



## Unoccupancy Condition

It is a condition precedent to the liability of the Insurers that the Insured shall:

- (a) carry out internal and external inspections of the building at least every seven days, maintaining a weekly log of such inspections and, as soon as possible, repair, or arrange to repair, any damage or defects found including the removal of graffiti
- (b) remove all waste, unfixed combustible materials and gas bottles, either within or outside the buildings, from the Premises
- (c) securely lock and close all external doors, and windows, and secure and seal all letter boxes and openings. However, where only a Portion of Building is untenanted, this only applies to the untenanted Portion of a Building or Residential Unit.
- (d) wherever possible, turn off all sources of power, fuel and water at the mains, chain and padlock the isolation valves, drain all water and fuel supply tanks, apparatus and pipes. However, where buildings are protected by an Intruder Alarm, CCTV or Fire Detection System or sprinkler installation, the Insured must provide sufficient power, heat or water supplies for their effective operation.
- (e) Tell the Insurer immediately if any building at the Premises becomes Unoccupied, if the buildings are to be occupied by contractors for renovation, alteration or conversion purposes or if the buildings are to become occupied or used. Where The Premises are empty, vacant or disused but are tenanted, (a), (b), (c) and (d) above apply to the extent that they may be reasonably and practically implement without frustrating or invalidation the lease, unless We agree otherwise in writing.

The following additional General Definition is hereby added:

### Vacant or Disused

Any Location or part thereof that is unfurnished, untenanted, unoccupied or no longer in active use for a period of more than 90 days.

The Company shall not be liable for Damage caused by any of the Perils other than Peril 1 A Fire, B Explosion, C Lightning, D Aircraft or other aerial devices or articles dropped therefrom.