

SUMMARY OF OUR INSURANCE COVER

This facility applies if you entered into an Agreement regarding the leasing of storage space (the "Lease Agreement") with the Company. You will automatically be included in the Company's insurance arrangements for the entire storage period and will pay an appropriate fixed monthly fee, depending on the size of the relevant storage space.

The leasing of the storage space and your use of it remains subject to the terms of the Lease Agreement.

Please note that our liability for actual physical loss of or damage to your property while in store is limited by the terms of the Lease Agreement which form part of our contract with you.

We have concluded an insurance policy that will cover physical loss or damage to the property which you store, as summarised below. Please note that as the policy is in our name you will have no independent right to make claims under our insurance policy. We undertake to forward any insurance payment from our insurers that relates to the property you store onto you, subject to such deductions which are provided for by the Licence Agreement. You may inspect the insurance policy at our office on request.

TOTAL SUM INSURED

In the event of a claim which could be recovered from our insurers, the amount shall be limited to the value which you have declared for the goods which you stored, as declared to us on the Lease Agreement or elsewhere in writing. Whatever the value declared, the amount that could be recovered, cannot exceed the maximum insured value per storage space which may be lower. The maximum insured value per storage space is determined by the Company and depends on the size of the storage space. These limits are available upon request and are stated at the time of entering into the Lease Agreement. You are advised to take out additional insurance if you wish to store goods with a higher value than the maximum insured amount for the storage space. The Company is not obligated to notify you if you declare a higher value than the insured amount.

INSURED PERILS

The terms of the insurance which we will maintain shall be limited to claims for actual physical loss of or damage to your property caused by fire, lightning, explosion, earthquake, storm, flood, bursting &/or leaking pipes, ingress of water or other liquid substance, aircraft or articles dropped therefrom, moth, insect or vermin from an external cause, theft accompanied by forcible and violent entry to or exit from the building or Unit, riot, strike, civil commotion, malicious damage, and impact by vehicle or railway rolling stock. The policy will not respond to any other claims.

UNDER-DECLARATION

The sum declared must represent the full true total value of the property stored at all times. If you fail to declare the full replacement value of your property on the Lease Agreement, or to us elsewhere in writing, then in the event of a claim we will only be entitled to recover on your behalf from our Insurers the proportion of the loss as the declared value bears to the total replacement value of your property. This will in turn reduce the amount which we are obliged to pay to you.

BASIS OF CLAIMS SETTLEMENT

The settlement of any claim shall be by replacement, repair and/or compensation at Insurer's option. In the event of the total loss or destruction of any item (other than household linen and clothing and documents) settlement of any claim shall be the cost of replacing the item as new provided that the item is substantially the same as but not better than the original when new.

Household linen and clothing

Where any claim includes loss of or damage to any item(s) of household linen and clothing, Insurers will take into consideration the age, quality, degree of use and consequent market value of any such lost or damaged item(s).

Documents

Where any claim includes loss of or damage to documents the basis of settlement shall relate to the reasonable costs of reprinting and/or reasonable costs of reissue and/or reconstitution including, where applicable, fresh research or exploration to obtain essential information.

PAIRS & SETS CLAUSE

Where any items are part of a pair or of a set Insurers shall only pay for the actual items which are lost or damaged. No payment will be made by Insurers for any items which are part of a pair or of a set and which are not lost or damaged.

OUR INSURER'S POLICY EXCESS

Insurers will not pay the first EUR 200 of each claim per customer, increased to EUR 1,000 for claims due to water damage.

NOTIFICATION OF CLAIMS

If circumstances arise in respect of your goods which could give rise to a claim under our insurance then you must notify us, in writing, of those circumstances and whether you wish for us to make a claim on our insurance in respect of the goods in question. All circumstances which could give rise to a claim must be notified to us at the time of discovery of the loss or damage or at the time of removal of goods from the unit, whichever is the soonest. This will then allow us to notify our insurers. If prompt notification cannot be made to our insurers this may affect what is payable under our insurance. We remind you that we will not be liable to pay you anything in excess of what our insurers pay to us in respect of any claim.

In the event that a claim is made and we receive a payment from our insurers in respect of the same we shall be entitled to request that your rights be assigned to us and you shall be required to execute such an assignment as part of any settlement of the claim.

International Claims Agency are appointed by insurers to handle these claims.

ICA's contact details are:

International Claims Agency Ltd,

Unit 10, Invicta Way,

Manston Park,

Ramsgate, Kent CT12 5FD United Kingdom

Telephone: +44 (0)1843 823820

Fax: +44 (0)1843 823956

E-mail: claims@icaltd.co.uk

EXCLUSIONS

Our insurers include some further limits on what goods they will cover and the circumstances which could give rise to a claim under the policy. Our insurance policy will not respond to claims relating to the following items or events and as such no claims will be payable by our insurers in respect of the same

1. Money, Coins, Bullion, Deeds, Bonds, Securities and the like.
2. Livestock, Plants, Explosives and Flammables
3. Jewellery, Watches, Precious Stones, Stamps of all kinds exceeding EUR 1,000 combined total.
4. Furs, fine arts, perfumery mobile phones, tobacco, cigars, cigarettes, all manner of vaping equipment, including but not limited to, pods, pens, sub-ohm kits, coils, liquids/juices, disposable vapes, e-cigarettes, beers, wines, spirits & the like exceeding EUR 15,000 combined total.
5. Electronic items exceeding EUR 15,000 in total. Electronic items are defined as all items of consumer and commercial electrical appliances and instruments including but not limited to radios, televisions, computers, computer software, hard drives, chips, microchips, printed circuit boards and their components, modems, monitors, cameras, facsimile machines, photocopiers, smart phones, tablets, hi-fi's, stereos, CD players, Digital Recorders / Players and the like. (Heavy electrical items such as switchgear, turbines, generators and the like shall be deemed not to be electronics.)
6. Loss of data records other than cost of blank data carrying materials.
7. Any goods which you are not permitted to store under the terms of the Lease Agreement.
8. Any consequence of War, Invasion, Act of Foreign Enemy Hostilities (whether War be declared or not), Civil War, Rebellion, Revolution, Insurrection or Military or Usurped Power or confiscation or nationalisation or requisition or destruction of or damage to property by or under the order of any government or public or local authority.
9. Ensuing or indirect losses resulting from or as a consequence of claims made for loss or damage arising from an Insured Peril.
10. Loss or damage from:
 - a. ionising radiation from or contamination by radioactivity from any nuclear fuel or from any nuclear waste or from the combustion of nuclear fuel;
 - b. the radioactive, toxic, explosive or other hazardous or contaminating properties of any nuclear installation, reactor or nuclear component thereof,
 - c. any weapon of war employing atomic or nuclear fission and/or fusion or other like reaction or radioactive force or matter.
 - d. the radioactive, toxic, explosive or other hazardous or contaminating properties of any radioactive matter. The exclusion of this sub clause does not extend to radioactive isotopes, other than nuclear fuel, when such isotopes are being prepared, carried stored or used for commercial, agricultural, medical, scientific or other similar peaceful purposes.
11. Loss or damage from any chemical, biological, biochemical or electromagnetic weapon. The use or operation as a means of inflicting harm of any computer system, computer software program, computer virus or process or any other electronic system.
12. Loss of or damage to your property directly caused by pressure waves caused by aircraft and other aerial devices travelling at sonic or supersonic speeds. If at the time of loss there is other insurance in force our insurance shall only respond to the extent that losses are not recoverable under the other insurance. Loss of or damage to your property caused by or resulting from any act(s) of terrorism or any person(s) acting from a political motive.

Our insurance also includes further terms and exclusions including, but not limited to, risks relating to cyber risks and communicable diseases. A full copy of the policy is available to view on request.