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## ABC Housing Co-op

# Paint and Alterations (Units) Policy

### Purpose of the policy

To maintain co-op property and set out co-op requirements for members who wish to paint, alter or improve their units.

### Policy

#### Wall treatments


1. Members must use paint types and colours specified by the co-op.
2. Other paint types and colours are permitted with written consent from the board. Members are responsible for any additional costs of restoring walls on move-out to paint type and colours specified by the co-op.
3. Wallpaper is not permitted.
4. Units will be painted every five years at the co-op's expense, using professional painters.
5. On move-out, the co-op will paint units as necessary, at the co-op's expense, using professional painters. Units must be restored to paint types or colours specified by the co-op.

#### Minor alterations

6. Members may attach pictures, paintings, shelving and other objects to the unit's interior. Members will be responsible for any repair or re-painting resulting from installation or removal of minor alterations or improvements, as required by the co-op.

#### Major alterations and structural changes

7. Any major alterations or structural changes must comply with Occupancy Agreement Sections 9 Alterations to property, 10.06 Repairs on leaving and 10.08 Cost of repairs and cleaning
    - 9.01 Alterations require consent
    - 9.02 Restoration costs
    - 9.03 Municipal compliance of alterations
    - 9.04 No compensation for alterations
    - 9.05 Compliance with alteration procedures
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- 10.06 Repairs on leaving
  - 10.08 Cost of repairs and cleaning

Policy approved: January 12, 2024