

Instructions for
Certificates of Insurance (COI)

Please find the sample Certificate(s) of Insurance (COI) following this instruction page. The sample COI is intended as a guide and outlines the insurance requirements to be evidenced based on the corresponding agreement.

Please submit the sample COI to your insurance agent or broker for review and issuance upon receipt. Your insurance representatives must validate that the insured party is in compliance with all required coverages, limits, and applicable endorsements.

Specifically, your insurance agent or broker must ensure that:

1. The sections titled **Insured** and **Certificate Holder** on the certificate reflect the legal entity names and addresses of the contracting parties. These entities should be the same as those identified in the applicable contract.
2. All lines and limits of coverage match those listed in the sample certificate, if there is a difference in requirements of the contract and the COI, please refer to the lines and limits within the contract.
3. Applicable check boxes are appropriately completed per the sample certificate.
4. All additional language identified by the sample certificate is sufficiently addressed in the **Description of Operations** section or on the **Additional Remarks Schedule** on a subsequent page of the certificate.
5. Any endorsements provided to supplement the certificate of insurance must be sufficiently completed.

Per company policy, please be advised that contracts will not be signed until all relevant insurance documents have been received and approved by Risk Management.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER To be completed by your agent/broker		CONTACT NAME: agent/broker contact	
		PHONE (A/C, No, Ext): XXX-XXX-XXXX	FAX (A/C, No): XXX-XXX-XXXX
		E-MAIL ADDRESS:	
		INSURER(S) AFFORDING COVERAGE	
		NAIC #	
INSURED Contracting Party Legal Entity Name (Entity must match entity identified in contract) Mailing Address		INSURER A : Insurer 1	
		INSURER B : Insurer 2	
		INSURER C : Insurer 3	
		INSURER D : Insurer 4	
		INSURER E : Insurer 5	
		INSURER F :	

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY			Policy #: xxxxxx			EACH OCCURRENCE \$ 1,000,000
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR	X	X				MED EXP (Any one person) \$ 5,000
	GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						PERSONAL & ADV INJURY \$ 1,000,000
B	AUTOMOBILE LIABILITY			Policy #: xxxxxx			COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	<input checked="" type="checkbox"/> ANY AUTO						BODILY INJURY (Per person) \$
	<input type="checkbox"/> ALL OWNED AUTOS		X		X		BODILY INJURY (Per accident) \$
	<input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident) \$
C	<input checked="" type="checkbox"/> UMBRELLA LIAB			Policy #: xxxxxx			EACH OCCURRENCE \$ 4,000,000
	<input type="checkbox"/> EXCESS LIAB		X		X		AGGREGATE \$ 4,000,000
	<input type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$						\$
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY			Policy #: xxxxxx			<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	Y / N					E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below		N / A				E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000
E	Pollution Liability (if applicable)			Policy# xxxxxx			Pollution limit \$5,000,000 per occ./agg. (Or as required in contract)

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Certificate holder and its affiliates are named as an additional insured where required by written contract. If the contract applies to multiple entities identified in an exhibit, the following wording must be include: "All railroad entities listed in Exhibit () of contract between Certificate Holder and Insured are included as additional insureds where required by written contract." Waiver of subrogation applies in favor of certificate holder with respect to all coverage referenced above as required by written contract. The general liability is endorsed with the CG 2417 or equivalent to delete all exclusions for construction or demolition operations on or within 50 feet of a railroad property, bridge, tracks, road-beds, tunnel, underpass or crossing. All insurance of the Insured is primary and not excess over or contributory with any insurance maintained by Certificate Holder or its affiliates. Umbrella is follow form.

CERTIFICATE HOLDER**CANCELLATION**

Contracting Party Legal Entity Name (Entity must match entity identified in contract) 252 Clayton St., 4th Fl. Denver, CO 80206	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE

ACORD™ EVIDENCE OF PROPERTY INSURANCE

DATE

THIS IS EVIDENCE THAT INSURANCE AS IDENTIFIED BELOW HAS BEEN ISSUED, IS IN FORCE, AND CONVEYS ALL THE RIGHTS AND PRIVILEGES AFFORDED UNDER THE POLICY.

PRODUCER To be completed by your agent / broker	PHONE (A/C, No, Ext):	COMPANY Property Insurance Carrier	
CODE:	SUB CODE:		
AGENCY CUSTOMER ID #:		LOAN NUMBER	POLICY NUMBER
INSURED Contracting Party Legal Entity Name (Must Match entity identified in applicable contract) Mailing Address		EFFECTIVE DATE	EXPIRATION DATE
			<input type="checkbox"/> CONTINUED UNTIL TERMINATED IF CHECKED
THIS REPLACES PRIOR EVIDENCE DATED:			

PROPERTY INFORMATION

LOCATION/DESCRIPTION

Name of Railroad, Mile Post, Latitude and Longitude of leased track under track lease agreement.

Property Description: Name and Type of rail cars being stored under track lease

COVERAGE INFORMATION

COVERAGE/PERILS/FORMS	AMOUNT OF INSURANCE	DEDUCTIBLE
Stored Railcars under track lease agreement	Limit of applicable insurance	

REMARKS (Including Special Conditions)

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CANCELLATION

THE POLICY IS SUBJECT TO THE PREMIUMS, FORMS, AND RULES IN EFFECT FOR EACH POLICY PERIOD. SHOULD THE POLICY BE TERMINATED, THE COMPANY WILL GIVE THE ADDITIONAL INTEREST IDENTIFIED BELOW _____ DAYS WRITTEN NOTICE, AND WILL SEND NOTIFICATION OF ANY CHANGES TO THE POLICY THAT WOULD AFFECT THAT INTEREST, IN ACCORDANCE WITH THE POLICY PROVISIONS OR AS REQUIRED BY LAW.

ADDITIONAL INTEREST

NAME AND ADDRESS Contracting Party Legal Entity Name (Must match entity identified in applicable contract) Attn: Risk Management 252 Clayton St., 4th Fl. Denver, CO 80206	<input type="checkbox"/> MORTGAGEE	<input type="checkbox"/> ADDITIONAL INSURED
	<input type="checkbox"/> LOSS PAYEE	
	LOAN #	
AUTHORIZED REPRESENTATIVE		