

## Schedule B – Terms and Conditions

The terms and conditions which may be imposed on a Registration by the Issuer include but are not limited to the following:

1. The number of Accommodation Rooms shall match the number of Accommodation Rooms noted on the submitted floor plans. (Note: any additional rooms being used as an Accommodation Room shall be counted as an Accommodation Room such as a den, office or similar use).
2. Operational smoke alarms shall be installed on every floor level including basements, in every bedroom and hallway serving a bedroom.
3. Portable ABC fire extinguisher shall be located in an accessible location on every floor.
4. A carbon monoxide detector shall be installed on every floor level.
5. All exposed spray foam shall be protected (by drywall or by other means as per the Building Code and includes ICF block and any exposed spray foam material or rigid foam products).
6. All electrical outlets and switches shall have cover plates installed.
7. No electrical wires shall be exposed or bare.
8. All Accommodation Rooms shall have access to the exterior with at least one egress window located on the same floor level meeting the requirements of the Building Code or walk out basement on the same level providing exit. The minimum area for an egress window is 0.35 sq. m. (3.8 sq. ft.) with no dimension less than 0.4m (15”).
9. Potable water shall be provided.
10. Parking area shall not be located on or impacting the sewage system (including the tank and bed).
11. No structure shall be used as an Accommodation Room on the Property, except in compliance with approved Registration.
12. The number of Accommodation Rooms shall not exceed the number of approved bedrooms in accordance with municipal records.
13. If the sewage system is a Class 5 system
  - a. An operating alarm system shall be installed; and
  - b. An agreement exists with a licensed sewage hauler.
14. The septic tank lids shall be installed securely.
15. Owner has adequate Liability Insurance on the property of at least \$2,000,000.00.
16. A copy of the current Registration shall be posted in a visible location to occupants and made available to Municipal staff upon request.
17. Emergency 911 instructions with the address of the Property shall be clearly printed and posted in a conspicuous location.
18. Name and contact information of the Responsible Person shall be clearly printed and posted in a conspicuous location.
19. A copy of the By-law Summary Sheet provided by the Municipality shall be clearly printed and posted in a conspicuous location.
20. The Registrant shall be responsible to notify the Municipality of any changes from or alterations to the original application or approved sewage system and Building that affects approved occupancy.
21. The Registrant shall ensure that any listing or advertisement includes:
  - a. Corresponding municipally issued registration number;
  - b. The Maximum Occupancy, as approved on the Registration; and
  - c. Where the location is remote access or not a year round municipally maintained access, a warning that emergency response times may be delayed shall be posted in a conspicuous location.