



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF GENERAL SERVICES
HARRISBURG

OFFICE OF THE SECRETARY

717-787-5996

LETTER OF COMMITMENT

In recognition of the appropriateness of efficiency in Commonwealth building and construction projects, peaceful and rapid resolution of disputes between labor and management, timely completion of construction and renovation projects at Pennsylvania corrections facilities and of the necessity of having access to a highly trained, highly skilled construction labor work force to undertake construction and renovation of new housing facilities exceeding fifteen million in total cost at correction facilities throughout the Commonwealth of Pennsylvania, the Pennsylvania State Building and Construction Trades Council (hereinafter "Building Trades") and the Commonwealth of Pennsylvania, Department of General Services (hereinafter "DGS") hereby agree that DGS will retain the Keystone Research Center to conduct the necessary studies and investigations required for the development of a Project Labor Stabilization Agreement (PLSA) for each project meeting this criteria. If such studies justify a PLSA, DGS will negotiate and enter into a PLSA with the regional building trades council affiliated with the Building Trades in each region of the Commonwealth of Pennsylvania where the project will be constructed.

DGS agrees that all such PLSAs will be negotiated in good faith and will require that labor organizations affiliated with the Building Trades will be the exclusive bargaining agents for all construction labor trades and crafts workers on each such project. DGS further agrees that all such PLSAs will, at a minimum, require the payment of wages and benefits to and on behalf of all workers on covered DGS projects in Pennsylvania pursuant to the existing collective bargaining agreements in place for each trade and craft in the specific geographic area in which the covered project is undertaken as those local collectively bargained agreements may be modified from time to time.

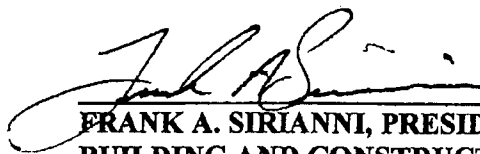
DGS will make no award of any contract for construction, renovation, modification or demolition for any covered project prior to completion of the necessary studies and the successful negotiation, resolution and implementation of a PLSA applicable to such project with the regional building and construction trades council having jurisdiction in the geographic area of the affected project. DGS will require that any subcontracting, subletting, assigning or transferring of any construction, demolition or renovation work covered by this agreement will be contracted exclusively to contractors and/or subcontractors agreeing to execute and be bound by the locally negotiated PLSA applicable to the covered project.

Should the law applicable to agreements of the sort and kind contemplated by this agreement be modified or altered in any way, so as to affect the subject matter of the agreement or any aspect of its implementation then, and in that event, the provisions of this agreement and the conduct of the parties will be modified to the extent necessary to comply with applicable law.

By affixing their signatures below, the authorized representatives of the Building Trades and DGS agree that the within this agreement, its terms are an accurate representation and statement of their mutual understandings.



JAMES P. CREEDON, SECRETARY 4/21/08
DATE



FRANK A. SIRIANNI, PRESIDENT 4/17/08
BUILDING AND CONSTRUCTION DATE
TRADES COUNCIL