

Updates or Changes to the 2022 Property Coverage Document

Please note, this document is provided as information for Members and Brokers. This summary cannot bind or change coverage – the form governs all coverage provisions. Please refer to the form itself and carefully review it to understand coverage.

1. Changes to coverage

COVERAGE, amends Subsection 4.AF. (Unmanned Aircraft) to expanding coverage for unmanned aircraft by increasing the weight limit from 15 to 50 pounds, removing the sublimit of \$25,000 and replacing with the amount shown on the Property or Inland Marine Schedule or a limit \$50,000, whichever is less.

COVERAGE, adds a new Subsection 4.AG. (Evacuation Expense Reimbursement) to reimburse the reasonable extra cost of expenses arising from an evacuation order issued to vacate an area due to the imminent threat of danger from physical damage to property and human life, health, or safety caused by an emergency event, subject to a \$10,000 sublimit.

Cemetery Bailees Coverage Endorsement (see #6 below).

BUSINESS INCOME, Subsection 4.B.6.a. (Extra Expense) is modified by the addition of a sentence stating that extra expense will not be paid when such an expense is incurred from a **Member's** failure to take reasonable steps to protect **Covered Property**.

DUTIES IN THE EVENT OF LOSS OR DAMAGE, Subsection 16.C., which requires a **Member** to take reasonable steps to protect **Covered Property** from further damage, is amended by the addition of a sentence stating that any subsequent loss or damage resulting from the failure of a **Member** to take reasonable steps to protect **Covered Property** is not a Covered Cause of Loss.

2. Changes made to provide necessary clarifications

DEDUCTIBLE, Subsection 2.A. is modified by the addition of a sentence to clarify to which coverage provisions (U. and V.) the Inland Marine deductible will apply.

PROPERTY, Subsection 4.A.1 is amended to clarify that a **Member's** interest in **Real Property** and **Business Personal Property** is not just during the **Course of Construction**.

3. New or Updated Definitions

The definition of **Outdoor Property** is amended as follows to clarify exterior signs:

...

Outdoor Property includes, but is not limited to, the following:

1. Exterior, detached signs;
2. Lighting;
3. Fencing or retaining walls;
4. Flagpoles;
5. Pavilions;
6. Playgrounds or park amenities; or
7. Paved or concrete walkways, driveways, or parking lots.

...

4. Changes made for formatting, grammar, or consistency

All references to “Property Declaration(s)” are changed to “Property Schedule(s)”.

Where **Covered Property** would be listed on either a Property or Inland Marine Schedule, Inland Marine has been inserted.

All references in the Coverage Document to which the Common Terms and Conditions apply are made uniform.

All definitions from the Common Terms and Conditions which apply in the Coverage Document are incorporated, including the insertion of two introductory paragraphs to the form.

Other minor, non-substantive grammar or formatting changes are made for purposes of consistency.

5. Changes to procedures or processes

APPRAISAL, which sets for the processes by which a **Member** and the **Pool** will resolve a disagreement on the value of **Covered Property** or the amount of loss, is amended to establish timelines and to provide additional/earlier possible decision-points to move the disagreement to resolution.

6. Changes to related endorsements or new endorsements

Cemetery Bailees Coverage Endorsement: new coverage for any damage from a **Member’s** negligence resulting in loss or damage to a **Grave Marker** owned by others, with a \$25,000 annual limit for all such damages.

Fire District Guaranteed Replacement Cost Valuation Endorsement: clarifies that property scheduled on either the **Member’s** Property and/or Inland Marine Schedule will be included in this valuation endorsement.