



HUB International Insurance Brokers
 #201, 5227 - 55 Avenue
 Edmonton, AB, Canada T6B 3V1
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 F: (780) 488-7077
www.hubinternational.com

CONDOMINIUM CERTIFICATE OF INSURANCE	
NAMED INSURED:	Condominium Corporation No. 0924818 o/a MacEwan Gardens II
PROPERTY MANAGEMENT COMPANY:	KDM Management Inc
MAILING ADDRESS:	C/O: KDM Management Inc. #210, 150 Carleton Drive, St. Albert, AB T8N 6W2
POLICY PERIOD:	From: October 1, 2022 To: October 1, 2023 12:01 AM standard time at the Postal Address of the Insured
INSURED LOCATION:	263 MacEwan Road SW, Edmonton, Alberta T6W 0C4
CONSTRUCTION:	Frame Storey(s): 4 Building(s): 1 Square Feet: 154030
OCCUPANCY:	Apartment Residential Units: 149 Commercial Units: 0
Insurance is provided, subject to Declarations, along with Supplementary Declarations, Policy Conditions, Forms, Riders and Endorsements, if any, issued to form part thereof, complete the Policy.	

SCHEDULE OF INSURANCE		DEDUCTIBLE	LIMIT
SECTION I	PROPERTY		
	All Property	\$25,000	\$40,680,000
	Sewer Back-up Coverage	\$50,000	Included
	Water Damage	\$50,000	Included
	Flood Damage	\$50,000	Included
	Earthquake Damage	5% / \$100,000 Minimum	Included
	Fireplaces	\$0	Included
SECTION II	COMMERCIAL GENERAL LIABILITY		
	Each accident or occurrence	\$2,500	\$10,000,000
	Per occurrence Property Damage		
SECTION IV	DIRECTORS & OFFICERS LIABILITY		
	Each Loss Limit (Claims Made Basis)	\$1,000	\$2,000,000
SECTION VI	COMPREHENSIVE CRIME		
	Employee Dishonesty Form A	\$500	\$1,000,000
SECTION VII	EQUIPMENT BREAKDOWN		
	Direct Damage	\$1,000	\$40,680,000
SECTION VIII	VOLUNTEER ACCIDENT		
	Specific Loss Accident Indemnity	\$Nil	\$200,000
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)		

TOTAL PREMIUM PAYABLE

LIST OF INSURERS/SERVICE PROVIDERS		
Insurance Company/Service Provider	Section	Policy No.
As per Subscribing Insurance Companies on file with HUB International Insurance Brokers	Property	KDM1659173
	Commercial General Liability	KDM1659173
	Commercial Umbrella Liability	KDM1659173
	Directors & Officers	KDM1659173
	Excess Directors & Officers	BSP80026/KDM1659173
	Comprehensive Crime	BSP80026/KDM1659173
	Equipment Breakdown	CMP81664994/KDM1659173
	Volunteer Accident	HUBP1000
	Legal Expense	BSP80026/KDM1659173
	Crime	BSP80026/KDM1659173
	Terrorism	BSP80026/KDM1659173

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

Dated: September 23, 2022

HUB International Insurance Brokers
 Per: 
 (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.