

AMENDING BY-LAW No.25

(By-law to amend the Community Living By-law No.5)

BE IT ENACTED as By-law No.25, of Coopérative d'habitation Beuparlant Inc., that the Community Living By-law No.5, Article 6, Pet Policy, be replaced with the following:

Article 6: PET POLICY

6.01 Pets are forbidden on Co-op property, except for those mentioned in paragraph 6.02 of this By-law. Dogs and other animals normally considered to be "pets" are not permitted at the Co-op, including the pets of guests visiting the Co-op.

6.02 A member may have fish. A member may have one or two birds in a cage. A member may have one or two small animals in a cage (such as a hamster).

6.03 For the purposes of this Pet Policy, a "service animal" or "emotional support animal" is not a pet. A service animal, sometimes called a therapy or emotional support animal, is an animal that provides a service for a disability-related need protected by the Ontario Human Rights Code. There are different types of service animals. For example, a seeing eye dog or guide dog that has specialized training is considered a service animal. Emotional support animals that assist with medically diagnosed conditions such as depression are also legally considered service animals under the Ontario Human Rights Code. A service animal or an emotional support animal may be permitted at the Co-op if a member or a person in their household provides the Co-op with appropriate medical documentation relating to the disability-related need for a service animal or an emotional support animal and provides any other information required by the Co-op.

6.04 Before a service animal or an emotional support animal can come onto the Co-op's property and each year afterwards, members who require a service animal or an emotional support animal for themselves or someone living in or visiting their unit are responsible for:

- meeting the Co-op's requirements for medical documentation as discussed in Article 6.03;
- registering the service animal with the Co-op;
- providing proof of the service animal's municipal licence;
- providing proof of the service animal's yearly shots and ensuring the animal is spayed or neutered;
- walking the service animal or emotional support animal off property and not on Co-op property;

- **member is responsible for the service animal or the emotional support animal and no one else;**

- keeping the service animal or emotional support animal on a leash of not more than **3 feet** at all times while **inside or outside** the common area of the Co-op property;

- before entering an elevator, asking others who are already on the elevator or who are boarding at the same whether they are comfortable with dogs and if they are not, waiting for the next elevator;

- **go directly to unit; no stopping inside building with the service animal or emotional support animal;**

- cleaning up after their service animal or emotional support animal on Co-op property;

- making all efforts to ensure that their service animal or emotional support animal does not urinate or defecate in the interior common areas of the Co-op. Member will be responsible to clean-up if an accident occurs.

- **no service animal or emotional support animal in the playground areas of the Co-op;**

- ensuring animal waste is properly disposed of;

- not permitting any form of animal waste, including cat litter, down the garbage chute; and

- meeting any special rules related to service animals or emotional support animal referred to in Article 6.09.

- Guests are permitted to bring their service animal, but must provide the appropriate paperwork. Guests are not permitted to bring their emotional support animal on the Co-op's property.

6.05 Providing the requirements in Article 6.04 are met, each year the Board will provide the member with written permission to have a service animal or emotional support animal on the Co-op's property.

6.06 Members are responsible for ensuring that any service animal or emotional support animal under their control behaves in a way that respects other members' right to reasonable enjoyment of their unit and of Co-op property. **Noise or behaviour that disturbs other residents will not be tolerated**, including the failure to meet any condition in Article 6.04 regarding animal waste. If these behavioural standards are not met, the Co-op can revoke the service animal's or emotional support animal's annual permission to be at the Co-op; requiring its owner to remove the animal from Co-op property.

6.07 Each member is responsible to reimburse the Co-op for the repair of any damage to a unit or Co-op property caused by a pet allowed by Article 6.02 or by a service animal or emotional support animal allowed by Article 6.04 including a guest's service animal.

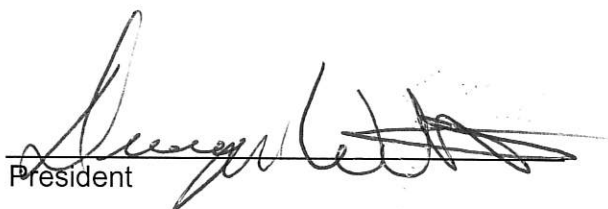
6.08 The Co-op Board may establish further rules related to the presence of service animals on Co-op property to accommodate other human rights related issues, including issues related to animal allergens and religious practices.

6.09 If an animal living in a member's unit or permitted on to Co-op property by a member behaves in a way that is a danger, nuisance or interferes with other residents, guests, or staff of the Co-op, and in a way the Board considers serious, the Board may terminate that person's membership and occupancy rights and seek to evict that member. The Board may also seek an eviction if a member's animal damages Co-op property.

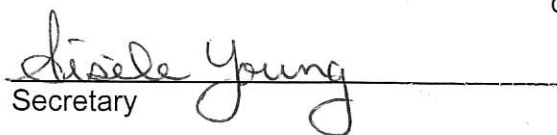
6.10 If the Board becomes aware that a member has an animal on Co-op property that is not permitted by Article 6, the member will be required to remove the animal. The Board will provide the member with written notice of their breach, and a date by which the animal must be removed **(for example, five business days)**. If the member continues to breach Article 6 by permitting a prohibited animal on Co-op property, the Board may enforce this by-law against the member. Depending on the circumstances, this could involve calling the Humane Society, seeking to remove the animal through other means (including a court application), or eviction, if appropriate.

6.11 When considering whether there has been a breach of Article 6 and when determining appropriate enforcement measures, the Board will consider the evidence available, the seriousness of the breach, available enforcement options, and the costs involved in enforcement.

CERTIFIED to be a true copy of By-law No.25 of Coopérative d'habitation Beauparlant Inc., passed by the Board of Directors at a meeting held on the 28 day of MAY, 2019, and CONFIRMED by a two-thirds vote at a meeting of members held on the 27 day of JUNE, 2019.


President

c/s


Secretary