

December 8, 2025

Hon. David Fuentes  
 Commissioner, Hidalgo County Pct. 1  
 1902 Joe Stephens  
 Weslaco, TX 78577

**RE: C-24-0211-07-09 (ARPA-24-121-358)**  
**WA# 1 ~ Wellness, Activity and Community Center (WACC)**

Dear Commissioner Fuentes:

Attached for your review and approval is our invoice for services rendered under Work Authorization #1 during the month of November 2025 on the subject referenced project.

The following is attached:

- Invoice No. 10127

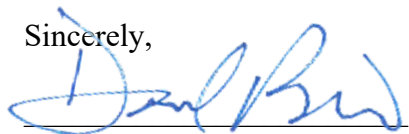
The following is a narrative of the progress for this period.

<b>Task 1 – Completion of Arch plans (Signed/Sealed);</b>	<b>100%</b>
<b><u>NO UPDATE:</u></b> The Design Team has the development of 100% construction documents.	
<b>Task 2 – Site Civil Design w/Drainage Report and Topo Survey</b>	<b>100%</b>
<b><u>NO UPDATE:</u></b> Survey, Topography and Utilities have been completed 100% of Construction docs have been completed.	
<b>Task 3 – Coordination and Management of SUBS</b>	<b>100%</b>
<b><u>NO UPDATE:</u></b> B2Z has had numerous internal meetings and coordination with design consultants as the project evolves.	
<b>Task 4 – SUB: Structural Engineer (OIM Engineering)</b>	<b>92%</b>
<b><u>NO UPDATE:</u></b> OIM has produced 100% construction Docs. 25% will be paid out during Construction phase of the project.	
<b>Task 5 – SUB: MEP Engineer (Trinity Engineering)</b>	<b>100%</b>
Trinity has produced 100% construction Docs. 25% will be paid out during Construction phase of the project.	

<b>Task 6 – Integration of plan sets into final Construction Documents</b>	<b>100%</b>
<b><u>NO UPDATE</u></b> All Plans have been integrated and ready for construction	
<b>Task 7 – CMAR / CSP Procurement, Coordination, and Negotiation Support</b>	<b>100%</b>
<b><u>NO UPDATE:</u></b> Project was bid out on 9/18/2024 and Negotiations with NM Contracting have resulted on an acceptable Price.	
<b>Task 8 – Construction Contract Management w/Daily Field Reports &amp; Progress Photos</b>	<b>75%</b>
<b><u>UPDATE:</u></b> B2Z conducts daily job-site inspections to document the following: Job-site conditions, weather conditions, job-site safety, job progress, material deliveries, and installed construction. Documented inspection findings via job reports and photo journal (Available upon request) <b>Project Schedule:</b> <ul style="list-style-type: none"> <li>• NTP – 11/06/2024</li> <li>• Original Completion Date – 07/05/2025</li> <li>• Time extension change order is up for approval for a new end date of 02/28/2026</li> </ul>	
<b>Task 9 – Meetings &amp; Coordination on Project Development Activities w/Stakeholders</b>	<b>68%</b>
<b><u>UPDATE:</u></b> <ul style="list-style-type: none"> <li>○ 11/06/2025 - OAC Status Meetings</li> <li>○ 11/21/2025 - OAC Status Meetings</li> <li>○ 11/21/2025 – Fire line meeting with WISD</li> </ul>	

Should you have any questions regarding this submittal, please do not hesitate to call me at (956) 585-3773.

Sincerely,



David Rivera  
Senior Project Manager



P.O. Box 2724  
 McAllen, Tx. 78502  
 (956) 585-3773

## Invoice

Date	Invoice #
12/8/2025	10127

Please send remittance with copy of invoice to:

Attn: Mrs. Aisha Gonzalez  
 P.O. Box 2724  
 McAllen, Tx. 78502

Bill To:

Hidalgo County Precinct #1  
 1902 Joe Stephens  
 Weslaco, TX 78577

Project Info:

Contract #C-24-0211-07-09 WA#1  
 Wellness Activity Community Center  
 (WACC)

B2Z JOB: 1105

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Billing Period	November 2025					
Description	Contract	Previous Applications	Current Completed	Total Completed	% Complete	
<b>Task 1</b> - Completion of Arch plans (Signed/Sealed); site plan, floor plans elevations, sections, etc.	\$ 57,564.80	\$ 57,564.80	\$ -	\$ 57,564.80	100%	
<b>Task 2</b> - Site Civil Design w/ Drainage Report and Topographic Survey	\$ 36,178.80	\$ 36,178.80	\$ -	\$ 36,178.80	100%	
<b>Task 3</b> - Coordination and Management of SUBS	\$ 11,127.32	\$ 10,570.95	\$ -	\$ 10,570.95	100%	
<b>Task 4</b> - SUB: Structural Engineer (OIM Engineering)	\$ 30,000.00	\$ 27,600.00	\$ -	\$ 27,600.00	92%	
<b>Task 5</b> - SUB: MEP Engineer (Trinity Engineering)	\$ 40,000.00	\$ 40,000.00	\$ -	\$ 40,000.00	100%	
<b>Task 6</b> - Integration of plan sets into final Construction Documents w/ Specifications	\$ 49,235.20	\$ 49,235.20	\$ -	\$ 49,235.20	100%	
<b>Task 7</b> - CMAR/CSP Procurement, Coordination, and Negotiation Support	\$ 34,571.30	\$ 34,571.30	\$ -	\$ 34,571.30	100%	
<b>Task 8</b> - Construction Contract Management & Inspection w/ Daily Field and Progress Photos	\$228,814.90	\$ 160,170.44	\$ 11,440.75	\$ 171,611.19	75%	
<b>Task 9</b> - Meetings and Coordination on Project Development Activities w/ Stakeholders	\$ 31,831.42	\$ 20,053.80	\$ 1,591.57	\$ 21,645.37	68%	
<b>Direct Expenses</b>						
Mileage	\$ 11,004.00	\$ 6,272.28	\$ 2,200.80	\$ 8,473.08	77%	
Geotechnical Drilling/Testing/Reporting	\$ 28,674.76	\$ 28,674.76	\$ -	\$ 28,674.76	100%	
<b>Total For This Billing Period</b>					<b>15,233.12</b>	

Work Authorization ~ Summary

WA No.	WA Amount	Previously Inv.	Percent Complete	Remaining Balance
1	\$559,002.50	\$470,892.33	87.0%	\$72,877.05

  
 Aisha Gonzalez - President