

1 AN ACT concerning regulation.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Illinois Insurance Code is amended by
5 changing Section 805.1 as follows:

6 (215 ILCS 5/805.1)

7 Sec. 805.1. Mine Subsidence Coverage.

8 (a) Beginning January 1, 1994, every policy issued or
9 renewed insuring a residence on a direct basis shall include,
10 at a separately stated premium, residential coverage unless
11 waived in writing by the insured. Beginning January 1, 1994,
12 every policy issued or renewed insuring a commercial building
13 on a direct basis shall include at a separately stated premium,
14 commercial coverage unless waived in writing by the insured.
15 Beginning January 1, 1994, every policy issued or renewed
16 insuring a living unit on a direct basis shall include, at a
17 separately stated premium, living unit coverage unless waived
18 in writing by the insured.

19 (b) If the insured has previously waived mine subsidence
20 coverage in writing, the insurer or agent need not offer mine
21 subsidence coverage in any renewal or supplementary policy in
22 connection with a policy previously issued to such insured by
23 the same insurer, unless the insured subsequently makes a

1 written request for mine subsidence coverage.

2 (c) The premium charged for residential, commercial or
3 living unit coverage shall be the premium level set by the
4 Fund. The loss covered shall be the loss in excess of the
5 deductible or retention established by the Fund and contained
6 in a mine subsidence endorsement to the policy. For all
7 policies issued or renewed on or after January 1, 2008, the
8 reinsured loss per residence, per commercial building, and per
9 living unit shall be the amounts established by the Fund and
10 approved by the Director. For all policies issued or renewed on
11 or after January 1, 1996, the amount of reinsurance available
12 from the Fund shall not be less than \$200,000 per residence,
13 \$200,000 per commercial building, or \$15,000 per living unit.
14 The Fund may, from time to time, adjust the amount of
15 reinsurance available as long as the minimum set by this
16 Section is met.

17 (d) The residential coverage provided pursuant to this
18 Article may also cover the additional living expenses
19 reasonably and necessarily incurred by the owner of a residence
20 who has been temporarily displaced as the direct result of
21 damage to the residence caused by mine subsidence if the
22 underlying policy also covers this type of loss, provided
23 however, that the loss covered under living unit coverage shall
24 be limited to losses to improvements and betterments, and
25 reimbursement of additional living expenses and assessments
26 made against the insured on account of mine subsidence loss.

1 (e) The total amount of the loss reimbursable to an insurer
2 shall be limited to the amount of insurance reinsured by the
3 Fund in force at the time when the damage first becomes
4 reasonably observable. All damage caused by a single mine
5 subsidence event or several subsidence events which are
6 continuous shall constitute one occurrence. As set forth in
7 subsections (a) and (c) of this Section, a policy issued or
8 renewed must provide coverage, unless waived in writing by the
9 insured, and must continue to charge the premium level set for
10 that coverage by the Fund. If mine subsidence coverage is in
11 force when the mine subsidence event first becomes reasonably
12 observable, then the insurer shall notify the insured that
13 continuation of that coverage thereafter may not be necessary
14 and is optional, but that continued coverage shall terminate
15 only upon written waiver by the insured.

16 (f) No insurer shall be required to offer mine subsidence
17 coverage in excess of the reinsured limits.

18 (Source: P.A. 95-92, eff. 1-1-08; 95-334, eff. 1-1-08.)