

REGISTRATION COSTS

	RESIDENTIAL	COMMERCIAL	RECREATIONAL
REGISTRAR OF CONDOMINIUMS	\$2.19 per \$1,000.00 value of project	\$6.52 per \$1,000.00 value of project	\$4.33 per \$1,000.00 value of project
	\$326.49 to accept and examine Declaration	\$326.49 to accept and examine Declaration	\$326.49 to accept and examine Declaration
	\$190.45 to record and examine By-laws	\$190.45 to record and examine By-laws	\$190.45 to record and examine By-laws
REGISTRY OF DEEDS	\$11.64 per unit	\$11.64 per unit	\$11.64 per unit
	\$116.45 to record Declaration	\$116.45 to record Declaration	\$116.45 to record Declaration
	\$38.09 to record any other document	\$38.09 to record any other document	\$38.09 to record any other document
REGISTRAR OF JOINT STOCK COMPANIES	\$54.41 to file Declaration	\$54.41 to file Declaration	\$54.41 to file Declaration

REGISTRATION REQUIREMENTS

1. Four original copies of the Declaration and initial By-laws signed by developer and all encumbrancers.
2. Four copies of engineering plans and architectural plans.*
3. Four copies of survey plans, including one copy colour coded pink for units and yellow for common areas.
4. Occupancy Permit for each residential unit.
5. Affidavit from Municipality consenting to the project and confirming that the project complied with zoning by-laws and building regulations at the time it was constructed.
6. Certificate from Engineer and Architect confirming that the project is complete in accordance with the plans.*
7. Title abstract with attached Solicitor's Opinion, Surveyor's Certificate and Legal Description.
8. Tax Certificate from the Municipality showing zero balance.
9. Completed Reserve Fund Study, if ten units or more
10. Building must be complete as certified by the Engineer/Architect in No. 6 above and there is no requirement for any units to be presold prior to registration.
11. Consents required from adjoining property owners if they have access to the condominium property which forms a burden on the property. Consents required from adjoining land owners over whose land the condominium property has a benefit. Consents also required from anyone with an encumbrance over or interest in the property.

* **Engineer not required if wood structure, three stories or less.**

PATRICK I. CASSIDY, Q.C.