

**OCEAN 21-22 ASSOCIATION CONTRACTOR INSURANCE, LICENSING AND PERMIT REQUIREMENTS**

**CONTRACTOR** shall give all notices and comply with all laws, ordinances, rules, regulations and orders of any public authority bearing on the performance of the work at Ocean 21-22. **CONTRACTOR** shall secure and pay for all federal and state taxes, permits, fees, and licenses necessary for the execution of all work performed on the premises of Ocean 21-22. **CONTRACTOR** shall comply with Federal, State and local tax laws, State and local licensing laws, State and local permitting laws, all social security acts, unemployment compensation acts, and workmen's compensation acts in the performance of contractors work. **CONTRACTOR** shall maintain such insurance as will protect it and Ocean 21-22 Association herein referred to as **OWNER** from claims under Worker's Compensation Acts and any other claims from property damage and claims for bodily injury, including deaths, which may arise from operations under all work being performed on the premises of Ocean 21-22 property, whether such operations be by **CONTRACTOR** or any of its subcontractors or anyone directly or indirectly employed by either of them. **CONTRACTOR** and **SUBCONTRACTOR'S** Insurer shall provide **OWNER** with thirty (30) days written notice prior to the termination of the policy or any modification in the coverage of policy amount(s). If the required insurance is not properly submitted to **OWNER** upon demand, or has been terminated or modified and **CONTRACTOR** has not provided **OWNER** with proof of replacement coverage, **OWNER** may, in its discretion, immediately procure the insurance on behalf of **CONTRACTOR** and charge and deduct the cost thereof from the contract sum and from any payments due **CONTRACTOR**. All insurance policies are to be written by companies authorized to do business under the laws of the State of Florida and must be acceptable to **OWNER**.

Certificates of Insurance: **CONTRACTOR** shall submit to **OWNER** two (2) copies of certificates of insurance certifying that the insurance policies carried by it are in force before the Work commences and certifying that these policies will not be canceled during the period of construction other than as provided in an endorsement that must be added to the policies and certificates reading substantially as follows:

**"The policies herein referred to are not cancelable or subject to a reduction of coverage by the insurer unless CONTRACTOR has received 30 days written notice, as evidenced by return receipt of registered or certified letter. Ocean 21-22 Association is named as additional insured with regards to General Liability. Waiver of subrogation applies in favor of Ocean 21-22 Association with regards to General Liability and Workers Compensation. Coverage is primary and non-contributory."**

Limits of coverage to be as specified, but not less than the following:

- A) Statutory Workers' Compensation  
Both Workers' Compensation and Employer's Liability coverage is required at the minimum statutory limits of \$100,000 each accident, \$500,000 Disease/Policy limit, and \$100,000 Disease/each employee.
- B) Comprehensive General Liability  
Comprehensive General Liability Insurance shall be written for limits of not less than \$2,000,000 General Aggregate, \$2,000,000 Products and Complete Operations Aggregate, \$1,000,000 Personal and Advertising Injury, \$1,000,000 Each Occurrence. This Insurance shall include Contractual Liability Coverage and Coverage for XCU Exposures where such exposures are present. Coverage shall be maintained without interruption from the date of commencement of work until the date of final payment from the Association and will include coverage for completed operations. **(OCEAN 21-22 ASSOCIATION must be named as an additional insured on the Comprehensive General Liability Policy).**
- C) Automobile Liability  
**CONTRACTOR** shall secure and maintain insurance of all owned, hired and non-owned vehicles against Bodily Injury and Property Damage in amounts of at least \$500,000 Combined Single Limit or the equivalent split limit.
- D) Excess Umbrella Liability  
\$1,000,000 Each Occurrence  
\$1,000,000 Aggregate

\_\_\_\_\_  
Contractor Business Name

\_\_\_\_\_  
Signature of Contractor

\_\_\_\_\_  
Witness

Date: \_\_\_\_\_