

## PROJECT COMPLETION AGREEMENT

This Project Completion Agreement (the "Agreement") is entered into by and between:

**Studio Cortes LLC ("Studio Cortes")**  
1101 S Saint Mary's St  
San Antonio, TX 78210

**and**

**City of Laredo**  
1110 Houston St  
Laredo, TX 78040

### Project Completion Dates:

This agreement pertains to the completion of the project known as "Tree House, City of Laredo - Fasken Community Center Tree House." The remainder of the project will be executed on the following dates: **March 25 - May 31, 2024.**

It is acknowledged that the project initiation may not commence during the specified dates of **March 25 - 29, 2024.** While the intention is to initiate the project during this period, there exists a possibility that the commencement may be delayed due to the potential need to conclude ongoing projects elsewhere. This delay does not constitute contingency dates, but is recognized as a flexibility measure.

In the event of a delay, Studio Cortes will promptly communicate the revised project start date to the City of Laredo, providing adequate notice to ensure all parties are informed and prepared. This flexibility is exercised with the understanding that it is not a deviation from the project schedule, but a precautionary measure based on external project commitments.

In the event of unforeseen circumstances, contingency dates are established as follows: **May 20 - 31, 2024.**

### Work Schedule:

Work will primarily be conducted on weekdays during the specified project dates. However, it is acknowledged that Studio Cortes may have external project commitments on certain weekdays within the project window, which may result in their absence from the site. The discretion to determine the necessity of working on weekends, holidays, or adjusting weekday schedules due to these commitments lies with Studio Cortes. In the event that such adjustments are deemed necessary, Studio Cortes will communicate these decisions in advance to all parties involved.

### Completion Terms:

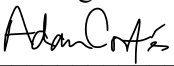
In the event that the Fasten Community Center Tree House project is not finished by May 31, 2024, Studio Cortes agrees to pay Liquidated Damages for the late completion in the amount of \$200.00 for each consecutive calendar day exceeding May 31, 2024. The Liquidated Damages may be waived and an extension may be granted if the City of Laredo determines that the project's progress has been continuous and Studio Cortes has complied with the project calendar.

### Financial Terms:

The total remaining amount on the contract for the completion of the Tree House, City of Laredo - Fasken Community Center Amenities is \$54,016.00. This amount represents the final and inclusive sum required for the successful execution of all project-related tasks.

### Execution:

This Agreement shall become effective upon the signatures of all parties involved.

  
\_\_\_\_\_  
Signature, Studio Cortés

Adan Cortes, Project Manager/Co-Owner  
\_\_\_\_\_  
Print Name and Title

03/15/2024  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature, City of Laredo

\_\_\_\_\_  
Print Name and Title

\_\_\_\_\_  
Date

### March 2024

| Monday            | Tuesday           | Wednesday         | Thursday          | Friday            |
|-------------------|-------------------|-------------------|-------------------|-------------------|
|                   |                   |                   |                   | 1                 |
| 4                 | 5                 | 6                 | 7                 | 8                 |
|                   |                   |                   |                   |                   |
| 11                | 12                | 13                | 14                | 15                |
|                   |                   |                   |                   |                   |
| 18                | 19                | 20                | 21                | 22                |
|                   |                   |                   |                   |                   |
| 25                | 26                | 27                | 28                | 29                |
| FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE |

### April 2024

| Monday            | Tuesday           | Wednesday         | Thursday          | Friday            |
|-------------------|-------------------|-------------------|-------------------|-------------------|
| 1                 | 2                 | 3                 | 4                 | 5                 |
|                   | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE |
| 8                 | 9                 | 10                | 11                | 12                |
| FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE |
| 15                | 16                | 17                | 18                | 19                |
| FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE |                   |
| 22                | 23                | 24                | 25                | 26                |
| FASKEN TREE HOUSE | FASKEN TREE HOUSE | FASKEN TREE HOUSE |                   |                   |
| 29                | 30                |                   |                   |                   |
|                   |                   |                   |                   |                   |

### May 2024

| Monday                           | Tuesday                          | Wednesday                        | Thursday                         | Friday                           |
|----------------------------------|----------------------------------|----------------------------------|----------------------------------|----------------------------------|
|                                  |                                  | 1                                | 2                                | 3                                |
| 6                                | 7                                | 8                                | 9                                | 10                               |
|                                  |                                  |                                  |                                  |                                  |
| 13                               | 14                               | 15                               | 16                               | 17                               |
|                                  |                                  |                                  |                                  |                                  |
| 20                               | 21                               | 22                               | 23                               | 24                               |
| FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY |
| 27                               | 28                               | 29                               | 30                               | 31                               |
| FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY | FASKEN TREE HOUSE<br>CONTINGENCY |