

Portable Generator Standard July 2023

Portable generators can be stored on roadside porch under a concealing cover or storage unit if preferred

- Portable Generator / Invertors require to be located on roadside of condo due to proximity of Generlink approximately 10 feet to 15 feet from the building to allow adequate ventilation for carbon monoxide emission.

- Portable units cannot be operated in /near pooled water. Refrain from using in the rain unless covered and elevated. There is a serious risk of electrocution!

- Portable units can only be fueled in location where they operate.

- Portable units are totally manual. Require to be moved from storage, fill fuel, connect power cord, turn off unit breakers that are not to be fed power. Start, manage fuel supply, post outage turn on all breakers, unplug cords, run generator empty and store generator.

- Without a Generlink an extension cord can be used from generator to the selected power requirement but an outdoor heavy duty cord should be used

Best Practices of Portable gas generators

- Generators should always be run out of gas or tanks drained for storage period

- Utilize premium non ethanol gas ie from Marina, Kents in Apsley or Shell high test. (Marina and Kent's uses Shell). Ultramar gas has ethanol

- Utilize "Sea Foam " additive in gas to stabilize residual gas in generator

- charge battery every three months. Otherwise start generator every three months and run 2 hours

Do's and Don't's of Generator/Invertor at PSCC#75 per Declaration Article

1V.1.1v

- Hours of operation 7am-10pm.**

Only exception will be if power failure creates issues in condo unit resulting in possible damage needing the power source to operate longer or continuously.

or

A unit owner may require continual operation due to Health issues.

iv) No Residential Unit shall be used and no activity shall be carried on therein which involves the operation of machinery or equipment with resulting transmission of noise and vibration to other Units or the Lands or which activity results in the discharge of smell/odour, undue disturbance, noise or vibrations emanating from such Residential Unit into other Residential Units or the Lands. In the event the Board determines in its sole and absolute discretion that any such noise, vibration, smelly odour or undue disturbance is an annoyance and/or a nuisance and/or disruptive, then the Owner of such Residential Unit shall at his own expense take such steps as shall be necessary to abate such noise, vibration, smell/odour or undue disturbance to the satisfaction of the Board. In the event the Owner of such Residential Unit fails to abate the noise, vibration, Smell/odour or undue disturbance, the Board shall take such steps as shall be necessary to abate the noise, vibration, smell/odour or undue disturbance and the Owner shall be liable to the Corporation for all expenses incurred by the Corporation in abating the noise, vibration, smell/odour or undue disturbance, which expenses are to include reasonable solicitor's fees on a solicitor and his own client basis.

-Location of operation greater than 10 to 15 feet from condo with exhaust facing away from condo. Always be aware of wind that could affect neighbors with carbon monoxide emissions.

-Fueling and /or refueling at operation area only. Never on a porch, in a storage unit or beside a structure.

-No storage of fuel on decks, near condo unit or Individual storage units per PSCC #75 Declaration page 36, Schedule N. Item 4. Safety.

a) No storage of any combustible or offensive goods, provisions or material shall be kept in any of the Units or Common elements.

b) No owner or occupant shall do or permit anything to be done in his/her unit or bring or keep anything therein which will in any way increase the risk of fire or the rate of fire insurance on any buildings or on property kept therein, or obstruct or interfere with the rights of other owners, or in any way injure or annoy them or conflict with the laws relating to fire or with the regulations of the Fire Department or with any insurance

policy carried by the Corporation or any owner or conflict with any of the rules and ordinances of the Board of Health or with any statute or municipal law.