

AGREEMENT RE SUPPLEMENTAL STORAGE LOCKERS - CROSSBOW POINT

2019 v 2

BACKGROUND

Based on the fact that some Crossbow owners and tenants had expressed interest in obtaining additional storage to supplement existing storage units in the underground parking areas, the Board of Directors (Board) identified unused space that now accommodates supplemental storage lockers. There are five (5) lockers. The lockers are offered for term use subject to a user fee and a signed acknowledgement of the use arrangement. These lockers are secure heated storage lockers with a user fee (per square foot) based on the number of square foot per month (dimensions are approximate):

Dimensions	#of Lockers
4'x8' (32 sq ft)	1
4.5'x6' (27 sq ft)	2
4'x6' (24 sq ft)	2

SUPPLEMENTAL STORAGE LOCKERS

The lockers are located in a locked room at the northwest corner of the first parking level (P1) of the 155 building. Each User receives a key to the room. Each locker consists of chain link fencing from floor to near ceiling, with a lockable door. Users provide their own locks for the locker door. Locker sizes are shown in the above table.

USERS

- User Time Period: one year with automatic annual renewal unless otherwise decided by the Board and accordingly advised. A full operating 'year' is September 1 through August 31 (this may be subject to change).

- Monthly Regular User Fee:

The regular User Fee is payable on a monthly basis through PEKA as direct deduction from your bank account as per monthly condo fees. Payment is for full months only. There are no pro-rata calculations (partial months are counted as full months). The monthly fee is based on the square footage of each locker. The amount of the User Fee is subject to yearly review and changes will be advised in advance

OTHER DETAILS

Cancellation of use of the locker by either party: this is subject to 1 full calendar month notice, and must be given prior to the beginning of the last monthly User period (e.g., give notice of cancellation in June for locker use that is to be cancelled with effect at the end of July). A Service Charge is applicable to the user.

SERVICE CHARGES

A single **\$20** Service Charge: Is applicable to one or more of the following situations (if two or more situations exist, only the single charge will apply):

- Cancellation (with Notice) of the User arrangement while within the annual term period; or
- Transfer of the User arrangement to another Owner/Tenant.

A Service Charge is NOT applicable at the end of term where the User provides a minimum of 30 days notice to not renew annual use arrangements and where there is no pro-rata refund applicable.

WAIT LIST

Crossbow Point maintains a Wait List, and individuals on this List are given the right of first refusal should a User give up Use of the Locker.

CONTACT PEKA for further details and if you have questions

gibson@peka.ca or becki@peka.ca

DISCLAIMER

This document is subject to changes as approved by the Board of Directors and will be provided to all Users. In addition, locker use is also governed by any applicable By-Laws of the Condominium Corporation, and any Rules that may be in place or issued from time to time.

The undersigned confirms having read and understood the content of this document and agrees to be compliant with the terms set out herein.

Name: _____

Unit #: _____ Building #: _____ Crossbow Point Condominium, Canmore, Alberta

Signature: _____
(User) (Date)

Witnessed: _____
(Name of Board Member) (Signature) (Date)

User rate as at date of signing \$_____ per square foot