



**Education**

- ❑ Bachelor of Science in Civil Engineering, Drexel University, 1983
- ❑ Cambridge Institute, Liens and Bonding in Construction, 1992
- ❑ Chitester Management Systems, Inc., Road and Highway Construction Claims, 1999
- ❑ Tom Peters-Lessons in Leadership, Reinventing Work, 2000

**Professional Societies/Memberships/Certifications**

- ❑ Senior Member of American Society of Highway Engineers (ASHE)
- ❑ Member of Philadelphia Surety Claims Association (PSCA)
- ❑ Associate Member of American Bar Association (ABA)
- ❑ Texas Department of Insurance – Adjuster – P&C License

**Background**

Mr. Baldassarre manages CSF’s regional office in the Greater Philadelphia area and is a seasoned construction professional with more than 35 years of experience in the Surety and Construction industries. Prior to joining CSF, Mr. Baldassarre acted as a Staff Engineer within the Claims Department of a Philadelphia-area Surety. Mr. Baldassarre’s duties included all aspects of claims investigation, as well as general coordination and administration of performance and payment bond claims activity. Mr. Baldassarre has worked on a variety of construction projects, in the public and private sectors, throughout the Eastern United States. Mr. Baldassarre has extensive experience in estimating and project management.

**Project Experience<sup>1</sup>**

- ❑ New York, NY – Combined Overflow Storage Facility – Project Engineer overseeing the construction of underground storage tanks to be used for combined sanitary and storm collection sewer overflow. This heavy construction project included formed concrete work, tie down anchor systems, dredging of an inland waterway, and installation of flow control devices.
- ❑ Town of Crawford, NY – Force Main Interceptor – Project Manager overseeing the installation of approximately one mile of 24”, HDPE, gravity sewer main bypassing existing force main including excavation to depths of 30 feet. Work included: tie in at pumping stations; rock excavation; and pre-cast manhole installation.
- ❑ Harrisburg, PA – Public Schools – Project Manager overseeing completion of two elementary schools for the Harrisburg Area School District. Work included: repair and completion of exterior brickwork; classroom and gymnasium additions; site work including paving and sidewalks; and H C accessibility improvements.
- ❑ Refrigerated Warehouse – Philadelphia, PA – Project manager for completion of central refrigeration system in a 500,000 sf warehouse and wholesale center for the local port. Work included: 50,000 lf of welded steel pipe of various sizes up to 24” diameter, 200 pieces of refrigeration equipment including evaporators, compressors, pumps, condensers and computerized control system.

<sup>1</sup> Mr. Baldassarre’s current list of completed project is substantial and is available upon request



## **LOUIS M. BALDASSARRE**

- ❑ Hercules Inc. – CIBA Facility - Project Manager overseeing the installation of approximately 2500 lf of french drain and perforated pipe for ground water collection from superfund site. Work included: deep excavation; manhole and pump station installation; and monitoring control systems.
- ❑ Penn DOT – I-99 Extension Tyrone to Port Matilda - Supervise completion of 7 bridges and 1 mile of Interstate Highway including: installation of steel piles for bridge abutments and piers; forming and pouring concrete abutments, piers, bridge decks and parapets; setting precast concrete and steel bridge beams and girders; roadway embankment; storm piping and drainage structures; asphaltic subgrade; and concrete paving.
- ❑ Philadelphia International Airport – Terminal F - Supervise field operations for completion of 1250 augured cast piles for foundations for new terminals.
- ❑ Project Manager on a variety of construction projects on behalf of Sureties. Services included: estimating partially completed construction projects to establish cost-to-complete estimates; analysis of the status of projects and development of scope of work to complete; investigation of failure of contractors to complete construction contracts; development of strategies to most economically complete various projects; evaluation of estimates and bids in support of underwriting; interview of potential contractors and evaluation of their capacity to perform.
- ❑ Project Manager for General Contractor in the Philadelphia area. Services included: estimating of public works projects for competitive public bids; project management for public projects \$100 to \$500k; managing on-site work; and monitoring and control of labor and materials.
- ❑ Project Manager for Philadelphia-area General Contractor. Services included: sales and estimating for private commercial and industrial projects; working with design team for design/build projects \$100k to \$1.6m; purchasing and subcontracting; billing and payout analysis; scheduling and direction of field operations; and implementation of job-cost analysis accounting.

### **Testimony at Trial and Arbitration**

- ❑ 2005 - Zurich North America v Corjen Construction
- ❑ 2005 - Atchley Properties v Mountbatten Surety and On Track Construction
- ❑ 2005 - North Philadelphia 7th Day Adventist Church v Artis T Ore, Inc. and Great American Insurance Company



**LOUIS M. BALDASSARRE**

**Testimony at Deposition**

- 2014 - Broughton Construction LLC v Anne Arundel County School District
- 2010 - Eastern Concrete Materials, Inc. v A. Juliano & Sons, Inc.
- 2009 - Safeco Insurance Co v A&L, Inc. and S&T Bank
- 2009 - American Motorists Insurance Co v North Plainfield School District
- 2007 - RLI Insurance v Indian River School District
- 2004 - Zurich North America v 225 Collins Ave Associates
- 2002 - Keating/Kemrodco Construction v Reber Inc.
- 2000 - L.F. Driscoll Co v Mountbatten Surety
- 1999 - Richardson Electric, etal v Mountbatten Surety