

"General Decision Number: PA20230055 01/27/2023

EXHIBIT M
RLP NO. 36C24422R0162
LEASE NO. 36C24423L0002

Superseded General Decision Number: PA20220055

State: Pennsylvania

Construction Type: Building

County: Indiana County in Pennsylvania.

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

Note: Contracts subject to the Davis-Bacon Act are generally required to pay at least the applicable minimum wage rate required under Executive Order 14026 or Executive Order 13658. Please note that these Executive Orders apply to covered contracts entered into by the federal government that are subject to the Davis-Bacon Act itself, but do not apply to contracts subject only to the Davis-Bacon Related Acts, including those set forth at 29 CFR 5.1(a)(2)-(60).

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|--|--|
| <p>If the contract is entered into on or after January 30, 2022, or the contract is renewed or extended (e.g., an option is exercised) on or after January 30, 2022:</p> | <p>. Executive Order 14026 generally applies to the contract.</p> <p>. The contractor must pay all covered workers at least \$16.20 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract in 2023.</p> |
| <p>If the contract was awarded on or between January 1, 2015 and January 29, 2022, and the contract is not renewed or extended on or after January 30, 2022:</p> | <p>. Executive Order 13658 generally applies to the contract.</p> <p>. The contractor must pay all covered workers at least \$12.15 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on that contract in 2023.</p> |

The applicable Executive Order minimum wage rate will be adjusted annually. If this contract is covered by one of the Executive Orders and a classification considered necessary for performance of work on the contract does not appear on this wage determination, the contractor must still submit a conformance request.

Additional information on contractor requirements and worker protections under the Executive Orders is available at <http://www.dol.gov/whd/govcontracts>.

| Modification Number | Publication Date |
|---------------------|------------------|
| 0 | 01/06/2023 |
| 1 | 01/13/2023 |

ASBE0002-006 08/01/2022

| | Rates | Fringes |
|---|----------|---------|
| ASBESTOS WORKER/HEAT & FROST INSULATOR INDUSTRIAL; MECHANICAL- Duct, Pipe & Mechanical System Insulation..... | \$ 44.50 | 28.43 |

BOIL0154-007 01/01/2021

| | Rates | Fringes |
|------------------|----------|---------|
| BOILERMAKER..... | \$ 43.90 | 29.55 |

BRPA0009-011 12/01/2022

| | Rates | Fringes |
|--------------------|----------|---------|
| TILE FINISHER..... | \$ 28.76 | 17.16 |
| TILE SETTER..... | \$ 35.64 | 21.63 |

* BRPA0009-052 12/01/2022

| | Rates | Fringes |
|--|----------|---------|
| BRICKLAYER (Brick Refractory/Brick Placement Worker Only)..... | \$ 37.30 | 24.46 |
| BRICKLAYER (Including Pointing, Caulking, and Cleaning)..... | \$ 36.55 | 24.46 |
| MASON - STONE..... | \$ 36.55 | 24.46 |

CARP0423-014 06/01/2022

| | Rates | Fringes |
|--|----------|---------|
| CARPENTER (Includes Drywall Hanging, Metal Stud Installation, Floor Laying-Vinyl, Form Work, Acoustical Ceiling Installation, Floor Laying-Hardwood and Carpet, and Scaffold Building)..... | \$ 32.05 | 17.67 |

CARP0443-004 06/01/2021

| | Rates | Fringes |
|-----------------|----------|------------|
| MILLWRIGHT..... | \$ 42.27 | 46.80%+.91 |

ELEC0005-015 12/23/2022

| | Rates | Fringes |
|--|-------|---------|
| ELECTRICIAN (Includes Installation of Sound and Communication System and Low Voltage Wiring; Excludes HVAC Temperature Control | | |

Installation and Alarm
 Installation).....\$ 46.86 29.66

ELEC0712-007 12/26/2022

Rates Fringes

ELECTRICIAN (Alarm
 Installation Only).....\$ 45.55 27.13

* ENGI0066-038 06/12/2017

Rates Fringes

POWER EQUIPMENT OPERATOR
 Backhoe/Excavator/Trackhoe,
 Bobcat/Skid Steer/Skid
 Loader, Paver (Asphalt,
 Aggregate, and Concrete),
 Bulldozer, Crane*, Drill
 Rig Caissons, Man
 Lift/Outside Elevator.....\$ 34.49 20.15
 Loader.....\$ 29.58 20.15
 Oiler.....\$ 27.25 20.15
 Roller, Forklift (ridden
 or self-propelled).....\$ 29.58 20.15

*Add to Crane rate:

- Booms 101-150 jibs- Add \$.75
- Booms 151-200 jibs- Add \$1.50
- Booms 201-251 jibs- Add \$2.25

 IRON0003-018 06/01/2022

Rates Fringes

IRONWORKER, RIGGER.....\$ 38.39 33.79

IRON0003-026 06/01/2022

Rates Fringes

IRONWORKER, STRUCTURAL,
 REINFORCING AND ORNAMENTAL.....\$ 38.39 33.79

IRON0207-009 06/01/2022

Rates Fringes

IRONWORKER (Metal Roof
 Installation Only).....\$ 31.92 26.25

LAB00910-005 01/01/2014

Rates Fringes

LABORER (Common or General;
 Concrete Worker).....\$ 21.92 12.81

PAIN0041-003 05/01/2014

Rates Fringes

| | | |
|--|----------|---------|
| PAINTER (Spray Only, excludes work on Industrial sites)..... | \$ 27.95 | 16.12 |
| ----- | | |
| PAIN0057-001 06/01/2022 | | |
| | Rates | Fringes |
| PAINTER: Brush and Roller Only... | \$ 27.38 | 17.35 |
| PAINTER: Drywall Finishing/Taping Only..... | \$ 31.02 | 22.44 |
| ----- | | |
| PAIN0057-031 06/01/2020 | | |
| | Rates | Fringes |
| PAINTER (INDUSTRIAL: Spray Only)..... | \$ 33.55 | 20.72 |
| ----- | | |
| PAIN0751-002 09/01/2022 | | |
| | Rates | Fringes |
| GLAZIER..... | \$ 24.90 | 24.22 |
| ----- | | |
| PLAS0031-016 06/01/2015 | | |
| | Rates | Fringes |
| PLASTERER..... | \$ 27.97 | 14.26 |
| ----- | | |
| PLAS0526-015 06/01/2021 | | |
| | Rates | Fringes |
| CEMENT MASON/CONCRETE FINISHER... | \$ 31.77 | 21.89 |
| ----- | | |
| PLUM0354-008 06/01/2014 | | |
| | Rates | Fringes |
| PIPEFITTER (Industrial)..... | \$ 32.98 | 20.80 |
| ----- | | |
| PLUM0354-015 06/01/2017 | | |
| | Rates | Fringes |
| PLUMBER..... | \$ 33.83 | 22.90 |
| ----- | | |
| PLUM0354-021 06/01/2019 | | |
| | Rates | Fringes |
| PIPEFITTER (Excludes HVAC Pipe Installation and Work on Industrial Sites)..... | \$ 34.77 | 24.25 |
| ----- | | |
| PLUM0449-003 06/01/2021 | | |
| | Rates | Fringes |
| PIPEFITTER (HVAC Pipe Installation Only)..... | \$ 42.75 | 26.32 |
| ----- | | |
| SFPA0669-004 01/01/2023 | | |

| | Rates | Fringes |
|---|----------|---------|
| SPRINKLER FITTER (Fire Sprinklers)..... | \$ 42.29 | 27.79 |
| ----- | | |
| SHEE0012-009 07/01/2022 | | |

| | Rates | Fringes |
|---|----------|---------|
| SHEET METAL WORKER (Includes HVAC Duct Installation, Excludes Metal Flashing Installation)..... | \$ 39.50 | 30.79 |
| ----- | | |
| * UAVG-PA-0002 01/01/2019 | | |

| | Rates | Fringes |
|----------------------------------|----------|---------|
| LABORER: Mason Tender - Brick... | \$ 21.75 | 17.35 |
| ----- | | |
| * UAVG-PA-0004 01/01/2019 | | |

| | Rates | Fringes |
|---------------------------|----------|---------|
| OPERATOR: Mechanic..... | \$ 31.43 | 17.90 |
| ----- | | |
| * UAVG-PA-0009 01/01/2019 | | |

| | Rates | Fringes |
|-------------------------|----------|---------|
| OPERATOR: Highlift..... | \$ 31.09 | 19.13 |
| ----- | | |
| SUPA2011-013 08/20/2014 | | |

| | Rates | Fringes |
|---|----------|---------|
| ELECTRICIAN (HVAC/Temperature Controls Installation Only)..... | \$ 29.05 | 16.89 |
| LABORER: Mason Tender - Cement/Concrete..... | \$ 18.41 | 6.45 |
| MECHANICAL INSULATOR, Including Duct and Pipe and Excluding work on Industrial sites..... | \$ 30.60 | 17.16 |
| ROOFER, Excludes Installation of Metal Roofs..... | \$ 24.13 | 11.95 |
| SHEET METAL WORKER (Metal Flashing Installation only)..... | \$ 31.43 | 20.05 |
| TRUCK DRIVER: Dump Truck..... | \$ 24.98 | 11.88 |
| ----- | | |

WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

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Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this

contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at <https://www.dol.gov/agencies/whd/government-contracts>.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of ""identifiers"" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than ""SU"" or ""UAVG"" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union which prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

Survey Rate Identifiers

Classifications listed under the ""SU"" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which

these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- * an existing published wage determination
- * a survey underlying a wage determination
- * a Wage and Hour Division letter setting forth a position on a wage determination matter
- * a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour National Office because National Office has responsibility for the Davis-Bacon survey program. If the response from this initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations
Wage and Hour Division
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator
U.S. Department of Labor
200 Constitution Avenue, N.W.

Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISIO"