

## MEMORANDUM

**DATE:** (Current Date)

**TO:** All Residents (Name of Building)

**FROM:** Destaron Property Management

**SUBJECT:** Air Conditioners

Please note that your Tenancy Agreement **does not permit** you to install or operate air conditioners in your rented premises. However, we will agree to allow residents to install and operate air conditioners provided certain terms and conditions are adhered to.

Residents who do not pay their own hydro shall remit \$280.00 per air conditioner prior to installing and operating an air conditioner. If the fee is paid before May 31, 2018, the fee will be \$260.00 per air conditioner for the season.

**No** air conditioners, whether you pay or do not pay your own hydro, can be installed without the attached paperwork being completed and submitted to your Building Manager along with full payment, if applicable.

If it is found that you have installed an air conditioner(s) without submitting the attached paperwork, you will be asked to remove your air conditioner(s) immediately.

Your co-operation in this matter would be appreciated.

**Destaron Property Management**

**TERMS AND CONDITIONS RE INSTALLATION  
AND OPERATION OF AIR CONDITIONER(S)**

I, We, \_\_\_\_\_, do not pay my/our own hydro

I, We, \_\_\_\_\_, pay my/our own hydro

- a) Resident(s) who do not pay their own hydro shall remit \$280.00 per air conditioner prior to installing and operating an air conditioner. If the fee is paid before May 31, 2018, you will only have to pay \$260.00 per air conditioner for the season.
- b) Resident(s) shall not alter the structural plan of the rented premises (e.g. window or wall) when installing the air conditioner(s).
- c) Resident(s) shall agree to indemnify, hold harmless, and be totally responsible for any damages or third part claims resulting from the operation and use of their air conditioner(s).
- d) Resident(s) shall ensure that their air conditioner(s) is safely and securely installed.
- e) The air conditioner payment is not refundable should it be necessary to remove it/them (e.g. excess noise complaints, water leakage complaints, etc.).
- f) The Building Owner reserves the right to revoke the above mentioned privileges at any time should they have reasonable cause.

Due to the rising cost of hydro and smart meters, we have contacted the local utilities company and below is an explanation of how hydro costs are determined:

Off peak hydro (lowest) use is between 7 p.m. to 7 a.m. which is 6.5 cents per kWh

Mid peak hydro (moderate) use is between 11 a.m. to 5 p.m. which is 9.5 cents per kWh

On peak hydro (highest) use is between 7 a.m. to 11 a.m. and 5 p.m. to 7 p.m. which is 13.2 cents per kWh

I, We \_\_\_\_\_ of \_\_\_\_\_ Suite # \_\_\_\_\_  
(Please Print Name) (Building Address)

Phone # \_\_\_\_\_ Business # \_\_\_\_\_ have read and agree to the above-mentioned terms and conditions and hereby wish to register \_\_\_\_\_ air conditioner(s) and, if applicable, submit payment of \_\_\_\_\_ (certified cheque/money order) for the season ending \_\_\_\_\_.

Dated this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_.

\_\_\_\_\_  
Resident's Signature

\_\_\_\_\_  
Witness' Signature

\_\_\_\_\_  
Resident's Signature

\_\_\_\_\_  
Witness" Signature