



February 12, 2026

Hidalgo County  
Attn: Mr. Juan Herrera  
2802 US-281 BUS  
Edinburg, Texas 78539

Re: Hidalgo County Precinct No. 3 "La Mansion Health Clinic Project"

Dear Mr. Herrera,

Attached is Invoice #15 along with supporting information for the referenced project. This invoice covers the period of 1/1/26 to 1/31/26. The total amount due is **\$13,970.55**.

If you have any questions or require further information, please do not hesitate to call me at (210)-341-6200.

Sincerely,

A handwritten signature in black ink, appearing to read "O. Jesse Ramos", is written over a light blue horizontal line.

O. Jesse Ramos  
Project Manager

Attachments:  
Invoice  
Hours per Day  
Progress Report

# WA 1& 2 - Hidalgo Co. "La Mansion Health Clinic Project"

## Construction Oversight (Invoice 15)

TASKS	Texas Infrastructure Development Group					
	Fee	Billed To Date	Balance	Billed To Date	Balance	Balance
Construction Contract Administration	\$ 29,410.82	\$ 29,377.70	\$ 33.12			
<b>Construction Management &amp; Inspection</b>						
Construction Mgt: During Construction (WA No.2)	\$ 21,547.15	\$ 7,994.47	\$ 13,552.68			
Construction Inspection (WA No.2)	\$ 53,435.55	\$ 17,079.86	\$ 36,355.69			
Construction Mgt: Post Construction (WA No.1)	\$ 6,448.10	-	\$ 6,448.10			
Direct Expenses (WA No.1)	\$ 3,022.50	\$ 893.75	\$ 2,128.75			
<b>Total</b>	<b>\$84,453.30</b>	<b>\$25,968.08</b>	<b>\$ 58,485.22</b>			

Budget Total	\$84,453.30
Invoiced to Date	\$25,968.08
Project Balance	\$ 58,485.22



# TEXAS INFRASTRUCTURE DEVELOPMENT GROUP

1400 N. McColl Rd, Ste. 202 – McAllen, Texas 78501

Hidalgo County  
 Attn: Mr. Juan Herrera, Contract Specialist III  
 2802 US-281 BUS  
 Edinburg, TX 78539

Contract No.  
 24-0289-09-24

Invoice No. 15

In connection with La Mansion Health Clinic - Work Authorization No. 2

Period of Services: Jan 1-31, 2025

## TxIDG

### B. Construction Mngt: During Construction (WA No. 2)

NAME/VENDOR	CLASSIFICATION/ EXPENSE TYPE	HOURS / UNITS	RATE \$	AMOUNT TO BILL
Jesse Ramos	Project Manager	16	226.69	\$ 3,627.04
Luis C Peralez	Construction Superintendent	2	123.48	\$ 246.96
Olbein Ramos Sr.	Construction Inspector	2	94.57	\$ 189.14
Mirna Castro	Admin/Clerical	1	86.24	\$ 86.24
Subtotal		21		\$ 4,149.38

### C. Construction Inspection (WA No. 2)

NAME/VENDOR	CLASSIFICATION/ EXPENSE TYPE	HOURS / UNITS	RATE \$	AMOUNT TO BILL
Jesse Ramos	Project Manager	6	226.69	\$ 1,360.14
Luis C Peralez	Construction Superintendent	3	123.48	\$ 370.44
Olbein Ramos Sr.	Construction Inspector	80	94.57	\$ 7,565.60
Mirna Castro	Admin/Clerical	1	86.24	\$ 86.24
Subtotal		90		\$ 9,382.42

**Sub Total (TXI) \$ 13,531.80**

### Direct Expenses (WA No. 1)

	Units	RATE \$	Amount to Bill
(Mileage - see attachment)	Olbein J Ramos	520 \$ 0.625	\$ 325.00
	Jesse Ramos	156 \$ 0.625	\$ 97.50
	Luis C Peralez	26 \$ 0.625	\$ 16.25
	Sub Total (TXI) Direct Expenses		\$ 438.75

**TOTAL (TXI) \$ 13,970.55**

Amount Billed This Period (TXI)	\$ 13,531.80
Amount Billed This Period (Subs)	
Direct Expenses (TXI)	\$ 438.75
Amount Billed This Period	\$ 13,970.55

 2/17/26

La Mansion Health Clinic | ARPA-23-340-330  
 P.O. 26200149 & 26200135  
 Acct. # 1290-41-115-000-0000-507300

Received & Acknowledged by:

  
 Dairen Sarmiento Rangel



## **Progress Report No.15**

**Date: 2-16-26**

### **CONSTRUCTION CONTRACT ADMINISTRATION**

- Attend construction meeting
- Review Plans & specs for proper application on project
- Pay App November review

### **CONSTRUCTION MANAGEMENT: DURING CONSTRUCTION**

- Reviewed MEG Invoices
- Continued request of final approval of utilities from City of Mission & Agua
- Coordinated with Design Team
- Requested Change order for sidewalk but have not received price
- Brick delivered to site was questioned for integrity, also supervisor on site was advised that initial brick install was being done incorrectly.

### **CONSTRUCTION INSPECTION**

- Daily field visits and reports done by TXIDG site inspector
- Field inspector provides daily progress updates to all TXIDG staff
- All updates, issues, installations need to be approved by Jesse Ramos (Project Engineer)
- Items brought up that needed attention(Clean Job Site, Water Tap, Limited Crews performing work).

### **CONSTRUCTION MANAGEMENT POST CONSTRUCTION**

- No Activity

### **SUBCONSULTANT MANAGEMENT**

- No Activity

### **DIRECT EXPENSES (TXI)**



- Daily Mileage



# MILEAGE LOG - Jesse Ramos

Jan-26

DATE	TIME	DESCRIPTION	PURPOSE	FROM	TO	Rate/MI	MILEAGE	TOTAL CHARGED
1/5/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/12/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/19/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/23/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/26/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/30/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
				JAN TOTAL:		\$ 0.625	156.0	\$ 97.50



# MILEAGE LOG - Luis Carlos Peralez

Jan-26

DATE	TIME	DESCRIPTION	PURPOSE	FROM	TO	Rate/MI	MILEAGE	TOTAL CHARGED
1/9/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/16/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/23/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
				JAN TOTAL:		\$ 0.625	26.0	\$ 16.25



# MILEAGE LOG - Olbein J. Ramos

Jan-26

DATE	TIME	DESCRIPTION	PURPOSE	FROM	TO	Rate/MI	MILEAGE	TOTAL CHARGED
1/5/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/6/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/7/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/8/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/9/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/12/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/13/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/14/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/15/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/16/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/19/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25

DATE	TIME	DESCRIPTION	PURPOSE	FROM	TO	Rate/MI	MILEAGE	TOTAL CHARGED
1/20/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/21/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/22/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/23/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/26/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/27/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/28/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/29/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
1/30/2026	8:30 AM	Job Site	Business	TxIDG OFFICE	La Mansion Site	\$ 0.625	26.0	\$ 16.25
				Jan TOTAL:		\$ 0.625	520.0	\$ 325.00













