



# Cochise Tech and Development, LLC

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## **INSURANCE PROTECTION, INDEMNIFICATION, AND SECURITY REQUIREMENTS**

1. Prior to initiation of work, Seller shall deposit with Buyer's Purchasing Representative evidence of adequate insurance protection in the form of certificates of insurance as evidence that the required insurance is in effect. Seller shall, upon request, furnish Buyer with complete copies of insurance policies. The amounts shall not be less than the amounts specified below, or such other amounts as specified in advance in writing by Buyer's Insurance Office. Seller will prevent all persons or entities retained by, through, or under Seller, from entering upon Buyer's premises or continuing the performance of the work unless such person or entity is and continues to be insured in accordance with the terms of this agreement and the specifications, if any. Should Seller and/or any person or entity retained by, through or under Seller fail to maintain such insurance, Buyer may secure insurance which will protect its interest and that of Seller and charge the cost of such insurance to the Seller.

### **Insurance Requirements**

#### **A. Workers' Compensation**

Employers' Liability- \$500,000 each person/each accident

#### **B. Auto Liability**

Company Vehicles & Private Vehicles - \$500,000 per accident covering all owned, non-owned and hired vehicles.

Commercial Vehicles - \$1M per accident covering all owned, non-owned and hired vehicles.

#### **C. General Liability**

**Low Risk** \$1M per occurrence

Examples of Low Risk Activities: Professional Services, Training Activities (Classroom), Software Programmers, Couriers & Messengers, Audio & Video Equipment Suppliers, Office Machine Maintenance, Delivery Services.

**Medium Risk** \$2M per occurrence

Examples of Medium Risk Activities: Painting/ Wall Paper Contractors, Plumbers, Furniture Movers, Cafeteria/Food Service Providers, Landscapers (excluding tree cutting), Janitorial Services.

**High Risk** \$3M per occurrence

Examples of High Risk Activities: Construction, HVAC contractors, Electrician, Industrial Machinery Repair, Scaffolding/Lifts, Welders/Soldering, Paving/Road Construction, Building Maintenance, Metal Working, Material Handling, Remediation & Waste Management.

### **Risk Coverage (including Contractors Equipment, Business Interruption and Terrorism Coverage)**

2. The policies required pursuant to the above shall contain a waiver of subrogation in favor of the Buyer and any of its affiliates, subsidiaries or related companies. The insurance certificates must include Buyer as an additional insured on policies shown in 1(B), and 1(C). Such insurance shall be primary as to any other insurance and include a severability of interest clause. All certificates of insurance shall provide that the insurer give thirty (30) days written notice to the Buyer in the event of any material change, non-renewable or cancellation of the policies. Said notice shall be submitted to Buyer's Purchasing Representative.

3. Notwithstanding the foregoing requirements, Seller shall indemnify and hold harmless Buyer, its officers, employees, agents, and invitees from and against all claims, judgments, liabilities, losses, injuries, and damages of every nature (including incidental costs and expenses) caused by the negligent acts or omissions to act by the Seller, its officers, employees, agents, invitees or vendors, directly or indirectly arising out of the performance of this purchase order or any negligent act of failure to act by subcontractors or suppliers of the Seller.

4. Seller and its employees shall comply with all applicable State and local laws, ordinance codes and regulations, and all applicable Federal Laws, Executive Orders, and Government Regulations; and Seller hereby indemnifies and agrees to hold Buyer harmless from and against all liabilities and penalties imposed for failure to do so.