

Citizens Property Insurance Corporation

Minimum Requirements for Non-licensed Commercial Residential Inspections/Valuations

Certification

Name of the firm or key personnel completing the inspection/valuation:

I, _____, certify that I, or the entity listed above, have/has at least three years experience in the field of commercial property inspections, commercial risk assessment, and commercial property replacement cost evaluation.

Date _____ Position _____

Property

Property Owner's Name _____
Property Address _____
City _____
State, Zip _____

Valuation Requirements

- Inspections must include an estimate of the replacement cost for every structure to be covered.
- The method used to determine the cost of rebuilding the structures must be the current version of the calculation system:
 - Marshall & Swift / Boeckh (MSB) or
 - e2Value (RS Means)
- Inspections must also include clear photographs of any building and ancillary structure the applicant/policyholder wishes to insure:
 - Main structure
 - Pools
 - Docks, etc.
- If multiple buildings are identical, or nearly so, representative photographs may be used.
- Photographs of any existing damage must also be included.

Valuation Information

- Year of construction _____
- Total number of units _____
- Number of owner-occupied units _____
- Number of units rented on a long-term lease of 12 months or more _____
- Number of units rented on a daily, weekly, or monthly basis _____
- Number of units with time share occupancy _____
- What is the distance to tidal water? _____

To be completed for each building

Identify the building being inspected _____

Total square footage _____

What is the overall condition of the structure? Excellent Good Fair Poor

Give a detailed description of the following characteristics:

- Year of construction _____
- Number of stories _____
- Size of units _____
- Common area floor coverings _____
- Exterior wall construction _____
- Foundation type _____
- Roof type _____
- Roof shape _____
- Roof construction _____
- Diagram of square footage on a separate page

Give a detailed description and condition of the following items:

- Fire places _____

- Porches _____

- Decks _____

- Balconies _____

List the type and condition of all ancillary structures on the property, including buildings, pools, etc.

Are there any business exposures?

Yes No

If Yes, describe the exposure and square footage of the area. _____

Are there any cooking exposures beyond what would normally be expected in a residential unit?

Yes No

If Yes, describe the exposure.

Describe any other property or liability hazards _____

