



**By-Law No. 2  
of the  
MANITOBA VETERINARY MEDICAL ASSOCIATION**

**APPROVED JULY 6, 2017**

**By-Law No. 2<sup>1</sup>**  
**of the**  
**MANITOBA VETERINARY MEDICAL ASSOCIATION**

The Manitoba Veterinary Medical Association enacts the following by-law:

**Part 1**  
**Interpretation**

**Meaning in Act applies**

**1-1** Unless the context otherwise requires, the meaning given to the words in the Act as amended from time to time applies, including, without limiting the generality of the foregoing,

“**Association**”, which means the Manitoba Veterinary Medical Association;

“**by-laws**”, which means the by-laws of the council made under s. 7 of the Act;

“**Council**”, which means the council of the association;

“**member**”, which means an individual who holds a certificate of registration under the Act.

**Definitions**

**1-2** In this by-law,

“**Act**” means *The Veterinary Medical Act, CCSM, V30*.

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<sup>1</sup> Enacted by MVMA membership – July 6, 2017

**Part 2**  
**Lease of office space (2017)**

**Authorization to enter into lease**

**2-1-1** The council is authorized to enter into a new lease, or renew the expiring lease, with Midwest Veterinary Purchasing Cooperative Ltd for approximately 3,000 square feet of office space at 1590 Inkster Boulevard, Winnipeg, for a ten-year term beginning on 1 August 2017, whereby the association would pay to the landlord

- a. from 1 August 2017 to 31 July 2022, rent at a monthly base rate of \$16.75 per square foot, where square footage would be deemed to be 2,209 square feet during planned renovations to the lease premises and 2,700 square feet after the planned renovations have completed;
- b. from 1 August 2022 to 31 July 2027, rent at a monthly base rate of \$18.25 per square foot, where square footage would be deemed to be 2,700 square feet;
- c. from 1 August 2017 to 31 July 2027, a leasehold improvement charge up to a maximum of \$3.50 per square foot per month, where square footage would be deemed to equal that figure set out above and applicable to the respective time period; and,
- d. all sales taxes applicable at the time that each payment falls due.