

SUSTAINABILITY SELECT™ ENDORSEMENT

In consideration of additional premium, this policy is extended as follows, subject to the terms and conditions of this policy, and to the extent shown in the declarations section.

1. Coverages Provided:

RISK IMPROVEMENT COVERAGE

The reasonable and necessary additional cost incurred by the Insured within two years of the physical loss or damage, at the location where the physical loss or damage occurred or, if damaged property is rebuilt, repaired or replaced at another site, at such other site, to satisfy physical protection loss prevention recommendations published in the FM Global Property Loss Prevention Data Sheets current at the time of physical loss or damage utilizing FM Approved products and materials where applicable.

GREEN COVERAGE

- a. The reasonable and necessary additional cost incurred by the Insured to repair or replace physically damaged insured property with material of like kind and quality which qualifies as **Green**.
- b. If this policy covers Real Property, the reasonable and necessary additional cost incurred by the Insured to replace the physically damaged portions of insured roofing systems with vegetative roof(s), including but not limited to the addition of trees, shrubs, plants and lawns to those roof(s), which qualify as **Green**.
- c. The reasonable and necessary additional cost incurred by the Insured, as part of a **Green** reconstruction, to flush out the air in the area of the physically damaged insured property with 100% outside air and to provide replacement filtration media for the building's ventilation system that controls the damaged area.
- d. The reasonable and necessary additional fees incurred by the Insured for an accredited professional certified by a **Green Authority** to participate in the design and construction for repairing or rebuilding the physically damaged insured property as **Green**.
- e. The reasonable and necessary cost incurred by the Insured for the process of certification or recertification of the repaired or replaced insured property as **Green**.
- f. The reasonable and necessary additional cost incurred by the Insured for **Green** removal, disposal or recycling of the damaged insured property.
- g. The **business interruption** (if covered) loss during the additional time required for making the changes to the insured property in the coverages above.

2. Additional Exclusions:

This endorsement does not cover:

- a. 1) For the Risk Improvement Coverage – Stock, **raw materials**, work in process, **finished goods**, merchandise, **processing water**, molds and dies, property in the open, property of others for which the insured is legally liable, personal property of employees and officers and **Business Interruption**.
- 2) For the Green Coverage – Stock, **raw materials**, work in process, **finished goods**, merchandise, **production machinery and equipment**, **electronic data processing equipment** not used in the functional support of the real property, **processing water**, molds and dies, property in the open, property of others for which the insured is legally liable, personal property of employees and officers.
- b. Any loss adjusted on any valuation basis other than repair or replacement cost basis as per the Basis of Valuation section of this policy.
- c. Any loss covered under any other section of this policy.
- d. Any cost incurred due to any law or ordinance with which the Insured was legally obligated to comply prior to the time of the insured direct physical loss or damage.

3. Additional Condition:

Notwithstanding any other provision in this Policy, the Insured must repair or replace the insured real and/or personal property lost, damaged or destroyed as a condition for coverage under this endorsement.

4. Definitions:

Green means products, materials, methods and processes certified by a **Green Authority** that conserve natural resources, reduce energy or water consumption, avoid toxic or other polluting emissions or otherwise minimize environmental impact.

Green Authority means an authority on **Green** buildings, products, materials, methods or processes that is certified and accepted by Leadership in Energy and Environmental Design (LEED®), **Green Building Initiative Green Globes®**, Energy Star Rating System or any other recognized **Green** rating system.

Production Machinery and Equipment means any production or process machine(s) or apparatus that processes, forms, cuts, shapes, grinds, or conveys **raw materials**, materials in process or **finished goods** and any associated equipment utilized in production including but not limited to electrical cabling, transformers, HVAC; any equipment or apparatus that is mounted upon or used exclusively with any one or more production or process machines(s) or apparatus.

It is understood that coverages granted by this endorsement are a part of, and not in addition to, the policy limit of liability or any other sub-limits of liability in this policy.

All other terms and conditions of this policy remain unchanged.