

SPOILAGE ENDORSEMENT

This endorsement modifies such insurance as is provided by Cause of Loss Forms – Basic CP1010, Broadform CP1020 and Special CP1030.

If shown on the Declaration Page, Spoilage is added as a Cause of Loss for a specific location at a specific limit subject to the following:

INSURING AGREEMENT –

We will pay for loss of **perishable stock** on the described premises when that loss is caused by a change in temperature or humidity which is a direct result of one or more of the following:

1. Electric power fluctuation or failure, either on or off premises, as a result of conditions beyond **your** control;
2. Mechanical breakdown of any **cooling unit** on premises; or
3. Faulty operation of any stationary heating plant, when such **perishable stock** is in the building described in this policy.

EXCLUSION –

We will not pay under this coverage for loss directly or indirectly by:

1. flood, tidal wave, high water or overflow;
2. earthquake, earth movement or volcanic eruption;
3. explosion, rupture, or bursting of water pipes, steam boilers, steam pipes, steam turbines or steam engines;
4. disconnection of any refrigeration units from the source of electrical power by a switch or other disconnection means on **your** premises designed to shut off electrical power;
5. leakage or escape of refrigerant gas from any cause including the rupture or bursting of refrigerant gas pipes;
6. breakage of glass which is a permanent part of any refrigerating unit;
7. insufficient fuel or complete lack of fuel used in the normal operation of the stationary heating plant.

DEFINITIONS –

Perishable stock means business personal property:

1. maintained under controlled conditions for its preservation; and
2. susceptible to loss or damage if the controlled conditions change.

Cooling unit means equipment, including its controls, designed and used to refrigerate, cool or humidify perishable stock.

All other terms, conditions and provisions remain unchanged.