SCHEDULE E-3



Note: To be submitted with the application for a Building Permit

BUILDING BY-LAW "LESSEE'S UNDERTAKING FOR TENANT IMPROVEMENTS"

			ng Official or							
City of Vancouver 453 West 12th Avenue							Date	(Month	Day	Year)
Vanco	uver,	B.C.						Ì		
V5Y 1\	V 4									
Dear S	Sir:									
	RE:		Property Address							
			Building Permit Ap	oplication No						
				ing and processing grepresentations,						
1.	(a)	If a	n individual is the l	lessee:						
		()	That I am the le	ssee of the above p	property, or					
	(b)	lf a	corporation is the	lessee of the prope	erty,					
		()	That			_ is the lessee	of the	e above	property	•
			(Na	ame of Corporation)					

- 2. The lessee will comply with, and cause those employed for this project to comply with all applicable by-laws of the City of Vancouver and other statutes and regulations in force in the City of Vancouver relating to the development, work, undertaking or permission in respect of which this application is made.
- 3. The lessee fully understands the requirements herein, and acknowledges full responsibility for carrying out the work, or gives assurance that the work be carried out, in accordance with all by-laws governing the construction of the building. The lessee understands and acknowledges that the issuance of any permit, including an Occupancy Permit, or the inspection or approval or passage of work by the City is not a representation or warranty that any by-law has been complied with and the Lessee remains responsible at all times to assure compliance. The lessee has read and understands Article 1.3.2.1. and Article 1.4.1.5. of Division C Book I and Book II of the Building By-law which are set out on the reverse side hereof.
- 4. The lessee hereby agrees to indemnify and save harmless the City of Vancouver and its employees from all claims, liability, judgments, costs and expenses of every kind including negligence which may result from the failure to comply fully with all by-laws, statutes and regulations relating to any work or undertaking in respect of which this application is made.
- 5. Where used herein the words "work" or "undertaking" in respect of which this application is made, the lessee understands this to include all electrical, plumbing, mechanical, gas and other works necessary to complete the contemplated construction.

Less	ee's Undertaking (continued)	Property Address							
		Building Permit Application No							
6.	_	ese representations, warranties, lertaking is executed by the Lesse	e this day		.,				
4	When have to a feet that had	Cinnad on							
1.	Where lessee is an individual:	Signed an	id delivered in the pro	esence or:					
	Lessee's Signature	Witness's	Witness's Signature						
	Lessee's Name		Witness's Name(PRINT)						
	(Ph	NT) Witness's	Address	RINT)					
2.	Where lessee is a corporation:	Signed, se	Signed, sealed and delivered in the presence of:						
	Name of Corporation	Witness's	Witness's Signature						
	Per: Authorized Signatory	Witness's	Witness's Name						
	Name		(PRINT)						
	(PF		Address						

Building By-law, Division C, Article 1.3.2.1. Intent

1) This By-Law sets standards in the general public interest. It is enacted and retained on the understanding and specifically expressed condition that it creates no duty whatsoever on the city, the Chief Building Official or any employee of the city to enforce its provisions, and on the further condition that a failure to administer or enforce its provisions, or the incomplete or inadequate administration or enforcement of its provisions, shall not give rise to a cause of action in favour of any person whatsoever. The issuance of any permit, including an occupancy permit, is not a representation, warranty or statement that this By-Law or any other enactment has been complied with, and the issuance thereof in error shall not give rise to a cause of action. Accordingly, words in this By-law defining the responsibilities and authority of the Chief Building Official shall be construed as internal administrative directions which do not create a duty.

Building By-law, Division C, Article 1.4.1.5. Compliance with By-law and Other Enactments

- 1) The owner shall comply with this By-law and all other applicable enactments.
- 2) The owner shall ensure that all work, construction, or occupancy is carried out in accordance with this By-law and all other applicable enactments.
- 3) The owner shall ensure that the occupancy of a building or part of a building complies with the occupancy permit.
- 4) The issuance of a permit, the acceptance of plans and supporting documents submitted for a permit, or the making of inspections by the Chief Building Official shall not relieve the owner of a building from the full responsibility for carrying out the work or having the work carried out in accordance with this By-law and all other applicable enactments.