



September 4, 2025

Re: Request for Extension

TIRZ #3 Board,

This letter is to request an extension for the completion of the tenant finish out and streetscape improvements to our Pfluger Architects branch office on Chaparral Street in downtown Corpus Christi. We had delays with the permitting process that prevented us from starting construction as originally planned. We have also been in conversation with our corporate office who has been evaluating the broader economic conditions and potential tariff impacts, not to mention the activities of the State legislature. Due to that, we have been asked to temporarily pause capital construction activities while evaluations continue. It is our intention to resume construction. Unfortunately, at this time, we do not have a confirmed timeline for when construction may resume, although it is our hope to resume progress in 2026.

We do have a construction permit (issued May 27, 2025) and have engaged in a 5-year lease agreement for the space on which we are continuing payment. We have also purchased some of the materials required for the construction.

Sincerely,

Connie G. Rivera, AIA, NCARB, LEED AP | Managing Principal