



**STRATA PLAN LMS 712  
888 BEACH**

**RULES**

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**APPROVED RULES**

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**1. GARAGE REMOTE (BYLAW 38.28)**

1. Garage remotes are priced at \$100.00 each.
2. There is a limit of two garage remotes for each parking stall.
3. Garage remote batteries are priced at \$5.00 each.

**2. ACCESS FOB RULES (BYLAW 38.37)**

1. Access FOBs are priced at \$25.00 each.
2. There is a limit of four access FOBs for each strata unit.

**3. MOVE-IN FEE RULES (BYLAW 3905 (A))**

1. All moves are subject to a \$200.00 move-in fee, including moves within Beach, Ocean and Garden Towers and the California Walkway. The move-in fee will also apply to a move-in to any townhouse that requires access through one of the towers.
2. At the discretion of the Strata, a fee for a security guard to monitor a move can be charged. The fee is \$95.00 for a security guard for a minimum of four hours (even if he works less than four hours). For moves that exceed four hours, the Owner will be charged the hourly rate plus applicable taxes billed to the Strata by the security firm.
3. Payment for the move-in fee and the security guard must be made at the time of booking a move. An elevator booking cannot be guaranteed or reserved until payment is made. In the event of a telephone booking, payment must be received within 24 hours of the booking to avoid the booking being cancelled.

**4. RENOVATION RULES**

1. All approved renovations will be charged a non-refundable fee of \$100.00.

**5. TRICKLE CHARGING RULES**

1. Trickle chargers (2 amps or less) can be used to maintain an owner's vehicle lead acid battery when the owner is absent for extended periods of time or when the vehicle is being stored. Trickle chargers are not designed for use with an electric vehicle. Owners who wish to install (at their own cost) an electrical outlet to use a trickle charger must have a concrete post or wall near their parking stall. Owners must submit a copy of their electrician's proposal for the installation of an electric outlet (120V only) to the Building Manager for approval.

The following strict guidelines must be adhered to when using an electrical outlet in the parkade for a trickle charger to maintain a vehicle's battery:

- details of the vehicle trickle charger must be submitted to the Building Manager for approval,
- all chargers must automatically switch to a maintenance mode when a charge is complete,
- all chargers must be warranted as free of creating a fire hazard; all chargers must have a CSA or ULC safety certification,
- if an extension cord is being used, it must be 12 or 14 gauge,
- an extension cord must not be wrapped along or around any exposed piping (eg. sprinkler piping) or laid across the concrete flooring outside the boundary of the Owner's parking stall.