

YORK REGION CONDOMINIUM CORPORATION NO. 616

(the "Corporation")

BY-LAW NO. 7

**A BY-LAW TO AUTHORIZE ELECTRONIC ATTENDANCE AND
VOTING BY UNIT OWNERS**

WHEREAS the Board of Directors (the "Board") has determined that it is desirable and/or in the interests of health and safety to permit owners to attend and vote at owners meetings by telephonic and electronic means;

AND WHEREAS section 56(1)(q) of the Condominium Act, 1998 (the "Act") provides that the Board may make a by-law for purposes prescribed by regulation;

AND WHEREAS section 14(p) of General Regulation 48/01 under the Act provides that such prescribed purpose includes governance of the manner in which an owner or a mortgagee may be present at a meeting of owners or represented by proxy;

AND WHEREAS section 52(1.1) of the Act defines "telephonic or electronic means" as any means that uses the telephone or any other electronic or other technological means to transmit information or data, including telephone calls, fax, e-mail, automated touch-tone telephone system, computer or computer networks;

AND WHEREAS section 52(1)(b)(iii) of the Act provides for votes being cast by a recorded vote that is indicated by telephonic or electronic means, if the by-laws so permit;

AND WHEREAS section 56(1)(c.1) of the Act provides that the Board may by resolution, make a by-law to govern the methods permitted for holding a recorded vote as permitted under clause 52(1)(b) of the Act;

NOW THEREFORE BE IT ENACTED as By-law 7 of the Corporation as follows:

1. Owners meetings may be held by telephonic, electronic or any other technological means that transmits information or data, including telephone calls, electronic mail, automated touch-tone telephone system, computer or computer networks that the Board may, by resolution, decide the Corporation may use for the purposes of the Act provided same allows the owners to participate concurrently.
2. Attendance at owners meetings by one of the means described in clause 1 of this By-Law shall count towards the quorum requirements for the meeting as if present in person.
3. For any vote or recorded vote and all questions under consideration, votes may be cast at meetings of owners by any of these methods:
 - a. a show of hands;
 - b. in person;
 - c. by proxy; or
 - d. by any telephonic or electronic means ("Electronic Voting") approved by the Corporation's Board of Directors.

Jim AS

4. In clause 3 of this By-law, "Electronic Voting" refers to any means, subject to its conformity to the requirements of the Act, that uses the telephone or any other electronic or other technological means to transmit information or data, including telephone calls, fax, e-mail, automated touch-tone telephone system, computer or computer networks (an "E-voting system").
5. An E-voting system may be used to vote on any question that comprises the subject of a vote at a meeting of owners, inclusive of questions to vote in favour of a candidate for election to the Board of Directors and in favour of or against any question under consideration at the meeting of owners.
6. Every vote cast by means of an E-voting system shall comprise a ballot for purposes of the Corporation's records, and for the purposes of any recorded vote that may be conducted at a meeting of owners.
7. Only an owner of a unit, as defined in section 51(1) of the Act, may cast a vote by an E-voting system. No owner may authorize a person, other than an agent if the owner is not an individual, to cast a vote on behalf of the owner by means of an E-voting system.
8. Ballots cast by means of an E-voting system cease to be valid after the completion of the meeting of owners. The Corporation will retain all such ballots for the period prescribed under paragraphs 16 and 17 of section 13.1(2) of Ontario Regulation 48/01.
9. If a third party system does not have a quorum only option, ballots cast by means of an E-voting system are to be counted towards quorum at any meeting of owners, regardless of whether the ballot was used to vote on any question before the meeting.
10. An E-voting system approved for use at a meeting of owners shall be managed by a third party who bears no relation to the Corporation, except pursuant to the third party's contract in that regard.
11. Any person who administers an E-voting system approved for use at a meeting of owners shall:
 - a. validate the identity of an owner who votes by means of the system, and validate every ballot cast by means of the E-voting system, to ensure the ballot is securely received and not tampered with during transmission;
 - b. provide, to the owner who casts a ballot by means of the E-voting system, an electronic receipt in evidence of the vote or votes thereby cast.
12. All ballots cast by means of an E-voting system shall be tabulated by the E-voting system and delivered to the Corporation. None of the ballots so delivered may identify the manner in which the owner voted on any question.
13. An E-Voting system approved for use at a meeting of owners must provide the aggregate results for all owners who have voted via the E-voting system.
14. The invalidity of any part of this by-law shall not impair or affect in any manner the validity and enforceability or effect of the balance thereof.

The foregoing By-Law is hereby passed by the Directors and confirmed by the owners pursuant to the Act.

John JM

DATED at the City of Richmond Hill this 29TH day of JANUARY, 2020. Adm JRM

YORK REGION CONDOMINIUM CORPORATION NO. 616

Per:

[Signature]

Print Name: S. HERNSDORF
"I have authority to bind the Corporation"

PRESIDENT

Print Title:

Per:

[Signature]

Print Name: John H. Martin
"I have authority to bind the Corporation"

Secretary

Print Title: