

STRATA PROPERTY ACT
FORM B
INFORMATION CERTIFICATE

(Section 59)

The Owners, Strata Plan VR 300 certify that the information contained in this certificate with respect to Strata Lot 17 is correct as of the date of this certificate.

(a) Monthly strata fees payable by the owner of the strata lot described above \$ 221.39

(b) Any amount owing to the strata corporation by the owner of the strata lot described above (other than an amount paid into court, or to the strata corporation in trust under section 114 of the Strata Property Act) \$ 0

(c) Are there any agreements under which the owner of the strata lot described above takes responsibility for expenses relating to alterations to the strata lot, the common property or the common assets?

no ☒ yes ☐ [attach copy of all agreements]

NOTE: This information is provided to the best of our knowledge, however neither the Strata Corporation nor Bayside Property Services Ltd., will accept any liability for any errors or omissions in this regard.

(d) Any amount that the owner of the strata lot described above is obligated to pay in the future for a special levy that has already been approved \$ 0
The payment is to be made by _____, 20__.

(e) Any amount by which the expenses of the strata corporation for the current fiscal year are expected to exceed the expenses budgeted for the fiscal year \$ 0

This estimate is based on the information Bayside has at this point in time. We believe it is a reasonable projection but neither we nor the Strata Corporation will accept any responsibility for the accuracy of these figures as they are subject to a variety of factors which we have no control over.

(f) Amount in the contingency reserve fund minus any expenditures which have already been approved but not yet taken from the fund \$ 52,498.32

(g) Are there any amendments to the bylaws that are not yet filed in the land title office?
no ☒ yes ☐ [attach copy of all amendments]

- (h) Are there any resolutions passed by a 3/4 vote or unanimous vote that are required to be filed in the land title office but that have not yet been filed in the land title office?
- no ☒ yes ☐ [attach copy of all resolutions]
- (i) Has notice been given for any resolutions, requiring a 3/4 vote or unanimous vote or dealing with an amendment to the bylaws, that have not yet been voted on?
- no ☒ yes ☐ [attach copy of all notices]
- (j) Is the strata corporation party to any court proceeding or arbitration, and/or are there any judgments or orders against the strata corporation?
- no ☒ yes ☐ [attach details]
- (k) Have any notices or work orders been received by the strata corporation that remain outstanding for the strata lot, the common property or the common assets?
- no ☒ yes ☐ [attach copies of all work orders]
- (l) Number of strata lots in the strata plan that are rented: 16

Required Attachments

In addition to attachments mentioned above, section 59(4) of the Strata Property act requires that copies of the following must be attached to this Information Certificate:


- ☒ The rules of the strata corporation;
- ☒ The current budget for the strata corporation;
- ☐ The owner developer's Rental Disclosure Statement under section 139, if any; and
- ☐ The most recent depreciation report, if any, obtained by the strata corporation under section 94.

Date: July 19, 2012

Signature of Council Member

Signature of Second Council Member (not required if council consists of only one member)

OR



Signature of Strata Manager, if authorized by strata corporation
Jennifer Windsor

STRATA CORPORATION VR 300 Year End December 31st
2012 Operating Budget

RECEIPTS		APPROVED BUDGET 2012
101	Owners' Contributions	128,280.00
103	Interest Income	400.00
104	Laundry Income	6,200.00
TOTAL RECEIPTS		134,880.00

DISBURSEMENTS		
300	Gas	35,000.00
310	Electricity	6,500.00
320	Management Fees	15,456.00
322	Statutory Review of Books	224.00
330	Insurance	15,000.00
340	Wages	10,200.00
360	Audit	1,500.00
380	Appraisal (Year 2 of 3)	
395	Sundry	1,100.00
405	Water	7,300.00
415	Scavenging	5,000.00
425	Equipment/Supplies	800.00
435	Repairs/Maintenance	10,000.00
445	Gardening	4,800.00
475	Elevator	3,000.00
485	Leased Equipment	4,000.00
710	Contingency Reserve	15,000.00
TOTAL DISBURSEMENTS		134,880.00

STRATA CORPORATION VR300
"PRINCE EDWARD PLACE"
RULES

1. As of February 12, 2004, all Owners **must have a working smoke detector installed in their unit.** All Owners are responsible for ensuring that their tenant complies with this rule. Council and the Management Company will arrange to have all suites at Prince Edward Place inspected for the installation of smoke detectors and tested to ensure that they are in proper working order in conjunction with the Annual Fire Safety Inspection to Common Property.



- RECORDS SEARCH STATEMENT -

Date: February 23, 2012

Request No. RDR1274

Requestor: Bayside Property Services Ltd.
Danielle McArthur

Address: 100-6400 Roberts Street
Burnaby, BC

Facsimile: 604-430-2698

We confirm that a search of our records, requested on February 23, 2012, found that no Rental Disclosure Statement was filed with the Superintendent of Real Estate in respect of the following development:

Filing Name/Number: VR 0300

Developer Name:

Fee amount: \$38.00

Fee amount paid: \$38.00

Fee amount owing: \$0.00