



Eversyde on the Park
Condominium Corporation # 0512392
Patio/Deck Application Form

Date: _____ **Address:** _____

Owner(s): _____

Unit Type: 2-Story **or** 3-Story with walk-out **or** 3-Story without walk-out

Structure Type: In-ground Patio **or** Elevated Deck

If any area of the structure's height will be 2' / 0.6m or greater above grade, a City of Calgary deck permit will need to be obtained **after** Board approval is granted, and a copy of the permit must be provided to the Board or property manager **prior** to any construction. All construction activities must comply with current Bylaws and Occupancy Guidelines.

Materials: _____

A detailed diagram of the proposed patio or deck must accompany this application form. Diagram details must include the locations of all; sprinkler heads, access panels, visible utilities, window wells, stairs, gates, and existing pathway to garage (2-story units). Please also indicate:

Dimensions of yard: _____

Dimensions of proposed patio or deck: _____

Please ensure that you have reviewed and will be compliant with all Eversyde on the Park By-Laws and Occupancy Guidelines, as well as conforming to:

Average Yard Size: Must not exceed 30% square footage.

Small Yard Size: May be granted additional areas in excess of 30% square footage.

Large/X-Large Yard Size: May not be granted approval on the entire 30% square footage.

Materials: Must be easily removable e.g. paving stones, interlocking brick, pressure treated wood, manufactured decking, etc.

Access: All services such as but not limited to; sprinkler heads, access panels, and utilities must remain accessible at all times. Window wells must remain open, and gate access must not be restricted.

Common Property: All structures must be free standing, and must not be attached to any common property such as housing unit, garage, fence, stairs, or railings.

Owner responsibilities: I/we acknowledge that application for approval is limited to the above-mentioned specifications, materials and restrictions. I/we acknowledge future Condo Corporation initiated projects such as landscape regrading, tree removal/replacement, irrigation work, and fencing may impact this structure, and as such I/we agree to be responsible for removal and/or replacement of this structure at my/our own efforts and expense. I/we agree to be responsible for all repairs and maintenance, and agree to keep structure in sound and aesthetic condition. I/we acknowledge that should we decide to remove this structure, I/we are responsible to return the area to the current specifications of this exclusive use area. I/we acknowledge that any trade of the Corporation, landscaping, or snow removal crews are not liable for any damages which may inadvertently occur in the course of site services. Should your unit be occupied by renters, the unit owner is responsible to ensure this area continues to be maintained. I/we acknowledge that the Condo Corporation is held harmless of any injury or property damage sustained as a result of use of this structure. **Please initial here** of your acknowledgement and agreement of these responsibilities.

Signature(s) of Owner(s) _____

Date of Application _____ **Contact Details** _____

Email: EversydeonthePark@simcomgt.com

Mail: 2478 – 91 Ave SE Calgary, AB T2C 5H3

Fax: (403) 234-0172



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Submit completed form, detailed diagram, and any additional documents to Simco Property Management through one of the options listed below, allowing up to 4 weeks for review and response. If your request is urgent, please indicate so at time of submission to:

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Fax: (403) 234-0172