

June 9, 2022

WESTMORELAND COUNTY INDUSTRIAL DEVELOPMENT CORPORATION

Minutes of regular meeting held Thursday, May 12, 2022 as presented

- (1) Consider approval of **Resolution No. WCIDC-13-2022** authorizing the execution of a five-year Lease Agreement commencing September 1, 2022, with **Scott Electric Company** for approximately 50,095 square feet of total space in Suite 102 at the Jeannette Industrial Park complex. The total lease payments to be received over this term will be **\$1,001,900**.

Scott Electric is a wholesale electrical distributor headquartered in Greensburg. The company plans to move one of its wholly-owned subsidiaries to Jeannette Industrial Park, allowing for a more suitable location for the company and expansion opportunities. There will be 26 employees at this location, and the company hopes to add five to ten new jobs.

- (2) Consider approval of a Bid with **Crosby Garage Door Company** in the amount of **\$16,375**. This agreement is for the installation of two (2) new dock locks and a head sill for tenant space 400 at the Mt. Pleasant Glass Centre located in Mt. Pleasant Township.

Other bids received:

ArTech Group, LLC. \$ 17,610

Non-Responsive:

Timber-Kovar Co/Commercial Dock & Door

- (3) Consider approval of a 10% increase in the 2020 multi-year **Silvis Group** maintenance agreement for the following parks. The price increase is due to the increase in fuel and materials to maintain the parks. With the 10% increase, Silvis Group remains the lowest of the 2020 bids for the following parks.

	2020	2022
<i>GreenForge</i>	<i>\$478.50 Per Month</i>	<i>\$526.35 Per Month</i>
<i>Commerce Crossing at Westmoreland</i>	<i>\$1,947.00 Per Month</i>	<i>\$2,141.70 Per Month</i>

- (4) Consider approval of a contract termination of the 2020 multi-year Silvis Group agreement with a 10% increase for Distribution East/West.

- (5) Consider approval of a 3% increase in the 2020 multi-year Lawn Pros maintenance agreement for the following parks. The price increase is due to the increase in fuel and materials to maintain the parks. With the 3% increase, Lawn Pros becomes the lowest of the 2020 multi-year bids for Distribution Park East/West.

	2020	2022
<i>Distribution Park East/West</i>	<i>\$480.00 Per Month</i>	<i>\$494.40 Per Month</i>

- (6) Consider approval of **Resolution No. WCIDC-14-2022** authorizing the WCIDC to enter into a Cooperation Agreement with Westmoreland County whereby the County will act as an agent for the WCIDC and submit a grant application to the Commonwealth of Pennsylvania Office of the Budget's Redevelopment Assistance Capital Program in the amount of \$500,000 (ME# 2838-00) and \$1,532,750 (ME# 2838-01), for a combined total of \$2,032,750 (RACP). The grant funds will be used for various improvements of Phase II at the Westmoreland Distribution Park North site in the Township of East Huntingdon. WCIDC will prepare all application documents and will act as project administrator and developer.

Adjourn