

ICA	Supplement to ACORD® 25 (Property Management)	DATE:	
Insured:		Certificate Holder(s):	
Commercial General Liability:			
Yes No			
P-1		Provide, in the space below, the appropriate form number(s) of the Additional Insured endorsement(s): Ongoing Operations <input style="width:150px;" type="text"/> Completed Operations <input style="width:150px;" type="text"/> Attach a copy of the endorsement(s).	
P-2		Does the Other Insurance clause or an endorsement to the policy state that the CGL policy is primary for the Additional Insured if "agreed in writing in a contract or agreement that this insurance would be primary" or does it contain similar wording? If so, provide a copy of such similar wording clearly highlighting or referencing the applicable language.	
P-3		Does the Other Insurance clause or an endorsement to the policy state that the CGL policy is non-contributory for the Additional Insured if "agreed in writing in a contract or agreement that this insurance...would not seek contribution from any other insurance available to the additional insured " or does it contain similar wording? If so, provide a copy of such similar wording clearly highlighting or referencing the applicable language.	
Are the following specifically excluded?			
P-4		Independent Contractors?	
P-5		Punitive Damages (other than Terrorism)?	
P-6		Third Party Over Actions?	
Excess/Umbrella Liabilities:			
The Excess/Umbrella policy is excess over which of the following primary policies?			
P-1		Commercial General Liability Insurance	
P-2		Automobile Liability Insurance	
P-3		Employers Liability Insurance	
Yes No			
P-4		Does the policy include language addressing reduced or exhausted primary limits over which the policy is excess, frequently referred to as drop-down? If YES, provide a copy of such wording clearly highlighting or referencing the applicable language.	
Commercial Property:			
Yes No			
BUSINESS PERSONAL PROPERTY - If required to insure business personal property, please answer the following questions:			
P-1		Is the policy "All Risk" or "Special Form" or does it contain wording similar to "...all risks of direct physical loss...?"	
P-2		Are the limits, shown on the ACORD® form for Business Personal Property, 100% of replacement cost?	
P-3		Do the limits shown on the ACORD® form include the Tenant's Improvements & Betterments?	
P-4		Does the policy include Loss of Business Income?	
P-5		Is the policy endorsed to include the Lessor as Loss Payee?	
Are the following specifically excluded?			
P-6		Earthquake?	
P-7		Flood?	
REAL PROPERTY - If required to insure real property, please answer the following questions:			
P-8		Is the policy "All Risk" or "Special Form" or does it contain wording similar to "...all risks of direct physical loss...?"	
P-9		Are the limits, shown on the ACORD® form for Real Property, 100% of replacement cost?	
P-10		Is the policy endorsed to include the Lessor as Loss Payee?	
Are the following specifically excluded?			
P-11		Earthquake?	
P-12		Flood?	
It is agreed that the coverages, endorsements and conditions shown on these pages are in effect and apply, as indicated, to the coverages certified on the attached ACORD® certificate of insurance. This form neither affirmatively nor negatively amends, extends nor alters the coverage afforded by the policy summarized hereon and is qualified by reference to the policy itself. This form does not constitute a contract between the issuing insurer(s), authorized representatives or producer, and the certificate holder.		Signature: TEXAS DEPT. OF INSURANCE AUSTIN, TEXAS APPROVED JAN 24 2017	

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