

RENOVATION POLICY
Wentworth Condominium Corporation No. 9
1964, 1966, and 1968 Main Street West, Hamilton, ON

If you are planning to do renovations to your apartment unit, we ask you to following guidelines:

1. All electrical maintenance must be performed by licenced electricians. Please contact the management office (or contact: board@forestglenhamilton.ca) if you wish to use the corporation's electrician.
2. All plumbing maintenance must be performed by licenced plumbers. Please contact the management office (or contact: board@forestglenhamilton.ca) if you wish to use the corporation's plumber.
3. If you have any plumbing or electrical work done in your apartment by unlicensed individuals, and it results in damage to other units or to the common elements, you will be responsible for the cost of rectifying any such damage.
4. Unit owners are not allowed to make changes to any electrical and plumbing within the unit except for general maintenance.
5. All debris or any other items that are removed from the unit must be taken off-site and disposed of by your contractor at unit owner's expense. No items such as sinks, toilets, drywall, under pad or carpet are to be placed in the Condominium Corporation's garbage bin at any time. It is the responsibility of the unit owner to ensure that the contractor take these items off-site for disposal.
6. The Condominium Corporation's Insurance Policy has deductibles which will be the unit owner's responsibility if damages are caused to other units and/or common elements by not following rules, guidelines, or errors of omission.
7. **Noise** – Please refrain from performing the noisy part of your renovations before 8:00 a.m. and after 5:00 p.m. Monday – Saturday. Other residents in the building are entitled to peaceful enjoyment of their units, and while we recognize that renovations need to be done and that you need to complete your work, we ask that you give your neighbours a break by letting them have a quiet evening.
8. **Cleaning Up** – It is up to the unit owner to ensure that the unit owner's contractor, who is working in the unit, does not leave a mess on the common elements. If the contractor spreads drywall dust all over the carpet, it is up to him/her or to the unit owner to vacuum it up. It is not the responsibility of our building Superintendents/Cleaners to clean up after your contractor.

9. Your contractor must book the elevator ahead of time and have the elevator on service when he is bringing in large or bulky material or taking out large or bulky material. If there is any mess left behind, or any damage done to the common elements, you will be charged back for the clean-up or repair.
10. Additions or changes to plumbing are not allowed. Changes within your unit must be reported to the management office prior to being made. Some changes may require board approval. Please check with management prior to any renovations being performed.
11. **Fire Safety** - When you are renovating your unit, please be reminded that the door-closer on your unit door is a requirement under the Ontario Fire Code and may **not** be removed according to that code. You could be liable to a fine by the Fire Prevention Bureau of the City of Hamilton if you remove the door-closer.

It is also required under the Fire Code that you have an operating smoke alarm in the unit. It is up to you to check the batteries and make sure that the smoke alarm is operational at all time.

Please be reminded that Global Fire Safety Solutions conducts an Annual Fire Inspection of the smoke alarms every year. If you have not maintained your smoke alarm Global Fire Safety Solutions will bring it to code by replacing the alarm, or changing the battery. This cost will be a chargeback to your unit.

Please **do not disconnect the fire horn** in your unit for any reason (e.g., painting, renovations). Doing so sends an immediate alarm to our Fire Monitoring Company and causes the building control box to demand attention.

If you need more information regarding your renovations, please don't hesitate to contact the Senior Property Manager Lola Keczaj, RCM, OLCM at 905.527.8808 or lola@whitehillresidential.com.

Last updated: Aug 2023