

NEW

Renewal of Number

POLICY DECLARATIONS

No. NPP2594629

Mount Vernon Fire Insurance Company

1190 Devon Park Drive, Wayne, Pennsylvania 19087

A Member Company of United States Liability Insurance Group

NAMED INSURED AND ADDRESS:
REDWOOD CONDOMINIUM ASSOCIATION
600 E HOPKINS AVE, SUITE 203
ASPEN, CO 81611

**THIS CONTRACT IS DELIVERED AS A SURPLUS LINE
COVERAGE UNDER THE 'NONADMITTED INSURANCE ACT'.
THE INSURER ISSUING THIS CONTRACT IS NOT LICENSED IN
COLORADO BUT IS AN ELIGIBLE NONADMITTED INSURER.
THERE IS NO PROTECTION UNDER THE PROVISIONS OF THE
'COLORADO INSURANCE GUARANTY ASSOCIATION ACT'.**

POLICY PERIOD: (MO. DAY YR.) From: 01/01/2025 To: 01/01/2026

12:01 A.M. STANDARD TIME AT YOUR
MAILING ADDRESS SHOWN ABOVE

FORM OF BUSINESS: Non Profit Organization

BUSINESS DESCRIPTION: Community Association

**IN RETURN FOR THE PAYMENT OF THE PREMIUM, AND SUBJECT TO ALL THE TERMS OF THIS POLICY, WE AGREE
WITH YOU TO PROVIDE THE INSURANCE AS STATED IN THIS POLICY.**

THIS POLICY CONSISTS OF THE FOLLOWING COVERAGE PARTS FOR WHICH A PREMIUM IS INDICATED.
THIS PREMIUM MAY BE SUBJECT TO ADJUSTMENT.

	PREMIUM
Commercial Liability Coverage Part	\$500.00
Commercial Property Coverage Part	\$4,628.00

Wholesaler Broker Fee	\$250.00
Surplus Lines Tax	\$161.34
Stamping Fee	\$9.41
TOTAL:	\$5,548.75

Coverage Form(s) and Endorsement(s) made a part of this policy at time of issue

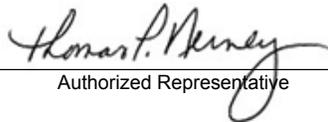
See Endorsement EOD (1/95)

Agent: R-T SPECIALTY, LLC (GREENWOOD VILLAGE, CO) (1702)
5660 Greenwood Plaza Blvd, Suite 500
Greenwood Village, CO 80111

Issued: 01/03/2025 10:35 AM

Broker: TAG INSURANCE SERVICES

CO

By: 
Authorized Representative

R. J. G.

EXTENSION OF DECLARATIONS

Policy No. NPP2594629

Effective Date: 01/01/2025

12:01 AM STANDARD TIME AT YOUR MAILING ADDRESS

FORMS AND ENDORSEMENTS

The following forms apply to multiple coverage parts

<i>Endt#</i>	<i>Revised</i>	<i>Description of Endorsements</i>
2110	04/15	Service Of Suit
IL0017	11/98	Common Policy Conditions
IL0021	09/08	Nuclear Energy Liability Exclusion Endorsement
IL0169	09/07	Colorado Changes - Concealment, Misrepresentation Or Fraud
IL0935	07/02	Exclusion Of Certain Computer-Related Losses
Jacket	07/19	Policy Jacket
L-526	01/15	Absolute War Or Terrorism Exclusion
P 246	01/15	Exclusion of War, Military Action and Terrorism
TRIADN	12/20	Disclosure Notice of Terrorism Insurance Coverage

The following forms apply to the Commercial Liability coverage part

<i>Endt#</i>	<i>Revised</i>	<i>Description of Endorsements</i>
CG 21 06	12/23	EXCLUSION - ACCESS OR DISCLOSURE OF CONFIDENTIAL OR PERSONAL MATERIAL OR INFORMATION
CG0001	12/07	Commercial General Liability Coverage Form
CG0068	05/09	Recording And Distribution Of Material Or Information In Violation Of Law Exclusion
CG2004	11/85	Additional Insured - Condominium Unit Owners
CG2147	12/07	Employment-Related Practices Exclusion
CG4032	05/23	Exclusion - Perfluoroalkyl and Polyfluoroalkyl Substances (PFAS)
IL0125	11/13	Colorado Changes - Civil Union
L-526	01/15	Absolute War Or Terrorism Exclusion
L-549	04/15	Absolute Professional Liability Exclusion
L-599	04/15	Absolute Exclusion For Pollution, Organic Pathogen, Silica, Asbestos And Lead With A Hostile Fire Exception
L-600	08/05	Pre-Existing Or Progressive Damage Or Defect Exclusion
L-610	04/15	Expanded Definition Of Bodily Injury
L-783NPP	07/18	Amendment of Liquor Liability Exclusion
L-787	05/13	Infringement Of Copyright, Patent, Trademark Or Trade Secret Endorsement
LLQ100	04/15	Who Is An Insured Clarification Endorsement
LLQ368	04/15	Separation Of Insureds Clarification Endorsement

The following forms apply to the Commercial Property coverage part

<i>Endt#</i>	<i>Revised</i>	<i>Description of Endorsements</i>
CP 112	04/15	"Equipment Breakdown" Enhancement Endorsement
CP 115	04/15	Outdoor Property Enhancement
CP 117	04/15	Multiple Deductible Form
CP 141 DEP	04/20	Changes - Actual Cash Value and Depreciation Definition

EXTENSION OF DECLARATIONS

Policy No. NPP2594629

Effective Date: 01/01/2025

12:01 AM STANDARD TIME AT YOUR MAILING ADDRESS

FORMS AND ENDORSEMENTS

CP 142	04/14	Protective Devices Or Services Provisions
CP 224	10/21	Asbestos Material Exclusion
CP 225	04/15	Exclusion - Lead Contamination
CP 226	04/15	Absolute Pollution Exclusion – Property
CP 227	02/11	Mold, Fungus, Bacteria, Virus Or Organic Pathogen Exclusion
CP 245	09/15	Earth Movement Exclusion
CP0017	06/07	Condominium Association Coverage Form
CP0090	07/88	Commercial Property Conditions
CP0321	10/12	Windstorm Or Hail Percentage Deductible
CP0405	04/02	Ordinance Or Law Coverage
CP1030	06/07	Causes Of Loss - Special Form
CP1032	08/08	Water Exclusion Endorsement
CP1033	06/95	Theft Exclusion
CP1036	10/12	Limitations On Coverage For Roof Surfacing
CP1075	12/20	Cyber Incident Exclusion
P 246	01/15	Exclusion of War, Military Action and Terrorism

COMMERCIAL PROPERTY COVERAGE PART DECLARATIONS

Policy No. NPP2594629

Effective Date: 01/01/2025
12:01 STANDARD TIME

DESCRIPTION OF PREMISES

<i>Prem</i>	<i>Bldg</i>	<i>Location, Construction, Occupancy and Other Information</i>	<i>Territory</i>	<i>Fire Code</i>
1	1	550 S Riverside Ave, Aspen, CO 81611 Description: Community Association Covered Causes of Loss: Special Construction: Frame Special Deductible: 2%	002	0331
		Number of Stories: 2	Protection Class	4
		Special Deductible Type: Wind and Hail	Square Footage:	2252

COVERAGES PROVIDED - INSURANCE AT THE DESCRIBED PREMISES APPLIES ONLY FOR COVERAGES FOR WHICH A LIMIT OF INSURANCE IS SHOWN

<i>Prem</i>	<i>Bldg</i>	<i>Coverage</i>	<i>Limits of Insurance</i>	<i>Deductible</i>	<i>Coinsurance % or Monthly Indemnity</i>	<i>+ Valuation</i>	<i>Premium</i>
1	1	Building	\$1,300,000	\$10,000	80%	ACV	\$3,692
1	1	Coverage A Coverage For Loss To The Undamaged Portion Of The Building	Included	\$10,000	80%	ACV	Included
1	1	Coverage B Demolition Cost Coverage	\$100,000	\$10,000	N/A	ACV	\$247
1	1	Coverage C Increased Cost Of Construction Coverage	\$100,000	\$10,000	N/A	ACV	\$247
1	1	Equipment Breakdown	Included	\$1,000			\$442
MINIMUM PREMIUM FOR PROPERTY COVERAGE PART:							\$592
TOTAL PREMIUM FOR PROPERTY COVERAGE PART:							\$4,628
MP - minimum premium							
+ Valuation: ACV - Actual Cash Value; RC - Replacement Cost; RC/ACV - Replacement Cost/ACV Roof FBV - Functional Building Value; AA - Agreed Amount; ALS - Actual Loss Sustained							

LOSS PAYABLE(S): NONE

Coverage Form(s)/Part(s) and Endorsement(s) made a part of this policy at time of issue:

See Endorsement EOD (01/95)

THESE DECLARATIONS ARE PART OF THE POLICY DECLARATIONS CONTAINING THE NAME OF THE INSURED AND THE POLICY PERIOD.

COMMERCIAL GENERAL LIABILITY COVERAGE PART DECLARATIONS

Policy No. NPP2594629

Effective Date: 01/01/2025
12:01 STANDARD TIME

LIMITS OF INSURANCE

Each Occurrence Limit	\$1,000,000
Personal & Advertising Injury Limit (Any One Person/Organization)	\$1,000,000
Medical Expense (Any One Person)	\$5,000
Damages To Premises Rented To You (Any One Premises)	\$100,000
Products/Completed Operations Aggregate Limit	Included
General Aggregate Limit	\$2,000,000

LIABILITY DEDUCTIBLE \$0

LOCATIONS OF ALL PREMISES YOU OWN, RENT OR OCCUPY

<i>Location</i>	<i>Address</i>	<i>Territory</i>
1	550 S Riverside Ave, Aspen, CO 81611	002

PREMIUM COMPUTATION

<i>Loc</i>	<i>Classification</i>	<i>Code No.</i>	<i>Premium Basis</i>	<i>Pr/Co</i>	<i>Rate</i>		<i>Advance Premium</i>	
					<i>All Other</i>	<i>Pr/Co</i>	<i>All Other</i>	<i>All Other</i>
1	Condominiums - residential - (association risk only)	62003	5 Per Unit	Included	39.600	Included	\$198	
1	Additional Insured - Condo Unit Owners	49950	1 Flat	Included	0.000	Included	Included	
MINIMUM PREMIUM FOR GENERAL LIABILITY COVERAGE PART:								\$500
TOTAL PREMIUM FOR GENERAL LIABILITY COVERAGE PART:								\$500 MP
(This Premium may be subject to adjustment.) MP - minimum premium								

Coverage Form(s)/Part(s) and Endorsement(s) made a part of this policy at time of issue:
See Form EOD (01/95)

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