



# FL - Dwelling Fire Program/Quick Reference for New Business

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AM BEST Rated B

Coverage Guidelines		DP1	DP3	DP3 (Condo)	Deductibles	
Coverage A – Dwelling	Max.	\$500,000**	\$750,000**	\$200,000	All Other Perils	\$500, \$1,000
	Min.	\$100,000	\$100,000	\$25,000		\$2,500
Coverage B – Other Structures	Max.	10% (Reduces Coverage A)	10% included. Can increase to 70% of A	Excluded	Hurricane	\$500, 2%
	Min.	0%	0%			5%, 10%
* Coverage B may exclude by endorsement.						
Coverage C – Personal Property	Max.	50% of Coverage A	50% of Coverage A	\$200,000	Sinkhole	10% only
	Min.	\$6,000	\$6,000	\$6,000		
Coverage D – Fair Rental Value		10% (Reduces Coverage A)	10% of Coverage A	10% of Coverage A	* Ded. Eligibility is determined by Coverage A, for tenant contents or condo unit owners policies, eligibility is determined by coverage C	
Coverage E - Add. Living Expenses		No Coverage				
<b>Discounts</b>						
Coverage L – Personal Liability	Optional	\$100,000	\$100,000	\$100,000	Tenant Insurance Age of Construction Fire Alarm Hip Roof Sprinklers	
	Optional	\$300,000	\$300,000	\$300,000		
Coverage M – Medical Payments	Optional	\$2,000	\$2,000	\$2,000		
Loss Assessment Coverage		No Coverage	No Coverage	\$2,000	<b>Underwriting</b>	
Owner Occupied Risks - Coverage A	Max.	\$60,000	\$60,000	\$60,000 Coverage A & Coverage C Combined	Plumbing	Risks with polybutylene may only be written with Water Damage Exclusion.
<b>Ineligible Risks</b>						
<ol style="list-style-type: none"> <li>1) Dwellings with more than 5 roomers or boarders</li> <li>2) Dwellings with more than 4 apartments</li> <li>3) Other structures located at the same location may not be used for business purposes.</li> <li>4) Homes with less than 100 amps electrical service.</li> <li>5) Homes with heating systems that are not in good working order. Properties with a portable heater or open flame as a primary source of heat. (Exception: Permanent and factory or professionally installed, central gas fireplaces or wood burning stove heat systems)</li> <li>6) Dwellings or structures that are homemade or rebuilt*, or any dwelling constructed with extensive remodeling*. *See U/W manual.</li> <li>7) Properties in a state of disrepair, properties with existing damage, or in the course of construction.</li> <li>8) Properties where business is conducted. (Business is defined as a "Profit Motive and continuity of the activity") Some incidental office exposure is acceptable - See U/W manual.</li> <li>9) Risks insured for less than 100% replacement cost or with replacement cost exceeding 1.5 times the market value excluding land.</li> <li>10) Risks with any prior or current Sinkhole activity on the premise whether or not it results in a loss to the dwelling.</li> <li>11) Risks with Knob &amp; Tube electrical wiring, aluminum electrical wiring, or fuses. * Any property with hazardous electrical conditions (including but not limited to Federal Pacific, Sylvania, Challenger, or Zinsco Panels).</li> <li>12) Dwellings used, designed or constructed for non-habitational purposes.</li> <li>13) Fraternity, Sorority or any similar housing arrangement.</li> <li>14) Any "Principal Building" or "Other Structure" constructed partially or entirely over water. (Excluding piers and docks)</li> <li>15) Properties built on landfills previously used for refuse.</li> <li>16) Properties not readily accessible year around to fire dept. equipment.</li> <li>17) Dwellings located on a farm, ranch, orchard, or grove; where farming activities or ranching operations take place. (Exception: Dwellings used for residential purposes when farming or ranching is incidental, may be eligible for a Dwelling Policy excluding liability.)</li> <li>18) Properties located in a NFIP Flood zones A and V and flood coverage has not been purchased or has not been continued with coverage limits not less than 80% of the building limits subject the NFIP maximum limits. (Exception: see flood guidelines)</li> <li>19) Any properties which are condemned or scheduled to be condemned.</li> <li>20) Properties over fifty (50) years old (not applicable to condo or tenant named insured risks) unless electrical wiring and heating are both in good condition and have been updated in the last 35 years.</li> <li>21) Spas that are not covered and locked.</li> <li>22) Swimming pools that are not protected by a locking fence at least 4 feet high or screened enclosure.</li> <li>23) Vacant or unoccupied homes.</li> <li>24) Properties with a replacement cost exceeding \$750,000 located in the Wind-Borne Debris Region without opening protection.</li> <li>25) Applicants cancelled or non-renewed for material misrepresentation in the past (7) years or convicted of insurance fraud in the last (15) years or convicted of arson in the last (25) years.</li> <li>26) Properties with (3) or more mortgages.</li> <li>27) Risks with a rental exposure of less than 30 days.</li> <li>28) Properties in the name of a land trust.</li> <li>29) Dwellings with security bars not equipped with quick release mechanisms on all protected openings.</li> <li>30) Risks with vicious, dangerous, non-domestic, exotic animals or any animal with a history of biting or attack.</li> <li>31) Risks with pure and mixed breed Pit Bulls, Staffordshire Bull Terrier, Wolf, Wolf Hybrids, or any mixes thereof.</li> </ol>					4-point Inspection	4-point inspection completed in the last 3 years on all homes older than 30 years old. ***The peril of water damage will be limited or excluded, unless certain U/W requirements are met and approved by U/W.
					Losses	No previous non-weather property loss (whether or not paid by insurance) in the past 3 years at the risk property or any other location - other than:1 Water, Fire, or Theft loss occurring in the last 3years if the loss was less than\$10,000.
					Limited Water Damage Coverage	Homes with polybutylene will require an inspection. See U/W Manual for requirements.
					Lapse in Coverage (No Prior)	Lapse in coverage more than 30 days requires U/W approval prior to binding and subject to a 10% surcharge.
Age of Roof	Shingle roofs over 20 years old are not eligible.					
	Tile, Slate, Clay, Concrete, or Metal roofs over 50 years are not eligible.					
					Age of Roof	Roofs that are damaged, have visible signs of leaks, or less than 3 years of remaining useful life are ineligible for coverage.
<p>This guide is a summary of coverages and underwriting guidelines from the SafePoint Select Dwelling Program, and is provided for informational purposes only. All filed and approved rules and rates are located in the Underwriting Manual.</p>						

Flood Insurance				Sinkhole Coverage	
<p>Insureds with properties in the Special Flood Hazard Areas (A, AO, A1-30, AE, A99, V, V1-30, VE) must maintain a flood policy unless the applicant or insured signs the "Election Not To Buy Separate Flood Insurance" (SIC FW01) form.</p> <p>If (SIC FW01) is not completed, the insured must maintain a flood policy in effect, subject to the maximum limits available from the NFIP:</p> <p>1) Building limits must be no less than 80% of the SafePoint building limits; or  2) Where NFIP issues an Actual Cash Value (ACV) policy, not less than 80% of the building ACV  3) Contents in any amount, if SafePoint contents (Coverage C) exists.</p> <p><u>Exceptions:</u></p> <p>1) Condo unit owner above the ground floor or if Building coverage is provided by an Apartment or Condo Association master policy, building coverage is not required.  2) Policies with "windstorm or Hail" coverage excluded.  3) Certain risks (e.g., cooperative unit with cooperative building, gazebo, contents located in a building not eligible for flood insurance under the NFIP policy).</p>				<p>New policies may NOT be bound with Sinkhole Coverage; however Catastrophic Ground Cover Collapse is covered under the base policy as defined by 627.706.</p> <p>If the policyholder elects to purchase Sinkhole Coverage, an approved structural inspection must be completed prior to adding the coverage.</p> <p>An "Approved" inspection service is one that has been designated by SafePoint as competent to perform the inspection, and whose report format meets our informational requirements.</p> <p>The policyholder will contact the "Approved" inspection service and pay SafePoint's pre-arranged fee. Both parties receive a copy of the inspection. The inspection fee is non-refundable whether or not the dwelling is deemed acceptable for sinkhole coverage.</p> <p>To remove Sinkhole Loss Coverage, the Sinkhole Loss Coverage Selection/Rejection Form must be completed and submitted to SafePoint U/W.</p>	
Excessive Unusual Liability Exposures				Mixed Construction (Masonry/Frame)	
<p>Risks with the following items may be acceptable for underwriting consideration with Personal Liability excluded.</p> <p>1. Trampolines  2. Skateboard Ramps  3. Bicycle Ramps  4. Swimming Pool Slides  5. Swimming Pool Diving Boards  6. Unprotected Swimming Pools  7. Unprotected Spas  8. Exotic animals</p>				<p>Classified as Frame when exterior of Frame construction exceeds 33 1/3% of total exterior wall area.</p>	
Optional Coverages					
Mold, Fungi, Dry Rot - Increased Limits	Included	Property Damage	Personal Liability	The Coverage A & C limits must be equal or exceed any increased property limits. Liability can only be increased at new business and renewal. Interior inspection may be required.	
		\$10,000	\$50,000		
	Optional	\$25,000, \$50,000	\$100,000		
Permitted Incidental Occupancies	Available	Contents covered up to Cov. C Limit Liability covered up to Cov. L Limit		Acceptable occupancies are Offices, Schools or Studios. Meaning offices for business or professional purposes, and private schools or studios for music, dance, photography and other instructional purposes.	
Equipment Breakdown (DP3 Only)	Available	\$100,000		Makes Equipment Breakdown a covered peril. Coverage is subject to a separate deductible of \$500. Additional Premium = \$50	
Hurricane-Screened Enclosures and Carports Coverage	Available	\$5,000 - \$75,000		Provides coverage to aluminum framing for screened enclosures and carports permanently attached to the dwelling.	
Specific Other Structures	Available	Up to 70% of Coverage A*		For other structures that are not rented to others, increased limits may be purchased when the *Coverage B blanket limit has not been reduced or excluded.	
Payment Plans				Payment Addresses	
*Credit Cards & Echeck Accepted for New Business and Payments (MasterCard, Visa, Discover)					
Full Pay Mortgagee billed policies are not eligible for payment plans.					
Payment Plans	Down Pay	90 days	180 days	270 days	<p>Payments can be mailed to:  SafePoint Insurance  P.O. Box 292547  Tampa, FL 33687-2547</p> <p>Overnight Payments:  SafePoint Insurance  8761 N 56th Street  Box 292547  Tampa, FL 33617</p>
Semi-Annual Pay	60% Down*		40%**		
Quarterly Pay	40% Down*	20%**	20%**	20%**	
* Down Payment Includes \$10 Service Fee + \$ 3 Installment Fee ** Add \$3 Installment Fee					
Customer Service		Claims			Marketing
Office hours: 8am-6pm Monday-Friday (Excluding Holidays)  Tel: 877-858-7445 Fax: 954-837-4392 underwriting@safepointins.com billing@safepointins.com		Tel: 855-252-4615 (24 Hour)  Email: claims@safepointins.com			Email: Marketing@safepointins.com