# Depopulation DP-3 Coverage Comparison for Citizens and Homeowners Choice

| Coverage Types | Coverage Details | | Can the coverage be added, changed, excluded, or the limit increased? | |
|---|---|---|---|---|
| | CITIZENS PROPERTY INSURANCE CORPORATION | HOMEOWNERS CHOICE | CITIZENS PROPERTY INSURANCE CORPORATION | HOMEOWNERS CHOICE |
| **Coverage A: Dwelling (Primary Structure)** | | | | |
| Covered Causes of Loss | All causes of loss with certain exclusions | All causes of loss, with certain exclusions. | Yes. See optional coverages. | Yes, see optional coverages. |
| Loss Settlement (Replacement Cost or Actual Cash Value) | Replacement Cost | Replacement Cost | No. Note: If the Dwelling is insured at less than 80% of its replacement cost, a coinsurance penalty may apply. | No. Note: If the dwelling is insured at less than 80% of its replacement cost, a co-insurance penalty may apply. |
| Minimum Coverage A (Coverage for the dwelling) | $15,000 | $15,000 | No | No |
| Maximum Coverage A | Less than $700,000, except Miami-Dade and Monroe, where coverage must be less than $1,000,000. | **$2,000,000** | No | No |
| **Coverage B: Other Structures (Buildings or structures that are not the Primary Structure)** | | | | |
| Covered Causes of Loss | All causes of loss with certain exclusions | All causes of loss, with certain exclusions. | No | No |
| Loss Settlement | Replacement cost on buildings, Actual Cash Value on structures that are not buildings. | Replacement Cost on buildings. Actual Cash Value on structures that are not buildings. | No | No |
| Coverage Amount (as a percentage of Coverage A) | 2% | **10%** | Yes, limits of 5-60% in 5% increments available. Coverage also can be excluded (0%). | Yes, limits of 0% (excluded), 2% or 5% are available. |
| Coverage A and B note | Carports, porches, aluminum-framed screened enclosures, screen pool cages or similar structures with a roof covering of aluminum, fiberglass, plastic, vinyl, fabric, or screening, constructed to be open to the weather, are not covered. Any structure that has a roof covering of thatch, grass, palm, lattice, slats, or similar material is not covered. | Screen enclosures, carports, patio covers, and similar structures are covered under Coverage A if attached to the dwelling. Covered under Coverage B if detached. | No | No |
| Pool Coverage | Coverage A if adjoined to or abut the dwelling. Coverage B if separated from the dwelling by clear space. Coverage C if above-ground pool. | In-ground pools, whether adjoining or separated from the dwelling, are covered under Coverage A. Above-ground pools are covered under Coverage B. | Yes, Maximum Coverage A, B, and C limits apply. | Yes, maximum Coverage A and B limits apply |
| **Coverages A and B: Special Limits** | | | | |
| Accidental discharge or overflow of water from a plumbing, HVAC, appliance or fire sprinkler system | $10,000 combined limit for Coverages A and B; Emergency Water Removal is included within this limit | $10,000 combined limit for Coverages A and B. | Yes, Maximum Coverage A and B limits apply when repairs are made through the Managed Repair Contractor Network Program | No |
| Cosmetic and Aesthetic Damage to Floors | N/A | **Included in policy** | N/A | No |
| **Coverage C: Personal Property** | | | | |
| Covered Causes of Loss | Named Peril | Named Peril | No | No |

As of December 2026 Assumption

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| Loss Settlement (Replacement Cost or Actual Cash Value) | Actual Cash Value | Actual Cash Value | No | No |
| Coverage Amount (as a percentage of Coverage A) | 25% | **35%** | Yes, limits up to 50% available. Coverage also can be excluded (0%). | Yes, limits of 0% (excluded) or 1%-50% are available. |
| **Coverage C: Personal Property Special Limits (Special Limits apply to all causes of loss)** | | | | |
| Theft away from premises | Not covered | Not covered | No | No |
| Money, bank notes, etc. | Not covered | Not covered | No | No |
| Securities, deeds, etc. | Not covered | Not covered | No | No |
| Watercraft (other than personal watercraft, which are excluded) | Not covered | Not covered | No | No |
| Trailers not used with watercraft | Not covered | Not covered | No | No |
| Jewelry/furs | Not covered | **Included in policy** | No | No |
| Firearms | Not covered | **Included in policy** | No | No |
| Silverware | Not covered | **Included in policy** | No | No |
| Business property on premises | Not covered | **Included in policy** | No | No |
| Business property off premises | Not covered | **Included in policy** | No | No |
| Portable electronic equipment | Not covered | **Included in policy** | No | No |
| Refrigerated property on premises | $500 limit | $500 | No | No |
| Refrigerated property off premises | Not covered | Not covered | No | No |
| **Reasonable Emergency Measures Limit** | | | | |
| Costs incurred solely to protect property from further damage or unwanted entry, resulting from a covered loss | A $3,000 limit applies to accidental discharge or overflow of water from a plumbing, HVAC, appliance or fire sprinkler system. A separate 2% of Coverage A limit applies to temporary protective roof coverings. | Up to the greater of $3,000 or 1% of Coverage A. Separate limit of 2% of Coverage A for shrink wrap or related roof coverings upon approval. | Yes, the $3,000 limit does not apply when emergency non-weather water removal measures are made through the Emergency Water Removal Services program. | No |
| Emergency Water Removal Services: With policyholder consent, allows the company to provide an approved contractor to perform emergency water removal services solely to protect the dwelling and other structures | Applies to accidental discharge of water from a plumbing, HVAC, appliance or fire sprinkler system. No deductible applies. | N/A | No | No |
| Coverage D: Fair Rental Value and Coverage E: Loss of Use (as a percentage of Coverage A) | 10% | 10% | No | No |
| Coverage L: Liability | $100,000 limit (optional) | Available | No | Yes, it may be added at $100,000 or $300,000 limits or excluded. |
| Coverage M: Medical Payments | $2,000 limit (optional) | Available | No | Yes, it may be added at $2,000 limit or excluded. |
| **Additional Coverages** | | | | |
| Debris Removal (Trees – Wind) | Not covered | **$500** | No | No |
| Loss Assessment | Not covered except for $2,000 for Condominium Unit Owners. | N/A | No | No |
| **Optional Coverages** | | | | |
| Animal Liability | Not covered | Not covered | No | No |
| Earthquake Coverage | Not covered | Not covered | No | No |

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| Extended/increased replacement cost on dwelling | Not covered | Not covered | No | No |
| Golf Carts and Low-Speed Vehicles | Not covered | Not covered | No | No |
| Identity Theft or Identity Fraud Expense Coverage | Not covered | Not covered | No | No |
| Incidental Occupancy | Not covered | **Available** | No | **Yes, Incidental Occupancy endorsement, by Policyholder only, is available.** |
| Limited Fungi, Wet or Dry Rot, or Bacteria Coverage Section I - Property | $10,000 limit | $10,000 | No | **Yes, $25,000 or $50,000 limits available.** |
| Limited Fungi, Wet or Dry Rot, or Bacteria Coverage Section II - Liability | $50,000 limit | Available | No | **Yes, may be added at $50,000 or $100,000 limits, or excluded.** |
| Windstorm or Hail Exclusion | No | No | Yes, the peril of Windstorm or Hail can be excluded. | Yes, peril may be excluded. |
| Ordinance or Law (as a percentage of Coverage A) | Not covered | N/A | No | No |
| Sinkhole | Not covered | **Available** | Yes, Sinkhole coverage is available. (Sinkhole-specific deductible applies.) | Yes, coverage can be added or excluded. 10% of Coverage A deductible applies. |
| Scheduled Personal Property | Not covered | Not covered | No | No |
| Water Backup of Sewers and Drains or Sump Overflow | Not covered | Not covered | No | No |
| Credit cards, Fund Transfer Cards, Forgery, Counterfeit Money, Cryptocurrency, etc. | Not covered | Not covered | No | No |
| Trampolines, Ramps, Diving Boards, Pool Slides, Bounce Houses, Zip Lines, Empty Pools, etc. | Not covered | Not covered | No | No |
| **Loss Reporting and Repair Limitations** | | | | |
| Permanent repairs made without company authorization | Not covered. Exception: For Reasonable Emergency Measures (see above). | Not covered. Exceptions: Reasonable Emergency Measures (see above); or for permanent repairs that begin the earlier of 72 hours after the loss is reported to company, the time of loss inspection or the time of other approval. | No | N/A |
| **Water Loss Limitations** | | | | |
| Is water damage coverage limited based on the age of dwelling? | No | No | No | No |
| Is there a complete water damage exclusion? | No | No | No | No |
| If water damage is excluded, is a buy-back offered? | No | N/A | N/A | N/A |
| Is there a coverage limitation restricting tear out and repair only to the portion of the plumbing system or appliance that caused the loss? | Yes | Yes. In no event will we pay for the repair or replacement of the system or appliance that caused the covered loss. | No | No |
| **Roof Loss Settlement Limitations** | | | | |
| Actual Cash Value Loss Settlement due to age of roof? | No | No | N/A | N/A |
| Actual Cash Value Roof Loss Settlement due to roof type? | No | No | N/A | N/A |
| **Deductible Options** | | | | |
| Hurricane Deductibles (as a percentage of Coverage A) | $500, 2%, 5%, 10% | $500, 2%, 5%,10% | N/A | Available deductible options based on Coverage A amount. |
| All Other Peril Deductibles | $500, $1,000, $2,500 | $500, $1,000, $2,500 | N/A | Available deductible options based on Coverage A amount. |

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|---|---|---|
| **Other** | | |
| Wind Mitigation Credits | Yes. Credits are dependent upon wind-resistive features installed. | Yes, credits are dependent upon wind-resistive features installed. |
| **Claims Handling** | | |
| Preferred Contractor (managed repair) – optional | **Yes** | No |
| Preferred Contractor (managed repair) – mandatory | No | No |
| How is Additional Living Expense paid/administered? | Check | Check |
| **Payment Options** | | |
| Are payment plans available, other than full-pay? | Yes | Yes |
| If Yes to above, what payment options are available? | Quarterly or semiannual | Quarterly or semiannual |
| What down payment percentage is required for each? | 40% for quarterly<br>60% for semiannual | 40% for Quarterly<br>60% for Semi-annual |
| Is premium finance available/acceptable? | Yes, a copy of the premium finance company contract is required with new and renewal policies. | Yes. Copy of contract required with new or renewal policy. |