

Self-Storage Sell Sheet

Chubb Self Storage Programs is designed to provide Commercial Package coverage for eligible self-storage facilities.

Product Offering

- Package Policy (ISO based) including:
 - Commercial Property (Building & BPP)
 - General Liability
- Business Income
- Equipment Breakdown
- Sale and Disposal & Customers' Goods Legal Liability
- Hired Non-Owned Automobile Liability
- Commercial Excess Liability
- Coverage & Limits:
 - General Liability up to \$2M Occurrence, \$4M Aggregate
 - Excess Liability up to \$5M
 - Hired Non-Owned up to \$1M.
 - Sales & Disposal Legal Liability up to \$1M
 - Customers' Goods Legal Liability up to \$1M
 - Up to \$50M Total Insured Value

Tailored Coverage Features

- Automatic blanket limit of insurance for select property coverages.
- Business Property Enhancements:
 - Business Income automatic extension to 365 days
 - Damage to Building from Theft
 - Ordinance or Law
 - Employee Theft including Forgery or Alteration
 - Outdoor Property: Fences; Paved Surfaces; Trees/ Shrubs/Plants
 - Newly Acquired - Building and Personal Property
 - Computer Equipment and Electronic Data
 - Pollutant Cleanup and Removal
 - Valuable Paper and Records
 - Back-up of Sewers and Drains

Program Highlights

- Capacity for CAT Exposed Locations in Midwestern and Western States
- Blanket Coverage Available
- Incidental Boat/RV Storage
- Incidental Non-Storage Exposures
- Loss Control Inspections Available

Program Guidelines

- TIV: Up to \$50M
- Built/Updated in the past 10-15yrs.
- Occupancy Rate of 80% or higher
- Non-Combustible Construction or better
- Within 5 miles Fire Department
- Claims: up to 3 in past 5yrs
- Incidental Lessor's Risk Exposure
- Less than 20% of Total Gross Sales from RV/Boat/Vehicle storage
- Class A Building Conversions up to 40 years old

Ineligible Classes & States

- Commercial Automobile
- Flood & Earthquake
- Inland Marine
- Personal Property of Others
- Mobile Storage Operators
- Workers Compensation
- Wine Storage
- States – Alaska & Hawaii

Submission/Bind requirements:

- Quote Submission Requirements:
 - Current Statement of Values (SOV) and/or Accord Application
 - 3-5yrs of Claims History
 - Chubb Supplemental Application
 - Current coverage limits and deductibles, as well as expiring or target premium.
- Requirements to Bind Coverage
 - Supplemental Application
 - Underwriter Account Subjectivities
 - Building Valuations, if applicable
 - Signed/dated Accord 125 (fraud) statement.
 - Signed/dated TRIA form.
 - Facility Lease Agreement
 - Details on converted buildings and/or any non-self-storage exposure.
 - 3+ years of recent company loss runs

All inquiries and new business submissions can be sent via email to selfstorage@chubb.com.

Contact :
Charles Brady
215-262-2193
selfstorage@chubb.com