

GLEN GARDENS

Performance Agreement (Arrears/Late Payment) (Schedule G)

To Member(s):

List each Member in the
Member Unit

1.
2.
3.

Address of Member Unit:

Street Address/Unit No.: <u>2750 Jane Street</u> Unit # <u> </u>
City/Postal Code: <u>Toronto</u> , Ontario <u>M3L 2N4</u>

1. The board of directors decided to evict you at its meeting on _____, _____. The eviction date is _____, _____.

2. You admit that the following is true:

(a) You are in arrears in the amount of \$ _____ as of _____, _____. This is a ground for evicting you because of paragraph 9.2(a) of the Occupancy By-law (By-law No. 30).

(b) You have repeatedly paid your monthly housing charges late. This is a ground for evicting you because of paragraph 9.2(a) of the Occupancy By-law (By-law No. 30).

3. You agree to pay all of your arrears as follows:

(a) \$ _____ when you sign this Agreement.

(b) \$ _____ on or before _____, _____.

(c) \$ _____ on the _____ day of each month, starting _____, _____, for _____ months, plus a last payment of \$ _____, until all of the arrears are paid.

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4. In addition, you agree to pay any late charges or interest stated in the Co-operative's by-laws.
5. You agree to pay your monthly housing charges on time and in full each month from the date this agreement is signed.
6. You agree to make these payments to the Co-operative office no later than _____ a.m. _____ on or before the agreed dates.
You agree to make the above payments by certified cheque or money order.
7. You must meet all the deadlines in this Agreement. You must not miss any of them unless you have written authorization from the Co-operative, which will usually not be given.
8. If you sign this Agreement, the Co-operative agrees to ~~cancel the decision of the board of directors to evict you~~ suspend the decision of the board of directors to evict you, as long as you do not break this agreement.
9. You agree that if any payment is not received on time (or is returned by your financial institution), the eviction decision will become effective. In that case, the Co-operative will give you at least 10 days written notice of the date that you must leave your unit. You agree to leave by that date.
10. You agree that if any payment is not received on time (or is returned by your financial institution), you have breached this agreement and the Co-operative can require you to pay all outstanding arrears to the Co-operative without delay, by giving you a notice in writing.
11. You acknowledge that you understand the terms of this Agreement and have had the opportunity to get legal advice.

Signature(s) of Member(s):

1.	Date:
2.	Date:
3.	Date:

Signature for the
Co-operative:

Glen Gardens Housing Co-operative, Inc.	
by:	Date: