



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, 2022	To: July 20, 2023	
	12:01 AM standard time at the Postal Address of the Insured		
INSURED LOCATION:	441 Switzer Drive, Hinton, AB T7V 1Z7		
CONSTRUCTION:	Built: 1975	Construction: Wood Frame	2 Storeys 7 Buildings Townhouse Style
OCCUPANCY:	Residential Units: 40		Commercial Units: 0

SECTION	COVERAGE	DEDUCTIBLE	LIMIT
SECTION I	PROPERTY - All Risks		
	All Property (as per the Condominium Corporation By-Laws)	\$10,000	\$7,910,000
	Vacant Units	\$15,000	Included
	Hail Damage	\$25,000	Included
	Water Damage	\$50,000	Included
	Sewer Back-up Damage	\$50,000	Included
	Flood Damage	\$25,000	Included
	Earthquake Damage	5% or (\$100,000 Minimum)	Included
SECTION II	COMMERCIAL GENERAL LIABILITY & EXCESS LIABILITY		
	Bodily Injury & Property Damage	Per Occurrence	\$500 \$20,000,000
	Tenants Legal Liability	(Broad Form)	\$500 \$500,000
	Limited Pollution Liability Coverage	Aggregate	\$500 \$1,000,000
	<i>**Additional Insured Endorsement: Property Manager - Hallmark Management</i>		
			Included
SECTION III	DIRECTORS & OFFICERS LIABILITY & EXCESS LIABILITY		
	Directors & Officers	Claims Made Form	\$1,000 \$20,000,000
SECTION IV	COMPREHENSIVE CRIME / FIDELITY BOND		
	Employee Dishonesty Form A	Nil	\$1,000,000
SECTION V	EQUIPMENT BREAKDOWN	\$1,000	\$7,910,000
SECTION VI	VOLUNTEER ACCIDENT		
	Specific Loss Accident Indemnity	Aggregate	Nil \$1,000,000
SECTION VII	LEGAL EXPENSE		
	Enhanced Plus Cover, Retroactive Date Included	Claims Made Form	Nil \$1,000,000
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	Participation	Policy No.
As Per Subscribing Insurance Companies on File with HUB International Insurance Brokers	Property	100%	BSP70128
	Equipment Breakdown	100%	CMP81651422
	CGL	100%	BSP70128
	Crime/Fidelity Bond	100%	BSP70128
	D&O	100%	BSP70128
	Volunteer Accident	100%	HUBP1000
	Legal Expense	100%	BSP70128


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

This Policy shall not be valid unless countersigned by a duly Authorized Representative of the Insurer

HUB International Insurance Brokers

HUB International Insurance Brokers

Dated: July 27, 2022

Per: 
(Authorized Representative)

Per: 
(A&S 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.

This certificate is for information purposes only and is subject to all the limitations, exclusions and conditions of the above-listed policies as they now exist or may hereafter be endorsed. If there is a discrepancy between this certificate and the policy documents, the policy documents shall prevail.