

Attachment 2

Homeward Trust Holding Company - Sales Agreement (Holyrood) - General Terms and Conditions

Legal Description	Plan 5112HW, Block 15, Lots 2-5 as shown on Schedule "A" of Attachment 2
Municipal Address	9418 - 83 Street NW as shown on Schedule "A" of Attachment 2
Land Area	0.68 Acres (more or less)
Current Zoning	RA7 - Low Rise Apartment Zone
Buyer	Homeward Trust Holding Company
Purchase Price	\$1.00
Closing Date	To be determined
Condition Precedents	<ul style="list-style-type: none">a. At the sole cost of the Buyer:<ul style="list-style-type: none">i. Property Inspection Conditionb. At the sole cost of the City:<ul style="list-style-type: none">i. Development Funding Conditionii. Servicing Conditioniii. Development Construction Conditionc. City and the Buyer to bear their own costs<ul style="list-style-type: none">i. Community Engagement Plan Conditionii. Affordable Housing Agreement Conditioniii. Warranty Assignment Conditioniv. Rental Use Designation Transfer Conditionv. ASHC Transfer/Assignment Conditiond. Such other conditions precedent as negotiated between the City and the Buyer.

Agreements:

The Sale Agreement(s) resulting from the sale shall be in a form acceptable to the Legal Services Branch, and in content acceptable to the Branch Manager of the Real Estate Branch (the "Branch Manager"). Approval of the sale of the Sale Land shall include the approval of such corrective, conformance and incidental amendments to the Terms and Conditions and the form and content of the Sale Agreement(s) as necessary or desirable to give effect to or implement the sale of the Sale Land, all as may be subsequently approved by the Branch Manager.

Schedule A - Holyrood - Site Plan

