

## SPECIFICATION

**Type Of Policy:** Blanket Houseowners Comprehensive  
**Insured:** National Housing Trust  
**Insurer:** Fronting British Caribbean Insurance Company Limited  
**Period of Cover:** April 1, 2025 to April 1, 2026

**SCOPE OF COVER** Blanket Houseowners Comprehensive Reinsurance Including but not limited to Fire, Lightning, Bush Fire, Spontaneous Combustion, Volcanic Eruption, Subterranean Fire, Explosion, Blasting, Earthquake, Hurricane, Windstorm, Storm, Tempest, Cyclone, Tornado, Hail, Full Flood, Riot, Strike, Civil Commotion, Malicious Damage, Aircraft Damage (including things fall there from), Impact Damage (however caused), Bursting of Pipes and the Overflowing of Water Tanks and other Apparatus, Burglary, Theft and Public Liability and Personal Accident Cover.

## ITEM NO. DESCRIPTION OF PROPERTY COVERED

1. Buildings consisting of private dwellings, inclusive of apartment complexes
- 2a. Buildings or additions in the course of construction (including material on site) under 'build on own land' and 'Home Improvement Loan', inclusive of staff mortgages, Strata Properties and buildings on own land after the moratorium period has been completed
- 2b. On all improvements to buildings of every description including water heaters, tanks, AC units, fencing as appears in the Trust's Portfolio of Home Improvement Loans
- 2c. Buildings undergoing renovation restoration (including material, on site) under the Trust's Portfolio of Open Market Loans
3. Units in Inventory not yet handed out (including open market interim purchases)
4. Site improvements at various schemes
5. Claims Preparation Cost

### **POLICY EXCESS**

Hurricane, cyclone, tornado, windstorm (including rain accompanying these perils), earthquake, volcanic eruption and fire and/or flood (including overflow of the sea) caused by these perils - 2% of the sum insured per building

Fire, lightning and explosion – Nil

All other perils: 1% of each and every loss minimum of USD 8.00 maximum of USD200.00

Subject to Seventy-Two (72) Hours Loss Occurrence

### **EXCLUSIONS**

1. Absolute mold, fungus, mildew and spore exclusion clause
2. Deterioration of inherent use, including wear and tear, latent defects, rust, wet, dry rot, mechanical breakdown
3. Sanction Limitation and Exclusion Clause
4. War Exclusion
5. Communicable Disease Endorsement LMA5394
6. Radio Exclusion Clause
7. Terrorism Exclusion – NMA 29306
8. Nuclear Energy Risk Exclusion Clause
9. Industries, Seepage, Pollution and Contamination Exclusion Clause – Sudden and Accidental – NMA 1685
10. Cyber Exclusion Clause

## EXTENSIONS

1. Accidental damage to Underground Cables, Pipes and other Services
2. Additional Security following a loss
3. Additional Values held covered subject to declaration within ninety (90) days - limited to 10% of sum insured
4. Alterations and Repairs
5. Auditors and Accountants Fees
6. Automatic Addition/Deletion
7. Automatic Reinstatement of Sum Insured following a loss
8. Breakage of Plate Glass, door and windows including frames
9. Building Wide Description
10. Capital Additions - 10% of Sum Insured
11. Changes in Occupation of Buildings
12. Damage to external fixtures, awning, equipment, walls, gates and fences is deemed to be included in respect of any Insured peril including Hurricane
13. Description of Building to include alarm and security system
14. Interim Payment Clause
15. Jurisdiction Jamaican Courts
16. Landlord's Clause
17. Legal Liability to employees/workmen.
18. Legal Liability to the Public
19. Mortgage Clause as applicable
20. Nominated Loss Adjusters - Crawford Loss Adjuster
21. Non-Average Policy Wording
22. Occupiers/Owners Liability
23. Personal Accident Cover – Death Benefit to Houseowners and Spouse
24. Personal Liability – Any one accident/in the aggregate
25. Professional Fees -10%
26. Public Authorities Clause
27. Removal of Debris/Erection Hoardings -10 % of sum insured
28. Rental/Additional cost of Alternative Accommodation ·10%
29. Replacement Value Memorandum
30. Sixty (60) Days Cancellation Notice
31. Sixty (60) Days Claims Notification
32. Smoke and Water (extinguishment) damage
33. Subsidence and Landslip/Ground Heave
34. Territorial Limits - Worldwide
35. Unoccupancy Clause – 120 days
36. Unspecified small buildings and structures
37. Walls shall mean boundary, perimeter, retaining, dividing walls, and the like