

September 30, 2021

WESTMORELAND COUNTY INDUSTRIAL DEVELOPMENT CORPORATION

A meeting of the Westmoreland County Industrial Development Corporation was held on Thursday, September 30, 2021 at the Westmoreland County Courthouse, Commissioners Public Meeting, 2 North Main Street Greensburg, PA. The following were present: Commissioner Sean Kertes, Commissioner Douglas W. Chew, Commissioner Gina Cerilli Thrasher, Esq. and Executive Director Jason Rigone. The following business was conducted:

Mr. Kertes called the meeting to order at 10:12am

Motion was made by Mr. Chew, seconded by Mrs. Cerilli Thrasher and it was unanimously agreed to approve the minutes of regular meeting held Thursday, August 12, 2021 as presented

Upon review and recommendation of Jason Rigone, Executive Director, motion was made by Mr. Chew, seconded by Mrs. Cerilli Thrasher and it was unanimously agreed to approve the following:

- (1) Consider approval of a Phase 1 Environmental Site Assessment with **GAI Consultants, Inc.** in the amount of **\$3,500.00** for the Distribution Park North Phase 2 development.
- (2) Consider approval of a Change Order with **Morris Knowles** for an increase of **\$1,500.00** for the Washington Township District Magistrates office located in Washington Township. The increase in the original contract of \$22,000.00 is for an additional storm water record plan which is required by Washington Township.
- (3) Consider approval of a Non-Exclusive Right of Entry, Access and Service License Agreement with **DQE Communications LLC** to install fiber optic cables for Technology Park II located in East Huntington Township and Hempfield Townships. This agreement allows DQE the non-exclusive right of entry and license to install, maintain, repair, operate, inspect replace and remove at DQE's sole cost and expense its facilities.
- (4) Consider approval of an Agreement with **Design 3 Architecture** in the amount of **\$17,000.00** to provide architectural services to investigate, design and prepare bid documents for the restroom installation at Jeannette Industrial Park 100B located in the City of Jeannette. This agreement includes the previously approved proposal from July 15, 2021 of \$3,000 to investigate and design the removal of the existing and installation of new roof insulation/netting.
- (5) Consider approval of a Bid with **Bruno A. Holnaider II Construction** in the amount of **\$11,193.00**. This bid is for brush hogging at Jeannette Industrial Park, Distribution Park North, Distribution East/West, Tech Park I, Tech Park II, I-70 Industrial Park and Commerce Crossing at Westmoreland. Other bids received:

<i>Silvis Group</i>	\$ 32,185
<i>Four Brothers Contracting, LLC</i>	\$ 33,739
- (6) Consider approval of a Proposal with **Canzian/Johnston & Associates, LLC.**, in the amount of **\$13,700.00** to provide architectural services to investigate and design a membrane roof replacement for the New Kensington Professional Building which is occupied by The Corner and the Social Security Office located in the City of New Kensington.

- (7) Consider approval of **Resolution No. WCIDC-20-2021** authorizing the execution and submittal of an application to the R.K. Mellon Foundation for a grant to co-create and develop a mobility service model to address transportation barriers in the Alle-Kiski region. The Westmoreland County Industrial Development Corporation (WCIDC) Board of Directors designates Jason W. Rigone, Executive Director to execute any other subsequent documents in order to facilitate the grant.
- (8) Consider approval to cancel WCIDC's current policy with Glatfelter Public Practice (GPP) for the following insurance coverage: Property, Inland Marine, Crime, General Liability, Public Official and Management Liability, Auto and Excess Liability. The cancellation will be effective October 1, 2021.
- (9) Consider approval to accept from Glatfelter Public Practice an extended reporting period endorsement (tail coverage) for a period of five years for the Public Officials/Employment Practice Liability/Cyber Coverage for a total premium of \$5,132. The 5-year tail affords extra time for reporting unknown potential claims that occurred prior to October 1, 2021.
- (10) Consider approval to enter into a Pooling Agreement with **MRM Property & Liability Trust (Trust)**. By entering into the agreement with the Trust, the Trust establishes for its members risk pooling programs to provide for the group purchase of insurance coverages and/or the payment of liability and property damage claims. This agreement will provide for insurance coverage for WCIDC as well as other members of the pool wherein the cost of insurance coverage and claims are shared by members of the pool, with the direct effect of the cost of the insurance being less which results in a savings to the members.
- (11) Consider approval to accept the following Proposals received for insurance policies for the period of October 1, 2021 to October 1, 2022:
 - Proposal received from MRM Property and Liability Trust with an excess reinsurance contract provided by Philadelphia Insurance Company for Property, Equipment Breakdown, Crime, Commercial General Liability, Automobile and Excess Liability insurance for an annual premium of \$80,692.
 - Proposal received from Greenwich Insurance Company for Public Officials Liability and Employment Practices Liability insurance for an annual premium of \$5,830.
 - Proposal received from HBS Specialty Insurance Company for Cyber and Multimedia Liability insurance for an annual premium of \$7,079.24.

Accepting these insurance proposals will result in an annual cost savings of \$2,520.

Other proposals received:

Selective Insurance with a premium over \$100,000 and did not include Public Offices/Employment Practices Liability (\$5,830).

Cincinnati Insurance with a premium of \$90,461 but did not Cyber Liability (7,079).

Motion was made by Mr. Chew, seconded by Mrs. Cerilli Thrasher and it was unanimously agreed that being no further business, the meeting be adjourned at 10:18am

Certified by,

Gina Cerilli Thrasher, Esq.
Secretary