

RESOLUTION OF THE BOARD OF DIRECTORS OF
EAGLE CREST MASTER ASSOCIATION
ADOPTED BY UNANIMOUS WRITTEN CONSENT

The undersigned, constituting the directors of the Eagle Crest Master Association, an Oregon nonprofit corporation (the “**Association**”) do hereby adopt the following resolution without a meeting pursuant to Article 6, Section 10 of the Bylaws of the Association:

Insurance Renewal

RESOLVED, that the insurance proposal for the October 1, 2024 renewal as submitted by Alliant Insurance Services, Inc. attached as “Exhibit 1” be approved, maintaining the current General Liability and Umbrella Liability limits, selecting of “Option 2” for the Directors & Officers Liability Insurance and removing the “Hired Auto” coverage from the Automobile Liability policy.

BE IT FURTHER RESOLVED, that Manager is hereby authorized and instructed to take such steps as deemed necessary to effect the foregoing resolution.

The Secretary of the Association is hereby directed to file this resolution with the official records of the Association.

IN WITNESS WHEREOF, the undersigned have executed this Unanimous Written Consent of Directors to be effective as of September 30, 2024.

DocuSigned by:
Bill Neumann
00B6D8ED4AAC4EE...

Bill Neumann

DocuSigned by:
Denene Holbrook
96AB72612D704D9...

Denene Holbrook

Signed by:
Mike Bessonette
1DBEDCF40A0341D...

Mike Bessonette

Signed by:
Chris Earnest
0447768DBC684E5...

Chris Earnest

DocuSigned by:
Lori Heironimus
9353F5F44EEE4AD...

Lori Heironimus

"EXHIBIT 1"



Eagle Crest Master Association

2024 - 2025

Insurance Proposal

October 1st, 2024 to October 1st, 2025

Presented: September 26, 2024

Alliant Insurance Services, Inc.
805 SW Broadway, Ste 480
Portland, OR 97205
O 971-222-3205

CA License No. 0C36861

www.alliant.com

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Your Service Team

Rob Johns
 Senior Vice President
 (971) 222-3202
 rob.johns@alliant.com

Brokerage Service	Risk Control	Claims Consulting
<p style="text-align: center;"> Kasey Gray Account Executive (971) 222-3206 kasey.gray@alliant.com </p>	<p style="text-align: center;"> Brady Dunn FVP, Regional Director (971) 222-3204 brady.dunn@alliant.com </p>	<p style="text-align: center;"> Lori Grant AVP, Claims Advocate - Lead (971) 222-3203 lori.grant@alliant.com </p>
<p style="text-align: center;"> Summer McIntyre Assistant Account Manager (971) 222-3238 summer.mcintyre@alliant.com </p>		

Executive Summary

We are pleased to present our renewal proposal for Eagle Crest Master Association, with coverage effective October 1, 2024 to October 1, 2025. We recommend that you bind coverage as presented in the following proposal.

The incumbent carrier, Resort Guard program, continues to be the best option for coverage. If there were no option such as this, the wholesale/surplus lines market would price this renewal at multiples of the renewal terms offered by Resort Guard.

The primary drivers for the premium increase this year include the Umbrella and the Directors & Officers Liability Policies.

The rate increases for the package policy includes 4% on property and 10% on the General Liability, these increases apply as a minimum for well performing accounts with the auto (hired and non-owned only) remaining at the lowest premium available. A mandatory 4% increase on values for the sports and equestrian centers are included per carrier guidelines. Additionally, an increase in activities receipts drives the general liability premium and the commensurate umbrella liability premium. The grocery store exposure, although minor, was not included on last year's policy. This will be reconciled with the upcoming audit.

For the Directors & Officers Liability renewal, As noted previously Great American Community Association Solution has non-renewed due to phasing out of the D&O HOA marketplace. We have approached over 20 Markets, all available dedicated programs and insurance carriers that write this class of business. The D&O market for HOAs is segmented between HOA-dedicated programs and standard insurance carriers that have an appetite for this class of business. HOA-dedicated programs typically offer more competitive terms than standard carriers, as these programs focus solely on HOAs and manage a larger volume of this business. However, these dedicated programs have strict eligibility rules, and if an HOA falls outside of those criteria, it no longer qualifies. Unfortunately, this is the case with Eagle Crest Master Association, which exceeds the 500-unit limit. Despite this, we have successfully procured a competitive quote from the standard insurance carrier market. The result is still a substantial increase.

In evaluating the exposure to loss on your insurance program, we have been dependent upon certain information that was provided by you. If there are other areas that need to be evaluated prior to binding coverage, please bring these areas to our attention. Higher limits for the program's policies may be available; if you wish to pursue this option, please advise so that we may solicit market quotations on your behalf. Please refer to the actual policies for specific terms, conditions, limitations, and exclusions that may impact the scope of your insurance coverage.

Premium Summary

Coverage	Expired Premium (2023-2024)	Renewal Premium (2024-2025)	Variance
Package	\$ 56,392.65	\$ 83,656	\$ 27,263.35
Property	31,568.00	34,204.00	2,636
General Liability / Liquor Liability	23,547.00	49,452.00	46,755
Surplus Lines Taxes/Fees	1,277.65	1,934.09	656.44
Automobile (Hired/Non-Owned)	1,043.00	1,298	255
Umbrella Liability (\$5M Limit)	12,653.00	26,575	13,922
Directors & Officers Liability	16,833.00	\$ 24,000	7,167
Total Annual Premium	\$ 86,921.65	135,529	\$48,607.35

Notes:

- Terrorism premium included above
- Lower Umbrella limits available for premium savings below:
 - Limit: \$1,000,000 Premium: \$12,360
 - Limit: \$2,000,000 Premium: \$17,304
 - Limit: \$3,000,000 Premium: \$21,012
 - Limit: \$4,000,000 Premium: \$24,103
- **Payment Terms**
 - All policies will be billed by Alliant Insurance Services
 - Payment options:
 - Pay in Full
 - 25% down + 9 equal Installments
 - 40% down + 3 Quarterly installments (20% each)
 - Premium finance options also available upon request

Options:

- **Directors & Officers Liability**

	Limit & Retention	Total Premium
Option 1:	Maximum Aggregate Limit of Liability: \$5,000,000 • D&O: \$5,000,000 / Retention: \$25,000 • EPL: \$5,000,000 / Retention: \$25,000	\$24,000
Option 2:	Maximum Aggregate Limit of Liability: \$5,000,000 • D&O: \$5,000,000 / Retention: \$25,000 • EPL: \$1,000,000 / Retention: \$25,000	\$19,000
Option 3:	Maximum Aggregate Limit of Liability: \$3,000,000 • D&O: \$3,000,000 / Retention: \$25,000 • EPL: \$1,000,000 / Retention: \$25,000	\$15,758
Option 4:	Maximum Aggregate Limit of Liability: \$3,000,000 • D&O: \$3,000,000 / Retention: \$25,000 EPL: \$3,000,000 / Retention: \$25,000	\$17,337

Subjectivities:

- Fully executed Surplus Lines Documents – *Received*
- ACORD 125 signed by insured AND broker - *Received*
- Signed Statement of Values – Required for Blanket Coverage – *Attached separately*
- Current list of concessionaires providing recreational amenities or services i.e. security services; fitness instructors, etc – if applicable.
- Copies of all release waivers used – if applicable.
- Copies of current certificates of all sub-contractors used naming our insured as Additional Insured – if applicable.
- Subject to favorable Loss Control Inspections and compliance within time frame identified.

Line of Coverage

All terms, conditions, limits, sublimits, exclusions and deductibles identified herein are included as a summary of the coverage provided. The actual policies include, but are not limited to, all the below highlighted features.

Package Policy

INSURANCE COMPANY:	Lexington Insurance Company
A.M. BEST RATING:	A, XV
STATE COVERED STATUS:	Non-Admitted
POLICY/COVERAGE TERM:	10/01/2024 – 10/01/2025
Coverage Form:	Occurrence

Property

Coverage Term - included but not limited to:

- **Minimum Earned Premium: 25%**

Terrorism Certified Acts Endorsement	125595 03 20
Economic Sanctions Endorsement	89644 06 13
Calculation of Premium	IL 00 03 09 08
Common Policy Conditions	IL 00 17 11 98
Nuclear Energy Liability Exclusions Endorsement (Broad Form)	IL0021 09 08
Minimum Earned Premium Endorsement	PRG 2040 07 06
Oregon Changes	IL0139 12-22
Oregon Changes – Domestic Partnership	IL0142 09 08
Oregon Changes - Cancellation and NonRenewal	IL 02 79 09 08
Service of Suit Endorsement	PRG 2023 05 14
Crisis Response Coverage Extension Endorsement	99813 08 14
Property Program Performance Endorsement	121895 10 17
Building and Personal Property Coverage Form	CP0010 10 12
Protective Safeguards	CP0411 09 17
Cause of Loss- Special Form	CP1030 09 17
Commercial Property Conditions	CP0090 07 88

Exclusions - included but not limited to:

Exclusion of Loss Due to Virus or Bacteria	CP 01 40 07 06
Cannabis	CP9903 12 19
Cyber Incident	128429 01/21

Limits of Insurance

Blanket #1: Building & Personal Property (Excluding Equipment) – Sports Center & Equestrian	\$6,794,524 (Last Year \$6,526,241)
Blanket #2: Equipment (All Locations) and Building / BPP all other locations	\$1,062,142 (Last year \$1,010,615)

Sublimits

Coverage Provision Amendments That Do Not Amend Limits of Insurance	
Preservation of Property	90 Days
Newly Acquired or Constructed Property- Buildings	180 Days
Newly Acquired or Constructed Property – Your Business Personal Property	180 Days
Newly Acquired or Constructed Property – Business Income	180 Days Extended Period of Indemnity
Extended Period of Indemnity	180 Days
Outdoors Signs attached to Building	Included
Additional Coverages	
Debris Removal	\$50,000 (up from \$25,000 last year)
Fire Department Service Charge	\$25,000
Pollutant Cleanup and Removal	\$50,000 (up from \$25,000 last year)
Ordinance or Law - Increased Cost of Construction	\$500,000
Media, Electronic, and Data Programs	\$100,000
Recharge of Fire Protection Equipment	\$25,000 (up from \$10,000 last year)
Reward Payment	\$25,000 (Up from \$10,000 last year)
Money and Securities – On your Premise	\$20,000
Money and Securities – Away from your Premises	\$10,000
Lock Replacement	\$10,000
Wind Blown Debris	\$10,000
Inventory and Appraisal	\$25,000 (up from 20,000 last year)
Tenant Move- Back Cost	\$25,000
Unscheduled Appurtenant Structures	\$10,000
Interruption of Computer Operations- Business Income	\$10,000
Coverage Extensions	
Newly Acquired or Constructed Buildings	\$1,000,000
Newly Acquired Business Personal Property	\$1,000,000
Personal Effects Coverage	\$25,000
Valuable Paper And Records (Other Than Electronic Data)	\$100,000
Property Off-Premise	\$100,000
Your Outdoor Property	\$100,000
Sod, Trees, Shrubs, and Plants	
Any one Tree, Shrub or Plant	\$1,000

Any One Occurrence	\$10,000
Non- Owned Detached Trailers	\$50,000
Fine Arts	\$25,000
Salesperson’s Samples	\$10,000
Accounts Receivable Records	\$100,000
Off Premise Utility Failure- Dame to Covered property	\$100,000
Retaining Walls	\$25,000
Undamaged Leasehold Improvements	\$50,000
Non-Owned Building Damage	\$25,000
Worldwide Laptop Coverage	\$25,000
Extra Expense	\$50,000
Expediting Expenses	\$25,000
Tools Coverage (any one tool)	\$500
Tools Coverage (any one occurrence)	\$5,000
Newly Acquired Locations – Business Income	\$500,000
Dependent Property – Business Income subject to 072 Hours waiting period in the definition of “period of restoration”	\$100,000
Off premise Utility Failure – Business Income	\$5,000
Lease Cancellation Moving Expenses – Business Income	\$5,000
Contract Penalty – Business Income	\$25,000
Increased Real Estate Tax Assessment Expense- Business Income	\$50,000
Additional Coverage Extensions	
Property in Transit	\$50,000
Back-up of Sewers or Drains	\$50,000
Water Seepage	\$10,000
Additional Spoilage	\$25,000
Virus and Hacking – Any one Occurrence /Per policy period	\$25,000
Limitation	
Furs, Fur Garments and Garments Trimmed with Fur- Any One Item	\$2,500
- Maximum any one occurrence	\$10,000
Jewelry, Watches, Watch Movements and Other Specified Items	\$2,500
- Maximum any one occurrence	\$10,000
Patterns, Dies, Molds and Forms	Personal Property Limit
Stamps, Tickets and Other Specified Items	\$2,500
- Maximum and one occurrence	\$10,000
Equipment Breakdown - Other Conditions Endorsement	
Property Damage	\$7,856,666 (Up from \$7,536,856)
Expediting Expense	\$100,000
Hazardous Substance	\$100,000
Spoilage	\$100,000
Computer Equipment	\$100,000
Data Restoration	\$100,000
Service Interruption	\$100,000
Business Income and Extra Expense	Included
Dependent Property	Included
Extra Expense	Included
Ordinance or Law	Included
Crisis Response Coverage Extension Endorsement	
Crisis Response Aggregate Limit	\$250,000

Each Crisis Response Costs Limit	\$250,000
Each Crisis Response Management Loss Limit	\$50,000

Deductible

- All Perils..... \$10,000

Valuation

- Real & Personal Property..... Replacement Cost / 100% Coinsurance
- Business Income..... Actual Loss Sustained

General Liability

Coverage Term - included but not limited to:

- **Minimum Earned Premium: 25%**

Terrorism Certified Acts Endorsement	125595 03 20
Economic Sanctions Endorsement	89644 06 13
Calculation of Premium	IL 00 03 09 08
Common Policy Conditions	IL 00 17 11 98
Liquor Liability Coverage Form	CG0033 04 13
Deductible Liability Insurance	CG0305 01 96
Minimum Earned Premium Endorsement	PRG 2040 07 06
Oregon Changes	IL 01 39 12 02
Oregon Changes - Domestic Partnership	IL 01 42 09 08
Oregon Changes - Cancellation and NonRenewal	IL 02 79 09 08
Service of Suit Endorsement	PRG 2023 05 14
Crisis Response Coverage Extension Endorsement	99813 08 14
General Liability Extension Endorsement	117615 08 14
Commercial General Liability Coverage Form	CG 00 01 04 13
Additional Insured - Club Members	CG 20 02 11 85
Additional Insured – Automatic Status When Required In Written Contract Or Agreement	CG 20 43 12 19
Limitation of Coverage to Designated Premises, Project, or Operation	CG 21 44 04 17
Canoes or Rowboats	CG 24 16 12 07
Oregon Changes - Your Right to Claim Information	CG 33 81 04 13
Exception to Pollution Exclusion Endorsement	102175 05 10
Amendment to Definition of Bodily Injury	102173 05 10

Exclusions - included but not limited to:

Physical Abuse, Sexual Abuse, or Molestation Exclusion	113513 03 13
Neurodegenerative Injury Exclusion	115780 08 13
Radioactive Matter Exclusion	62898 07 12
ERISA Exclusion	64004 07 12
Asbestos and Silicosis Exclusion	82540 07 12
Exclusion - Access or Disclosure of Confidential or Personal Information with Limited Bodily Injury Exception	CG 21 06 05 14
Exclusion - Designated Professional Services	CG 21 16 04 13
Communicable Disease Exclusion	CG 21 32 05 09
Employment Related Practices Exclusion	CG 21 47 12 07
Exclusion - Designated Ongoing Operations	CG 21 53 01 96
Exclusion - Failure to Supply	CG 22 50 04 13
Professional Liability Exclusion - Health or Exercise Clubs	CG 22 76 04 13
Cannabis Exclusion	CG4014 12 19
Communicable Disease Exclusion	CG2132 05 09
Total Lead Exclusion	58332 08 07
Total Pollution Exclusion With a Hostile Fire Exception	CG2155 09 99
Exclusion for Continuing or Progressive "BI", "Personal and Advertising Injury" or "PD"	69186 11 14
Fungus Exclusion	78689 07 03
Nuclear Energy Liability Exclusion (Broad Form)	IL0021 09 08
Epidemic Or Pandemic Exclusion	143307 09 21

Limits of Insurance

- General Aggregate \$2,000,000
- Products/Completed Operations Aggregate \$2,000,000
- Personal and Advertising Injury Liability..... \$1,000,000
- Each Occurrence \$1,000,000
- Damage to Premises Rented to You (Any One Premise) \$1,000,000
- Medical Payments (Any One Person)..... \$5,000
- Liquor Liability
 - Each Common Cause \$1,000,000
 - Aggregate..... \$1,000,000

Deductible

- Liquor Liability – Each Common Cause \$1,000

Rating Basis

- Member 547
- Health/Exercise Facility (Sales) (up from \$98,308) \$161,000
- Swimming Pools 3
- Tennis Courts 4
- Playgrounds/Outdoor Sports Center 3
- Club-Civic Building (Area)..... 30,000 Sq. Ft.
- Building (Area)..... 480 Sq. Ft.
- The Dive (Area)..... 204 Sq. Ft.
- Roads..... 7 miles
- Concessionaire (Sales)..... \$25,500
- Bev. Store – Liquor (Sales) \$4,000
- Water Pipes (Payroll) \$5,000

Automobile Liability (Hired / Non-Owned)

INSURANCE COMPANY:	Granite State Insurance Company (Resort Guard)
A.M. BEST RATING:	A, XV
STATE COVERED STATUS:	Admitted
POLICY/COVERAGE TERM:	10/01/2024 – 10/01/2025
Coverage Form:	Occurrence

Coverage Term - included but not limited to:

Policyholder Notice Taxes, Assessments, and/or Surcharges	CA-118477
Commercial Automobile Notice - Multiple Coverage Forms	CA-79408
Commercial Auto Multistate Form Revisions Advisory Notice to Policyholders	CA-CAP012
Economic Sanctions Endorsement	89644 06 13
Business Auto Coverage Form	CA 00 01 11 20
Common Policy Conditions	IL 00 17 11 98
Oregon Changes	CA 01 49 10 13
Oregon Changes - Domestic Partnership	IL 01 42 09 08
Oregon Changes - Cancellation and NonRenewal	IL 02 79 09 08
Oregon Changes – Cancellation and Nonrenewal	CA 02 79 03 24

Exclusions - included but not limited to:

Nuclear Energy Liability Exclusion Endorsement (Broad Form)	IL 00 21 09 08
Public or Livery Passenger Conveyance and On-Demand Delivery Services	CA2345 11 20

Limits of Insurance

- Hired & Non-Owned Liability \$1,000,000

Deductible

- Hired Auto - Comprehensive..... \$100
- Hired Auto – Collision \$1,000

Umbrella Policy

INSURANCE COMPANY:

National Union Fire Insurance Company
(Resort Guard)

A.M. BEST RATING:

A, XV

STATE COVERED STATUS:

Admitted

POLICY/COVERAGE TERM:

10/01/2024 – 10/01/2025

Coverage Form:

Occurrence

Coverage Term - included but not limited to:

Terrorism Certified Acts Endorsement	125595 03 20
Economic Sanctions Endorsement	89644 06 13
Oregon Cancellation/Nonrenewal Amendatory Endorsement	52164 01 10
Act of Terrorism Self Insured Retention Endorsement	83049 0915
Commercial General Liability Limitation Endorsement	87043 0512
Violation of Economic or Trade Sanctions Condition Amendment	99497 0608
Anti-Stacking Endorsement	80394 0903
Umbrella Prime Commercial Liability Policy with Crisis Response	80517 1109

Exclusions - included but not limited to:

Total Pollution Exclusion (Limited Exception Hostile Fire)	105907 0710
Physical Abuse, Sexual Abuse, or Molestation Exclusion	113512 0313
Neurodegenerative Injury Exclusion	115783 0813
Crisis Response Exclusion	117617 0914
Violation of Communication or Information Law Exclusion Amendatory Endorsement	121317 0216
Physical Abuse, Sexual Abuse or Molestation Exclusion	125071 08 18
Directors and Officers Liability Exclusion	80417 0702
Employee Benefits Liability Exclusion	80419 0702
Silica Exclusion	80479 0203
Fungus Exclusion	82449 0603
Communicable Disease Exclusion	83060 0903
Employers Liability Exclusion	83070 0903
Professional Liability Exclusion Spas or Personal Enhancement Facilities	83093 0505
Radioactive Matter Exclusion	83094 0903
Specified Operations Exclusion	83096 0903
Lead Liability Exclusion	86471 0206
Auto Liability Exclusion (with Limited Exception for Hired and Non-Owned Autos)	90982 0506
Cross Suits Exclusion	80411 0104
Access or Disclosure of Confidential or Personal Information Exclusion	118632 0115

Limits of Insurance

- Each Occurrence \$5,000,000
- Products/Completed Operations Aggregate \$5,000,000
- General Aggregate \$5,000,000
- RETENTION..... \$10,000

Directors & Officers/Employment Practices Liability Policy

INSURANCE COMPANY:	Argonaut Insurance Company
A.M. BEST RATING:	A-, XIII
STATE COVERED STATUS:	Admitted
POLICY/COVERAGE TERM:	10/01/2024 – 10/01/2025
 Coverage Form:	 Claims Made

Coverage Term - included but not limited to:

- Amend Cooperation Provision Endorsement
- Amend Retention Endorsement
- Amend Conduct Exclusion Endorsement
- Amend Breach of Contract Exclusion for D&O Coverage Part Endorsement
- Antitrust Claim Coverage Subject to A Sublimit and Coinsurance Percentage Endorsement
- Coverage for Certified Acts of Terrorism
- Crisis Management Coverage Endorsement
- Definition of Employment Practices Wrongful Acts Endorsement
- D&O Coverage Part Amend Exclusion C. Pollution Endorsement
- D&O Exclusion N Professional Services
- Economic and Trade Sanction Endorsement
- EPL Workplace Incident Coverage \$250k Sublimit
- EPL ERISA Carve out
- EPL Coverage Part Amend Definition of Employment Practices Wrongful Act Endorsement
- Liquidated Damages Exclusion Endorsement
- Oregon Changes – Cancellation and Nonrenewal
- OR Mainform Application
- Oregon Amendatory Endorsement
- State Amendatory Inconsistency
- Supplementary App Materials
- Terrorism Coverage Included
- Wage and Hour Claims- Sublimit ca Claim Exclusion Endorsement

Limits of Insurance

- D&O General Aggregate..... \$5,000,000
 - Sublimit Shareholder Derivate Demands..... \$150,000
 - Aggregate additional limit for Non-Indemnified loss \$1,000,000
 - Aggregate Sublimit for Inquiry Cost..... \$100,000

- EPL General Aggregate..... \$1,000,000
 - Sublimit Insuring Agreement B \$1,000,000
 - Sublimit Sensitivity Training..... \$10,000

- Prior & Pending Litigation Date 6/15/2003
- RETENTION (Each Claim)..... \$25,000

Marketing Summary

Eagle Crest Master Association Carrier	Directors and Officers Liability Response
AIG	Declination- Unfortunately, HOAs/Condo Associations aren't a class we can consider for D&O.
Alldigital	Declination- does not fit our primary program's underwriting appetite
Amtrust	Declination- Open to \$2.5M Limit
ANV	Quote 1: Limit- \$5M (\$1M EPL) Deductible: \$25,000 Premium: \$19,000 Quote 2: Limit- \$5M (\$5M EPL) Deductible: \$25,000 Premium: \$24,000 Exclusions: <ul style="list-style-type: none"> • Absolute Bodily Injury And Property Damage Exclusion (Argo policy has "for" language) • Builder Developer Exclusion
Argo	Quote 1: Limit- \$5M Deductible: \$25,000 Premium: \$22,852 Quote 2: Limit- \$5M Deductible: \$25,000 Premium: \$26,280
Ascot	Declination
AWAC	Declination- Not competitive
Axis	Declination- Not competitive
Beazley	Declination class of business
Berkeley	Declination- does not meet underwriting guidelines
Bowhead	Declination class of business
Business Risk	Declination- not a market for condo associations
C&F	Declination class of business
CapSpecialty	Declination- unable to offer terms on this risk because We are unable to offer D&O coverage for homeowners associations
Celerity	Declination- can only consider excess on HOA/COA/NFP accounts
Chubb	Declination- due to the number of homes (exceeds 500)
Coalition	Declination- exceeds program size limits
Counterpart	Declination- company operates in an industry outside of our underwriting appetite

Babgxbxa Erisk	Declination class of business
Euclid	Declination class of business
Everest	Declination class of business
Falcon	Declination class of business
Global Specialty	Declination class of business
Hanover	Declination class of business
Hartford	Declination- decline this opportunity due to Appetite
Hudson	Declination- We could consider excess
IAT	Declination- pass due to the appetite
Intact	Quote: Limit- \$5M Deductible: \$35,000 Premium: \$31,077
Ironshore	Quote 1: Limit- \$5M Deductible: \$25,000 Premium: \$26,240 Quote 2: Limit- \$5M Deductible: \$25,000 Premium: \$39,041
James River	Declination
Kinsale	Declination- decline this opportunity due to Appetite
Markel	Declination- This is a restricted class for us
Munich	Declination class of business
Nexus	Declination- can't write these hotel condos
Old Republic	Declination class of business
One80	Declination- unable to offer terms for a master association
PLMR	Declination class of business
RLI	Declination- Open to excess
RSUI	Declination- Not competitive
Skyward	Declination class of business
Sompo	Declination class of business
Starr	Declination class of business
Swissre	Indication- \$5M Limit \$25,000 Deductible \$25,000 Premium
Tokio Marine	Declination
USLI	Declination- decline this opportunity due to Appetite

Optional Coverages

The following represents a list of insurance coverages that may not be included in this proposal but are optional and may be available with further underwriting information. This list is not inclusive of all coverages and if you have questions contact your Alliant representative. If you would like addition quotes please check Yes/No across from the coverage below, sign and return.

Target Coverages

	Yes	No
CRIME		
Employee Dishonesty	<input type="checkbox"/>	<input type="checkbox"/>
Computer Fraud	<input type="checkbox"/>	<input type="checkbox"/>
Social Engineering	<input type="checkbox"/>	<input type="checkbox"/>
Increased Limits	<input type="checkbox"/>	<input type="checkbox"/>
CYBER RISK	<input type="checkbox"/>	<input type="checkbox"/>
FLOOD INSURANCE	<input type="checkbox"/>	<input type="checkbox"/>
MANAGEMENT LIABILITY		
Directors & Officers Liability	<input type="checkbox"/>	<input type="checkbox"/>
Employment Practices Liability	<input type="checkbox"/>	<input type="checkbox"/>
Fiduciary Liability	<input type="checkbox"/>	<input type="checkbox"/>
SELECTING THE "REJECT ALL OR ACCEPT ALL" OPTION WILL OVERRIDE ANY SELECTIONS YOU HAVE MADE ABOVE	<input type="checkbox"/> Reject All <input type="checkbox"/> Accept All for Consideration	

Signature of Authorized Insurance Representative	Date
Title	
Printed / Typed Name	

Other Coverage Options

Note some of these coverages may be included with limitations or insured elsewhere. This is a partial listing as you may have additional risks not contemplated here which are unique to your organization.

- Business Income/Extra Expense
- Earthquake
- Employed Lawyers
- Employee Benefits Liability
- Food Borne Illness
- Foreign Insurance
- Garagekeepers Liability
- Hired Auto Physical Damage
- Kidnap & Ransom
- Law Enforcement Liability
- Media and Publishers Liability
- Network Security / Privacy Liability and Internet Media Liability
- Pollution Liability
- Owned/Non-Owned Aircraft
- Owned Watercraft
- Professional Liability
- Property of Others (Clients, Employees, Other)
- Special Events Liability
- Spoilage
- Student Accident
- Volunteer Accidental Death & Dismemberment (AD&D)
- Workers Compensation & Employers Liability
- Workplace Violence

Glossary of Insurance Terms

Below are links to assist you in understanding the insurance terms you may find within your insurance coverages:

<http://insurancecommunityuniversity.com/university-resources/insurance-glossary-free>

<https://consumers.ambest.com/content.aspx?rec=261613>

<http://www.irmi.com/online/insurance-glossary/default.aspx>

Flood Disclosure

Flooding is a serious threat to both personal and commercial clients. Flooding can happen anywhere, not just zone referred to as high-risk areas (Special Flood Hazard Area). Your Alliant team is ready to explain how it works and the associated costs.

Basic Facts

Congress created the NFIP in 1968 in response to the rising cost of taxpayer-funded disaster relief for flood victims and the increasing amount of damage caused by floods. The NFIP makes federally backed flood insurance available in communities that agree to adopt and enforce floodplain management ordinances to reduce future flood damage. The NFIP is self-supporting for the average historical loss year. This means that unless there is a widespread disaster, operating expenses and flood insurance claims are financed through premiums collected.

Commercial buildings or residential dwellings owned by commercial entities are considered commercial property. All others are residential dwellings

The [FEMA Summary for Commercial Property](#) and [FEMA Standard Summary of Coverage](#) provide information on the following:

- Types of Flood Insurance Coverage
- What is a Flood- “a General and temporary condition of partial or complete inundation of two or more acres of normally dry land area”...
- Deductibles – various options to meet your financial needs
- What is Covered and What is Not
- The valuation of the Property – Actual Cash Value or Replacement Cost

Additional Information

- Flood Zones-
 - <https://www.fema.gov/flood-zones>
- Excess Flood Insurance (contact your Producer for additional information)
 - Increased limits over the maximum flood limit provided by NFIP

FEMA Glossary of Flood Terms

<https://www.fema.gov/national-flood-insurance-program/definitions>

Please indicate your selection:

- I would like to receive a flood quote
- I do NOT wish to purchased flood insurance

Signature:

Date:

Name Printed / Typed: _____

Company Name: _____

Electronic Delivery Option Form

Alliant Insurance Services, Inc. may be required by law to obtain consent from insureds prior to providing electronic delivery of documents, including the policy.

You currently have selected Option 1 2 3 4

Please note you may change your option at any time. If you have not previously selected an option, please select one of the following:

- ELECTION OF ELECTRONIC INSURANCE DOCUMENT DELIVERY - Preferred**
I elect to receive all my documents electronically and acknowledge I may no longer receive paper copies unless I sign a new form requesting both electronic and paper copies or specifically request them.
- ELECTION OF ELECTRONIC INSURANCE DOCUMENT DELIVERY AND PAPER DELIVERY**
I elect to receive both electronic and paper copies of my insurance policy and supporting documents.
- REJECTION OF ELECTRONIC INSURANCE DOCUMENT DELIVERY**
I reject the option to receive my insurance policy and supporting documents electronically. I will receive paper copies of such documents.
- ELECTION TO WITHDRAW CONSENT OF ELECTRONIC DELIVERY**
I withdraw my previous consent of electronic delivery of my insurance policy and supporting documents. I elect to receive paper copies of such document going forward.

Eagle Crest Master Association

Named Insured:

Print Name of Authorized Representative

Title

Signature of Authorized Representative

Date Signed

If you have selected electronic document delivery, please provide the email address for the individual(s) who should receive these documents. If this information changes, please provide updated details to your service team.

This selection remains intact until revised by you.

Disclosures

Alliant embraces a policy of transparency with respect to its compensation from insurance transactions. Details on our compensation policy, including the types of income that Alliant may earn on a placement, are available on our website at www.alliant.com. For a copy of our policy or for any inquiries regarding compensation issues pertaining to your account you may also contact us at: Alliant Insurance Services, Inc., Attention: General Counsel, 701 B Street, 6th Floor, San Diego, CA 92101.

Analyzing insurers' over-all performance and financial strength is a task that requires specialized skills and in-depth technical understanding of all aspects of insurance company finances and operations. Insurance brokerages such as Alliant Insurance typically rely upon rating agencies for this type of market analysis. Both A.M. Best and Standard and Poor's have been industry leaders in this area for many decades, utilizing a combination of quantitative and qualitative analysis of the information available in formulating their ratings.

A.M. Best has an extensive database of nearly 6,000 Life/Health, Property Casualty and International companies. You can visit them at www.ambest.com. For additional information regarding insurer financial strength ratings visit Standard and Poor's website at www.standardandpoors.com.

Our goal is to procure insurance for you with underwriters possessing the financial strength to perform. Alliant does not, however, guarantee the solvency of any underwriters with which insurance or reinsurance is placed and maintains no responsibility for any loss or damage arising from the financial failure or insolvency of any insurer. We encourage you to review the publicly available information collected to enable you to make an informed decision to accept or reject a particular underwriter. To learn more about companies doing business in your state, visit the Department of Insurance website for that state.

Claims Reporting:

Your policy will come with specific claim reporting requirements. Please make sure you understand these obligations. Contact your Alliant Service Team with any questions.

NRRA:

The Non-Admitted and Reinsurance Reform Act (NRRA) went into effect on July 21, 2011. Accordingly, surplus lines tax rates and regulations are subject to change which could result in an increase or decrease of the total surplus lines taxes and/or fees owed on this placement. If a change is required, we will promptly notify you. Any additional taxes and/or fees must be promptly remitted to Alliant Insurance Services, Inc.

Changes and Developments

It is important that we be advised of any changes in your operations, which may have a bearing on the validity and/or adequacy of your insurance. The types of changes that concern us include, but are not limited to, those listed below:

- Changes in any operations such as expansion to another states, new products, or new applications of existing products.
- Travel to any state not previously disclosed.
- Mergers and/or acquisition of new companies and any change in business ownership, including percentages.
- Any newly assumed contractual liability, granting of indemnities or hold harmless agreements.
- Any changes in existing premises including vacancy, whether temporary or permanent, alterations, demolition, etc. Also, any new premises either purchased, constructed or occupied
- Circumstances which may require an increased liability insurance limit.
- Any changes in fire or theft protection such as the installation of or disconnection of sprinkler systems, burglar

- alarms, etc. This includes any alterations to the system.
- Immediate notification of any changes to a scheduled of equipment, property, vehicles, electronic data processing, etc.
- Property of yours that is in transit, unless previously discussed and/or currently insured.

Certificates / Evidence of Insurance

A certificate is issued as a matter of information only and confers no rights upon the certificate holder. The certificate does not affirmatively or negatively amend, extend or alter the coverage afforded by a policy. Nor does it constitute a contract between the issuing insurer(s), authorized representative, producer or certificate holder.

You may have signed contracts, leases or other agreements requiring you to provide this evidence. In those agreements, you may assume obligations and/or liability for others (Indemnification, Hold Harmless) and some of the obligations that are not covered by insurance. We recommend that you and your legal counsel review these documents.

In addition to providing a certificate of insurance, you may be required to name your client or customer on your policy as an additional insured. This is only possible with permission of the insurance company, added by endorsement and, in some cases, an additional premium.

By naming the certificate holder as additional insured, there are consequences to your risks and insurance policy including:

- Your policy limits are now shared with other entities; their claims involvement may reduce or exhaust your aggregate limit.
- Your policy may provide higher limits than required by contract; your full limits can be exposed to the additional insured.
- There may be conflicts in defense when your insurer has to defend both you and the additional insured.