March 26, 2025

RE: 2025 Insurance Assessment

Dear Owners:

It is time for our Annual Insurance Special Assessment. The Board has made every effort to obtain the lowest possible cost for insurance, without jeopardizing the quality of the policies. We continued with our current insurance agent that writes policies to 60+ insurance companies. The Board went with the best company and coverage offered to ensure adequate coverage for the building. There was an increase in Wind/Hail coverage from $10 mil to full replacement to assist in meeting mortgage company's standards and ensuring building is covered fully. The overall increase is mostly due to the increase in coverage.

2025 Premium Breakdown

Insurance Cost for 2025	Premium
• $33,197,182 Wind/Hail	$1,035,963.00
• Additional Wind/Hail 01.09.25 to 02.18.25	$ 26,500.00
• $28,433,000.00 Flood Main Building	$ 24,496.00
• $500,000.00 Flood Indoor Pool House	$ 5,117.00
• Worker's Comp	$ 1,417.00
Total	$1,093,493.00

Total Assessment $1,093,493.00

See next page for 2025 Insurance Assessment Payment breakdown

The Board of Directors approved 2 options for the 2025 Insurance Special Assessment payments.

Option 1 - 2% discount if paid in full by **June 1, 2025**.
Option 2 - Pay 3 payments (received by **June 1st**, **July 1st** and **August 1st).**

OPTION 1 – Pay in Full for 2% discounted payment (received by June 1st)

Sun-Suite $ 5,399.97 - 2% = $ 5,291.97
2BR - $ 8,099.95 - 2% = $ 7,937.95
3BR - $10,799.93 - 2% = $10,583.93

OPTION 2 - 3 installments (due June 1st, July 1st & Aug 1st)

Sun-Suite $ 1,800.00
2BR - $ 2,699.99
3BR - $ 3,599.99

Please choose which option you prefer, enclose your check (made out to Royal Gulf Beach & Racquet Club) for the appropriate amount, please note unit and insurance assessment in memo line, and mail it to Royal Gulf Beach & Racquet Club, P. 0. Box 2578, Gulf Shores, AL 36547. **Make sure you indicate that this payment is for the 2025 Insurance Assessment. Owners can also pay for this through their online portal.**

RGBRC – Board President

Nicole Russo (Mar 28, 2025 12:19 CDT)

Nicole Russo

2025 Insurance Assessment Approved

Final Audit Report 2025-03-28

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