

Royal City Co-operative Housing Inc.

Policy 2017.19 Common Area Bylaw

Passed by the Board of Directors of Royal City Housing Co-operative Inc.
at a duly constituted meeting on 13 September 2017
Confirmed by 2/3 majority at a duly constituted General Members'
Meeting on 25 October 2017

Pauline Busby, President

Niles Normore, Corporate Secretary

Royal City Co-operative Homes Inc.

By-Law 2016.11 Common Area By-law

Article 1 – Courtyard and corridors

1.01 Purpose

The purpose of this by-law is to ensure the safety of members, children, and visitor within the Co-op while maintaining a playful funny environment.

1.02 Safety

- Care must be given while playing with balls, sticks, and any other thrown toys or objects.
- Playing baseball, football, soccer, and hockey in the courtyard is not allowed at any time.
- Only tricycles and other types of training bicycles shall be allowed to be driven in the Courtyard with a parent's or adult's supervision.
- Provincial helmet laws and the wearing of appropriate safety gear (helmet, knee pads, elbow pads) shall be adhered to.
- Children over age of seven (7) should ride their bike or rollerblades with care, or they will lose their privileges of riding in the Courtyard, at the Board's discretion.
- No skateboards in the courtyard

1.03 Noise

- There shall be no unnecessary or unreasonable noise in the courtyard or around the Co-op after 9:30 p.m. or before 9:00 a.m.
- Board approval is needed for a "special occasion" party. Municipal By-laws and Co-op noise and nuisance rules will still apply.

1.04 Glass/Garbage

- Glass of any type (glasses, bottles, plates, etc.) is prohibited in the courtyard and other common areas.
- No garbage (bottles, bottle caps, knives, broken glass, cigarette butts, etc.) shall be left in the courtyard after a party or other event

1.05 Member's Possessions

- No toys or items shall be removed from a deck unless you have permission from the owner(s) of those items
- All personal belongs (toys, chairs, tables, etc.) shall be removed from the court-

yard before 9:30 p.m. each night.

1.06 Hallways & Stairwells

- There shall be no playing, cycling, rollerblading, or running in common area hallway or stairwell

1.07 Miscellaneous

The following must be adhered to at all times. There shall be no:

- playing or climbing on roof of Little Tikes play house
- climbing on the south or north brick wall in the courtyard nor the brick wall surrounding the Guelph Hydro box outside Unit 1
- throwing or hitting of balls on any Co-op building walls where there are windows
- playing in garage, or with garage door, except with authorization
- writing profanity or anything on the walls inside or out of the Co-op. Chalk drawings on pavement only
- playing in the any garden
- profanity used anywhere in the common areas of the Co-op
- smoking in the garage, indoor common hallways, nor indoor common stairwells
- interfering with the garage door sensors.
- drinking of alcoholic beverages in the hallways or stairwells of the Common Area

Article 2 – Healthy Lawns and Gardens

2.01 Purpose

The purpose of this article is to regulate the use of pesticides, herbicides, and insecticides on Co-op property.

2.02 Definitions

In this By-law

- "Affected Property" means common area property within the property lines of Number 33 North Street, Guelph, Ontario
- "Pesticides, herbicides, or insecticides" means any pesticide as defined as follows:
 - Any substance that is intended, sold, or represented for use in preventing, destroying, repelling, or mitigating, directly or indirectly, any pest
 - Any substance that is a pest control product within the means of the Pest Control Products Act (Canada) or is intended for use as a pest control product.
 - Any substance that is a plant growth regulator, a defoliant, or a plant desiccant
 - A fertilizer within the meaning of the Fertilizer Act (Canada) that contains a substance designated as a pesticide, or
 - Any other substance designed as a pesticide in the regulations to the Environment Act (Canada)

2.03 Prohibition on Affected Property

No person shall carry out or permit to be carried out any pesticide, herbicide, or insecticide application on the affected property.