

CONDOMINIUM CERTIFICATE OF INSURANCE

NAMED INSURED:	The Owners: Condominium Plan No.7520358 o/a Woodland Court		
MAILING ADDRESS:	#301, 9768 - 170 Street, Edmonton, AB T5T 5L4		
POLICY PERIOD:	From: July, 20 2021	To: July 20, 2022	
	12:01 AM standard time at the Postal Address of the Insured		
INSURED LOCATION:	441 Switzer Drive, Hinton, AB T7V 1Z7		
CONSTRUCTION:	Frame	2 Storey(s)	7 Building(s)
OCCUPANCY:	Residential	40 Units	Townhouse Style

Insurance is provided, subject to Declarations, along with Supplementary Declarations, Policy Conditions, Forms, Riders and Endorsements, if any, issued to form part thereof, complete the Policy.

SCHEDULE OF INSURANCE

	COVERAGE	DEDUCTIBLE	LIMIT
SECTION I	PROPERTY		
	All Property	\$10,000	\$7,285,000
	Hail Damage	\$25,000	Included
	Water Damage	\$50,000	Included
	Sewer Back-up Coverage	\$50,000	Included
	Flood Damage	\$25,000	Included
	Earthquake Damage	5%/\$100,000	Included
SECTION III	EQUIPMENT BREAKDOWN		
	Direct Damage	\$1,000	\$7,285,000
	Expediting Expenses		\$250,000
	Extra Expense		\$50,000
SECTION IV	COMPREHENSIVE CRIME		
	Employee Dishonesty – Form A		\$1,000,000
	Money and Securities		\$10,000
	Forgery or Alteration		\$10,000
	Money Orders and Counterfeit Paper Currency Coverage		\$10,000
	Credit Card Forgery Coverage		\$10,000
	Social Engineering Fraud		\$5,000
SECTION V	TERRORISM		
	Terrorism	\$1,000	\$500,000
SECTION VI	COMMERCIAL GENERAL LIABILITY		
	Bodily Injury/Property Damage	\$500	\$10,000,000
	Products & Completed Operations Aggregate		\$10,000,000
	Personal & Advertising Injury Per Occurrence		\$10,000,000
	Medical Payments-Per Person		\$2,500
	Medical Payments-Per Occurrence		\$25,000
	Tenant's Legal Liability		\$500,000
	Non-Owned Automobile		\$10,000,000
	Excluding Long Term Leased Vehicle Per Occurrence		Included
	Contractual Liability Per Occurrence		Included
	Legal Liability for Damage to Hired Autos Per Occurrence	\$500	\$50,000
	Limited Pollution Liability Aggregate	\$500	\$1,000,000
	Employee Benefits Liability Aggregate	\$500	\$1,000,000
	Excess Commercial General Liability	\$500	\$10,000,000

**** Additional Insured Endorsement: Hallmark Management (Property Manager)**

SECTION VII DIRECTORS & OFFICERS LIABILITY			
	Directors & Officers Liability - Claims Made Form	\$1,000	\$2,000,000
	Discrimination Defense Cost		\$10,000
	Discrimination Defense Costs Annual Aggregate		\$25,000
	Excess Directors & Officers Liability	\$1,000	\$18,000,000
SECTION VIII LEGAL EXPENSE			
	Limit of Indemnity Any One Claim		\$250,000
	Aggregate		\$1,000,000
SECTION IX CYBER LIABILITY			
	Cyber Risk Liability		Included
	Security and Privacy Liability (including Employee Privacy)	\$500	\$50,000
	Security Breach Response Coverage		Included
SECTION X VOLUNTEER ACCIDENT			
	Specific Loss Accident Indemnity		\$200,000
	Permanent Total Disability Indemnity		\$100,000
	Weekly Accident Indemnity		\$350
	Accident Reimbursement Indemnity		\$10,000
LOSS IF ANY PAYABLE TO:	Lenders and Mortgage Companies are referred to the provisions of the Alberta Condominium Property Act, Chapter C22, of the Revised Statutes of Alberta 2000; and to the by-laws of the above referenced Condominium Corporation with respect to placement of insurance, disbursement and utilization of the insurance proceeds.		
	(The Standard Mortgage Clause is applicable unless Special Mortgage Clause attached)		

LIST OF INSURERS/SERVICE PROVIDERS

Insurance Company/Service Provider	Section	Policy No.
As per Subscribing Insurance Companies on file with HUB International Insurance Brokers	Property	BSP70128
	Equipment Breakdown	CMP81651422
	Comprehensive Crime	BSP70128
	Terrorism	BSP70128
	Commercial General Liability	BSP70128
	Directors & Officers	BSP70128
	Legal Expense	BSP70128
	Volunteer Accident	HUBP1000
	Cyber	BSP70128

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THIS POLICY CONTAINS A CLAUSE(S) THAT MAY LIMIT THE AMOUNT PAYABLE

In witness whereof the Insurer has executed and attested these presents, but this Policy shall not be valid unless countersigned by a duly Authorized Representative of the Insurer

HUB International Insurance Brokers



Dated: July 20, 2021

Per: _____
(Authorized Representative)

This is to certify that the policy of insurance as described above has been arranged through this office for the Condominium Corporation named above for whom this certificate is executed. The issuance of this certificate does not impose any responsibility upon HUB International Insurance Brokers or the Insurer(s) to maintain the coverage stated or advise of the termination of any policies beyond that required by the terms and conditions of these policies.