



Mountain West Insurance & Financial Services, LLC

201 Centennial St. 4th Floor, Glenwood Springs, CO 81601
(800) 390-0559 toll-free
(970) 945-9111 office
(970) 945-2350 fax
www.mtnwst.com

12/29/2025

Insurance Ready Reference for Copper Valley Condominium Association, Inc.

Please retain this form in your insurance file along with your policies.

Thank you for choosing our agency for your Community Association Master Insurance Policy. To provide the best possible service to the unit owners, we ask that you review and observe the following procedures regarding coverage, claim reporting and certificates of insurance.

Retain this form for future reference with the actual policy to answer any questions that may arise. Coverage questions should be referred to your service team. It is preferred that the property manager or a board member makes contact.

Please provide a copy of the enclosed Unit Owners letter, the Association Insurance Summary, a certificate of insurance, and a copy of the association declarations and bylaws to each unit owner.

Your Service Team

Producer: Meghan Wilson, CIC
Commercial Account Executive: Joseph Stewart, CIC
Commercial Account Manager: Brady Cox
Claims Advocate: Dustin Brown
Phone: 970-945-9111
Toll Free: 800-255-6390
Fax: 970-945-2350

Claim Reporting

Report all claims promptly to claims@mtnwst.com or by phone 970-945-9111

Certificates

All requests for certificates of insurance for lending purposes must be emailed to assncert@mtnwst.com or faxed to our office. The request must include the full name, physical address and complete mortgagee clause for each owner. Blank certificates may not be issued under any circumstance.

Coverage

Please reference the following pages for a summary of all insurance policies written through Mountain West Insurance & Financial Services, LLC.

The attached Unit Owner letter summarizes the coverage as applicable to the Association relative to our agreed interpretation of its Declarations and Bylaws.

This notice is furnished to you in accordance with Colorado Revised Statute 38-33.3-209.4 (2) (f)



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Insurance Summary for

Copper Valley Condominium Association, Inc.

Package Policy

Carrier: Cincinnati Insurance Company

Policy #: EPP0704293

Policy Term: 1/1/2026 to 1/1/2027

Building/Structures: \$13,118,355

Personal Property: \$113,436

Undamaged Buildings (Building Ordinance Law A): Included

Demolition Costs (Building Ordinance Law B): \$1,000,000

Increased Construction Costs (Building Ordinance Law C): \$1,000,000

Property Deductible: \$10,000

Equipment Breakdown: Included

Sewer Drain Backup: \$1,000,000

General Liability: \$1,000,000 per Occurrence // Aggregate

Medical Payments: \$5,000

Hired & Non-Owned Auto Liability: Included

Directors and Officers Liability with Cyber Policy

Carrier: StarNet Insurance Company

Policy #: QDO000002201

Policy Term: 1/1/2026 to 1/1/2027

Limit: \$1,000,000

Additional Defense Limit: Yes

Deductible: \$1,000

Fidelity

Carrier: StarNet Insurance Company

Policy #: QDR000014701

Policy Term: 1/1/2026 to 1/1/2027

Employee Dishonesty Limit: \$325,000

Forgery or Alteration Limit: \$325,000

Computer Fraud Limit: \$325,000

Funds Transfer Fraud Limit: \$325,000

Deductible: \$1,000

Social Engineering Limit:

Social Engineering Deductible:



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Workers Compensation Policy

Carrier: Pennsylvania Manufacturers' Association Insurance Company
Policy #: 2026010958660Y
Policy Term: 1/1/2026 to 1/1/2027
Each Accident Limit: \$1,000,000
Disease Policy Limit: \$1,000,000
Disease Each Employee Limit: \$1,000,000
Deductible: \$0

Umbrella Policy

Carrier: Midvale Indemnity
Policy #: PRP229824000022622747
Policy Term: 1/1/2026 to 1/1/2027
Limit: \$5,000,000
Self-Insured Retention: \$0

Disclaimer

This is only a summary of the insurance policies written through Mountain West Insurance & Financial Services, LLC for Copper Valley Condominium Association, Inc.. Please consult the actual policies for complete coverage, limits, endorsements, and exclusions.