

## Common Area Policy

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### Section 1: Courtyard and Common Areas

#### 1.01 Purpose

The purpose of this policy is to ensure the safety of members, children, visitor, and pets, within the co-op while maintaining a positive environment.

#### 1.02 Safety

- Care must be given when playing with balls, sticks, and any other thrown toys or objects in all common areas on site
- Playing baseball, football, basketball, soccer, and/or hockey is not permitted in the courtyard at any time.
- Bicycles, scooters, skateboards, roller skates, and/or any other type of micromobility vehicle is not permitted in the courtyard at any time.
  - tricycles and other small training bicycles for young children, will be permitted, so long as they are used as intended and under adult supervision.
- Members are to ensure that all persons in their household are complying with all safety regulations and bylaws as set by the Municipality, the Province and/or the Federal government

#### 1.03 Noise

There shall be no unnecessary or unreasonable noise in the courtyard, or in any common areas of the Co-op, before 8:00 am or after 9:30 pm.

Board approval is needed for any type of party, event, or large gathering, that a member wishes to host in the courtyard or any common area of the Co-op.

The City of Guelph Noise Control bylaw must be adhered to at all times during the event, and the event must not infringe on the reasonable right to enjoyment of other co-op members.

#### 1.04 Glass/Garbage

Glass of any type (glasses, bottles, plates, etc.) is prohibited in the courtyard and common areas of the co-op.

No garbage shall be left in the courtyard after a party, other event, or at any time.

#### 1.05 Member's Possessions

All personal belongs including but not limited to, toys, chairs, tables, etc. shall be removed from the courtyard and/or common areas of the co-op before 9:30 pm each night.

#### 1.06 Common Areas

Members are required to ensure that all persons living in and/or visiting their household do not willfully or negligently cause damage, disruption, or safety concerns in the common areas of the co-op.

#### 1.07 Miscellaneous

Members are required to ensure that all persons living in and/or visiting their household, adhered to the following at all times:

There shall be no:

- climbing, jumping, swinging on or misusing toys, objects, or other items, owned or supplied by the co-op
- climbing or sitting on any ledges, walls, railings, etc. in the common areas of the co-op

- blocking, climbing, sitting, jumping on, or entering the enclosure of, the green hydro box located in front on unit 1
- throwing or hitting of balls at any co-op building
- playing in the garage, with garage door, or interfering with the garage door sensors
- writing or drawing on the walls in any of the common areas.
  - chalk drawings on the pavement and/or patio stones will be permitted
- playing in the any garden areas, hanging or pulling on trees/tree branches, or otherwise causing any damage or harm to plant life on the property
- shouting, screaming, or use of profanity in the common areas of the co-op
- drinking of alcoholic beverages in any common area of the co-op

## **Section 2: Healthy Lawns and Gardens**

### 2.01 Purpose

The purpose of this section in the policy is to regulate and/or limit the use of pesticides, herbicides, and insecticides on co-op property.

### 2.02 Definitions

In this policy:

- "Affected Property" means common area property within the property lines of Royal City Housing Co-operative at 33 North Street in 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
  - 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.

Passed by the Board of Directors on April 24, 2024