



### **Vista on the Park, Ottawa**

Vista on the Park is a high rise apartment condominium registered in 1990 with 225 residents. It is located in an established, quiet Ottawa neighbourhood. The board of directors received persistent complaints about second-hand smoke and decided to take action.

In March 2013, they conducted a survey to determine the level of support for a smoke-free policy. The survey found that 83% of owners were supportive of going smoke-free.

In response to the survey results, the board developed a proposal which included a smoking ban in the units, including balconies, and 9 metres from entranceways.

The proposal allowed existing residents to register to continue smoking inside their units for a period of two years. After that point, all units would be required to be smoke-free.

Legal counsel prepared a Consent to Amend the Declaration which required 80% of owners to sign prior to it being taken to a vote at a members meeting.

The support among the members was overwhelming and signed consent was given by 84.36% of the members. The issue was put to a vote at the Annual General Meeting where it was passed by a large majority.

The no-smoking policy has been in effect since November 2013. The building will be 100% smoke-free in November 2015 when all members of the condominium will be required to cease smoking in their units and on balconies.