AG|CM

Professional Project Management Firm

AGCM Invoice 13791, dated 11/01/2026
No Exceptions as submitted.

Catherine Blackler, SPM - AGCM
November 08, 2026

AG|CM, Inc.
P.O. Box 2682
1101 Ocean Drive (78404)
Corpus Christi, TX 78403
361-882-0469

La Vernia ISD
13600 US Hwy 87 West
La Vernia, TX 78121

Invoice number 13791
Date 11/01/2026

Project **22-002P La Vernia ISD Project Management Services**

Billing Period 10/01/2026 - 10/31/2026

Invoice Summary

Description	Contract Amount	Total Billed	Prior Billed	Current Billed	Remaining	Percent Complete
PRE-DESIGN PHASE	149,596.00	149,596.00	149,596.00	0.00	0.00	100.00
22-002P PROGRAM MANAGEMENT	3,766,070.00	2,474,881.89	2,384,963.64	89,918.25	1,291,188.11	65.72
INVOICE CREDIT	0.00	-16,905.75	-16,905.75	0.00	16,905.75	0.00
Total	3,915,666.00	2,607,572.14	2,517,653.89	89,918.25	1,308,093.86	66.59

Professional Fees

4.3 week billing cycle

	Hours	Rate	Billed Amount
Senior Project Manager			
Catherine Blackler — **Average 34.36 hrs / week**	147.75	230.00	33,982.50
Project Advisor			
Jacobo E. Morales	7.25	259.00	1,877.75
Assistant Project Manager — **Average 37.56 hrs / week**			
Michael W. Rogers	161.50	179.00	28,908.50
Walter Nu'u — **Average 32.67 hrs / week**	140.50	179.00	25,149.50
Professional Fees subtotal	457.00		89,918.25

Average $20,466.17 / week

Invoice total **89,918.25**

Allowable Billable weekly rate $ 24,090.99

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
13791	11/01/2026	89,918.25	89,918.25				
	Total	89,918.25	89,918.25	0.00	0.00	0.00	0.00

PROJECTED MONTHLY RATES - 2026

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$259.00 10  $ 2,470.00 Jacobo Morales
$230.00 173 $38,060.00 Catherine Blackler
$179.00 173 $29,583.00 Micheal Rogers
$179.00 173 $29,583.00 Walter Nu'u
          $104,314.00 Projected Monthly billing
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Approved by:

Derek M. Bird
Director of Operations

NOTE:
Please send all accounts receivable correspondent to ar@agcm.com.

IMPORTANT PAYMENT INFORMATION:
Please call to verify any changes to our ACH information at 361-882-0469 ext 311 or 361-215-1533 (Brenda Brewer's cell) prior to making the changes.

REMIT PAYMENT TO:
AG|CM, Inc.
P.O. Box 2682
Corpus Christi, TX 78403

Mrs. Oaks:

AG|CM. Inc. is pleased to provide Amendment #1 to our original Program Management Agreement, dated January 21, 2022. Amendment details are as below.

- 10.2, Hourly Rate Table to be replaced with rates for current phase/scope as follows:

Staff Proposed	2023	2024	2025	2026	2027
Project Advisor	$ 223.00	$ 235.00	$ 247.00	$ 259.00	$ 270.00
Sr. Project Manager	$ 200.00	$ 210.00	$ 220.00	$ 230.00	$ 240.00
Assistant Project Manager	$ 155.00	$ 163.00	$ 171.00	$ 179.00	$ 188.00
Cost Estimators	$ 150.00	$ 157.00	$ 164.00	$ 171.00	$ 179.55
QA Inspector	$ 155.00	$ 163.00	$ 171.00	$ 179.00	$ 188.00

*Rates Beyond 2027 will be adjust at a rate of 4% YOY

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Design Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
WIP Status:				
Subtotal				**0.00**
total				**0.00**

Program Management
Procurement Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
WIP Status:				
Subtotal				**0.00**
total				**0.00**

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				
Billable Time	10/05/2026	7.50	230.00	1,725.00

Misc. Administrative: Email
Reconcile - LVISD, GMP Contingencies
- *GMP Contingencies*
- *GMP WRP PA 24 08.31.26*
- *LVISD Contingencies*
- *Monthly Report Back up Update*

Misc. Administrative: Email
- *Interactive Boards - PRI, INT, HS - F/U with Bartlett on locations*
- *JH Library Board Room - Review and response to Meteor on layout*
- *11 Month Walk Thru - Primary and Intermediate Coordinate with Dr. Cone*

Misc. Administrative: Housekeeping
Weekly Invoice review - Rita Tysinger LVISD
Misc. Administrative: Time

Billable Time	10/06/2026	11.75	230.00	2,702.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				
Misc. Administrative: Email *Misc. Administrative: Housekeeping* *Coordination - Meeting w Mr. Ramirez - Licensing and PO's* *Invoices - review, prep for funding, emailed LVISD* *- Intech Inv's 10070685,10070684, 10070581, 10070766* *- Meteor Inv 6728* *Coordinate Meeting - JH Worksheet Programming Update* *3Sixty - PO 271317 - F/U with LVISD and emailed Jessica* *Security & Access Control: PO 271317 Review and forwarded to 3Sixty* *Airgas - reached out to Airgas team for Welders Invoice* *AGCM - reached out to AGCM team for Sept billing* *Arch Div 8 - Cores and Key delivery - F/u on delivery* *Sunbelt (Aries) Inv 187340852-0002, review, prep for funding, emailed LVISD* *Pfluger Weekly PR Meeting / Wish List* *Airgas - Phone call with Terry Coleman - invoice 1150442092* *Airgas - Inv 9175798765 Review and prep for board approval* *Security and Access Controls Meeting 19* *PR 92 - Musco / Pfluger - Teams Meeting to discuss tennis court lighting* *3Sixty - PA 03 review, revision and return revise & resubmit* *Bond Budget Reconciliation Tracker - update* *DBR Invoice 104651 - revised and emailed DBR to correct.* *PR 79 - Processed Board approval - emailed Bartlett Cocke/Pfluger to proceed* *AEA - Download and print for Dr. Cones Signature* *- OCAEA # 5, MSCAEA # 3, FLCAEA # 1, DCAEA # 4, CMCAEA # 5, ACAEA # 2*				
Billable Time	10/07/2026	8.25	230.00	1,897.50
Misc. Administrative: Email *Misc. Administrative: Housekeeping* *LVISD IT Mr. Ramirez - meeting POs review, licensing review* *Dr. Cone - meeting to sign AEA and project update* *Security & Access Control - Support Center - onsite meeting with 3Sixty* *Executed AEAs - prepped and emailed Bartlett Cocke / Pfluger* *Security & Access Control - Meeting Minute 19 review and response to Michael Rogers* *Security & Access Control 3Sixty - PA excel layout for breakout of POs for coding* *Security and Access Controls Meeting 19* *LVISD JH - Programing Workbook Draft 2 upgrade*				
Billable Time	10/08/2026	2.50	230.00	575.00
Misc. Administrative: Email *Arch Div 8 - Follow up on cores and keys* *3Sixty - PA 03 revised* *3Sixty - call with Jessica McClevery - Camera cable colors* *Misc. Administrative: Time*				
Billable Time	10/09/2026	7.50	230.00	1,725.00
Misc. Administrative: Email *Terracon Rpt 373R, 380 - review for compliance and log* *Internal AGCM Weekly Project Meeting - JM, MR, CB* *Misc. Administrative: Email/Housekeeping* *Pay Application - review and processing for Oct '26 Board* *- 3Sixty PA 03 R* *- Bartlett Cocke PA 25 - Draft* *- Airgas - finalize invoice and prep credit memo* *- AGCM* *- Sunbelt (Aries)* *Bond Budget Reconciliation Tracker - update* *GMP and LVISD Contingency Log Update* *BC PA 25 WRP - Update and reconcile tracker*				
Billable Time	10/12/2026	9.50	230.00	2,185.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				
Misc. Administrative: Email *Pre Subcommittee Meeting Dr Cone & Belinda Raindl* *Opening doors throughout the day: MR & WN out* *- RAMTEX, BRYCOMM, 3Sixty* *Subcommittee Meeting* *Misc. Administrative: Time*				
Billable Time	10/13/2026	8.00	230.00	1,840.00
Misc. Administrative: Email *OAC Meeting* *Opening doors throughout the day: MR & WN out* *Pfluger Weekly PR Meeting / Wish List* *JH 500 Fiber - Site walk with 3Sixty and FSG* *Board Meeting Invoices: Emailed Brenda* *Coordinating INT Dr 1001 Door Release work with Arch Div 8 & 3Sixty* *FELP - F/U with Mr Scoggins on upgrade* *Misc. Administrative: Time*				
Billable Time	10/14/2026	9.00	230.00	2,070.00
Misc. Administrative: Email/Housekeeping *Mr. Ramirez: Walked JH 500 to look at existing fiber* *PO 271438 - Intech - F/U with LVISD accounting / email to Mr. Ramirez* *PR 85 - Prep for Dr. Cones signature, emailed to Brenda Miller* *PR 88 - Prep for Dr. Cones signature, emailed to Brenda Miller* *Asbestos Testing: Cooordinate with Kent Burcham to test JH 500 roof* *Reviewing MR work - new responsiblities - Providing feedback* *Bartlett Cocke - discussion with Alex Ragland on fiber scope* *JH 500 Fiber - Walk with 3Sixty and FSG - email* *Roof Replacements: JH 500, HS 300, 400 & 500 - Fiber Email to Design Team* *Misc. Administrative: Time*				
Billable Time	10/15/2026	6.75	230.00	1,552.50
Misc. Administrative: Email *Terracon Invoice - review for compliance and funding* *PR 85 - Prep executed copy, emailed team, updated tracker, upload to Procore* *PR 88 - Prep executed copy, emailed team, updated tracker, upload to Procore* *Housekeeping PR's - Approved - Upload to Procore - Update Tracker* *Coordinating with FF & E and Bartlett on HS 100 Admin area* *Intermediate Gym Wall Pads - research for Dr. Cone - vendor/submittal* *Intermediate Gym Flooring & Line - research for Dr. Cone - vendor/submittal* *Phone call with Bob Anders Argosy Flooring, regarding flooring & lines at the Intermediate Gym* *Terracon Invoice 46683 - review Michaels work for accuracy and compliance* *Reviewing MR work as he takes over new tasks* *DBR Inv 104838 prep ready for subcmmittee* *Terracon report 0381, 377R review for compliance & log* *RFI for camera cable color - response to Jessica Micheal make RFI* *Housekeeping*				
Billable Time	10/16/2026	8.25	230.00	1,897.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				

Misc. Administrative: Email
Openng doors throughout the day:
ARCH DIV 8:
- JH 100 fence gate. Witness work to modify hinge for gate to close.
- HS 300 Dr J-102b - reviewed scope at location
Internal Project Meeting: JM. MR, WN
- INT Dr 1001 - prep for release button
RAMTEX: Hook up ACPs
- Field House
- HS 100 Cafeteria
- Library
BRYCOMM: Terminating & Testing Camera Cable
- JH 500
- HS Band Hall
3Sixty: Door Release
- Working on temporary door release button
- Phone call with Trini and Arch Div 8
Primary - 11 Month Walk Thru with Bartlett Cocke, Alex Ragland & Christian Cortes
Misc. Administrative: Housekeeping
Reviewing MR work as he takes over new tasks
- Intech Inv 10070990: MR process - review & check progress/process
- Board Agenda Items Word Doc
- Update of Bond Tracker
- Upload of docs into Procore
Took Photo of Photo Frames outside HS 100/Emailed Design team and coach
Smith Gas: F/U with LVISD in writing on new payment policy

Billable Time	10/18/2026	1.00	230.00	230.00

Prepping for Week 10.19.26 - 10.25.26
F/U on Email to WHJW regarding missing cameras in HS Bond Program

Billable Time	10/19/2026	5.50	230.00	1,265.00

Misc. Administrative: Email
Misc. Administrative: Housekeeping
AirGas - F/u on email regarding payment
3Sixty RCO 04 for JH Library Labor - emailed MR to champion w/ instruction on how to handle
Coordinating Room Number Meeting with Mr. Wilen - LVISD Security Director
Update Procore & Bond Tracker with Sept Invoices
Meeting with Mr. Wilen - ASI 33 Room Numbers
Primary 11 Mth Walk - Coordinate information with WN to F/U
ASI 33 - Update HS 100 Admin area / email to Pfluger to correct HS CTE, JH Add 1st / 2nd Fl
F/U with Michael Rogers on BC Back Charge, Primary RTU 30 issue.
Golf Ball Incident - F/U with Alex Ragland
3Sixty Fiber Relocate Quote - review / Set up meeting with Mr. Ramirez to review
Board Meeting

Billable Time	10/20/2026	6.50	230.00	1,495.00

Misc. Administrative: Email
JH 500 Fiber relocate - Mr. Ramirez cost review
JH 500 Fiber relocate - F/U with 3Sixty to provide additional information
Board approved invoices - notified LVISD Accounts Payable to fund
PR 92 - Tennis Court Lighting - Board approved - Prepped, notified Bartlett to proceed
PR 92 - Tennis Court Lighting - Uploading to Procore, Processing for completion
LVISD Payments YTD - Download from Board Agenda
Kallwall - F/U with Pfluger on Board Design
JH Training Center - F/U with Coach on cost and equipment
Reviewing work items - MR, WN Pfluger and Bartlett
FELP: Follow up with Patrick on upgrade status
Security and Access Controls Meeting 21
FELP: Emailed team status update on line upgrade
Misc. Administrative: Time

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				
Billable Time	10/21/2026	8.50	230.00	1,955.00

Misc. Administrative: Email
Misc. Administrative: Housekeeping
FF & E - HS and JH Renderings - Email to Mr. Mills
JH 500 fiber Site Walk - Mr Ramirez and MR to determine options when reroofing
Apple Photos House Keeping - Download 3,777 to Project
WHJW - Board Approved ASR - relocated approved doc and emailed Pfluger
Pfluger Weekly PR Meeting / Wish List
JH 500 Fiber – Provided BC narrative, photos & drawings documenting existing Quazite box fiber coil conditions. Proposed keep-in-place
Misc. Administrative: Time

Billable Time	10/22/2026	7.75	230.00	1,782.50

Misc. Administrative: Email
Coordinate meeting with Brenda - Dr. Cone to sign PRs
Download Pfluger Recommendation Letters 01-107
PRs 69, 81, 94, 100, 101, 105R prepped for Dr. Cone Signature
Drive to LVISD to meet Dr. Cone
Meeting with DR. Cone - Sign PRs / Project Update
PRs 69, 81, 94, 100, 101, 105R Process executed PR to Pfluger & Bartlett, Update Contingency Log, Upload to Procore
Misc. Administrative: Time

Billable Time	10/23/2026	9.00	230.00	2,070.00

Misc. Administrative: Email
Arch Div 8 - Inv 883341 - review / emailed MR to Process
PRs 99 Process executed PR to Pfluger & Bartlett, Update Contingency Log, Upload to Procore
PRs 27 Process executed PR to Pfluger & Bartlett, Update Contingency Log, Upload to Procore
PRs 102,103,104,106,122,119,120 - Prepping folders, updating logs
Notified Pfluger of missing recommendation letters
Contingency Log - Update with Responsibility, Cost AEA's etc.
Bond Budget Reconciliation - reconcile with payment from LVISD Mthly Payment
Download Pfluger missing Recommendation Letters 01, 2r, 34, 39
Bond Budget Reconciliation against LVISD YTD Ck Register 01.2026 thru 09.30.26.
Misc. Administrative: Time

Billable Time	10/26/2026	14.25	230.00	3,277.50

Misc. Administrative: Email
Bond Budget Reconciliation against LVISD YTD Ck Register 01.2025 thru 07.2025
Bond Budget Reconciliation against LVISD YTD Ck Register 07.2025 thru 12.31.25
Bond Budget Reconciliation Tracker re-format and formula review for easier tracking
Contingency Log - Update Contingencies/Snapshot for Mthly Repot 10.31.26
Track - walked track to observe painted exchange zones conducted 10.23.26-10.25.26
Coach Null Meeting to discuss JH Training FF & E layout/quotes needed
Mr. Ramirez - Meeting to review Intech Invs and POs for reconciliation of Bond Budget
Photos: Download from iCloud to Project Folder - 3,842 photos / sorted to folders
JH Kallwall - response to Jose with Board back up & request for rendering of bear logo
HS 400 & HS 500 Roof pull test - Coordination with Mrs. Hanselka 11.02.26
Misc. Administrative: Time

Billable Time	10/27/2026	3.50	230.00	805.00

Misc. Administrative: Email
PR 70 Teams meeting with Pfluger and Bartlett to discuss cost
Pfluger Recommendation Letters - 10,12,16,19 download and update Log
Pfluger Recommendation Letters - 20,21,22,23,25,26,61,62,63,71,75,80,95 download and update Log
Security and Access Controls Meeting 21
Misc. Administrative: Time

Billable Time	10/28/2026	5.75	230.00	1,322.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Senior Project Manager				
Catherine Blackler				
Misc. Administrative: Email *Mr. Ramirez / Jessica McCelvery 3Sixty Meeting to discuss district needs & recommendation for servers* *OAC Meeting No. 47* *PR 120 - JH Library Site Walk with Pfluger and Bartlett to discuss changes for new training room* *Dr. Cone - Meeting - plaques, JH 500 walls, PRI fence etc.* *Walter Nu'u - discussion about BH AC unit - mold* *Kahua - Budget Entry*				
Billable Time	10/29/2026	6.00	230.00	1,380.00
Misc. Administrative: Email *HS Tour - Coordinate with bartlett Mrs Hansleka Staff walk of new construction* *Dr. Cone: CTE / Cafeteria Hand Over - Coordinate with David Winkelman* *Pfluger Invoice - Reconciled with back up for Nov Board Meeting* *Kahu Budget Modification to Adjust Pfluger Invoice* *Misc. Administrative: Time*				
Billable Time	10/30/2026	1.00	230.00	230.00
Internal LVISD Project Meeting: JM. MR				
	Subtotal	**147.75**		**33,982.50**
Project Advisor				
Jacobo E. Morales				
Billable Time	10/02/2026	0.50	259.00	129.50
Weekly Project Meeting with Michael to discuss update projects, milestones, challenges, current work in progress *Review*				
Billable Time	10/09/2026	1.00	259.00	259.00
Update agenda for AGCM weekly meeting *Weekly AGCM meeting to discuss project updates, milestones, challenges, current work in progress*				
Billable Time	10/13/2026	1.00	259.00	259.00
OAC meeting attendance				
Billable Time	10/16/2026	1.25	259.00	323.75
Preparation of agenda for our AGCM project weekly meeting *AGCM weekly meeting to discuss project updates, milestones, challenges, current work in progress*				
Billable Time	10/21/2026	1.25	259.00	323.75
Review Wishlist file *Review documentation in Procore*				
Billable Time	10/30/2026	2.25	259.00	582.75
Preparation of meeting agenda *Weekly meeting with AGCM team to discuss project updates, milestones, challenges, current work in progress* *Review closeout documentation for the primary and intermediate campus*				
	Subtotal	**7.25**		**1,877.75**
Assistant Project Manager				
Michael W. Rogers				
Billable Time	10/01/2026	8.00	179.00	1,432.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				
Coordinated work for Brycomm *Additional research on DBR invoice 104345; sent to accounting to process for payment* *Misc admin work* *Reviewed security and access control submittal 27 10 01* *Reviewed MEP Area M level 1 & 2 ductwork observation report dated 9-30-26* *Reviewed RFI 10 from 3sixty, attached to RFI template, distributed to team; uploaded to Procore; updated RFI log* *Conversation w/SPM ref DBR invoice 104651; called DBR to have them revise; marked up invoice & sent follow up email* *Confirmed with Brycomm which IT cabinet to use in HS 100* *Confirmed completion of Primary and Intermediate PA demo and take-off drawings; uploaded to Procore* *Notified by LVISD of water leak at JH500; asked BC to address it immediately* *Asked by Pfluger to review and provide feedback on RFI 253; began research*				
Billable Time	10/02/2026	2.00	179.00	358.00
Reviewed email thread regarding RFI #240 and questions from Pfluger *Checked in with 3sixty* *Weekly LVISD meeting with Jacobo*				
Billable Time	10/02/2026	5.00	179.00	895.00
Researched RFI #240 after email from Pfluger asking for feedback *Conversation with Walter and 3sixty regarding AD8's work at HS* *Reviewed BC Weekly Update* *Uploaded all September Weekly Updates to Procore* *Completed Monthly Report with exception of budget status (waiting on BC PA 25)* *Misc admin work*				
Billable Time	10/05/2026	6.50	179.00	1,163.50
Misc admin work *Responded to Pfluger about RFI #253* *Responded to LVISD and BC about Support Center roof* *Conversation with LVISD IT about $800 Intech invoice and existing intrusion detection system in RFI 10* *Followed up with LVISD Maint regarding RFI 255; once confirmed acceptable, notified BC to proceed* *Reached out to Dr. Cone regarding RFI 240 - Track retaining wall fence* *Conversation w/LVISD Maint about HS door 408 hardware; researched work done to door* *Completed and distributed September Monthly Status Report; uploaded to Procore; updated document audit worksheet* *Walked JH with LVISD IT to investigate existing intrusion detection system* *Reviewed RFIs 253 and 255 sent to me by Pfluger; investigated for responses; closed out RFIs* *Created and distributed security & access control meeting 19 agenda; uploaded to Procore*				
Billable Time	10/06/2026	8.00	179.00	1,432.00
Met w/ HS Principal about request to change certain doorknob functions; walked HS500; asked her to make list of hardware to be changed to present to Dr. Cone *Misc admin work* *Reviewed RFI 233 sent to me by Pfluger; investigated for responses; closed out RFI* *Reviewed LVISD response to Technology upgrade RFI 10; combined with RFI; sent to team; updated RFI log in Procore* *Posted PRs 68, 69, 71, 72, 73R, 78, 82R to Procore* *Standing weekly PR review meeting with Pfluger* *Walked track retaining wall with Dr. Cone to discuss guardrail vs 4' chain link fence RFI 240; updated Pfluger w/response* *Weekly security and access control coordination meeting* *Tennis court lighting meeting* *Phone call w/Airgas following up on replacement welding machine hose and inquiring about increase in price after final quote was received*				
Billable Time	10/07/2026	6.00	179.00	1,074.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				
Created and distributed Upgrade weekly coordination Meeting 19 Minutes; uploaded to Procore *Directed AD8 where to work tomorrow* *Reminded Ramtek Primary Gym is available tomorrow to complete rough-in* *Misc admin work* *Existing intrusion detection system (identified as abandoned/inoperable in RFI 10) sounding alarms at HS Library; asked 3sixty to investigate and disconnect/deactivate existing abandoned system* *Posted PRs 79, 83, 84, 87, 89, 90, 95, 96, 98 to Procore* *Updated document audit worksheet* *Conversation with Airgas about replacement of damaged hose and Airgas absorbing cost of freight; notified SPM* *JH Programming meeting* *Began reviewing PA 25 General Conditions* *Provided confirmation to Brycomm which Intermediate IDFs to use*				
Billable Time	10/08/2026	8.00	179.00	1,432.00
Continued review of PA 25 General Conditions *Checked in Brycomm and walked Intermediate to discuss IDF to use on first floor* *Checked in 3Sixty and provided access to Support Center* *Coordinated meeting with Brycomm and Ramtek to discuss remaining rough-in needed at Intermediate* *Checked in AD8 and provided access to Gym 3* *Meeting with SPM to go over process of reviewing 3sixty pay app* *Uploaded BC PA 25 draft to Procore* *Investigated to ensure Smith Propane can access tanks between HS 400 and Library* *Reviewed 3sixty Pay App 03* *Provided 3sixty access to auditorium/gym IDFs* *Coordinated access to IT cabinets tomorrow*				
Billable Time	10/09/2026	2.00	179.00	358.00
Coordinated additional PPE for JH addition tours *Updated Budget Reconciliation worksheet in Procore* *Checked in 3sixty and gave access to HS kitchen office* *Checked in Brycomm and provided access to Intermediate* *Checked in AD8 and gave access to HS 300 and JH 500*				
Billable Time	10/09/2026	6.00	179.00	1,074.00
At request of Nutrition Director, I chaperoned while 3sixty worked in HS Kitchen office *Weekly LVISD with C.Blackler and Jacobo* *Gave 3sixty access to HS Band Hall* *Gave Ramtech access to Intermediate kitchen and mechanical rooms to make cabling penetrations* *Reviewed Sunbelt invoice for JH portables; uploaded to Procore and emailed to accounting* *Misc admin work* *Gave 3sixty access to HS Weight Room* *Checked status of AD8* *Checked status of Ramtech; ensured clean area* *Checked status of Brycomm* *Updated Board Agenda Items*				
Billable Time	10/11/2026	0.25	179.00	44.75
Marked up drawing of HS 300 and emailed BC asking to move or remove construction barricade so AD8 can replace door hardware for access control upgrade				
Billable Time	10/12/2026	8.00	179.00	1,432.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				

Misc admin work
Conversation with LVISD Maint regarding potential change in door hardware in HS
Conversation with SPM regarding ACP in HS Gym 3 and Intermediate
Completed review of BC PA25 General Conditions and General Requirements; emailed reviews and comments to SPM
Checked in with 3sixty, Ramteck, and Brycomm for updates
Uploaded BC Board Meeting presentation to Procore
Created and distributed security and access control meeting 20 Agenda; uploaded to Procore
Updated Terracon reports in Procore and on Terracon log

Billable Time	10/13/2026	8.00	179.00	1,432.00

Misc admin work
Reviewed/uploaded new Terracon reports, updated Terracon log, updated Document Audit Worksheet
Reviewed MEP observation report
Reviewed PR 100 (HS Training storage exhaust louver)
OAC Meeting
Looked over PRs 81, 100, 102, 103, and 105R
Standing PR Review meeting with Pfluger
Group phone call with SPM, 3sixty, and AD8 to identify temporary measure for Intermediate vestibule door
Confirmed location of ACP in HS 400 for 3sixty
Added refrigerator and microwave to OFOI appliance spreadsheet in JH Concession Storage Rm L104.1
Added TV to appliance spreadsheet in HS Training Rm J101
Cancelled Weekly Security and access control coordination meeting #20; emailed follow up question to 3sixty
Spoke with LVISD Maint regarding Intermediate vestibule door and asked if any other doors need to be addressed
Followed up with Future Infrastructure regarding close out docs and final invoice; scheduled meeting on site tomorrow
Followed up with Mission Restaurant Supply to add one microwave for JH Concession Storage Room
Reviewed microwave quotes from Mission Restaurant Supply and inquired about refrigerators, washers, and dryes

Billable Time	10/14/2026	7.75	179.00	1,387.25

Followed up with Future Infrastructure to confirm our site walk this morning
Conversation w/LVISD Maint regarding gate at JH portables; followed up with BC; found to be maintenance issue on existing hardware
Met with LVISD IT at JH 500 to investigate above ceiling for fiber reroute during roof replacement
Site walk with Future Infrastructure to get GPS coordinates of fiber hand holes
Reviewed RFI 257 - Driveway signage and striping; scheduled meeting tomorrow with Dr. Cone to discuss
Reviewed RFI 258 response
Gave Brycomm access to Auditorium IDFs
Further investigation of JH portables gate not working; emailed photos and video to AD8 and asked them to address it
Researched pricing for residential refrigerators and washer/dryer sets
Began review of Terracon invoice #46683; researched missing report
Gave 3sixty access to Field House
Confirmed completed ACPs with 3sixty
Coordinated work in HS 200, Gym 3, Library, cafeteria, and weight room for Thursday and Friday

Billable Time	10/15/2026	9.00	179.00	1,611.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				
Meeting with Dr. Cone to discuss RFI 257 (speed bumps and speed limit signs) *Checked 3sixty in and provided access to JH* *Provided Ramtek with schedule of where they can work today* *Continued review of Terracon invoice #46683; inquired about missing report and potential retest report* *Misc admin work* *Received missing report, uploaded to Procore & completed review Terracon invoice, including notes for BC back charge* *BC asked for location of HS vestibule TV; followed up w/IT and Maint; located TV in storage; verified and notified BC* *Gave Ramtek access to HS Library, no longer available; gave them access to Gym 3* *Emailed reviewed Terracon report to LVISD for processing; updated Budget Reconciliation Tracker* *Confirmed access to HS Kitchen office tomorrow* *Created November Board Meeting folder and backup folders in Procore* *Reminded BC to remove HS300 barricade so AD8 can work on doorway tomorrow* *Measured dimensions of existing raised garden beds; sent measurements to Pfluger for greenhouse design* *Began reviewing Intech invoice 10070990* *Coordinated BC access to HS 100 IT cabinets tomorrow*				
Billable Time	10/16/2026	3.25	179.00	581.75
Completed review of Intech invoice 10070990, updated Bond Reconciliation tracker, uploaded to Procore, emailed to LVISD accounting *Phone call w/ Band Director about fire alarm; followed up with BC; notified Band Director of testing; he advised "no issue, just wanted to make sure no emergency."* *Completed review of DBR invoice 104981, updated Bond Reconciliation tracker, uploaded to Procore, emailed to LVISD accounting* *Weekly LVISD team meeting with Jacobo*				
Billable Time	10/16/2026	4.75	179.00	850.25
Misc admin work *Completed review of AD8 invoice 883173, updated Bond Reconciliation tracker, uploaded to Procore, emailed to LVISD accounting* *Emailed AD8 corrections on invoice for their records* *Updated Board Meeting Agenda with processed invoices* *Researched if refrigerator was intended to be in Primary campus Workroom* *Searched for any roofing docs on HS 400 & 500 for BC; found originals in Elementary folder; emailed to BC*				
Billable Time	10/19/2026	7.50	179.00	1,342.50
Coordinated work on Intermediate vestibule door with staff; notified 3sixty *Badged Brycomm in and discussed plan for today* *Misc admin work* *Badged in Ramtek* *Badged in 3sixty* *Gave Brycomm access to MDF in Intermediate* *Posted PR 85 to Procore* *Posted PR 88 to Procore* *Updated Document Audit Worksheet* *Gave Ramtek access to HS 500* *Requested PO for 3sixty for RCO 04; updated Budget Reconciliation Tracker* *Followed up on HS Band Hall restroom exhaust fan* *Visited Primary SPED Rm 402, investigated vibration from HVAC, went to roof to further investigate, reported to SPM* *Gave Brycomm access to Gym 3 mechanical room* *Walked weight room with Brycomm and called 3sixty to discuss plan for cameras in weight room* *Created and distributed safety and security upgrade coordination meeting 21 agenda*				
Billable Time	10/20/2026	7.50	179.00	1,342.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				
Gave Brycomm access to Gym 3 *Gave 3sixty access to JH500* *Misc admin work* *Researched drawings and submittals for information on switch for cameras at HS Weight Room* *Created and distributed safety and security upgrade RFI 11* *Gave Brycomm access to HS200 and its IDF* *Conversation with LVISD Maint about door at Training addition not operating correctly* *Measured for and researched added refrigerator at Primary Workroom at request of Dr. Cone* *Reached out to CFO for preferred method to purchase remaining appliances* *Followed up with Paragon Sports confirming work to be done on the track this week; confirmed availability with Coach and Band Director* *Went to Training to investigate door mentioned by Maintenance; met with BC for solution* *Safety and security upgrade weekly coordination meeting #21* *Met with BC regarding door at Training addition; asked Walter for warranty request* *Reviewed 3sixty's additional questions on RFI 10 brought up in meeting #21; created RFI 10R and distributed to team*				
Billable Time	10/21/2026	7.75	179.00	1,387.25
Badged in Brycomm *Badged in Ramtek and gave them access to Support Center IDF* *JH 500 site/roof walk to investigate existing fiber* *Gave Brycomm access to Press Box* *Gave Ramtek access to HS 400 IDFs* *Created safety & security upgrade coordination meeting #21 minutes; uploaded to Procore and distributed to team* *Gave Ramtek access to HS 500 IDF and Mechanical Rm* *Researched and created spreadsheet with costs of remaining appliances* *Gave Brycomm access to HS 400 IDF* *Weekly PR review meeting with Pfluger* *Misc admin work*				
Billable Time	10/22/2026	2.25	179.00	402.75
Misc admin work *Continued researching and creating spreadsheet with costs of remaining appliances* *Received call from LVISD Maintenance about JH 600 door not closing; since 3sixty had worked on door, asked them to investigate; ensured door was fixed prior to them leaving; verified with Maintenance*				
Billable Time	10/23/2026	4.25	179.00	760.75
Took pics of JH RTU installation *Met with Paragon as they began prep work for Track* *Checked Brycomm in* *Checked Ramtek in* *Opened gate for Paragon* *Gave Ramtek access to Intermediate IDFs and Mechanical rooms* *Got IT cabinet keys from IT Director's office and gave BC access to HS 100 IT cabinets* *Gave Brycomm access to HS Library and interior rooms* *Escorted Meteor while they installed furniture in Primary Art Room*				
Billable Time	10/23/2026	4.50	179.00	805.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				

Gave Ramtek access to Primary IDFs and Mechanical rooms
Met w/ Coach and Paragon to coordinate track work due to unforeseen event on field tonight
Completed compiling HS appliance quotes on spreadsheet; emailed to CFO and asked for direction
Gave Brycomm access to HS Kitchen
Processed AD8 invoice #883340 and emailed to accounting for processing; uploaded to Procore
Updated Board Agenda Items in Procore
Emailed AD8 invoice #883340 back to AD8 with minor correction
Misc admin work
Gave Brycomm access to HS Kitchen office; stood by and monitored while they worked
Met with Paragon at track to check progress
Retrieved keys from Brycomm when today's work was complete

Billable Time	10/26/2026	8.50	179.00	1,521.50

Checked in 3sixty and gave them access to the Auditorium/Gym 2
Checked in Brycomm and gave them access to the Intermediate
Walked track to check quality of remediation; took photos of deficiencies and emailed to Paragon for explanation
Misc admin work
Posted PR 81 drawings to Procore
Posted PR 94 drawings to Procore
Posted PR 100 drawings to Procore
Gave Ramtek access to HS 300 mechanical yard
Walked Field House to plan pathway for Weight Room; coordinated access to area with Coach
Posted PR 101 drawings to Procore
Posted PR 105R drawings to Procore
Updated Document Audit Worksheet
Reviewed security and access control RFI 10R response; uploaded to Procore; updated RFI log
Posted PR 69 drawings to Procore
Posted PR 27 drawings to Procore
Posted PR 99 drawings to Procore
Updated Document Audit Worksheet

Billable Time	10/27/2026	8.25	179.00	1,476.75

Checked in Brycomm
Reviewed RFI265 - JHS Exterior Stair LA_M14 and response
Checked in 3sixty
Created and distributed Security and Access Control Weekly Coordination Meeting #22 Agenda; uploaded to Procore
Gave 3sixty access to auditorium/gym IDFs
Gave Brycomm access to HS 200 IDF
Phone call and follow-up email with Pfluger regarding roof replacement scopes
Reviewed new Terracon reports; uploaded to Procore; updated Terracon report tracker
Standing weekly PR review meeting with Pfluger
Pulled latest certified payroll from BC Pay App 25; uploaded to Procore
Compiled list of JH appliances remaining to procure and emailed to LVISD CFO
Marked up PO for moving SPED cameras to JH Library; emailed to 3sixty; added to Bond Budget Reconciliation
Phone call w/ LVISD Maint about HS 300 door hardware issue; conversation w/ AD8; sent follow-up email
Security and Access Control Weekly Coordination Meeting #22
Reviewed RFI 264 and response
Reviewed most recent MEP observation report
Responded to LVISD accounting email regarding AD8 invoice and PO
Read and responded to BC email regarding vibrations in Primary room 402

Billable Time	10/28/2026	7.50	179.00	1,342.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Michael W. Rogers				
Checked in 3sixty *Checked in Brycomm* *Coordinated work in HS kitchen office on Friday with Kitchen director* *Created and distributed security and access control meeting #22 Minutes* *OAC Meeting* *Site walk at JH Library w/ Pfluger & BC to identify scope of conversion to Training Room* *Investigated broken concrete mentioned by Dr. Cone at Training addition; sent pics to Walter for Warranty Request* *Misc admin work* *Reviewed DBR phase 1 preliminary commissioning report for Primary and Intermediate; uploaded to Procore* *Delivered replacement gas hose to CTE welders in storage*				
Billable Time	10/29/2026	5.75	179.00	1,029.25
Checked in 3sixty *Checked in Brycomm* *Checked in AD8 and escorted them to HS 300 to adjust door* *Coordinated w/ AD8 and LVISD to fix existing door at HS 400* *Gave Brycomm access to Intermediate IDF and discussed upcoming scope* *Reached out to Paragon to schedule striping of the track* *Reached out to LVISD Accounting for input on purchasing appliances from different vendors* *Researched quantity and size of TVs needed for JH 100 Library to Training conversion*				
Billable Time	10/29/2026	0.75	179.00	134.25
Misc admin work *Directed to LVISD Bookkeeper by accounting regarding appliance purchases, sent email w/ spreadsheet & questions* *Reviewed response from Terracon regarding previous reinspection after failed welding observation*				
Billable Time	10/30/2026	4.50	179.00	805.50
Misc admin work *Reviewed Pfluger invoice* *Updated Bond Reconciliation Tracker in Procore* *LVISD Team weekly meeting with Jacobo* *Worked on Monthly Report*				
	Subtotal	**161.50**		**28,908.50**
Walter Nu'u				
Billable Time	10/01/2026	9.00	179.00	1,611.00
Working with 3Sixty to mark down each IDF room for the guys to follow. *- Walked with them identify locations and areas that are already ran cables.* *- Identify cables that are in the submittals to make sure they are pulled.* *Monitoring the progress to make sure they have access to each building* *- Check on material to make sure they have enough.* *Work on Electrical plans to verified equipment and switch boxes that are installed.* *- Observed installation also walked with the superintendent for update for the work progress.* *Walked the Cafeteria for observations* *- Documented the kitchen CMU walls progress* *- Observed electrical in wall rough in inside CMU.* *- Observed plumbing rough in installations.* *- Observed erector installed supports, lintel and braces for decking.* *Observed Concrete retaining wall been foaming and tying rebars.* *Respond to a call that water intrusion through the existing buildings.* *Monitoring to make sure the issue got fixed.*				
Billable Time	10/02/2026	2.00	179.00	358.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Walter Nu'u				
Monitoring Access Control ongoing progress *- Brycomm continue pulling wires at intermediates.* *- 3Sixtyinergrade continue dropping wires and installed panel boxes inside IDF rooms.* *Check back on cafeteria to make sure the floor is still dry and no water leak through.*				
Billable Time	10/02/2026	4.00	179.00	716.00
Work on Inspection log and QA/QC documents. *- Updates Observations items and follow up with GC to make sure they all taken care of.* *Walked the intermediate new addition to inspect the building for leaking.* *Walked the field house with coach to investigate water coming through the data pipes.* *- Take pictures and documented the issues.* *Work on Cable Pathways Submittals for 3Sixty.* *- Reviewed and have discussion with the team* *- Reach out to Design team for advice and follow up with team.*				
Billable Time	10/05/2026	6.00	179.00	1,074.00
Check in 3Sixtyintergrade subcontractor *- Sign them in Raptor system.* *Take them where they need to work at and have them access the building.* *Walked the CTE Site with the LaVernia plumber to investigate the existing shut off valves.* *Observed BC pour concrete for the footing of patio slap.* *- Check plan to verified it needs vapor barrier.* *Discuss the concrete slap preparation with BC to make sure it the plans doesn't call out Vapor bariier.* *Update the team on 3Sixty progress.* *- Discuss panels and locations.*				
Billable Time	10/06/2026	8.00	179.00	1,432.00
Walked the site for observations. *Check emails and responds, return phone calls and messages.* *Sign in 3Sixtyintergrade Subs that are pulling cables and install panels.* *Respond to a call from the intermediate principal that there is an issue in one of the bathrooms on the second level.* *- Write up a warranty work order and distributed to Bartlett Cocke.* *Monitoring 3Sixtyintergrade subs to have access to the building and help locate the closest electricals panels.* *- Reviewed plans with subs to make sure they installed and run cables to the right IDF room..*				
Billable Time	10/07/2026	9.00	179.00	1,611.00
Check email and respond to phone calls. *Walked the sites with plumber to locate cleanout and manholes for sewage.* *- Gym 3 has a plumbing issues.* *Walked JHS with Ramptex(elecrician).* *- Coordinate with teacher to be aware guys been in the building.* *- Monitoring running flex conduit and conduit pipes above ceiling.* *Walked the Auditorium to observed each panel been power up.* *Attend an access control meeting with Subs, LaVernia stuff and AGCM team.* *Take subs at Intermediates to have access to pull cables for the new access control system.* *- Review plans with the lead man to make sure they pull the right cables and follow what has been submitted.* *- Discuss milestone and status of the scope of work.* *Walked with 3Sixtyinstergrade at support center to have access to IDF room for them to install panels.* *- Discuss workflow with the Supervisor to make sure they are on schedule.* *Met with Coach at field house to notify him that we will do some work inside his building.*				
Billable Time	10/08/2026	5.00	179.00	895.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Walter Nu'u				
Work on the reviewing pay app for La Vernia. *Reviewing SCO07- Research J-Bolt for CTE Addition PEMB.* *Reviewing SCO08 - Research Elocone Nuts Intermediate School Anchor Bolts.* *Reviewing SCO01 - RFI#123 - Millwork for F109.5. Furnish.* *Reviewing RCO084 - PR#46 - PKG 2 FFE Change.* *Reviewing RCO0064 - PR#24R- HS Vestibule & Admin. Revisions.*				
Billable Time	10/09/2026	2.00	179.00	358.00
Continue reviewing the La Vernia pay app.				
Billable Time	10/10/2026	2.00	179.00	358.00
Continue working on review La Vernia pay app.				
Billable Time	10/13/2026	7.00	179.00	1,253.00
Checked emails and made phone calls regarding project coordination and ongoing activities. *Made phone calls with maintenance staff to coordinate project-related items and address concerns.* *Attended the LVISD OAC Team meeting.* *Updated and maintained the QA/QC Inspection Log.* *Participated in a warranty call with subcontractors.* *Discussed warranty procedures and provided updates on outstanding warranty issues.* *Followed up with subcontractors regarding pending submittals.* *Continued updating the QA/QC Inspection Log and tracking inspection statuses.* *Reviewed and worked on specifications and documentation related to the scope of work.* *Coordinated with La Vernia regarding warranty items and necessary follow-up actions.* *Contacted Bartlett to discuss existing items, verify completed work, and confirm project history and previous actions taken.*				
Billable Time	10/14/2026	5.00	179.00	895.00
Walked the site for Observation and Quality assurance *- Walked the cafeteria building.* *Utility RM - 109.6: Sink plumbing in progress.* *Vestibule TR RM: F110.2 bathroom: Observed insulating water line in walls* *- observed overhead plumbing and mep.* *Observed Brick Veneer on the exterior in the process of installing.* *Walked the building with the Superintendent for updates on the constructions progress.* *- Discuss metal stud framing with the framing foreman.* *- Observed fastener screw installations.* *- Check plans for bracing.* *Spend time on water proofing plans to make sure adhesive fluid apply before brick veneer.*				
Billable Time	10/15/2026	9.00	179.00	1,611.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Walter Nu'u				
Check in the subs and updates them where we at on our scope of work. *Work on Closeout Document and QA/QC* *Conducting an Asbestos testing on the Roof.* *- Walked HS400 & 500 building to inspect vinyl roofing with the Asbestos guy to see if it needs to get tested.* *Walked HS 300 building which is the gravel roofing.* *- Get the sample and documented.* *Walked the JH 500 building.* *- Get the sample and documented.* *Walked the JHS new additions roof M for observations.* *- Noted the progress and observed the 2" insulation on the exterior wall.* *Observed waterproofing applying the adhesive products to seal window jam opening and around the window frames.* *Observed the electrician continue piping and build panel closet, pulling wires and junction boxes.* *Observed plumbers insulating water lines and setting compressor for the air hoses.* *Create daily reports, take pictures and upload on Procores.* *Review plans for the cafeteria exterior walls for clarifications of what has been installed.* *- Check Studs, waterproof, screws, bricks, grouts, braces, insulations and plumbings.* *Conducting another asbestos testing with the GC.* *- HS 100 building - Renovations admins and Vestibule section.*				
Billable Time	10/16/2026	5.00	179.00	895.00
Teams meeting with the Constructions team to update on the Construction. *Check email and respond to.* *Work on coordinating FFE Delivery and furniture assemblies.* *Continue work on Document Audit worksheet to updates work progress.* *Reviewing Completed PR and PR that are in progress.*				
Billable Time	10/19/2026	5.00	179.00	895.00
Assist GC to move marker white board into the HS 500 building *Work with 3Sixtyintergade subs to have access to the builfing.* *Respond to a call from intermediate principle concerning the basketball court floor being slick.* *- We walked to observe the conditions, and it come down to a conclusion that the court floor has too much dust and needs to be rinse with water. it's a smooth and seal finish flooring for activities like basketball, volleyball and dotchball.* *Walked with the Director of La Vernia to investigate warranty issues at Intermediates* *- Address insulations on the pipes* *- Address tripping hazard on the playing gound.* *- Address slicking concern on the basketball court floor.* *Work on the plans to identify security glasses on the new buildings* *- Follow up with GC to make sure it's gets done.* *- Write up observation's documents for records.* *Met with the intermediate's principles to address some concerns.*				
Billable Time	10/20/2026	9.00	179.00	1,611.00
Met with GC superintendent to address a concern from school. *- Walked the whole building and take pictures for documents* *Assisting subcontractors to have access to the campus building and make sure they are sign in the Raptor system* *Senior PM assign us to take care 1yrs warranty walk items that are pending.* *- Followed up with GC to make sure they are address and complete.* *- Check Primary building for observations.* *- Walked RM410 to inspect the damaged ceiling tile to make sure they replace it.* *- Check Corridor to make sure GC install art rails on the wall.* *- Check RM402 if the GC adjusted the bathroom door that was rubbing.* *- Check grab bar to make sure they tighten up and secure the flange.* *Walked CTE / Cafeteria sites for observations.* *Discuss framing with Superintendent and Subs foreman.*				
Billable Time	10/21/2026	5.50	179.00	984.50

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor WIP Status: Billable				
Assistant Project Manager				
Walter Nu'u				
Work with GC PM on a couple warranty work order. *- Intermediate Wate Fountain on the second floor.* *- Primary RTU unit not working properly* *-Discuss intermediate water heater piping system needs to completed.* *Work on the campus security gates system to check every entry and gates to makes sure it secure and has locks.*				
Billable Time	10/22/2026	10.00	179.00	1,790.00
Checked and responded to emails. *Made and returned phone calls as needed.* *Conducted orientation for new 3Sixty Integrated personnel.* *Processed check-ins through the Raptor system.* *Received updates on the new access control system progress.* *Walked the site with the BC Superintendent to investigate and verify water shutoff valves at the High School campus.* *Coordinated with 3Sixty subcontractors to verify that all access control panels have power available.* *Inspected the HS500, 500 Building, and Intermediate Building electrical panels to identify suitable power tie-in locations.* *Reviewed upcoming fence replacement work and documented existing campus fence gates.* *Counted gates with padlocks and gates equipped with panic hardware.* *Walked the High School campus with BC and the MEP design team to verify electrical panel locations.* *Photographed and documented all panels for future design and planning purposes.* *Conducted a roof walk with the MEP design team for observations and assessment.* *Worked on project audit documentation.* *Coordinated with Paragon regarding mobilization for track repainting operations.* *Met with the crew and supervisor to provide site access and field coordination.*				
Billable Time	10/26/2026	6.00	179.00	1,074.00
Check emails and making phone calls. *- Update the teams and arrange the subs to where they need to be.* *- Walked 3Sixty new team members at JHS to get familiar with the bnuilding.* *- 3Sixty new team will check every door at JHS and access panels for the cameras to make sure they are installed per plans.*				
Billable Time	10/27/2026	8.00	179.00	1,432.00
Check email and respond.. *Respond to a warranty claimed due to art rails falling off the wall and it's not work the way is supposed be.* *- Report to GC to address the issue and redo the work.* *Walked with the teacher to investigate the concern the room smells like gas.* *Discuss the issue with the director of maintenance to let him know the concerns.* *Create an observation for documents.* *- Gas smells.*				
Billable Time	10/28/2026	6.00	179.00	1,074.00
Walked the site with Superintendent to verified warranty claimed. *- write up warranty work orders.* *Met with Athletic Director to update them on water shut off time to be aware of.*				
Billable Time	10/29/2026	9.00	179.00	1,611.00

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management
Construction Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
Labor	WIP Status: Billable			
Assistant Project Manager				
Walter Nu'u				

Check emails and responds to.
Making phone calls and responds to.
Align Access Control Subs where they need to be.
- Walked them at Intermediate and Primary to check their work.
- Discuss productions to see where they at.
- Update the board.
Work with Bartlett Cocke on warranty items.
- Discuss MEP reports on outstanding items
- Discuss Consultant Observations
- Discuss open punch list open items.
Discuss 2wks ahead for Inspections
- Bartlett will provide schedule
Warranty work order from HS Band Hall.
- Assisting Bartlett to investigate AC issue.
- Documented and write up warranty work order.
- Communicate with LVISD director for assistance and provide equipment in case needs for back up.
Monitoring Bartlett plumber.
- Dig out underground water valve to fix the water leaks.
- Co-ordinate with LaVernia coaches that the building will have no water within two hours.

Billable Time	10/30/2026	4.00	179.00	716.00

Check on emails and respond.
Monitoring access security system
- Walk with leaders at intermediate to check on the progress
- Guys terminated cables at door contact and cameras.
Continue monitoring replacing the bad water valve.
- Redo the piping and add new pipe for plumbing.

Billable Time	10/30/2026	5.00	179.00	895.00

Walked the JH Cafeteria with GC to discuss the plan
- View plan A02.01L -
Plan to build temp wall so they demo the existing wall to open up to the new additions building.
AREA L.
Work document files
MED Observations files.
Walk the constructions sites
- Check on roof leaks and windows leaks
Communicating with Bartlett Cocke to have plans for the bad weather
- Walked the 100 building to roof leaks.

Subtotal	**140.50**	**25,149.50**
Labor total	**457.00**	**89,918.25**

Program Management
Close-out Phase

Phase Status: Active

Billing Cutoff: 10/31/2026

	Date	Units	Rate	Amount
	WIP Status:			

Subtotal		**0.00**
total		**0.00**

Invoice Supporting Detail

22-002P La Vernia ISD Project Management Services

Program Management

Warranty Phase — Phase Status: Active

Billing Cutoff: 10/31/2026

Date	Units	Rate	Amount
WIP Status:			
Subtotal			**0.00**
total			**0.00**

Pre-Design Phase — Phase Status: Active

	Contract		Previously Billed			To Bill		
	Units	**Amount**	**Units**	**%**	**Amount**	**Units**	**%**	**Amount**
Labor		149,596.00	921.50	81	121,171.00			
	Subtotal	**149,596.00**	**921.50**	**81**	**121,171.00**	**0.00**	**0**	**0.00**

Invoice Credit — Phase Status: Active

Billing Cutoff: 10/31/2026

Date	Units	Rate	Amount
WIP Status:			
Subtotal			**0.00**
total			**0.00**

Invoice Summary

	Contract	Billed	%	Remaining	%
Labor	3,915,666.00	2,561,131.41	65	1,354,534.59	35
Expense		511.48		-511.48	
Consultant		45,929.25		-45,929.25	
Total	3,915,666.00	2,607,572.14	67	1,308,093.86	33