

KIMBERLY CARRINGTON
MCGRIFF INSURANCE SERVICES, INC
12485 28TH STREET NORTH, SECOND FLOOR
ST. PETERSBURG, FL 33716

TOWN SHORES OF GULFPORT #212 (DIPLOMAT)
3210 59TH ST S
GULFPORT, FL 33707-5942



POLICY CHANGE SUMMARY

POLICY NUMBER: 11282416 - 1	POLICY PERIOD FROM 02/01/2024	TO 02/01/2025
at 12:01 a.m. Eastern Time		
Transaction: AMENDED DECLARATIONS	Effective: 02/01/2024	

Item	Prior Policy Information	Amended Policy Information
Locations and Buildings		
1: 5980 SHORE BLVD S		
1: 10 STY, 120-UNIT FR CONDO BLDG		
Coverages		
Building Coverage		
Limit	25,159,100	29,722,000
Building Coverage: Total Replacement Cost	\$25,159,100	\$29,722,000
Building Coverage: Valuation Amount	\$25,159,148	\$29,722,038
Building Coverage: Appraiser Name	IP RISK	FPAT
Building Coverage: Date of Valuation	11/14/2023	08/14/2023
Building Hurricane Deductible Amount	\$1,257,955	\$1,486,100
Owner Occupied Sq Ft	191620	188390
FHCF Owner Occupied Sq Ft	191620	188390
Total Area of Building (sq. ft)	191620	188390
Construction Classification	Rein Mas Walls, Light Steel Roof, High Rise	Rein Mas Walls, O/T Light Steel Roof, High Rise
Group II Construction	A	AA

This summary is for informational purposes only and does not change any of the terms or provisions on your policy. Please carefully review your policy Declarations and any attached forms for a complete description of coverage.



COMMERCIAL PROPERTY POLICY DECLARATIONS

POLICY NUMBER: 11282416 - 1 **POLICY PERIOD FROM** 02/01/2024 **TO** 02/01/2025
 at 12:01 a.m. Eastern Time

Transaction: AMENDED DECLARATIONS **Effective:** 02/01/2024 CR-M

Pay Plan: Citizens Full Pay **Bill:** Insured Billed

Named Insured and Mailing Address	Agent	Fl. Agent Lic. #
Town Shores of Gulfport #212 (Diplomat) 3210 59TH ST S GULFPORT, FL 33707-5942	KIMBERLY CARRINGTON McGriff Insurance Services, Inc 12485 28TH STREET NORTH, SECOND FLOOR ST. PETERSBURG, FL 33716	A041643

Telephone: 850-728-6025

Telephone: 727-327-7070

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 FOR WHICH A PREMIUM IS INDICATED. THIS PREMIUM MAY BE SUBJECT TO ADJUSTMENTS.

	PREMIUM
COMMERCIAL PROPERTY COVERAGE	\$119,186.00
Required Additional Charges:	
Emergency Management Preparedness and Assistance Trust Fund (EMPA)	\$4.00
2023-A Florida Insurance Guaranty Association (FIGA) Emergency Assessment	\$1,192.00
State Fire Marshal Regulatory Surcharge	\$119.00
Tax-Exempt Surcharge	\$2,086.00
TOTAL:	\$122,587.00
Change in Policy Premium:	-\$8,071.00

The portion of your premium for

Hurricane Coverage is: \$77,277.00

Non - Hurricane Coverage is: \$41,909.00

See Form CDEC-FE-SCH – Commercial Policy Forms And Endorsements Schedule

Authorized By: KIMBERLY CARRINGTON

Issued Date: 01/23/2024

Countersigned: 01/23/2024

BY:

Timothy M. Cerio
President/CEO and Executive Director
Citizens Property Insurance Corporation



COMMERCIAL PROPERTY POLICY DECLARATIONS

Policy Number: 11282416 - 1

Effective Date: 02/01/2024 to 02/01/2025

Insured Name: Town Shores of Gulfport #212 (Diplomat)

LOCATION NO. 1	BUILDING OR SPECIAL CLASS ITEM NO. 1		CSP Code: 0333			
BUSINESS DESCRIPTION: Condominiums -residential (association risk only) - without mercantile occupancies -Over 30 units						
DESCRIPTION OF PREMISES 1: 5980 SHORE BLVD S 10 STY, 120-UNIT FR CONDO BLDG						
Location Address 5980 SHORE BLVD S GULFPORT, FL 33707-5915	Group I Construction Fire Resistive Group I Territory Statewide	Group II Construction AA Group II Territory Seacoast Zone 3	Protection Class 2 Coastal Territory None	BCEGS Grade Ungraded No. of Units 120		
COVERAGES PROVIDED Insurance at the Described Premises Applies Only For Coverages For Which A Limit Of Insurance Is Shown.						
Coverage	Limit Of Insurance	Covered Causes Of Loss	Total Replacement Cost	Rates	Premium	First Loss
Building (Bldg)	\$29,722,000	Basic	\$29,722,000	A-Rate	\$116,214.00	N/A
					FHCF Build-Up Premium:	\$2,972
OPTIONAL COVERAGES Applicable Only When Entries Are Made In The Schedule Below						
Coverage	Premium		Replacement Cost			
			Building	Business Personal Property		
			Yes			
DEDUCTIBLE						
All Other Perils Deductible		Hurricane Percentage Deductible				
\$10,000		Deductible Percentage (Deductible Amount) Bldg: 5% (\$1,486,100)				
WINDSTORM MITIGATION FEATURES						
Terrain C	Year Built 1972	Roof Cover FBC Equivalent (Level B)	Roof Deck Level C (Reinforced Concrete Roof Deck)	Roof-Wall Connection N/A	SWR Yes	
Building Type Type III	Roof Shape N/A	Opening Protection None	FBC Wind Speed N/A	FBC Wind Design N/A		
*A premium adjustment of \$ 7,370.00 is included to reflect building code enforcement and the building's wind loss mitigation features or construction techniques that exist. Adjustments range from a 1% surcharge to a 65% credit.						
Mortgageholder(s) & Other Policyholder Interest(s) – See Policy Interest Schedule.						
PREMIUM: \$119,186.00						



COMMERCIAL PROPERTY POLICY DECLARATIONS

Policy Number: 11282416 - 1

Effective Date: 02/01/2024 to 02/01/2025

Insured Name: Town Shores of Gulfport #212 (Diplomat)

WARNING: PREMIUM PRESENTED COULD INCREASE IF CITIZENS IS REQUIRED TO CHARGE ASSESSMENTS FOLLOWING A MAJOR CATASTROPHE.

FLOOD COVERAGE IS NOT PROVIDED BY THIS POLICY.

THIS POLICY CONTAINS A SEPARATE DEDUCTIBLE FOR HURRICANE LOSSES, WHICH MAY RESULT IN HIGH OUT-OF-POCKET EXPENSES TO YOU.

YOUR POLICY PROVIDES COVERAGE FOR A CATASTROPHIC GROUND COVER COLLAPSE THAT RESULTS IN THE PROPERTY BEING CONDEMNED AND UNINHABITABLE. OTHERWISE, YOUR POLICY DOES NOT PROVIDE COVERAGE FOR SINKHOLE LOSSES. YOU MAY PURCHASE ADDITIONAL COVERAGE FOR SINKHOLE LOSSES FOR AN ADDITIONAL PREMIUM.

THIS POLICY CONTAINS A CO-PAY PROVISION THAT MAY RESULT IN HIGH OUT-OF-POCKET EXPENSES TO YOU.

TO REPORT A LOSS OR CLAIM CALL 866.411.2742

PLEASE CONTACT YOUR AGENT IF THERE ARE ANY QUESTIONS PERTAINING TO YOUR POLICY. IF YOU ARE UNABLE TO CONTACT YOUR AGENT, YOU MAY REACH CITIZENS AT 866.411.2742.

