



January 2, 2026

Lauren Plouff
Broaddus & Associates
2330 Bloomdale Rd
McKinney, TX 75071

Subject: Collin County Healthcare Facility, Parking Garage, and Medical Examiners
PCO No. 092; RFI #332 PG North and South Stair Entrances Level 2

Dear Lauren:

Please find the attached Request for Change (PCO) No. 092. This proposal is submitted for an Add of Twenty-Six Thousand Seven Hundred and Twelve Dollars (\$26,712.00), reflective of the following items:

- **Additional steel and framing scope of work for the arched radius openings of the North and South stairwells on level 2 of the Parking Garage per RFI 332 response:**
 - **Includes steel material, labor, and detailing for the additional steel needed at the radius openings.**
 - **Includes additional in-fill framing material and labor.**
- **The interior finishing of this condition is not included and to be reviewed at a later date per PGAL.**
- ***This PCO will be an add in the amount of \$26,712.***

We have not proceeded with this change. Please sign the attached request for change recap indicating approval of this change.

Sincerely,

Jim Terhune 
Digital signed by Jim Terhune
DN: cn=J, o=The Christman Company,
c=US, email=jterhune@christman.com
Date: 2025.01.02 16:30:45-0800

Jim Terhune
Sr. Project Manager

CC: Peter Hernandez , PGAL

Collin County PGAL - Dallas (Addison) Project Manager Accounting

Project: 224057- Collin County Public Health Buildings
2300 Bloomdale Rd
McKinney, TX 75071

Owner : Collin County
2300 Bloomdale Rd; Suite 3160
McKinney, TX 75071

From: The Christman Company

Issue No. 092 - RFI #332 PG North and South Stair Entrances Level 2 Amount

Item:	1	Parking Garage
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Phase	Description	Abbreviation	Amount
12 -	Structural Steel	SUBS	22,914.00
21A-	Drywall & Acoustical (ME Bldg & G	SUBS	2,105.00
41 -4110	Payment and Performance Bonds	OTHER	213.00
41 -4120	Builder's Risk Insurance	OTHER	20.00
60 -	Overhead & Profit	OTHER	1,272.00
99 -	General Liability Insurance	OTHER	188.00
Subtotal Item 1			26,712.00
			0.00

Request for Change Total: \$26,712.00

Qualifications:

- This Issue is Original Revised Budget Only Firm Quotation.
- Contract time will be Increased by Decreased by () work days; Unchanged Other: _____
- The Christman Company has has not proceeded with the work, and this Issue must be accepted within () work days.
- Funded by Contract change Allowance Contingency Other: _____

Owner and/or Architect Action:

- Approved Proceed as described above (cost and schedule changes to be finalized under a revised Issue)
- Rejected Other: _____

Authorization:

The Owner and/or Architect hereby direct The Christman Company to proceed with the performance of the work as described above and/or in any additional documents referenced herein. It is understood that the amount of this Request for Change, if noted as "Budget Only" under Qualification 1., will be revised as necessary upon determination of final costs and included in the next Owner Change Order accordingly. If noted as "Firm Quotation" under Qualification 1., the amount of this Request will be included in the next Owner Change Order. In addition, all costs included herein may be included in the next payment application as if they had been included in an Owner Change Order or Construction Change Directive.

Authorized By Owner:
Collin County
2300 Bloomdale Rd; Suite 3160
McKinney, TX 75071

Accepted By Architect
PGAL - Dallas (Addison)
14135 Midway Road, Suite G-200
Addison TX 75001

Submitted By Contractor:
The Christman Company

By: _____

By: **Tim Konganda**
Digitally signed by Tim Konganda
DN: c=US, e=timkonganda@pgal.com,
o=PGAL, cn=Tim Konganda
Date: 2026.01.16 16:47:18-0600

By: **Jim Terhune**
Digitally signed by Jim Terhune
DN: cn=Jim Terhune,
o=The Christman Company, ou=Collin, telephone
Date: 2026.01.08 16:41:31-0600

Date: _____

Date: _____

Date: _____

RFI #332: PG - North and South Stairs Entrance at Level 2

Revision	0	Status	Closed on 12/09/25
To	Ruthwik Chepuri (Walter P Moore - Dallas, TX) Peter Hernandez (PGAL) Pierre Zoungrana (PGAL)	From	Carolina Haylow (The Christman Company (DFW))
Date Initiated	Nov 14, 2025	Due Date	Nov 25, 2025
Location	3. Parking Garage	Project Stage	Course of Construction
Cost Impact	TBD	Schedule Impact	
Spec Section	04 20 00 - Unit Masonry	Cost Code	
Drawing Number	PG-A7.79	Reference	
Linked Drawings	PG-A7.79		
Received From	Alvaro Valdez (Jollay Masonry)		
Copies To	David Beebe (The Christman Company (DFW)), Paul Bonnette (PGAL), Aaron Capetillo (The Christman Company (DFW)), James Case (The Christman Company (DFW)), Anthony Ferraro (The Broaddus Companies), Jared Gardner (The Christman Company (DFW)), Bob Guill (The Christman Company (DFW)), Brad Harris (Collin County), Carolina Haylow (The Christman Company (DFW)), Peter Hernandez (PGAL), Tim Konganda (PGAL), Lauren Plouff (The Broaddus Companies), Jim Russell (The Christman Company (DFW)), Jim Terhune (The Christman Company (DFW)), John Zoski (Collin County), Pierre Zoungrana (PGAL)		

Activity

Question

Question from Carolina Haylow The Christman Company (DFW) on Friday, Nov 14, 2025 at 12:09 PM CST

There are no sections or elevation details for the 13'-4" large openings at the north and south stair entrances on Level 2 of the parking garage. Could you clarify whether CFMF and masonry materials are required? If masonry veneer is needed, what type of material should be used for the backup support? Please provide details on this.

Attachments
[RFI 332 - PG - North and South Stairs Entrance at Level 2.pdf](#)

Official Response

Response from Peter Hernandez PGAL on Friday, Dec 5, 2025 at 11:30 AM CST

PGAL isn't concern on the interior look, but we would like to see how it looks when done. If there is any kind of covering needed we would like to explore that when the those walls are built per WPM's direction.

Official Response

Response from Ruthwik Chepuri Walter P Moore - Dallas, TX on Thursday, Nov 20, 2025 at 05:04 PM CST

See WPM response attached.

Attachments
[RFI_332_PGAL_WPM.pdf](#)



The Christman Company
 130 E John W. Carpenter Freeway, Suite 200
 Irving, Texas 75062
 P: (469) 501-5534

Project: 224057 Collin County - Medical Campus
 2330 Bloomdale Rd.
 McKinney, Texas 75071

RFI #332: PG - North and South Stairs Entrance at Level 2

Revision	0	Status	Open
To	Peter Hernandez (PGAL) Pierre Zoungrana (PGAL)	From	Carolina Haylow (The Christman Company (DFW))
Date Initiated	Nov 14, 2025	Due Date	Nov 25, 2025
Location	3. Parking Garage	Project Stage	Course of Construction
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Attachments

[RFI 332 - PG - North and South Stairs Entrance at Level 2.pdf](#)

Awaiting an Official Response

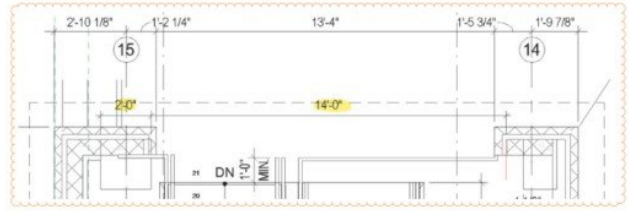
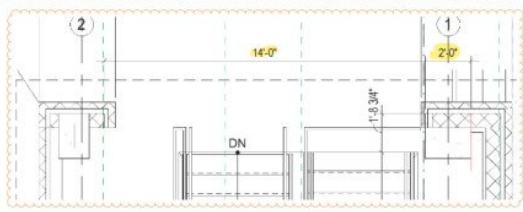
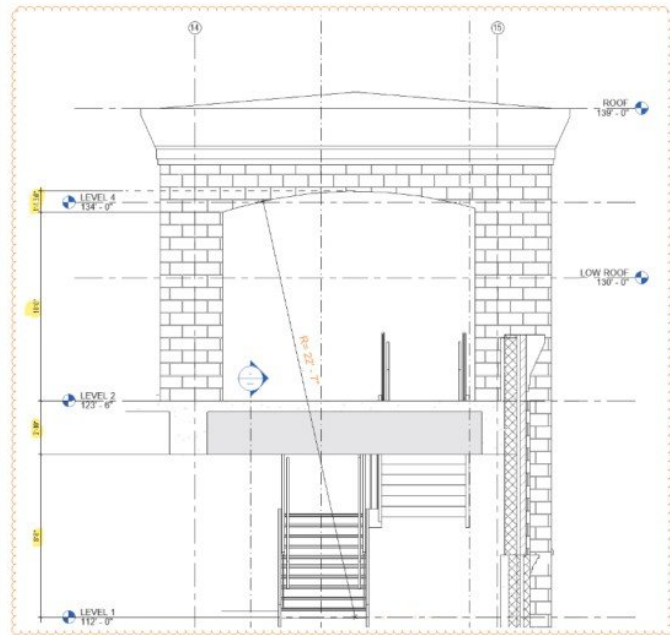
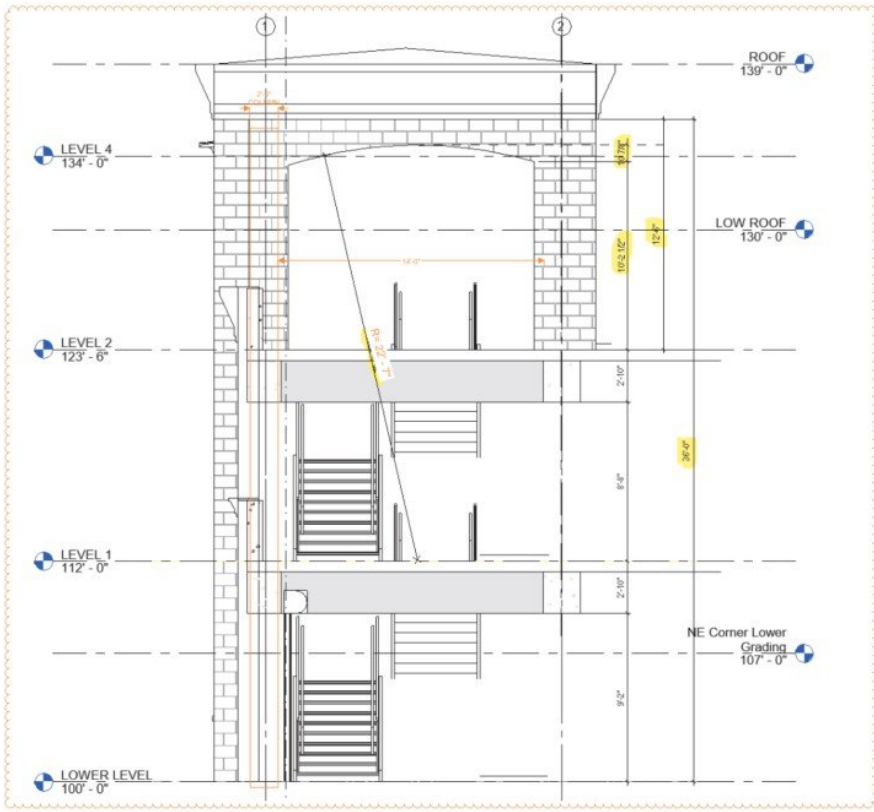
Please refer to dimensions requested on elevations from Submittal 04-40-00, additionally comments and coordination emails based on these 2 elevations with Jollay, this was discussed with them previously during the submittal process, as this shop drawing was returned many times for this exact locations.

SEE WPM RESPONSE ATTACHED AT THE END.

RUTHWIK CHEPURI, P.E.

WPM

2025/11/20





Jollay Masonry Inc.
 116 Locust Street
 Avondale Estates, Georgia 30002-1045
 P: (404) 294 5393
 F: (404) 297-8326

Project: 29737 Collin CO Healthcare
 2330 Bloomdale Rd.
 McKinney, Texas 75071

RFI #5: Parking Garage North and South Stairs Entrance at Level 2

Revision	0	Status	Open
To	Aaron Capetillo (The Christman Company)	From	Alvaro Valdez (Jollay Masonry Inc.)
Date Initiated	Nov 3, 2025	Due Date	Nov 6, 2025
Location	Parking garage	Project Stage	Course of Construction
Cost Impact	TBD	Schedule Impact	TBD
Spec Section	04 20 00 - Unit Masonry	Cost Code	
Drawing Number	PG-A7.79	Reference	
Linked Drawings			
Received From	Alvaro Valdez (Jollay Masonry Inc.)		
Copies To	Aaron Capetillo (The Christman Company)		

Activity

Question

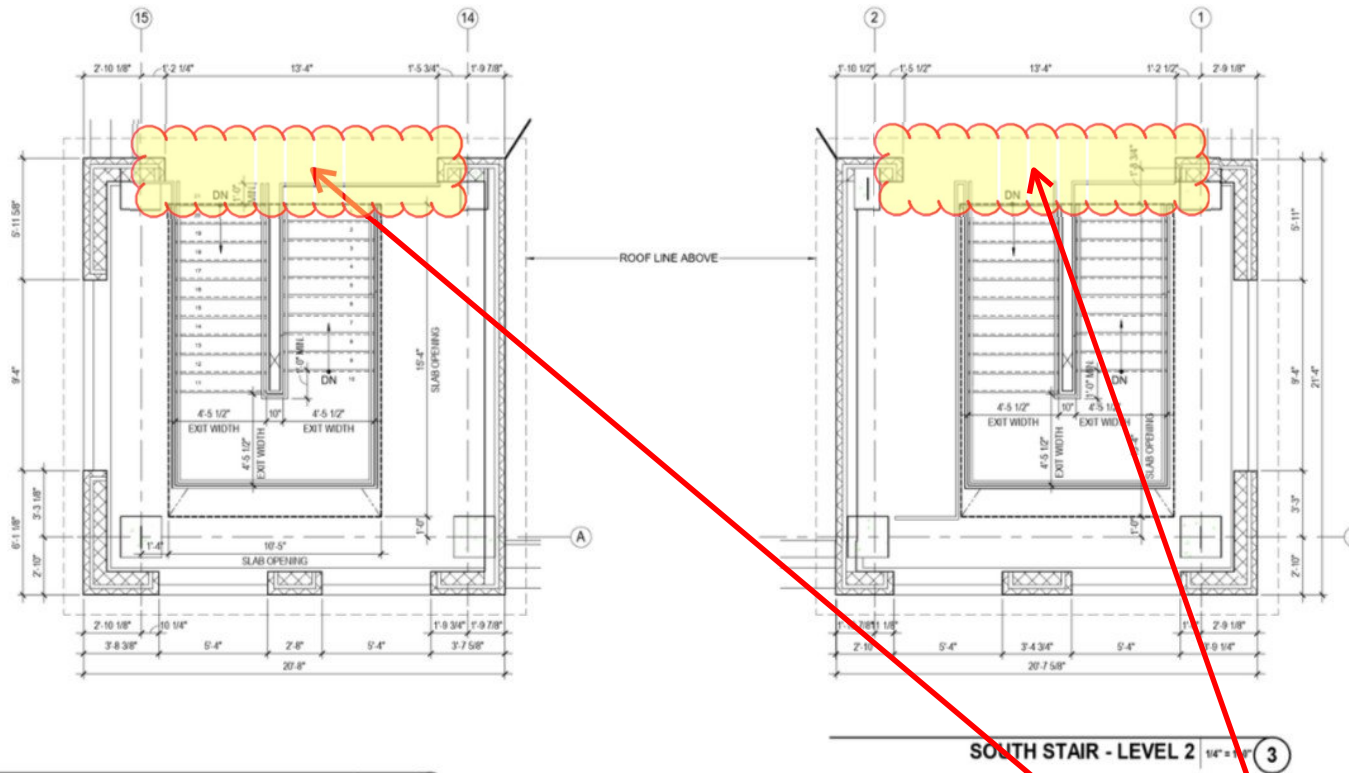
Question from Alvaro Valdez Jollay Masonry Inc. on Monday, Nov 3, 2025 at 09:43 AM CST

THERE ARE NO SECTION OR ELEVATION DETAILS FOR THESE 13'-4" LARGE OPENINGS AT THE NORTH AND SOUTH STAIR ENTRANCE ON LEVEL 2 OF THE PARKING GARAGE. ¿CAN YOU CLARIFY IF CFMF AND MASONRY MATERIALS ARE REQUIRED? IF MASONRY VENEER IS REQUIRED, WHAT MATERIAL IS NEEDED ON THE BACKUP SUPPORT? PLEASE PROVIDE DETAILS ON THIS.

Attachments

[RFI #001 - PG North and South Stairs Entrance at Level 2.pdf](#)

Awaiting an Official Response



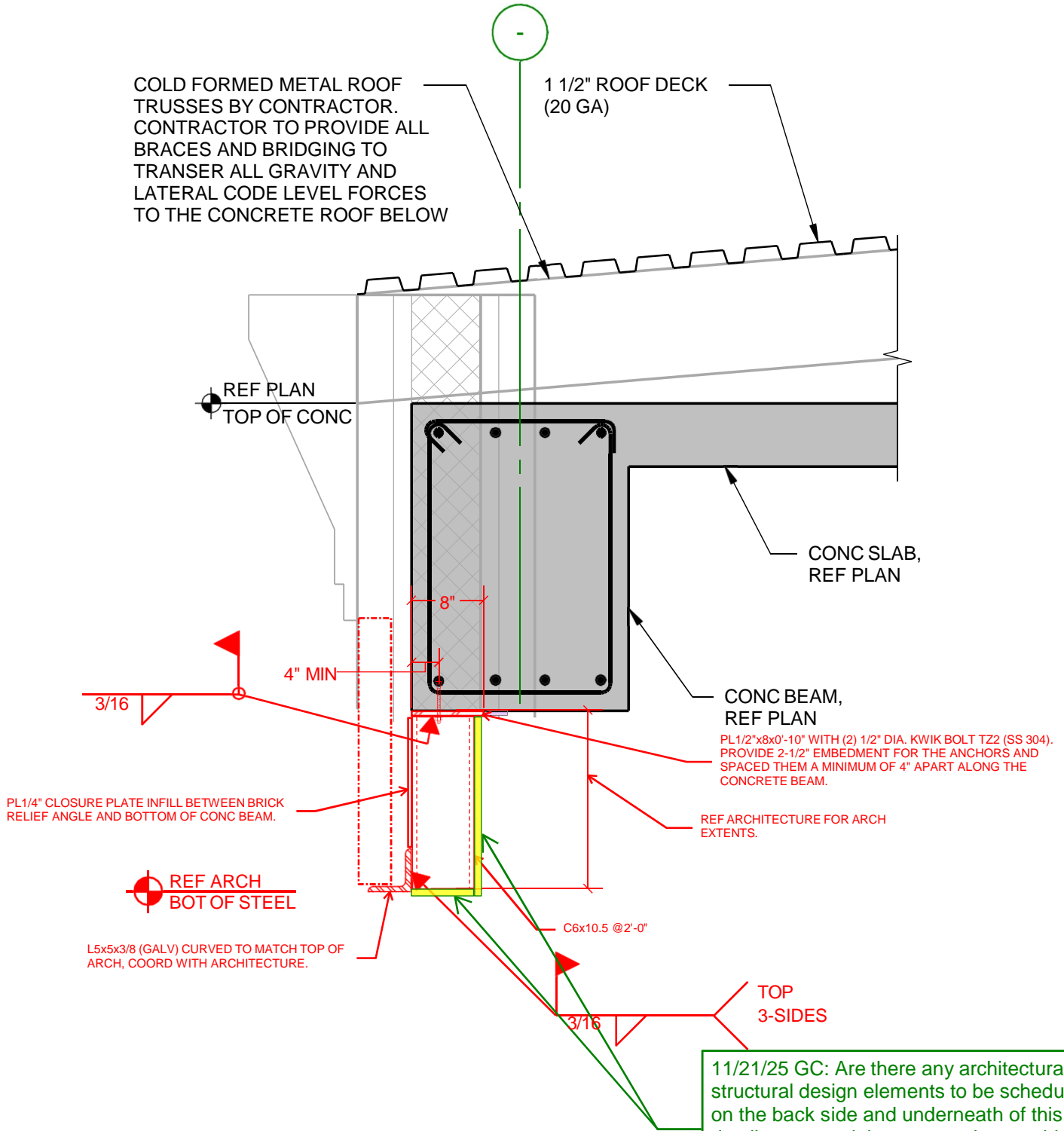
NORTH STAIR - LEVEL 2 | 1/4" = 1'-0" | 5

SOUTH STAIR - LEVEL 2 | 1/4" = 1'-0" | 3



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WPM RESPONSE



11/21/25 GC: Are there any architectural or structural design elements to be scheduled on the back side and underneath of this detail to conceal the structural assembly? Currently, looks to be exposed, per this detail.

- NOTES**
1. GC TO SCAN EXISTING CONCRETE PRIOR TO DRILLING.
 2. ALL STEEL TO BE GALVANIZED.



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 130 E John W. Carpenter Freeway, Suite 200
 Irving, Texas 75062
 P: (469) 501-5534

Project: 224057 Collin County - Medical Campus
 2330 Bloomdale Rd.
 McKinney, Texas 75071

RFI #332: PG - North and South Stairs Entrance at Level 2

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To	Peter Hernandez (PGAL) Pierre Zoungrana (PGAL)	From	Carolina Haylow (The Christman Company (DFW))
Date Initiated	Nov 14, 2025	Due Date	Nov 25, 2025
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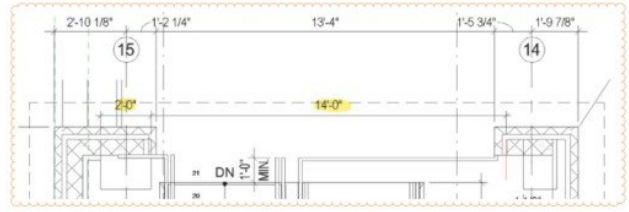
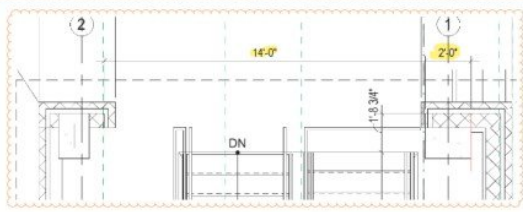
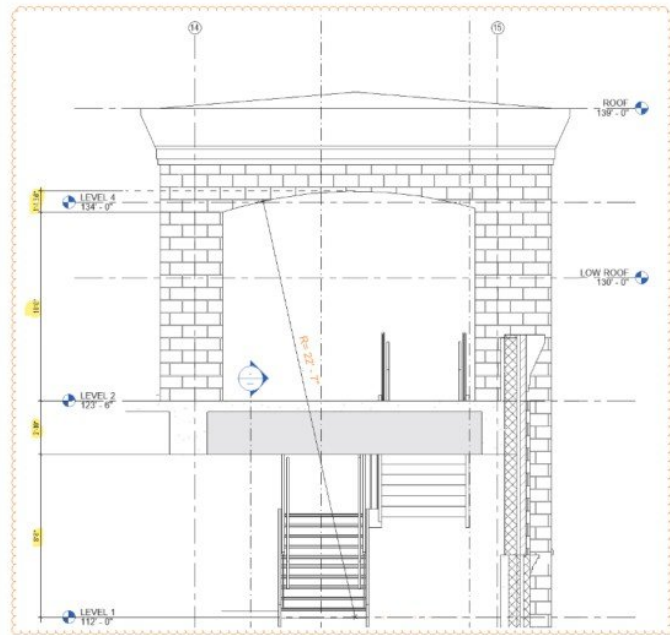
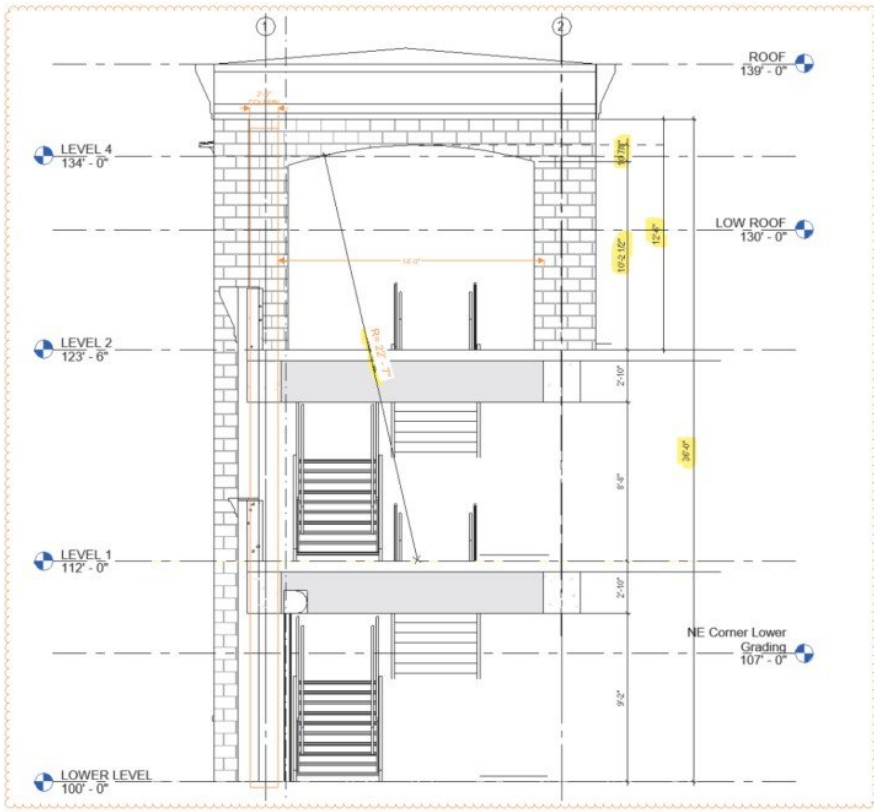
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RUTHWIK CHEPURI, P.E.

WPM

2025/11/20





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Project: 29737 Collin CO Healthcare
 2330 Bloomdale Rd.
 McKinney, Texas 75071

RFI #5: Parking Garage North and South Stairs Entrance at Level 2

Revision	0	Status	Open
To	Aaron Capetillo (The Christman Company)	From	Alvaro Valdez (Jollay Masonry Inc.)
Date Initiated	Nov 3, 2025	Due Date	Nov 6, 2025
Location	Parking garage	Project Stage	Course of Construction
Cost Impact	TBD	Schedule Impact	TBD
Spec Section	04 20 00 - Unit Masonry	Cost Code	
Drawing Number	PG-A7.79	Reference	
Linked Drawings			
Received From	Alvaro Valdez (Jollay Masonry Inc.)		
Copies To	Aaron Capetillo (The Christman Company)		

Activity

Question

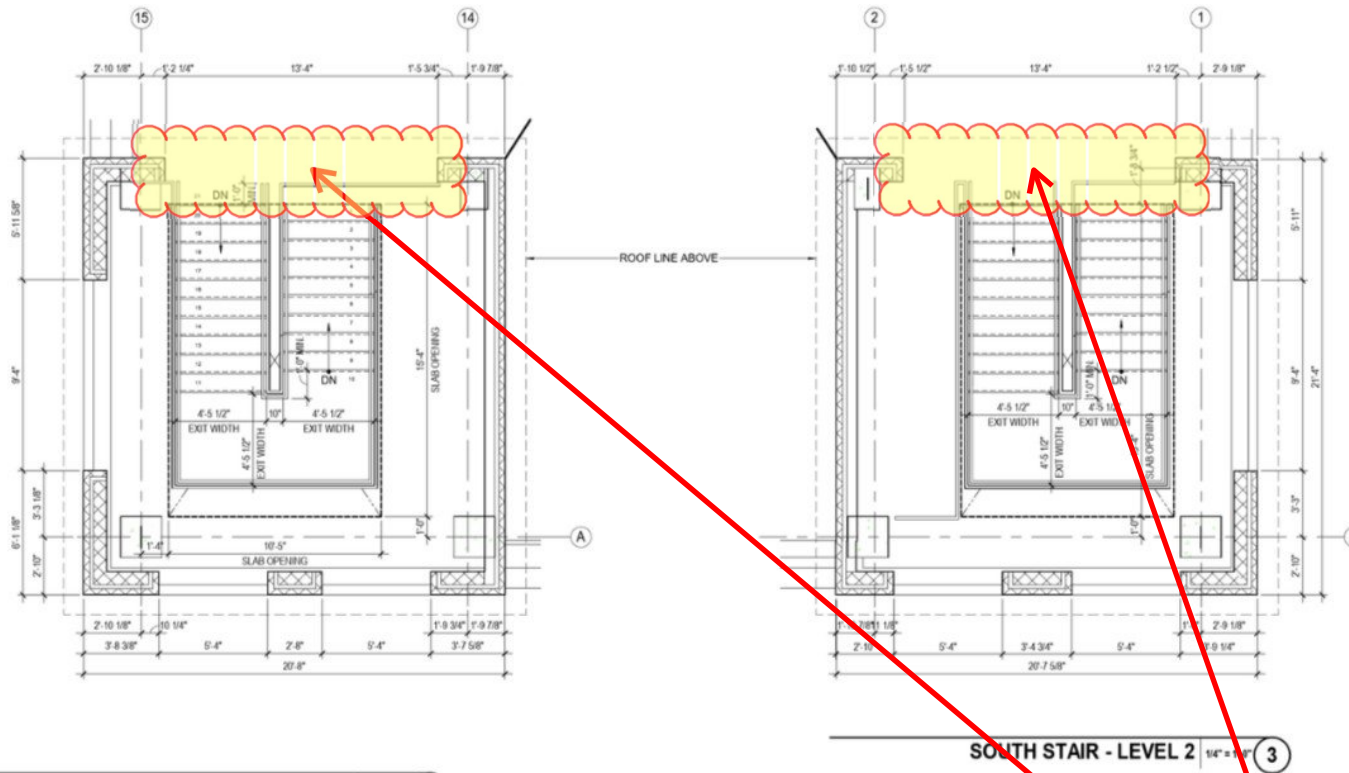
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Attachments

[RFI #001 - PG North and South Stairs Entrance at Level 2.pdf](#)

Awaiting an Official Response



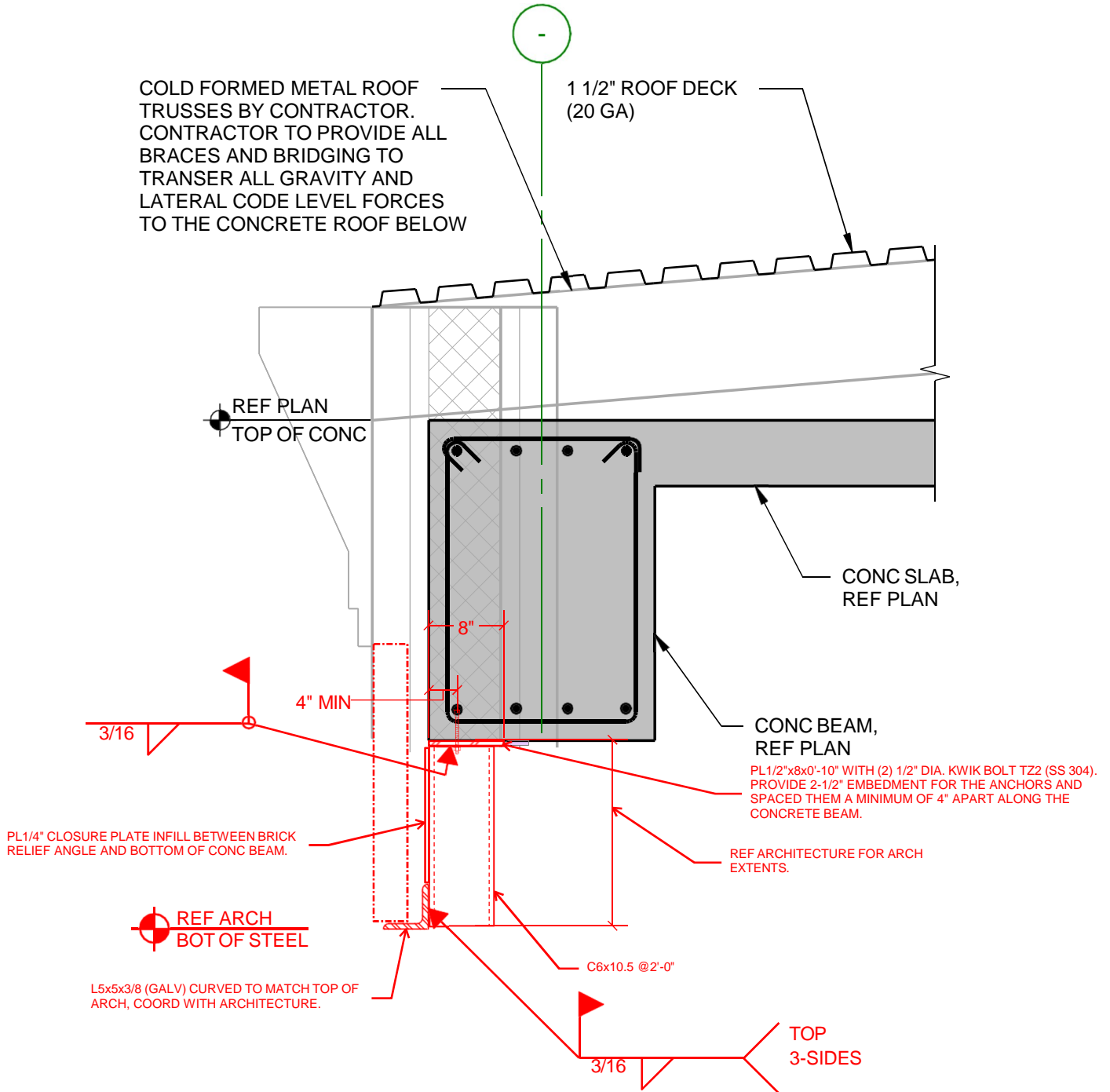
NORTH STAIR - LEVEL 2 | 1/4" = 1'-0" | 5

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WPM RESPONSE



NOTES

1. GC TO SCAN EXISTING CONCRETE PRIOR TO DRILLING.
2. ALL STEEL TO BE GALVANIZED.



Change Order Request 19

December 23, 2025
Sent via E-mail

Mr. Aaron Capetillo
The Christman Company

Collin County Healthcare Facilities; ESI Job No. 24016

Mr. Arron Capetillo,

Per your request, the following material and labor will be furnished and installed for the sum of \$22,914.44 excluding sales tax.

We are pleased to provide you with our quotation for the changes to our scope of work as directed by RFI #332 dated November 25, 2025. We are providing a price for adding (2) rolled lintels and framing above the North and South Stair entrances at level 2 of the Parking Garage.

*Scanning of concrete areas is excluded from this quotation.

We will be able to supply the materials needed within 2 weeks after the receipt of approved quotation.

Sincerely,

Ennis Steel Industries, Inc.

Elias Florido
Project Manager



ESTIMATE SUMMARY

ESI JOB # 24016
 JOB NAME Collin County Medical Campus
 LOCATION McKinney, TX

COR #: 019
 REVISION: r0

DESCRIPTION: RFI 332 PG N& S Stair Lvl 2 entrance added steel

LINE	ITEM	QTY	UNIT	AMOUNT
1	Shop fabrication (added)	18	Hrs.	\$85 /Hr \$1,530.00
2	Shop fabrication (deleted)		adr	\$0 /Hr \$0.00
3	Material (added)	1068	lbs.	\$0.95 /cwt \$1,014.60
4	Material (deleted)		lbs.	\$0.00 /cwt \$0.00
5	Buyout Material (weld rod, etc.)		LS	\$0 /Ea \$0.00
6	Buyout Angle Rolling	1	LS	\$450 /Ea \$450.00
7	Detailing	15	Hrs.	\$95 /Hr \$1,425.00
8	Engineering		Hrs.	\$75 /Hr \$0.00
9	Joist		Ton	\$0 /Ton \$0.00
10	Deck		Sq.	\$0 /Sq \$0.00
11	Freight (Legal Loads)	1	Load	\$500 /Load \$500.00
12	Freight (Permit Loads)		Load	\$0 /Load \$0.00
13	Galvanizing	1	LS	\$450 /LS \$450.00
14	Fasteners/Bolts	1	LS	\$150 /LS \$150.00
15	Rod/Clevis/Turnbuckle Assy.		Ea.	\$0 /Ea \$0.00
16	Paint		Gals.	\$0 /Gal \$0.00
17	Fireproofing		LS	\$0 /LS \$0.00
18	Site Proj. Mgmt.			\$0 % \$0.00
19	Contract Administration		Hrs.	\$0 /Hr \$0.00
20	Contingency			\$0 \$0.00
	SUBTOTAL			\$5,519.60
21	Erection	1		\$15,778.00 \$15,778.00
	Add for remobilization w/Markup			\$0.00
	SUBTOTAL			\$15,778.00
22	Markup on Erection			\$788.90
23	Overhead			\$551.96
24	Profit			\$275.98
	SUBTOTAL			\$1,616.84
	TOTAL PRICE			\$22,914.44



December 22, 2025
Ennis Steel Industries

Job No: 49098
Job Name: CCHC

Attn: Elias Florido
Re: CP#17 – RFI 332 PG N & Stair Entrance Lvl 2

In order to complete the scope of work as per the following inclusions and exclusions listed herein, we offer the following quote:

Total Cost: \$15,778.00

Inclusions:

- Install additional hang down framing at North & South stair entrances on level 2 at the parking garage.

Exclusions:

- Additional locations not mentioned on RFI 332
- Field fabricating steel
- Field drilling holes on new lintels
- GPR Scanning
- Additional mobilizations
- Demolition of any kind
- Removal of any other trades material or equipment

Qualifications:

- TGR Erectors will require an approval in writing for the change proposal prior to commencement of the scope of work.

Division 9 Interiors

PO Box 172634
Arlington, TX 76003
Phone: 817-516-2007
E-Mail: dennis@division9interiors.com

Change Order

Bid To: The Christman

Project: Collin County Healthcare
ME & PG

Date: 12/11/2025

Attn: Jim Terhune

Item	Description		Total
CO#13	In-fill Entrances on Level 2 PG (2) Due to RFI#332		\$2,104.50
	Material	\$550.00 Track 60LF, Studs 100LF, ½" Dens-glass +/- 165 SF, Fasteners	
	Labor	\$1,280.00 (32 Hours)	
	Marup 15%	\$274.50	

Subtotal:	\$2,104.50
Tax:	Excluded
Total:	\$2,104.50