



CHANGES APPLICABLE TO YOUR POLICY WORDING FROM 31 DECEMBER 2024 – Community Residential

Why have these changes been made – To bring more clarity and understanding as to the intent of the clauses.

General Policy Conditions

Change in Risk (replaces current Fundamental Condition)

The **Insured** must notify the **Insurer** immediately if any of the following events occur:

- (a) information provided or confirmed to the **Insured** before the commencement of **the Period of Insurance** ceases to be correct.
- (b) the **Business** of the **Insured** ceases or is transferred to another person or entity.
- (c) the **Insured** becomes subject to an insolvency proceeding.
- (d) any event notifiable under the **Unoccupied Premises Condition**.

If the **Insured** is in doubt as to whether an above event has occurred, the **Insured** should disclose it to the **Insurer**.

If the **Insured** fails to comply with the above, the **Insurer** shall, in addition to not paying any claim, have the right to suspend, cancel or alter the terms of the **Policy**.

Survey Condition

The **Insurer** may make arrangements to complete a survey or surveys of the **Premises** or of any other location(s). During the **Period of Insurance** and before the date agreed for any site survey the **Insurer** will provide insurance cover under the terms and conditions specified in the **Policy**.

During the survey, the surveyor is not authorised by the **Insurer** to agree any changes to the **Policy**. The **Insured** shall not rely upon anything said by the surveyor, or not said, as providing confirmation that the **Insured** is compliant with its obligations under this **Policy**.

Following the survey, the **Insurer** will have the right to

- (a) impose Risk Improvement Requirements; and/or
- (b) otherwise review the **Policy** terms and conditions or suspend or withdraw cover

It is a condition precedent to liability that the **Insured** will:

- (i) allow the **Insurer** access to the **Premises** in order to conduct the survey.
- (ii) comply with any Risk Improvement Requirements imposed following the survey within the timescales agreed with the **Insurer** and throughout the **Period of Insurance**.

If the **Insured** fails to comply with the above, the **Insurer** shall, in addition to not paying any claim, have the right to suspend, cancel or alter the terms of the **Policy**.

If the **Insured** does not accept any revised terms or conditions of cover or premium the **Insured** can cancel this **Policy** and will be entitled to a proportionate refund of premium provided that no claim has been made during the current **Period of Insurance**



Definition of Unoccupied added to Definitions.

Unoccupied

any ***Premises*** (including any part or unit of the ***Premises***) left disused or not occupied for its intended purpose for more than 30 consecutive days.

Addition of a Multiple Insured Endorsement

The inclusion of more than one party under ***Insured*** on the ***Schedule*** shall in no way increase or multiply any applicable ***Sum Insured*** or other limit of indemnity or sub-limit.

In the event of any claim:

- a) the total amount the ***Insurer*** will pay shall not exceed the amount of the liability of the ***Insurer*** had there been only one ***Insured*** on the ***Schedule***; and
- b) payment to one such party shall reduce, to the extent of that payment, the overall liability of the ***Insurer*** in respect of the claim to all other Insureds.