

Reference: Owners Association of Harmony (OAH) Encumbrance Fee Request Form

v.7 May 2022

Thank you for your inquiry regarding the Owners Association of Harmony (OAH) annual fees. The fiscal year for the OAH is **July 1 to June 30**. Fee notices will be mailed out annually in **June** and fees are levied effective **July 1** each year.

The buyer's initial encumbrance fee is pro-rated from possession date to year end (June 30) and is payable by the buyer in one lump sum, upon closing.

Subsequent encumbrance fees may be paid on an annual or monthly basis. If a monthly payment plan is preferred, the buyer must contact our office to set up monthly withdrawals from their bank account.

Resale properties are subject to an Administrative Transfer Fee of \$250.00 + GST (\$262.50 total), added to the total fees owing of the resale property and charged to the **buyer** of a Harmony property, to ensure they are efficiently transferred all community amenities and memberships by the OAH.

Please complete this form as completely as possible and forward to the OAH Administrator at admin@harmonyowners.com. The amount owing will be calculated, and our completed section will be returned to you. Kindly remit the requested OAH Fee amounts, due upon closing, to the **Owners Association of Harmony**, 100, 5709 – 2 Street SE, Calgary, AB T2H 2W4.

Sincerely,

Owners Association of Harmony

Law Office:

Contact Name: Email: Phone:

Acting on Behalf of: *Please list name(s), email address(es), and main phone number(s).

Buyer(s)

Seller(s)

Sale Type: New Build (Unoccupied) Resale (Transfer Fee applies)

Address, including Postal Code:

Possession Date:



Encumbrance Fee Request Form

To Be Completed by the Owners Association of Harmony

New Build:

OAH Encumbrance Fees	Category: Annual Fee:	
Amenity Transfer Fee applicable on Re-sale Properties	\$250.00	
Total Fees Due and Payable as of Date:		

Resale:

Paid in Full for current fiscal year (please amend in your disbursements): \$

Overdue; the balance owing as of today is: \$

Total amount due upon closing: \$

*Unless amounts are outstanding, it is up to the homeowner/lawyer representative to ensure that payments are up-to-date, and that the transaction is made whole, which can be done through a separate avenue.

Notes: