

Homeowners HO4 & HO6 Program Quick Reference for New Business

AM BEST Rated B

		HO4 Coverage		HO6 Coverage	
Coverage A – Dwelling	Max.	N/A		\$200,000 **	
	Min.	N/A		\$35,000	
Coverage B – Other Structures	Max.	N/A		N/A	
	Min.	N/A		N/A	
Coverage C – Personal Property	Max.	\$100,000		\$200,000**	
	Min.	\$25,000		\$15,000	
Coverage D – Loss of Use		20% of Coverage C		40% of Coverage A	
		Liability	Med. Pay	Liability	Med. Pay
Coverage E – Personal Liability	Included	\$100,000	\$1,000	\$100,000	\$1,000
	Optional	\$200,000*	\$2,500*	\$200,000	\$2,500
Coverage F – Medical Payments	Optional	\$300,000*	\$2,500*	\$300,000	\$5,000
	Optional	\$500,000*	\$5,000*	\$500,000	\$5,000
Loss Assessment Coverage	Included	N/A		\$2,000	
	Optional	N/A		\$5,000	
	Optional	N/A		\$10,000	

* - Requires U/W Approval

** - Requires U/W approval above those Coverage Limits

Ineligible Risks

HO4 only	1) Factory fabricated, transportable housing units built on a chassis (mobile or manufactured homes). Note: Homes with components constructed off-site and assembled on-site which are subject to local and state building codes are acceptable.
HO4 only	2) Homes of unconventional construction including but not limited to Log Homes.
HO4 & HO6	3) Homes used for any purpose other than residential.
HO4 & HO6	4) Risks not protected with smoke detectors.
HO4 & HO6	5) Homes or condominiums with wood shingled roofs.
HO4 & HO6	6) Homes without permanently installed heat source with wood burning stoves, space heaters or fireplaces as primary source of heat.
HO6 only	7) Porches or decks more than 2 feet off the ground or with 3 or more steps leading to them must be protected with properly installed handrails.
HO4 & HO6	8) Properties in a state of disrepair or properties with existing damage.
HO4 & HO6	9) Properties located entirely over water.
HO6 Only	10) Condominiums of unconventional construction.
HO4 & HO6	11) Risks with any prior or current Sinkhole activity on the premises whether or not it results in a loss to the dwelling.
HO6 Only	12) Risks with Knob & Tube electrical wiring, aluminum electrical wiring, or fuses. Any property with hazardous electrical conditions (including Federal Pacific, Challenger, or Zinsco panels).
HO6 Only	13) Ground floor units when located within 1.5 miles of the coast.
HO4 & HO6	14) Risks with vicious or exotic animals. Vicious animal is defined as any animal, regardless of breed, that has a negative history including, but not limited to, biting, snapping, or causing or attempting to cause injury to an individual or other animal.
HO4 & HO6	15) Risk with pure and mixed breed Pit Bulls and Wolf Hybrids.
HO6 Only	16) Seasonal/Secondary homes in unsecured areas or without functioning central station fire and burglar alarms.
HO4 & HO6	17) Spas that are not covered and locked.
HO4 & HO6	18) Swimming pools that are not protected by a locking fence at least 4 feet high or screened enclosure.
HO4 & HO6	19) Vacant or unoccupied homes.
HO4 Only	20) Risks occupied by the property owner or immediate family member (e.g. home in foreclosure where the owner only wants to cover the contents).
HO4 Only	21) Leases for periods of less than twelve (12) months.

Occupancy

HO4 Occupancy	Risk must be tenant's primary residence (owner of the residence is not eligible). Roommates maybe listed/covered separately as an Additional Insured or obtain a separate policy.
HO6 Occupancy	Seasonal/secondary dwelling is a dwelling that is unoccupied for more than 90 days in any 1-year period and may be written only if: 1) The risk is located in a "secured area" (limited access due to locked gates or guards); or 2) The risk has an approved functioning central station fire and burglar alarm system. In the absence of restricted access, a copy of the alarm certificate must be provided with application. 3) The rental exposure is accepted on a monthly or longer basis during the time the insured does not occupy the condominium. HO17 33 - Unit Rental Others will be applied to the policy. *****Seasonal/Secondary properties will receive a 10% surcharge.

Coastal Counties - Bay, Brevard, Broward, Charlotte, Citrus, Collier, Dixie, Duval, Escambia, Flagler, Franklin, Gulf, Hernando, Hillsborough, Indian River, Jefferson, Lee, Levy, Manatee, Martin, Miami-Dade, Monroe, Nassau, Okaloosa, Palm Beach, Pasco, Pinellas, St. Johns, St. Lucie, Santa Rosa, Sarasota, Taylor, Volusia, Wakulla, Walton

Deductible Options

All Other Perils	\$500, \$1,000
	\$2,500, \$5,000
Hurricane	\$500, \$1,000
	\$2,500, \$5,000
Sinkhole (Not available for HO4)	10% only

Discounts

Age of Construction
Fire & Burglar Alarm
Hip Roof
Secured Community **
Senior Discount (55 +)
Sprinklers
Windstorm Mitigation

** Not available for Seasonal/Secondary Units

Underwriting Guidelines

Condominiums Older than 40 Years	Condos over 40 years old cannot be bound, must be submitted to U/W. The peril of water damage will be excluded. Limited Water Damage endorsement is available to be purchased.
Lapse in Coverage (HO6 Only)	Lapse in coverage more than 30 days requires U/W approval prior to binding and subject to a 10% surcharge upon approval.
Prior 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 3 years if the loss was less than \$10,000.
	No previous liability loss (whether or not paid by insurance) in the past 3 years at this or another location.
Protection Class	1 - 10

Scheduled Personal Property

- Appraisals or bills of sale - with photos included - less than 3 years old must accompany single items worth \$2,500 or more (Copy is acceptable)
- Schedules which total over \$35,000 or include individual items worth more than \$10,000 should be submitted for approval prior to binding.
- This coverage is available for primary owner occupied condominiums only.

Excessive Unusual Liability Exposures

Risks with the following items are acceptable for coverage, however, "bodily injury" and "property damage" liability will be excluded for injuries or damage resulting from their use:

- Trampolines
- Skateboard Ramps
- Bicycle Ramps
- Swimming Pool Slides
- Swimming Pool Diving Boards
- Unprotected Swimming Pools
- Unprotected Spas
- ATV's

This guide is a summary of coverages and underwriting guidelines from the SafePoint Advantage Homeowners Program, and is provided for informational purposes only. All filed and approved rules and rates are located in the Underwriting Manual.

Optional Coverages					
		HO4	HO6		
Coverage C - Increased Special Limits	Optional w/Primary Occupancy	X	X	Jewelry, Watches, & Furs	The special limit of liability of \$1,000 may be increased to a maximum of \$5,000, but not to exceed \$1,000 for any one article. Additional Premium = \$18 per \$1,000 of Increased Coverage.
				Silverware, Goldware, & Pewterware	The special limit of liability of \$2,500 may be increased to a maximum of \$10,000. Additional Premium = \$6.50 per \$1,000 of Increased Coverage.
Dog Liability Coverage	Excluded w/Optional Buyback	X	X	Option to add \$50,000 Liability/ \$5,000 Med Pay	Ineligible Breeds for Endorsement Only: Akitas, American Bull Dogs, Beaucerons, Caucasian Mountain Dogs, Chow Chows, Doberman Pinchers, German Shepards, Great Danes, Keeshonds, Presa Canarios, Rottweilers, Staffordshire Terriers, Wolf, Wolf Hybridary mix of these breeds. Dogs with bite history are not eligible for coverage. Additional Premium= \$50
Equipment Breakdown	Optional		X	\$100,000	Makes Equipment Breakdown a covered peril. Coverage is subject to a separate deductible of \$500. Additional Premium = \$50
Golf Cart Physical Damage and Liability	Option # 1	X	X	Cov. C = \$5,000 Cov. E = \$50,000 Cov. F = \$5,000	Coverage does not apply when golf cart is: 1. Used to carry persons for a charge. 2. Used for business purposes. 3. Rented to others.
	Option #2	X	X	Cov. C = \$5,000 Cov. E = \$100,000/\$300,000 /\$100,000 Cov. F = \$5,000	4. Being used outside the boundaries of a retirement community or limited access community unless being used for golfing purposes or traveling to or from a golf course. Option #1 Additional Premium= \$75 Option #2 Additional Premium= \$100
Home Computer Coverage	Optional	X	X	\$6 per \$1,000 Max. Limit \$20,000	Provides coverage for computers and related equipment subject to exclusions. Endorsement permits business use of a personal computer.
Hurricane-Screened Enclosures and Carports Coverage	Excluded w/Optional Buyback		X	Option to add up to \$75,000 (Increments of \$5,000)	Coverage includes structure, screen material, and labor. Class A - \$20 inland and \$40 coastal per \$1,000 Class B - \$20 inland and \$40 coastal per \$1,000
Identity Theft & Restoration	Optional	X	X	\$25,000	Coverage pays for Identity Theft Expenses, Monitoring & Support, Restoration of Credit. Additional Premium = \$25
Unit Owners Coverage A - Special Coverage	Included		X		Modifies loss settlement from named peril to open perils for Dwelling. Included at no additional cost.
Mold, Fungi, Dry Rot - Increased Limits	Included	X	X	\$10,000/\$50,000	Any request to endorse higher limits will be on a Non - Binding basis. An interior inspection may be required to detect the presence of moisture, fungi, mold, wet or dry rot.
	Optional	X	X	\$25,000/\$50,000	
	Optional	X	X	\$50,000/\$50,000	
Ordinance & Law Coverage	Included		X	25%	Coverage can be increased by endorsement to max of 50% of Coverage A.
	Optional		X	50%	
Personal Injury Coverage	Available	X	X	Up to the Liability limit selected	Provides coverage for personal injury, libel, slander, false arrest, detention, defamation, invasion of privacy, wrongful eviction and entry.
Personal Property Replacement Cost	Available	X	X	Up to Cov. C limit selected for Personal	Available for all coverage limits.
Scheduled Personal Property	Available -See U/W Manual	X	X	See U/W Manual	This coverage only available for primary occupancy.
Unit Owners Coverage C- Special Coverage	Available		X	Up to Cov. C limit selected for Personal Property	Modifies loss settlement from named peril to open perils for Contents.
Water Backup & Sump Overflow	Available	X	X	Limit \$5,000	Coverage for losses resulting from water which backs up through sewers and drains or which overflows from sump. The AOP deductible or \$1,000 applies. Endorsement not available if Water Damage Exclusion applies.
Limited Water Damage Coverage	Available		X	Limit \$10,000	Condos older than 40 years of age written with Water Damage Exclusion. For an additional premium, the policy may be endorsed to provide coverage for sudden and accidental discharge or overflow of water or steam from within a plumbing, heating, A/C, automatic sprinkler system or from within a household appliance.
Unit Owner Rental to Others	Available		X	Provides Sections I and II coverages when condo unit is rented to others.	This coverage is available only when the insured occupies the condo on a seasonal/Secondary basis. Theft coverage is limited by the endorsement while the unit is being rented to others.

Payment Plans

*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	
Semi-Annual Pay	60% Down*		40%**		
Quarterly Pay	40% Down*	20%**	20%**	20%**	
9 Pay (Not Available for HO4)	20% Down*	10% of the total Policy premium due each month for 8 month period			
* Down Payment Includes \$10 Service Fee + \$3 Installment Fee					



Important Contact Information

Payment Addresses		Customer Service
Payments can be mailed to: SafePoint Insurance P.O. Box 292547 Tampa, FL 33687-2547	Overnight Payments: SafePoint Insurance 8761 N 56th Street Box 292547 Tampa, FL 33617	Office hours: 8am-5pm Monday-Friday (Excluding Holidays) Tel: 877-858-7445 Fax: 954-837-4392 underwriting@safepointins.com billing@safepointins.com
Marketing	Claims	
Email: Marketing@safepointins.com	Tel: 855- CLAIM15 (24 Hour/7 Days)	Email: claims@safepointins.com