



Date of Board Meeting: August 18, 2026

Subject: Property and Casualty Insurance Renewal for FY 2027

Recommendation: Approve the renewal submitted by Insurica in the amount of \$540,000 to provide property, flood, earth movement, and equipment breakdown insurance coverage for Fiscal Year 2027.

Background and Rationale:

Wharton County Junior College has participated in the Property Casualty Alliance of Texas (PCAT) through Insurica for more than 15 years to provide comprehensive property and casualty insurance coverage for the College's facilities and assets. PCAT is a property insurance cooperative that provides coverage specifically designed for Texas educational institutions and governmental entities, offering competitive pricing and specialized risk management services.

The proposed Fiscal Year (FY) 2027 premium of \$540,000 represents an approximate 27% decrease from the prior year and provides coverage for College buildings, contents, equipment breakdown, flood, and earth movement, with insured property values totaling \$134.1 million.

The proposed coverage includes a 2% "Wind and Hail" deductible per building, subject to a \$250,000 minimum deductible, and a \$50,000 deductible for all other covered perils. Flood, for properties not located in FEMA Flood Zones A or V, and earth movement coverage are now provided through PCAT. Buildings located within FEMA Flood Zone AE are insured through the National Flood Insurance Program (NFIP), underwritten by Hartford, with coverage becoming effective 30 days after binding.

This renewal represents the third and final year of the College's three-year rate agreement with PCAT, which limits annual premium increases to no more than 10% while allowing the College to withdraw if that threshold is exceeded.

Approval of this item authorizes the continuation of the College's property and casualty insurance coverage for FY 2027, ensuring continued protection of institutional facilities and assets.

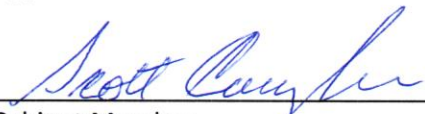
Budgetary Implications: \$540,000 (FY 2027 unrestricted operating budget)

Strategic Priority Alignment:

☐ Student Success	☐ Community Impact
☒ Resource Optimization	☐ Institutional Excellence

Resource Personnel: Clarissa Bueno, Director of Purchasing
Jason Novak, Executive Director of Facilities Management
Scott Cunningham, Vice President of Finance & Administration

Approval:



Cabinet Member



Date



President



Date

Option 1

Item	Expiring Policy	Updated Exposures	2026 Renewal
Property Coverage Provider	PCAT	PCAT	PCAT
Earth Movement Provider	RLI	RLI	PCAT
Flood Provider	Hartford	Hartford	PCAT
Total Buildings & Contents Values	\$131,079,822	\$134,113,676	\$134,113,676
Property Coverage Type	Scheduled	Scheduled	Scheduled
Earth Movement Limits	\$2,500,000	\$2,500,000	\$1,000,000
Flood Limits - not A or V	\$3,138,000	\$3,138,000	\$1,000,000
Wind & Hail Deductible	2% PB, 250K Min	2% PB, 250K Min	2% PB, 250K Min
Property - All Other Perils Deductible	\$50,000	\$50,000	\$50,000
Property	\$655,620	\$670,794	\$483,002
Equipment Breakdown	\$5,948	\$6,086	\$6,035
Earth Movement	\$13,164	\$13,469 Included	
Flood	\$10,907	\$9,572 Included	
Annual Contribution	\$684,259	\$699,921	\$489,037
Change		\$15,662	-\$195,222

Hartford separate flood policies

Admin	3,502.00
Security	2,672.00
PSC	1,380.00
LaDieu	3,353.00
total coverage Zone NOT A or V	10,907.00

Mullins	3,419.00
Hutchins memorial-cafeteria	3,573.00
Frankie	3,258.00
JR Peace	3,843.00
Johnson Health	3,261.00
JM Hodges LIB	2,880.00
Dunson Fine Arts	4,603.00
total coverage Zone AE	24,837.00

Hartford separate flood policies to be added

Blasingame Science Bldg	2,887.00
Maint. Bldg	1,616.00
	4,503.00

Earthquake Policy

\$2.5 mil. In limits subject to a 2% per bldg deductible

Additional 1 million in contents for Bay City Bldg.	3,600.00
Econ Bldg 600k contents currently	
Tenaris Bldg 230k contents currently	

Aprox:

532,884.00