

## SHARED SERVICES AGREEMENT - HCCC #92 AND HCCC #93

1) Need for a formal agreement - to ensure that shared items receive proper attention and maintenance. The agreement would be formally reviewed each year by both Boards, with a written agreement to proceed for an additional year.

2) Aspects to be included:

a) Shared space

- Parking lot
- all roads (used by vehicles from both buildings)
- all sidewalks (used by residents from both buildings)
- light standards
- water and sewage lines
- water hydrant (flushing of)
- green space with trees

b) Shared services

- snowplowing
- landscaping
- paving (for repair, replacement)
- ? NS Power bill for the parking lot/road light standards

Aspects to work out

- agreement to set time of year for meeting to review of upcoming routine contracts and to outline the costs of shared routine contracting and any other item
- agreement to look at sharing costs on any other item which might arise, eg bulk contracting for painting, carpeting, vent cleaning as cost savings. Other condo corps in Dartmouth might be part of this?

- agreement on a process to deal with common property concerns - eg. vandals, teens using property for skateboarding, pigeons, squirrels, posting of signs on green space, etc.

- agreement on how costs on shared contracting would be apportioned (by number of units or property size?)

- agreement on a process of dispute resolution

- agreement to allow HCCC #92 to use one of the HCCC #93 parking spaces (space 51)

- agreement to consider overflow parking in vacant spaces on one property, if the other property is full - payment would be made to the property renting the space.

- agreement to inform each other of any major change to the property, eg deregistration (for information - if either building deregisters, the easements set out in schedule A of the declaration remain in place. This was checked with Jo-Ann Hamilton.