

MUTUAL OPERATIONS**PHYSICAL PROPERTY****Personal Property/Liability Insurance – Mutual Nine**

Shareholders, whether residing in their unit or not, shall carry HO6 insurance to cover any damage to their unit for which they are responsible and to cover any damage to adjacent units for which they are responsible.

Shareholders shall carry personal liability insurance in an amount sufficient for the indemnification of other persons in the event that the shareholders become legally liable for causing bodily injury and/or property damage to another person.

If a shareholder has a non-owner occupant, caregiver, pet, washer and/or dryer, golf cart, Jacuzzi type tub, walk in tub, extended patio and/or unit, shareholder owned water heater, heat pump, air conditioning or heating equipment, liability insurance must cover any extra non-standard items.

The Golden Rain Foundation and the Mutual are not responsible for personal property within or attached to the unit or stored or parked on the street or in the carport including property stored in or under the storage cabinets in the carport.

The Mutual's Master Insurance Policy covers the Mutual's buildings and common areas including properly permitted expansions, but for standard building materials only. It does not cover non-standard items such as upgraded doors, bay windows, triple pane windows, flooring, window treatments, special countertops, heat pumps/air conditioning, dishwashers, washer/dryers, microwaves, and other special appliances. Earthquake damage is not covered by the Mutual's policy.

There is no insurance policy specifically designed for a co-operative unit, but the HO-6 condominium policy does provide the needed coverage. This type policy also usually covers Additional Living Expenses in the event the unit becomes uninhabitable due to loss from fire or water damage so that the resident shareholders can reside elsewhere until the unit is habitable again.

The best advice for shareholders is to consult with a professional insurance agent that is knowledgeable about co-operatives to insure that they are sufficiently prepared in case of a disaster.

Shareholders are required to display their insurance policy declaration page on their kitchen counter during fire/safety inspections.

MUTUAL ADOPTION

NINE: 04-20-13

(Nov. 17)

AMENDMENTS

02-09-15, 11-13-17