



LRO Application
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LESSOR'S RISK ONLY (LRO) - NON- HABITATIONAL QUESTIONNAIRE

NAMED INSURED POLICY NUMBER

LRO Location Address

Occupancy: Office Retail Mercantile Comml/Industrial
Processing Warehouse Other

Explain other: Number of Buildings Total Sq Ft

% owner occupied % of tenant occupied Avg lease term

Parking Lot sq ft % of vacant or unoccupied Length of vacancy

List of Occupants

Risk Characteristics

- 1. Who maintains the property?
2. Please indicate if any of the exposures are present: woodworking painting cooking flammable storage underground storage tanks habitational 24 hour operations
3. Is security provided for the premises? Yes No
4. Are any special events held on the premises? Yes No
5. Has the property ever received any safety or health code violations? Yes No
6. Is the property currently for sale? Yes No
7. Was the property constructed for its current occupancy? Yes No
8. Are there any buildings over 6 stories? Yes No
9. Is Age of the building over 25 years? (If so, please complete older bldg questionnaire) Yes No
10. Is the building equipped with a sprinkler system designed for current occupancy? Yes No
11. Are smoke detectors hardwired? Yes No
12. Are there routine walk-throughs of tenant occupied spaces? Yes No

Risk Transfer

- 1. Does the tenant lease require naming you as an additional insured on their policy? Yes No
2. Is the tenant required to carry liability insurance with limits matching your policy? Yes No
3. What premises damage/fire legal limit are tenants required to carry? \$
4. Does the tenant lease contain a hold harmless agreement in favor of the bldg owner? Yes No
5. Are tenants allowed to sublease space? Yes No

Special Hazards

- 1. Are all commercial cooking areas covered by a UL300 extinguishing system? Yes No N/A
- 2. Are flammable containers stored in a UL approved self-locking storage cabinet? Yes No N/A
- 3. Are dust collection systems venting to the exterior of the building? Yes No N/A
- 4. Are spray paint operations conducted in a UL approved spray booth? Yes No N/A

Comments: _____

These responses are an accurate representation of risk conditions.

Prospect or Insured Signature	Title	Date
_____	_____	_____