



July 15<sup>th</sup>, 2018

Dear Unit Owner of ABC Condominium Association,

Below you will find a recommendation on coverages and limits for your personal unit owner policy (HO-6 policy). The recommended amounts should eliminate gaps in coverage between your unit owner policy and the coverage provided by the association's Master Policy.

The association's Master Policy does not provide coverage for *personal property*.

Association Coverage	Recommended Coverages and Amounts for HO-6 Personal Property Insurance
<u>Real Property</u> <i>Original Building Standard</i> is outlined in the CC&Rs for the association insurance. *Interior betterments NOT included.	An amount sufficient to completely replace all the interior betterments* within your unit.
<u>Personal Property</u> <b>NO COVERAGE</b>	Whatever is necessary to properly cover your contents.
Liability \$2 million per occurrence for the Association.	\$300,000 Liability suggested for unit owners.
	\$50,000 Loss Assessment suggested for unit owners in case of association assessment.
	** Loss Assessment for EQ through <i>California Earthquake Authority (CEA)</i> suggested for every unit owner.

\*Interior Betterments are all improvements unit owner has done to the unit, including but not limited to: wall coverings, floor coverings, cabinetry, kitchen fixtures, recessed lighting, and bathroom fixtures.

\*\*Association has an earthquake policy in place through 8/10/18. Deductible is 10%. Each Unit Owner could be assessed for 1/24<sup>th</sup> of the 10% deductible. Loss Assessment for EQ could help pay that unit owner assessment.

Please contact Wendy Weber at ISW with questions or for agent referral,

*Wendy Weber*

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