UPDATE THE RIGHT-of-WAY MAP /SUB		
This task is complete.	**M&H**	**100%**
FC 15004 ~ ADDITIONAL SURVEY WORK (TOPO & 9 BENCHMARKS)		
This task is complete.	**L&G**	**100%**
FC 15007 ~ SUB-SURFACE UTILTIY ENGINEERING (SUE) 25 POT HOLES / MILE (ROADWAY AND OUTFALLS)		
This task is complete.	**L&G**	**100%**
FC 15040 ~ ADDITIONAL SURVEY WORK (TOPO & 9 BENCHMARKS) / SUB		

This task is complete.	**M&H**	**100%**
FC 15070 - SUB-SURFACE UTILITY ENGINEERING (SUE) 25 POT HOLES / MILE (ROADWAY AND OUTFALLS) / SUB		
This task is complete.	**M&H**	**100%**
FC 16004 ~ PS&E DEVELOPMENT ROADWAY		
L&G has progressed PS&E past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16005 ~ PS&E DEVELOPMENT OUTFALL		
L&G has progressed PS&E past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16204 ~ TRAFFIC SIGNAL DESIGNS, WARRANTS AND FLASHING BEACONS		
L&G has reviewed the final warrant study report to confirm it has addressed all comments. The final report has been submitted to TxDOT. This task is complete.	**L&G**	**100%**
FC 16240 ~ TRAFFIC SIGNAL DESIGNS, WARRANTS AND FLASHING BEACONS / SUB		
The final, signed & sealed report addressing all comments has been submitted to TxDOT. This task is complete.	**ETSI**	**100%**
FC 16308 ~ PERMITTED UTILITIES COORDINATION TO ADJUST		
L&G has progressed utility coordination past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16309 ~ COORDINATE RAILROAD EXHIBIT A IDENTIFIYING RAILROAD SIGNALS AND MAST ARM DESIGNS		
L&G has progressed railroad exhibit A coordination past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16311 ~ COORDINATE PERMIT ASSOCIATED WITH THE JACK AND BORE AGREEMENT		
Through re-design of the project's storm sewer system, L&G has eliminated the need for a storm drain crossing at the Railroad. This task is complete.	**L&G**	**100%**
FC 16312 ~ COORDINATE A CONSTRUCTION MAINTENANCE AGREEMENT FOR THE PLANKING AND ARMS		
L&G has progressed CMA coordination past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16403 ~ PROJECT MANAGEMENT		

L&G has progressed project management past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 60001 ~ ROW ACQUISITION ADMINISTRATION		
Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. Project files have been created and are maintained in the office. Personnel are available daily for project meetings determined by the County. A property owner list has been developed. L&G have negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. See updates below for task specific acquisition activities.	**L&G**	**100%**
FC 60002 ~ TITLE SERVICES		
L&G has received title commitments for all 13 roadway parcels tasked under this work authorization. This task is complete.	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES		
All 13 roadway parcels and 7 easement parcels included in this work authorization have been appraised. This task is complete.	**L&G**	**100%**
FC 60004 ~ APPRAISAL REVIEW		
All 13 roadway parcel appraisals and 7 easement parcel appraisals included in this work authorization have been reviewed. This task is complete.	**L&G**	**100%**
FC 60005 ~ PARCEL NEGOTIATION		
Offers have been made to all 13 roadway property owners and 7 easement holders included in this work authorization. Offers have been accepted for 7 roadway parcels (1, 4, 5, 6, 7, 10 & 13A). Negotiations with property owners and easement holders for the remaining parcels continue.	**L&G**	**87%**
FC 60006 ~ CLOSING SERVICES		
Five (5) of 13 roadway parcels tasked under this work authorization are in the closing process (1, 4, 5, 6, 7). Parcel 10 is in possession (closed).	**L&G**	**7.7%**
FC 60030 ~ APPRAISAL SERVICES / SUB		
All 13 roadway parcels and 7 easement parcels included in this work authorization have been appraised. This task is complete.	**LEONEL**	**100%**
FC 60040 ~ APPRAISAL REVIEW / SUB		
All 13 roadway parcel appraisals and 7 easement parcel appraisals included in this work authorization have been reviewed. This task is complete.	**HLH**	**100%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
L&G has progressed utility coordination past the development percentage tasked under this work authorization and will continue under work authorization #2. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Jordan B. Sinclair, P.E.
Project Manager

Sincerely,

Fernando Herrera Jr.
Right-of-Way Administrator

Client: Hidalgo County Precinct #1

EXHIBIT "C"

PROJECT DEVELOPMENT SCHEDULE

CSJ: 1803-02-254
Mile 1 East
From US Bus. 83 To Mile 8 N
Length = 1.4 miles

TASK AND DESCRIPTION	FIRM	2023												2024												2025												2026												2027 - 2028
		JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	
Advanced Funding Agreement																																																	
TxDOT Terminates AFA with City of Mercedes	TxDOT																																																
TxDOT Executes AFA with County	TxDOT																																																
Phase II & III: PS&E, ROW Acquisition & Construction Oversight																																																	
PS&E & Supplemental Survey																																																	
Supplemental Survey Work (Topo, SUE, Benchmarks)	SURV																																																
Mock Design Concept Conference (3 weeks prior to DCC)	TxDOT																																																
TxDOT holds Design Concept Conference with County (June 14, 2024)	TxDOT																																																
30% PS&E Completion	L&G																																																
60% PS&E Completion	L&G																																																
90% PS&E Completion	L&G																																																
95% PS&E Completion	L&G																																																
100% PS&E Completion	L&G																																																
TxDOT Plan Set Approval	TxDOT																																																
Railroad Coordination																																																	
Railroad Coordination (Permits)	L&G																																																
Update ROW Map																																																	
Update ROW Map	SURV																																																
TXDOT Review & ROWIS Programming	TxDOT																																																
Compensable Utility Management																																																	
Compensable Utility Management	L&G																																																
ROW Acquisition																																																	
SLOA (Right-of-Way Acquisition)	TxDOT																																																
Project Administration	L&G																																																
Compensable Utility Oversight	L&G																																																
Title Commitments	L&G																																																
Appraisal Reports	L&G																																																
Appraisal Review Reports	L&G																																																
Acquisition Negotiation Offers	L&G																																																
Title Curative Process	L&G																																																
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L&G Condemnation Support Process	L&G																																																
Eminent Domain Proceedings by County	County																																																
Title Insurance Policies	L&G																																																
Construction																																																	
Utility Relocation	Others																																																
Advertise for Bids, Bid Analysis & Contract Award	County																																																
Let Project (Est. Dec. 2026)	County																																																
Construction (Dependent on Availability of Funds)	County																																																

CONST. DURATION EST. 18 MONTHS

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by J. Sinclair, P.E. (01/24/2025)

8:08 AM11/21/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330275
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 230102
Mile 1 E Rd Project WA#2
(From: Bus 83 North to Mile 8 N)
PO#886869

Engineering services for the month of November 2025.

Work Authorization #2 - To Provide Engineering Services required for the continuation of the PS&E, Right-of-Way Acquistion services and Compensable Utilities as well as coordination with the Railroad for the roadway design.

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
16004-PS&E Development Roadway (39% of Total Estimat)	264,000.00	264,000.00		264,000.00	100.0	-
16005-PS&E Development Outfalls (40% of Total Estimate)	75,615.59	75,615.59		75,615.59	100.0	-
16205-Signal Designs, Warrants (50% of Total Estimate)	45,288.16	45,288.16		45,288.16	100.0	-
16250-Signal Designs, Warrants/SUB (50% of Total Estimate)	45,711.84	45,711.84		45,711.84	100.0	-
16308-Permitted Utilities (33% of Total Estimate)	45,900.00	45,900.00		45,900.00	100.0	-
16309-Coord. w/RR Exhibit A (33% of Total Estimate)	30,000.00	30,000.00		30,000.00	100.0	-
16311-Coord. Permit Assoc. w/Jack & Bore (33% of Total Estimat	22,500.00	22,500.00		22,500.00	100.0	-
16312-Coord. Const. Maintenance Agreem. (33% of Total Estimate	22,500.00	11,250.00		11,250.00	50.0	11,250.00
16403-Project Management (42% of total Estimate)	119,053.49	119,053.49		119,053.49	100.0	-
60001-ROW Admin Acquisition (31% of Total Estimate)	66,750.00	63,412.50		63,412.50	95.0	3,337.50
60002-Title Services (31% of Total Estimate)	21,000.00	21,000.00		21,000.00	100.0	-
60003-Appraisal Services (31% of Total Estimate)	11,875.00	11,875.00		11,875.00	100.0	-
60004-Appraisal Review (31% of Total Estimate)	4,250.00	4,250.00		4,250.00	100.0	-
60005-Parcel Negotiations (31% of Total Estimate)	75,000.00	65,000.00		65,000.00	86.7	10,000.00
60006-Closing Services (31% of Total Estimate)	3,000.00	600.00	300.00	900.00	30.0	2,100.00
60030-Appraisal Services/SUB (31% of Total Estimate)	28,125.00	28,125.00		28,125.00	100.0	-
60040-Appraisal Review/SUB (31% of Total Estimate)	10,000.00	10,000.00		10,000.00	100.0	-
60101-Compensable Utility Management (33% of Total Estimate)	72,000.00	72,000.00		72,000.00	100.0	-
Sub Total	962,569.08	935,581.58	300.00	935,881.58		26,687.50
TOTAL:	962,569.08	935,581.58	300.00	935,881.58	97.2	26,687.50

PROJECT MANAGER'S SIGNATURE

ORIGINAL CONTRACT SUM	$ 962,569.08
CHANGE BY CHANGE ORDER	
CONTRACT SUM TO DATE	$ 962,569.08
TOTAL COMPLETED TO DATE	$ 935,881.58
LESS PREVIOUS INVOICES	$ 935,581.58
CURRENT PAYMENT DUE	$ 300.00

L&G Engineering

Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Ms. Erika Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 1 East Rd Project – WA#2
Limits: (From Bus 83 to Mile 8 N)
PO#886869 - L&G Project # 230102

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. L&G will be invoicing for the month of November 2025.

The following is attached:

- Exhibit C – Work Schedule

Work Authorization#2 – To provide Engineering Services required for the continuation of the PS&E, Right-of-Way Acquisition services and Compensable Utilities as well as coordination with the Railroad for the Roadway design.

		% Complete
FC 16004 ~ PS&E DEVELOPMENT ROADWAY		
This is a continuation of services initiated in WA#1. L&G has progressed PS&E past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16005 ~ PS&E DEVELOPMENT OUTFALL		
This is a continuation of services initiated in WA#1. L&G has progressed PS&E past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16205 ~ TRAFFIC SIGNAL DESIGNS		
Traffic signal designs have progressed past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16250 ~ TRAFFIC SIGNAL DESIGNS / SUB		

Traffic signal designs have progressed past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**ETSI**	**100%**
FC 16308 ~ PERMITTED UTILITIES COORDINATION TO ADJUST		
This is a continuation of services initiated in WA#1. L&G has progressed utility coordination past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16309 ~ COORDINATE RAILROAD EXHIBIT A IDENTIFIYING RAILROAD SIGNALS AND MAST ARM DESIGNS		
This is a continuation of services initiated in WA#1. L&G has progressed railroad exhibit A coordination past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16311 ~ RAILROAD PLANKING DESIGN		
L&G has progressed PS&E past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**
FC 16312 ~ COORDINATE A CONSTRUCTION MAINTENANCE AGREEMENT FOR THE PLANKING AND ARMS		
This is a continuation of services initiated in WA#1. L&G has drafted a 90% complete railroad Exhibit A identifying planking and other railroad construction items as part of ongoing coordination efforts with Union Pacific / Benesch.	**L&G**	**50%**
FC 16403 ~ PROJECT MANAGEMENT		
This is a continuation of services initiated in WA#1. L&G continues to provide project status updates in monthly meetings with TxDOT. L&G continues to monitor project estimates against available federal funding.	**L&G**	**100%**
FC 60001 ~ ROW ACQUISITION ADMINISTRATION		
Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. Project Files have been created and are maintained in the office. Personnel are available daily for project meetings determined by the County. An initial property owner list has been developed. L&G has negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. See updates below for task specific acquisition activities.	**L&G**	**95%**
FC 60002 ~ TITLE SERVICES		
L&G has received title commitments for all 10 roadway parcels tasked under this work authorization. This task is complete.	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES		

All 10 roadway parcels and 5 easement parcels included in this work authorization have been appraised. This task is complete.	**L&G**	**100%**
FC 60004 ~ APPRAISAL REVIEW		
All 10 roadway parcel appraisals and 5 easement parcel appraisals included in this work authorization have been reviewed. This task is complete.	**L&G**	**100%**
FC 60005 ~ PARCEL NEGOTIATION		
Offers have been made to all 10 roadway property owners and 5 easement holders included in this work authorization. Offers have been accepted for 5 roadway parcels (13B, 14, 18, 20 & 22). Two (2) parcels have been referred to attorneys for the condemnation process (15 & 21). Negotiations with property owners and easement holders for the remaining parcels continue. 3 parcels in possession.	**L&G**	**86.7%**
FC 60006 ~ CLOSING SERVICES		
Three (3) of the 10 roadway parcels tasked under this work authorization have closed and are in possession (14, 20 & 22).	**L&G**	**30%**
FC 60030 ~ APPRAISAL SERVICES / SUB		
All 10 roadway parcels and 5 easement parcels included in this work authorization have been appraised. This task is complete.	**LEONEL**	**100%**
FC 60040 ~ APPRAISAL REVIEW / SUB		
All 10 roadway parcel appraisals and 5 easement parcel appraisals included in this work authorization have been reviewed. This task is complete.	**HLH**	**100%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
This is a continuation of services initiated in WA#1. L&G has progressed utility coordination past the development percentage tasked under this work authorization and will continue under work authorization #3. Please see subsequent work authorizations for the task progress report.	**L&G**	**100%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Jordan B. Sinclair, P.E.
Project Manager

Sincerely,

Fernando Herrera Jr.
Right-of-Way Administrator

Client: Hidalgo County Precinct #1

EXHIBIT "C"

PROJECT DEVELOPMENT SCHEDULE

CSJ: 1803-02-254
Mile 1 East
From US Bus. 83 To Mile 8 N
Length = 1.4 miles

TASK AND DESCRIPTION	FIRM	2023												2024												2025												2026												2027 - 2028
		JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	
Advanced Funding Agreement																																																	
TxDOT Terminates AFA with City of Mercedes	TxDOT																																																
TxDOT Executes AFA with County	TxDOT																																																
Phase II & III: PS&E, ROW Acquisition & Construction Oversight																																																	
PS&E & Supplemental Survey																																																	
Supplemental Survey Work (Topo, SUE, Benchmarks)	SURV																																																
Mock Design Concept Conference (3 weeks prior to DCC)	TxDOT																																																
TxDOT holds Design Concept Conference with County (June 14, 2024)	TxDOT																																																
30% PS&E Completion	L&G																																																
60% PS&E Completion	L&G																																																
90% PS&E Completion	L&G																																																
95% PS&E Completion	L&G																																																
100% PS&E Completion	L&G																																																
TxDOT Plan Set Approval	TxDOT																																																
Railroad Coordination																																																	
Railroad Coordination (Permits)	L&G																																																
Update ROW Map																																																	
Update ROW Map	SURV																																																
TXDOT Review & ROWIS Programming	TxDOT																																																
Compensable Utility Management																																																	
Compensable Utility Management	L&G																																																
ROW Acquisition																																																	
SLOA (Right-of-Way Acquisition)	TxDOT																																																
Project Administration	L&G																																																
Compensable Utility Oversight	L&G																																																
Title Commitments	L&G																																																
Appraisal Reports	L&G																																																
Appraisal Review Reports	L&G																																																
Acquisition Negotiation Offers	L&G																																																
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L&G Condemnation Support Process	L&G																																																
Eminent Domain Proceedings by County	County																																																
Title Insurance Policies	L&G																																																
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Utility Relocation	Others																																																
Advertise for Bids, Bid Analysis & Contract Award	County																																																
Let Project (Est. Dec. 2026)	County																																																
Construction (Dependent on Availability of Funds)	County																																															CONST. DURATION EST. 18 MONTHS

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by J. Sinclair, P.E. (01/24/2025)

8:08 AM11/21/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330273
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 230103
Mile 1 E Rd Project WA#3
(From: Bus 83 North to Mile 8 N)
PO#899120

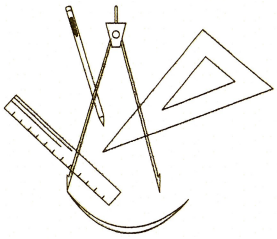
Engineering services for the month of November 2025.

Work Authorization #3 - To Provide Engineering Services required for the continuation of the PS&E, Right-of-Way Acquistion services and Compensable Utilities as well as coordination with the Railroad for the roadway design.

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
16004-PS&E Development Roadway (33% of Total Estimat)	224,000.00	174,720.00		174,720.00	78.0	49,280.00
16005-PS&E Development Outfalls (33% of Total Estimate)	62,388.89	62,388.89		62,388.89	100.0	-
16205-Signal Designs, Warrants (50% of Total Estimate)	45,288.16	40,759.34		40,759.34	90.0	4,528.82
16250-Signal Designs, Warrants/SUB (50% of Total Estimate)	45,711.84	36,506.14		36,506.14	79.9	9,205.70
16308-Permitted Utilities (33.3% of Total Estimate)	45,900.00	22,491.00	2,754.00	25,245.00	55.0	20,655.00
16309-Coord. w/RR Exhibit A (33.3% of Total Estimate)	30,000.00	3,000.00		3,000.00	10.0	27,000.00
16311-Coord. Permit Assoc. w/Jack & Bore (33.3% of Total Estim	22,500.00	22,500.00		22,500.00	100.0	-
16312-Coord. Const. Maintenance Agreem. (33.3% of Total Estima	22,500.00			0.00	0.0	22,500.00
16403-Project Management (48% of total Estimate)	135,203.49	61,923.20	11,357.09	73,280.29	54.2	61,923.20
60001-ROW Admin Acquisition (20% of Total Estimate)	104,650.00	41,860.00	10,465.00	52,325.00	50.0	52,325.00
60002-Title Services (20% of Total Estimate)	12,600.00	12,600.00		12,600.00	100.0	-
60003-Appraisal Services (20% of Total Estimate)	7,500.00	5,750.00		5,750.00	76.7	1,750.00
60004-Appraisal Review (20% of Total Estimate)	2,900.00	1,950.00		1,950.00	67.2	950.00
60005-Parcel Negotiations (20% of Total Estimate)	50,000.00	40,000.00		40,000.00	80.0	10,000.00
60006-Closing Services (20% of Total Estimate)	1,800.00		300.00	300.00	16.7	1,500.00
60030-Appraisal Services/SUB (20% of Total Estimate)	18,000.00	13,500.00		13,500.00	75.0	4,500.00
60040-Appraisal Review/SUB (20% of Total Estimate)	6,400.00	4,800.00		4,800.00	75.0	1,600.00
60101-Compensable Utility Management (33.3% of Total Estimate)	72,000.00	35,280.00		35,280.00	49.0	36,720.00
Sub Total	909,342.38	580,028.57	24,876.09	604,904.66		304,437.72
TOTAL:	909,342.38	580,028.57	24,876.09	604,904.66	66.5	304,437.72

ORIGINAL CONTRACT SUM	$ 909,342.38
CHANGE BY CHANGE ORDER	
CONTRACT SUM TO DATE	$ 909,342.38
TOTAL COMPLETED TO DATE	$ 604,904.66
LESS PREVIOUS INVOICES	$ 580,028.57
CURRENT PAYMENT DUE	$ 24,876.09

PROJECT MANAGER'S SIGNATURE



L&G Engineering

Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Ms. Erika Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 1 East Rd Project – WA#3
Limits: (From Bus 83 N to Mile 8)
PO#899120 - L&G Project#230103

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. Attached for your approval is our invoice for services rendered during the month of November 2025.

The following is attached:

- L & G's Invoice (and sub consultant invoice, if applicable)
- Exhibit C – Work Schedule

Work Authorization #3 – To provide Engineering Services required for the continuation of the PS&E, Right-of-Way Acquisition services and Compensable Utilities as well as coordination with the Railroad for the Roadway design.

		% Complete
FC 16004 ~ PS&E DEVELOPMENT ROADWAY		
This is a continuation of services from WA#1 and WA#2. L&G has reviewed TxDOT's 60% PS&E submittal comments and incorporated updates, as needed, to the 90% plan set. L&G has submitted 90% plans, specifications, and estimates.	**L&G**	**78%**
FC 16005 ~ PS&E DEVELOPMENT OUTFALL		
This is a continuation of services from WA#1 and WA#2. Through coordination with City of Mercedes and HCDD1, the design of the outfall is complete.	**L&G**	**100%**
FC 16205 ~ TRAFFIC SIGNAL DESIGNS		
This is a continuation of services from WA#2. TxDOT's 60% PS&E comments have been addressed in 90% traffic signal plans.	**L&G**	**90%**
FC 16250 ~ TRAFFIC SIGNAL DESIGNS/SUB		
This is a continuation of services from WA#2. TxDOT's 60% PS&E comments have been addressed in 90% traffic signal plans.	**ETSI**	**79.9%**

FC 16308 ~ PERMITTED UTILITIES COORDINATION TO ADJUST		
This is a continuation of services from WA#1 and WA#2. A full inventory of utilities along the project has been prepared and preliminary utility conflicts have been identified. Initial Project Advisory Letters to the affected utility companies have been disseminated and coordination with the utility companies is ongoing to identify permitted utility conflicts. L&G continues to update the Utility Conflict Matrix as conflicts are identified.	**L&G**	**55%**
FC 16309 ~ COORDINATE RAILROAD EXHIBIT A IDENTIFIYING RAILROAD SIGNALS AND MAST ARM DESIGNS		
This is a continuation of services from WA#1 and WA#2. Plans, including exhibit A and the railroad preemption form have been submitted to UP / Benesch for their review and development of surface improvements at the railroad crossing. Coordination with UP/Benesch continues.	**L&G**	**10%**
FC 16311 ~ RAILROAD PLANKING DESIGN		
This is a continuation of services initiated in WA#2. Through the design efforts and modifications with TxDOT & UPRR, this task is complete.	**L&G**	**100%**
FC 16312 ~ COORDINATE A CONSTRUCTION MAINTENANCE AGREEMENT FOR THE PLANKING AND ARMS		
This is a continuation of services from WA#1 and WA#2.	**L&G**	**0%**
FC 16403 ~ PROJECT MANAGEMENT		
This is a continuation of services from WA#1 and WA#2. L&G continues to provide project status updates in monthly meetings with TxDOT. L&G continues to monitor project estimates against available federal funding.	**L&G**	**54.2%**
FC 60001 ~ ROW ACQUISITION ADMINISTRATION		
Project presence has been established at 900 S. Stewart Road in Mission, Texas 78572 @ L&G Engineering-transportation Consulting Engineers Right of Way Office. The office is open during normal County and State work hours with available personnel to answer questions about the project. Project Files have been created and are maintained in the office. Personnel are available on a daily basis for project meetings determined by the County. Initial property owner list has been developed. L&G has negotiated title commitments and title insurance with a local, reputable title company who is available to begin work when needed. See updates below for task specific acquisition activities.	**L&G**	**50%**
FC 60002 ~ TITLE SERVICES		
L&G has received title commitments for all 6 roadway parcels tasked under this work authorization. This task is complete.	**L&G**	**100%**
FC 60003 ~ APPRAISAL SERVICES		
Five (5) of the 6 roadway parcels and 2 of the 4 easement parcels included in this work authorization have been appraised. L&G has determined that 2 easement parcels (27E & 27E1) are no longer required.	**L&G**	**76.7%**
FC 60004 ~ APPRAISAL REVIEW		
Five (5) of the 6 roadway parcel appraisals and 2 of the 4 easement parcel appraisals included in this work authorization have been reviewed. L&G has determined that 2 easement parcels (27E & 27E1) are no longer required.	**L&G**	**67.2%**

FC 60005 ~ PARCEL NEGOTIATION		
Offers have been made to 5 of the 6 roadway property owners and 2 of the 4 easement holders tasked in this work authorization. L&G has determined that 2 easement parcels (27E & 27E1) are no longer required. Offers have been accepted for 2 parcels (24 & 29). Parcel 24 in possession. Negotiations with property owners and easement holders for the remaining parcels continue.	**L&G**	**80%**
FC 60006 ~ CLOSING SERVICES		
One (1) of the 6 roadway parcels tasked under this work authorization are in the closing process (29), and one is in possession parcel 24.	**L&G**	**16.7%**
FC 60030 ~ APPRAISAL SERVICES / SUB		
Five (5) of the 6 roadway parcels and 2 of the 4 easement parcels included in this work authorization have been appraised. L&G has determined that 2 easement parcels (27E & 27E1) are no longer required.	**LEONEL**	**75.0%**
FC 60040 ~ APPRAISAL REVIEW / SUB		
Five (5) of the 6 roadway parcel appraisals and 2 of the 4 easement parcel appraisals included in this work authorization have been reviewed. L&G has determined that 2 easement parcels (27E & 27E1) are no longer required.	**HLH**	**75.0%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
This is a continuation of services from WA#1 and WA#2. L&G has identified all the compensable utility lines from the railroad commission and with field visits to the project site. A full inventory of utilities along the project has been prepared and preliminary utility conflicts identified. L&G has coordinated with the surveyor to tie down utilities that might conflict with the proposed design. Through coordination with Texas Gas, L&G has determined that the eligibility ratio for their gas line adjustment is 0%.	**L&G**	**49%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Jordan B. Sinclair, P.E.
Project Manager

Sincerely,

Fernando Herrera Jr.
Right-of-Way Administrator

Client: Hidalgo County Precinct #1

EXHIBIT "C"

PROJECT DEVELOPMENT SCHEDULE

CSJ: 1803-02-254
Mile 1 East
From US Bus. 83 To Mile 8 N
Length = 1.4 miles

TASK AND DESCRIPTION	FIRM	2023												2024												2025												2026												2027 - 2028
		JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	
Advanced Funding Agreement																																																	
TxDOT Terminates AFA with City of Mercedes	TxDOT																																																
TxDOT Executes AFA with County	TxDOT																																																
Phase II & III: PS&E, ROW Acquisition & Construction Oversight																																																	
PS&E & Supplemental Survey																																																	
Supplemental Survey Work (Topo, SUE, Benchmarks)	SURV																																																
Mock Design Concept Conference (3 weeks prior to DCC)	TxDOT																																																
TxDOT holds Design Concept Conference with County (June 14, 2024)	TxDOT																																																
30% PS&E Completion	L&G																																																
60% PS&E Completion	L&G																																																
90% PS&E Completion	L&G																																																
95% PS&E Completion	L&G																																																
100% PS&E Completion	L&G																																																
TxDOT Plan Set Approval	TxDOT																																																
Railroad Coordination																																																	
Railroad Coordination (Permits)	L&G																																																
Update ROW Map																																																	
Update ROW Map	SURV																																																
TXDOT Review & ROWIS Programming	TxDOT																																																
Compensable Utility Management																																																	
Compensable Utility Management	L&G																																																
ROW Acquisition																																																	
SLOA (Right-of-Way Acquisition)	TxDOT																																																
Project Administration	L&G																																																
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Title Commitments	L&G																																																
Appraisal Reports	L&G																																																
Appraisal Review Reports	L&G																																																
Acquisition Negotiation Offers	L&G																																																
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Advertise for Bids, Bid Analysis & Contract Award	County																																																
Let Project (Est. Dec. 2026)	County																																																
Construction (Dependent on Availability of Funds)	County																																																

CONST. DURATION EST. 18 MONTHS

L&G FUNCTION
TXDOT FUNCTION
HIDALGO COUNTY FUNCTION
OTHERS

Updated by J. Sinclair, P.E. (01/24/2025)

8:08 AM11/21/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330261
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB: 230301
Nolana Loop Project WA#1
(From: FM 493 to FM 88)
PO#873385

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
Engineering services rendered from November 2025						
Work Authorization #1 ~ Engineering Services required ROW Map, Surveys, Hydraulic Report, Re-Evaluation of EA, Update Schematic and 30% PS&E						
10209-Level of Service Anaylsis	53,490.62	50,816.09		50,816.09	95.0	2,674.53
11008-Update Schematic	109,520.00	109,520.00		109,520.00	100.0	-
12001-Re-Evaluation of EA	85,000.00	85,000.00		85,000.00	100.0	-
12001-Right of Entry (ROE)	25,000.00	23,750.00		23,750.00	95.0	1,250.00
12090-Level of Service Analysis/SUB	61,509.38	26,464.12		26,464.12	43.0	35,045.26
13002-ROW Mapping	36,000.00	27,000.00		27,000.00	75.0	9,000.00
13020-ROW Mapping / SUB	72,000.00	18,000.00		18,000.00	25.0	54,000.00
15006-Field Surveys	116,191.00	104,571.90		104,571.90	90.0	11,619.10
15007-Sub Surface Utility Engineering	31,000.00	21,700.00		21,700.00	70.0	9,300.00
15060-Field Surveys / SUB	123,809.00	93,325.15		93,325.15	75.4	30,483.85
15070-Sub-Surface Utiltity Engineering /SUB	31,000.00	8,500.00		8,500.00	27.4	22,500.00
16004-PS&E Development Roadway	219,040.00	208,088.00	4,380.80	212,468.80	97.0	6,571.20
16007-Pavement Design	80,000.00	80,000.00		80,000.00	100.0	-
16008-Soil Core Hole Drilling for Pavement Design	30,000.00	30,000.00		30,000.00	100.0	-
16108-Hydrologic Model & Report	110,000.00	71,500.00	11,000.00	82,500.00	75.0	27,500.00
16206-Traffic Count Projections	30,009.04	30,009.04		30,009.04	100.0	-
16260-Traffic Count Projections/SUB	34,990.96	33,790.96		33,790.96	96.6	1,200.00
16403-Project Management	180,000.00	176,400.00	1,800.00	178,200.00	99.0	1,800.00
60101-Compensable Utility Management	40,000.00	38,000.00	1,200.00	39,200.00	98.0	800.00
Sub Total	1,468,560.00	1,236,435.26	18,380.80	1,254,816.06		213,743.94
Supplemental #1 to Work Authorization #1 -To provide Archeological Surveys to address alignment modifications and to conduct new Noise Analysis to address alignement modifications.						
12004-Noise Analysis	13,000.00	9,750.00	650.00	10,400.00	80.0	2,600.00
12070-Archeological & Historical / SUB	30,321.75	15,313.01	3,945.40	19,258.41	63.5	11,063.34
16403-Project Management	8,000.00	6,000.00	400.00	6,400.00	80.0	1,600.00
Sub Total	51,321.75	31,063.01	4,995.40	36,058.41		15,263.34
TOTAL:	1,519,881.75	1,267,498.27	23,376.20	1,290,874.47	84.9	229,007.28

ORIGINAL CONTRACT SUM	$ 1,468,560.00
CHANGE BY CHANGE ORDER	$ 51,321.75
CONTRACT SUM TO DATE	$ 1,519,881.75
TOTAL COMPLETED TO DATE	$ 1,290,874.47
LESS PREVIOUS INVOICES	$ 1,267,498.27
CURRENT PAYMENT DUE	$ 23,376.20

PROJECT MANAGER'S SIGNATURE

L&G Engineering
Transportation Consultants

December 1, 2025

Hon. David Fuentes
Hidalgo County Commissioner, Pct. #1
Attn: Ms. Erika Espinosa
1902 Joe Stevens
Weslaco, TX 78596

RE: Nolana Loop Project – WA#1
Limits: (From FM 493 to FM 88)
PO#873385 - L&G Project #230301

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. Attached for your approval is our invoice for services rendered during the month of November 2025.

The following is attached:

- L & G's Invoice (and sub consultant invoice, if applicable)
- Exhibit C – Work Schedule

Work Authorization#1 – Engineering services required for ROW Map, Surveys, Hydraulic Report, Re-Evaluation of EA, Update Schematic and 30% of PS&E

		% Complete
FC 10209 ~ LEVEL OF SERVICE ANALYSIS		
No Update/No Invoice: L&G has generated contracts with our subcontractor ETSI Group and generated the scope of work plus provided them with the computer working files. Coordination meetings were held with ETSI, C&M, and L&G to discuss the information that is required to complete their tasks. ETSI & C&M are modeling results. ETSI continues to model the LOS based off of the approved traffic projections.	**L&G**	**95%**
FC 11008 ~ UPDATE SCHEMATIC		
Schematic was approved/concurred by TxDOT on July 11, 2025. **This task is complete.**	**L&G**	**100%**

2100 W. Expressway 83 • Mercedes, TX 78570 • Office (956) 565-9813 • Fax (866) 605-1331
900 S. Stewart Rd., Ste. 10 • Mission, TX 78572 • Office (956) 585-1909 • Fax (866) 605-1331

FC 12001 ~ RE-EVALUATION EA REPORT		
L&G has completed the Re-Evaluation along with the technical reports and submitted it to TxDOT for review. **This task is complete.**	**L&G**	**100%**
FC 12011 ~ RIGHT OF ENTRY (ROE)		
Update: L&G continues to coordinate the ROE efforts.	**L&G**	**95%**
FC 10290 ~ LEVEL OF SERVICE ANALYSIS / SUB		
No Update/No Invoice: ETSI has held several coordination meetings between L&G Engineering and C&M. Field reconnaissance along the project corridor has occurred. ETSI has collected the pertinent information necessary to begin the Level of Service Analysis. Preliminary traffic projections and trip generations are being developed based off of C&M's traffic projections that were submitted to TxDOT for approval. Alternative scenarios have been developed and are being analyzed.	**ETSI GROUP**	**43%**
FC 13002 ~ ROW MAP		
No Update/No Invoice: Contract has been generated with Sub, ROWSS, and scope of services was identified. Design files have been transferred and shared between the firms. ROW files are provided to L&G from ROWSS. A review of the file has been completed and additional easement information has been requested. Proposed ROW file has been provided to ROWSS for their use in the creation of the ROW map. ROW Map work is ongoing.	**L&G**	**75%**
FC 13020 ~ ROW MAP / SUB		
No Update/No Invoice: ROWSS has completed 20% of the ROW Map. Parcel information is being developed and labeled. A preliminary existing ROW file containing the existing ROW, property lines, and easements was submitted to L&G Engineering for their use.	**ROWSS**	**25%**
FC 15006 ~ FIELD SURVEYS		
No Update/No Invoice: L&G Engineering has completed the design survey contracts with the surveyor and identified limits of the surveys and outfalls. The surveyor was provided with a preliminary schematic for their reference and limits of the various outfalls identified. Coordination continues with the surveyor. Coordination continues with the surveyor. Updated timelines have been received on completion of work. The surveyor provided a preliminary TOPO file. L&G reviewed the submittal. The surveyor continues to update the TOPO. Coordination is on-going with the surveyor to tie down all existing facilities in the field. Coordination continues with the surveyor to tie down all existing facilities in the field.	**L&G**	**90%**

FC 15007 ~ SUB-SURFACE UTILITY ENGINEERING		
No Update/No Invoice: Contract has been generated with Sub ROWSS and scope of services was identified. ROWSS was provided with a preliminary schematic for their reference. Coordination continues with the surveyor. Coordination continues with the surveyor to tie down utilities in the field for SUE investigation. Our surveyor completed the Aerial mapping along the corridor of the project and provided L&G with latest file for use on the project with vertical ties to utilities. Coordination continues with the surveyor to tie down the sub-surface utilities located along the project.	**L&G**	**70%**
FC 15060 ~ FIELD SURVEYS / SUB		
No Update/No Invoice: Benchmarks have been established out in the field. Topography and cross section survey has begun out in the field. Cross culverts, irrigation crossings, driveways and intersecting streets are being tied down. A preliminary TOPO file was provided to L&G Engineering for their use. We continue to complete the remaining TOPO out in the field as well as in the office. ROWSS completed additional survey work out in the field. We continue to coordinate with L&G Engineering to clean up any discrepancies. Approximately 60% of the field work has been completed and is being digitized in the office. Approximately 85% of the field work has been completed and is being digitized in the office for submittal to L&G Engineering. ROWSS provided a preliminary TOPO file to L&G Engineering for their use.	**ROWSS**	**75.4%**
FC 15070 ~ SUB-SURFACE UTILITY ENGINEERING / SUB		
No Update/No Invoice: Aerial mapping of the projects corridor has been completed and the file has been submitted to L&G Engineering for their use. We continue to coordinate with L&G Engineering and the existing utilities located along the project to tie down the crossings for SUE investigation.	**ROWSS**	**27.4%**
FC 16004 ~ PS&E DEVELOPMENT ROADWAY		
L&G has completed the proposed alignment with field verifications and is proceeding to complete the Plans, Specifications and Estimates. A preliminary title sheet, index of sheets, and typical sections have been produced. Preliminary layouts have been created based on the final alignment. Work Continues. L&G has produced preliminary Plan & Profile (P&P) sheets. L&G has begun to populate the sheets. Work continues on the Plan & Profile sheets. L&G continues to complete the 30% PS&E based on TxDOT's 30% checklist. The 30% PS&E is nearly complete.	**L&G**	**97%**
FC 16007 ~ PAVEMENT DESIGN		
TxDOT approved the pavement design. **This task is complete.**	**L&G**	**100%**

FC 16008 ~ SOIL CORE HOLE DRILLING FOR PAVEMENT DESIGN		
This task is complete.	**L&G**	**100%**
FC 16108 ~ HYDROLOGIC MODEL & REPORT		
The preliminary drainage areas have been developed and coordination with the HCDD #1 is underway for establishing the impacts of drainage. A DTM file of the project area has been generated based off of LIDAR information. Project alignment file has been incorporated into the model. Preliminary flow patterns have been developed. Coordination with HCDD #1's consultant that is working on upgrades to the existing ditches along the project area is on-going. A preliminary HEC-HMS model has been developed based on the drainage areas that were generated for the Hydrologic Map. Coordination continues with HCDD #1 and their consultant to identify the proposed ditch improvements that they are going to do, and how they will affect the project. The HMS calculations/models are complete. Work continues on the existing HEC-RAS model. We have sent out the surveyor to pick up various ditch crossing Topo points to complete the existing model. The various ditch crossing information was completed and implemented into the existing model. Coordination meetings were held with HCDD No. 1 to discuss their bond project (Bond Project #23), which is located adjacent to Nolana Loop on the north side of the roadway between Mile 6 W. and FM 88. A meeting has been scheduled for October 11, 2024 with HCDD No. 1 and their consultant to exchange information and to continue to develop the H&H. The drainage meeting was cancelled and will be rescheduled due to the DCC meeting being scheduled on the same day. Coordination with HCDD #1 and our H&H Engineer continues.	**L&G**	**75%**
FC 16206 ~ TRAFFIC COUNT PROJECTIONS		
This task is complete.	**L&G**	**100%**
FC 16260 ~ TRAFFIC COUNT PROJECTIONS / SUB		
No Update/No Invoice: Coordination continues between L&G and C&M. C&M reviewed the STARS II count locations, the count data, and calculated the historical growth rate. C&M prepared the Traffic Projection Methodology (TPM) memo for submittal to TxDOT. Preliminary traffic projections based on the proposed methodology have begun. C&M collected and examined base year count data and calculated vehicle classifications. C&M provided management and coordination functions. C&M performed 2045 No-Build model run, edited the 2045 roadway network, performed 2045 Build model run, summarized the TDM runs, and performed/reviewed the No-Build and Build TDM runs for the 2019 year. C&M developed the build scenario traffic projection and traffic projections based on the TDM runs.	**C&M**	**96.6%**

C&M provided management and coordination functions. C&M reviewed the Traffic Projection Methodology Memo and prepared additional information in response to TPP's request for the Traffic Projection Memo. C&M finalized the traffic projection line diagram based on comments received from TPP and completed the traffic projections for the project. C&M prepared and reviewed the Option B Traffic Projections Memo (TPM) and submitted the TPM to TxDOT for review/approval by TPP. C&M provided management and coordination functions in order to progress the project including preparation of progress report and coordination e-mails. C&M reviewed the traffic projection for the project. C&M reviewed the Traffic Projections and stick diagrams.		
FC 16403 ~ PROJECT MANAGEMENT		
Coordination meetings were held between Pct. No. 1 and TxDOT. Coordination meetings were held with ETSI and C&M. A DCC meeting was held on October 11, 2024, between TxDOT, the County, and L&G personnel. A power point presentation and speech was created and presented at the DCC meeting. No comments were made by TxDOT on the presentation and speech other than positive comments. In our coordination with TxDOT, L&G was given the go-ahead by TxDOT's environmental section to hold an open-house style MAPO for the affected property owners along the project. Coordination meetings were held between Pct. No. 1 and TxDOT. Coordination meetings were held with ETSI and C&M. TxDOT provided comments on the MAPO letters that were provided to them. TxDOT changed the MAPO letters to a NOC letter which means that the County does not have to hold an open-house style MAPO meeting. Coordination meetings were held between Pct. No. 1 and TxDOT. Coordination meetings were held with ETSI and C&M. Meetings were held with HCDD #1.	**L&G**	**99%**
FC 60101 ~ COMPENSABLE UTILITY MANAGEMENT		
The information from the railroad commission has been downloaded and communication with the High pressure gas companies has started. We have started to identify the compensable utilities. The schematic has been updated with gas line crossings that we are currently aware of. Coordination is ongoing with the utilities to identify all crossings. Field surveys of the entire project length have been made. Information that was gathered from the railroad commission was attempted to be verified in the field. Coordination with the gas company continues. Preliminary survey has tied down the crossing and we are preparing to engage the gas company to help expose the line so that the surveyor can complete the SUE work. Coordination continues with the gas company and high voltage transmission lines. Coordination continues with the gas companies. Several of the crossings have been abandoned and have been labeled as such on the schematic. Coordination continues with the gas companies.	**L&G**	**98%**

Supplemental No. 1 to Work Authorization No. 1 – To provide Archeological Survey to address alignment modifications and to conduct new Noise Analysis to address alignment modifications

		% Complete
FC 12004 ~ NOISE ANALYSIS		
Update: L&G has completed all reports. Waiting for approval.	**L&G**	**80%**
FC 12070 ~ ARCHEOLOGICAL SURVEY		
Update: Subconsultant surveys and associated fieldwork has been completed and the report was submitted to TxDOT for review and approval.	**AmaTerra**	**63.5%**
FC 16403 ~ PROJECT MANAGEMENT		
Update: L&G has completed is waiting for approval of the reevaluation. L&G reviewed and commented on the archeological report and submitted it to TxDOT for review and approval.	**L&G**	**80%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Sincerely,

Damien B. Tijerina, P.E.
Project Manager

Client: Hidalgo County Precinct #1

EXHIBIT "C"

PROJECT DEVELOPMENT SCHEDULE

CSJ: 0921-02-169
Nolana Loop (S2-4)
From FM 907 To FM 88
Length = 7.6 miles

TASK AND DESCRIPTION	FIRM	2023				2024				2025												2026											
		Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec
Advanced Funding Agreement																																	
TxDOT Executes AFA - Prelim. Eng. & PS&E (2006)	COMPL																																
TxDOT Executes AFA - ROW, Const. & CE (2019)	COMPL																																
TxDOT Executes AFA Amend #1 - Prelim. Eng. & PS&E (2020)	COMPL																																
AFA Amend #1 - ROW, Const. & CE	TxDOT																																
AFA Amend #2 - ROW, Const. & CE	TxDOT																																
AFA - ROW, Const. & CE for Section 4a (Mile 6 to FM 88)	TxDOT																																
Functional Classification (Victoria Rd to FM 88)																																	
Functional Classification	MPO																																
Phase I: Schematic, Environmental, Traffic, Survey, ROW Mapping & 30% PS&E																																	
Segments 2 - 4 (FM 907 - FM 88)																																	
Environmental (Segments 2-4: FM 907 - FM 88)																																	
Environmental Re-Evaluation (2022)	COMPL																																
Environmental Revision	L&G																																
MAPO (NOC Letters sent out February 2025)	L&G																																
Conduct Noise Analysis and prepare report	L&G																																
Conduct Archeological Surveys and prepare Report	L&G																																
Approval of Re-Evaluation	TxDOT																																
Segment 4 (FM 493 - FM 88)																																	
Traffic (Segment 4: FM 493 - FM 88)																																	
Traffic Signal Warrants	L&G																																
Projected Traffic	L&G																																
Projected Traffic TxDOT Approval	TxDOT																																
Surveying (Segment 4: FM 493 - FM 88)																																	
Field Surveys, DTM, Recover Existing ROW	L&G																																
Subsurface Utility Engineering (Level A)	L&G																																
Hydrologic & Hydraulic Report (Segment 4: FM 493 - FM 88)																																	
H&H Modeling and Report	L&G																																
Report Approval	TxDOT																																
Schematic (Segment 4: FM 493 - FM 88)																																	
Schematic Approved (2018)	COMPL																																
Schematic Revision (2024)	L&G																																
Schematic Approval (2025) (July 2025)	TxDOT																																
Segment 4A (Mile 6 W - FM 88)																																	
ROW Mapping (Segment 4A: Mile 6 W - FM 88)																																	
Prepare ROW Map (Est. 10 Parcels & 8 Easement Parcels)	L&G																																
TXDOT Review & Parcel ID Assignment	TxDOT																																
PS&E (Segment 4A: Mile 6 W - FM 88)																																	
30% PS&E Completion	L&G																																
Phase II: ROW Map, Compensable Utilities, PS&E																																	
PS&E (Segment 4A: Mile 6 W - FM 88)																																	
Compensable Utility Oversight	L&G																																
60% PS&E Completion	L&G																																
90% PS&E Completion	L&G																																
95% PS&E Completion	L&G																																
100% PS&E Completion	L&G																																
TxDOT Plan Set Approval	TxDOT																																
Phase III: ROW Acquisition & Construction Oversight																																	
ROW Acquisition																																	
Project Administration	L&G																																
Title Commitments	L&G																																
Appraisal Reports	L&G																																
Appraisal Review Reports	L&G																																
Acquisition Negotiation Offers	L&G																																
Title Curative Process	L&G																																
Payments for Parcels	L&G																																
Eminent Domain Proceedings	COUNTY																																
Title Insurance Policies	L&G																																
Construction Oversight																																	
Advertise for Bids, Bid Analysis & Contract Award	COUNTY																																
Let Project (MPO FY2028)(LET May 2028)	COUNTY																																
(Dependent on Availability of Funds)																																	

Updated by Damien T. (11/11/2025)

L&G FUNCTION
HIDALGO COUNTY FUNCTION
TXDOT FUNCTION

L&G FUNCTION
HIDALGO COUNTY FUNCTION
TXDOT FUNCTION

4:17 PM11/24/2025

L &G Consulting Engineers Inc
2100 W. Expressway 83
Mercedes, TX 78570
(956)565-9813 Fax (956)565-9018

INVOICE#: 11330272
INVOICE DATE: 11/30/2025

BILL TO: 34
Hidalgo County Pct. #1
902 Joe Stephens
Weslaco, TX 78599

JOB:250201
Mile 2 W Project WA#1
(From: SH 107 to IH-2)
PO#906140

Engineering services rendered from November 14, 2025 through November 30, 2025.

Work Authorization #1 - Envirnmental Document, Schematic Design, Geotechnical and Pavement Design, and Field Surveys

DESCRIPTION	CONTRACT	PREVIOUS APPLICATIONS	CURRENT COMPLETED	TOTAL COMPLETED	% COMPL	BALANCE TO FINISH
11011-Traffic Data Request as Per TxDOT Directive	75,000.00	15,000.00	15,000.00	30,000.00	40.0	45,000.00
12002-Engineering Technical Support for EA & Public Involvement	40,000.00	8,000.00	8,000.00	16,000.00	40.0	24,000.00
12006-Envirmental Document with TxDOT & Public Involvement	270,000.00	54,000.00	54,000.00	108,000.00	40.0	162,000.00
15006-Field Surveys for Design and Construction	350,000.00	70,000.00	70,000.00	140,000.00	40.0	210,000.00
16004-Schematic with Intersection Improvements	192,000.00	38,400.00	38,400.00	76,800.00	40.0	115,200.00
16007-Geotechnical and Pavement Design for Approval by TxDOT	162,000.00	32,400.00	32,400.00	64,800.00	40.0	97,200.00
16403-Project Management	250,000.00	50,000.00	50,000.00	100,000.00	40.0	150,000.00
Sub Total	1,339,000.00	267,800.00	267,800.00	535,600.00		803,400.00
TOTAL:	1,339,000.00	267,800.00	267,800.00	535,600.00	40.0	803,400.00

ORIGINAL CONTRACT SUM	$	1,339,000.00
CHANGE BY CHANGE ORDER		
CONTRACT SUM TO DATE	$	1,339,000.00
TOTAL COMPLETED TO DATE	$	535,600.00
LESS PREVIOUS INVOICES	$	267,800.00
CURRENT PAYMENT DUE	$	267,800.00

PROJECT MANAGER'S SIGNATURE

L&G Engineering
Transportation Consultants

December 1, 2025

Hon. David L. Fuentes
Hidalgo County Commissioner, Pct. 1
Attn: Ms. Erica Espinoza
1902 Joe Stevens
Weslaco, TX 78596

RE: Mile 2 West Project – WA#1
Limits: (From SH 107 to IH-2 (US83))
PO#906140 - L&G Project #250201

Dear Commissioner Fuentes:

We are submitting a monthly progress report in sufficient detail to support the progress of the work and in support of a request for payment. Attached for your approval is our invoice for services rendered from November 14, 2025, through November 30, 2025.

The following is attached:

- L & G's Invoice (and sub consultant invoice, if applicable)
- Exhibit C – Work Schedule

Work Authorization #1 - Environmental Document, Schematic Design, Geotechnical and Pavement Design, and Field Surveys

		% Complete
FC 11011 ~ TRAFFIC DATA REQUEST AS PER TxDOT DIRECTIVE		
L&G has continued coordination w/ TxDOT on the needed Traffic for modeling of Pavement Design. Design team has completed the collection of data required. The Traffic Analysis for Highway Design (TAHD) sheet has been developed in draft format utilizing TxDOT traffic methodology and the Traffic Project Methodology document has been completed for further coordination, review, and approval by TxDOT as next steps to this process.	**L&G**	**40%**
FC 12002 ~ ENGINEERING TECHNICAL SUPPORT FOR EA AND PUBLIC INVOLVEMENT		
L&G has continued coordination w/ TxDOT on the Environmental needed for generation of a Categorical Exclusion (CE). L&G has continued with the development of the CE document attachments that are able to be completed and compiled prior to AFA. L&G continues to work on compilation of documents necessary for the overall CE. Exhibits have been generated to support the document and the necessary inputs. Upon execution of the AFA in early Dec. we will be able to fully coordinate with TxDOT for beginning process of approval of the document.	**L&G**	**40%**

FC 12006 ~ ENVIRONMENTAL DOCUMENT WITH TxDOT AND PUBLIC INVOLVEMENT		
L&G has continued with coordination w/ TxDOT on the Environmental needed for generation of a Categorical Exclusion (CE). L&G has commenced with the development of the CE document attachments.	**L&G**	**40%**
FC 15006 ~ FIELD SURVEYS FOR DESIGN AND CONSTRUCTION		
L&G has continued coordination w/ Survey Team and team is actively working on data collection for topography (approx. 40-60% complete). Aerial imagery and topography being extracted from Drone Flight which has been completed.	**L&G**	**40%**
FC 16004 ~ SCHEMATIC WITH INTERSECTION IMPROVEMENTS		
L&G has continued coordination w/ TxDOT and Design Team and has continued development and refinement of Plan of Action (POA) for the Improvements (pending the results of the Pavement Design), Typical Sections, Preliminary Quantities and Cost Estimates.	**L&G**	**40%**
FC 16007 ~ GEOTECHNICAL AND PAVEMENT DESIGN FOR APPROVAL BY TxDOT		
L&G has coordinated w/ TxDOT and Design Team to determine the necessary Geotechnical (Borings, Corings, Dynamic Cone Penetrometer (DCP) and Pavement (Falling Weight Deflectometer (FWD)). The collection of this data has begun. To date Field Borings, Pavement Thickness measures & DCP testing have been completed. Lab testing of soil samples is underway. Coordination w/ FWD has continued and field work for that is scheduled for December.	**L&G**	**40%**
FC 16403 ~ PROJECT MANAGEMENT		
L&G has continued coordination w/ TxDOT, Design Team and Survey Team to being needed data collection efforts. L&G has participated in Project Status Meetings w/ TxDOT and HC Pct 1 on this project. Through this coordination the SPA & PIF forms have been accepted, and the AFA is scheduled for execution in early Dec.	**L&G**	**40%**

Should you have any questions or require additional information, please do not hesitate to give me a call at (956) 585-1909.

Respectfully Submitted,

David A. Saenz, P.E., C.F.M.
Project Manager / Project Engineer

WORK SCHEDULE
MILE 2 W
From SH 107 To IH-2
Length = 9.7 mile

TASK AND DESCRIPTION	FIRM	2025						2026									2027					
		JAN-JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN-SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN-DEC
Funding Agreement w/ TxDOT																						
Request MTP/TIP Update for Additional TASA Funds	COUNTY																					
Execute AFA	TxDOT																					
Public Involvement & Environmental																						
Field Visit, Reports, and Documentation	L&G																					
Environmental Clearnace (CE)	L&G																					
PS&E																						
PS&E	L&G																					
TxDOT Plan Set Approval	TxDOT																					
Construction Management																						
Receive Bids for Construction, Project Contract, Contract Management	COUNTY																					
Construction	COUNTY													CONSTRUCTION (EST. 8 MO)								

Update: 8/18/2025

L&G
TxDOT
Hidalgo County

10:12 AM11/25/2025