

CHECKMATE HILL CONDOMINIUM CORPORATION

SUPPLEMENTAL TENANCY AGREEMENT

All residents of Checkmate Hill Condominium Corporation are governed by its bylaws and the Condominium Property Act. While tenancy agreements are governed by the Residential Tenancies Act, if there is a conflict between the provisions of the Tenancy Agreement and certain sections of the Condominium Property Act, this Act prevails.

By signing this Supplemental Tenancy Agreement, I / We acknowledge having read and agree to abide by the following regulations:

- 1) Checkmate Hill is an adult building and no tenant under the age of 25 is permitted.
- 2) Checkmate Hill is a **no pet** building and no pets of any kind are permitted.
- 3) Residents of Checkmate Hill with a vehicle are assigned one parking stall (not necessarily in the underground parkade). Additional outside rented stalls may be considered on an exception basis only. Any other vehicles should be parked in the designated overflow parking area or on the street.
- 4) The parking area in front of the building is reserved for visitors only. Residents are **not** permitted to park in this area and violators will be ticketed and/or towed at the owners expense.
- 5) Shaw Cable and / or Bell ExpressVu TV hookups are available for residents. Satellite dishes are **not** permitted.
- 6) Bill 45, The Alberta Tobacco Reduction Act, restricts smoking in all public areas including Condominium common areas. Smoking is **not** permitted in the lobbies, hallways, stairwells, underground parkade or any other common area within Checkmate Hill.
- 7) All residents are expected to be respectful of the peace, quiet and security of all residents of Checkmate Hill and abide by its bylaws.

Section 54 - Notice to give up possession - of the Condominium Property Act outlines the following:

- (1) The corporation may give a tenant renting a unit a notice to give up possession of that unit if any person in possession of the unit
 - (a) causes damage to the real or personal property of the corporation or to the common property, or
 - (b) contravenes a bylaw.
- (2) When the corporation gives a tenant a notice under subsection (1),
 - (a) the tenant shall give up possession of the unit, and
 - (b) notwithstanding the Residential Tenancies Act or anything contained in the tenancy agreement between the tenant and the tenant's landlord, the tenancy agreement terminates,
- (3) A notice given under subsection (1) shall be served on the tenant and the tenant's landlord.

I / We hereby acknowledge receipt of a duplicate of This Supplemental Tenancy Agreement this day of

Tenant's Signature

Tenant's Signature