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COVID-19 VACCINATION POLICY (*Revised*)

Effective Date: November 18th, 2021

The Landmark is committed to maintaining a safe and healthy condominium property. The Corporation is taking additional steps to help protect residents and onsite workers from contracting and spreading the COVID-19 virus.

Overview of Policy

1. The Corporation has an obligation to keep the common elements reasonably safe for all persons, including any onsite workers on the common elements.
2. To meet the foregoing requirements, the Corporation is implementing this policy for all owners and residents/occupants of the condominium.
3. All owners and residents must otherwise comply with the Corporation's Rules and Policies in relation to COVID-19 safety.

Applicability

This policy applies to all owners and occupants of the condominium. Everyone is expected to uphold this Policy and to continue to work together to prevent the spread of COVID-19. Failure to comply with this policy may result in remedial action including possible revocation of privileges to use one or more of the condominium's amenities or if necessary, an Application for Compliance pursuant to Section 134 of the *Condominium Act* or any other enforcement procedure available in law.

Policy and Guidelines

Vaccines

At this time, the Corporation is **not** mandating/requiring that all residents be vaccinated. However, the Corporation **strongly encourages** all residents of the condominium to get vaccinated against COVID-19. It has become clear that one of the best ways to protect workers and residents, moving forward, is with COVID-19 vaccines.

Based on the research available to date, it appears that vaccines protect against serious illness from COVID-19. In addition, it appears that vaccines can help reduce transmission of the virus. For these reasons, we strongly encourage all residents to get vaccinated. To assist, the Corporation will make best efforts to help any resident who needs assistance getting vaccinated.

Personal Protective Equipment (“PPE”) and related control measures

While on the condominium’s interior common elements, all residents, guests and workers are required to wear a suitable face covering in compliance with requirements of the province of Ontario and any requirements of local health authorities. Residents and guests should continue to ensure that they are always maintaining physical and social distancing of *at least* two meters (six feet) from others, whenever this is possible.

Screening

Prior to entering the condominium’s indoor common elements all residents and guests are required to complete a self-screening questionnaire, as recommended by local health authorities, and in accordance with the procedure for such established by the Corporation.

Indoor Amenities

Throughout the pandemic, it has become apparent that indoor amenities - such as gyms and pools - are high risk settings for the transmission of COVID-19. In an effort to mitigate such risks, and to fulfill its duty to ensure that the common elements are reasonably safe and to prevent dangerous conditions on the common elements, the Corporation has determined that the best method is to have a policy requiring that residents be vaccinated before being permitted to use certain indoor amenities of the condominium.

The amenities that will be subject to this policy are:

- The swimming pool
- The recreation room (gym)
- The second-floor terrace

Access to the swimming pool will be limited to only two unrelated persons (or one family unit) at a time. The gym will be limited to not more than five unrelated persons at a time. As noted above, all users must maintain physical distance of *at least* two meters (six feet) from others in these areas. Until further notice, the hot-tub will remain closed.

Access to the Lounge will be reviewed as a separate entity as there is currently no way to allow entry with a key fob. Access to the Library will remain according to the current practice. Only one person (or family unit) is allowed in the library at a time.

Proof of Vaccination Disclosure

As of September 30th, 2021, residents will need to show proof of full vaccination (or valid exemption), in paper or electronic form, to Melissa Altherr in the Management Office, together with a piece of Government-issued photo ID, prior to using the above-noted amenities.

Proof of full vaccination (1 or 2 doses depending on the vaccine received), with vaccines approved by Health Canada or the World Health Organization is acceptable.

Enforcement

Access to amenities will be managed via the FOBs issued to residents. Within each unit, all residents, except children under 12, must provide proof of vaccination to have **any two** of their FOBs activated for access to any of the amenities, subject to this policy. Activated FOBs will be limited to **one FOB per resident** and **no more than two FOBs per unit**.

Residents who do not provide the above-noted proof of vaccination and/or confirmation (and are not subject to an exemption as discussed below) will not be able to access the above-listed amenities until this policy is amended or withdrawn.

All residents MUST use the sign-in sheets provided and list the date and time of use. From time to time, the Superintendent will compare the sign-in sheets for the use of the indoor common elements to the list of residents permitted to use these amenities.

Note: Guests are not permitted to use the pool or the gym. Fully vaccinated guests may accompany a resident who has shown proof-of-vaccination to the 2nd floor terrace. Residents must ensure that all invited guests are fully vaccinated in compliance with this policy.

The inability of a resident to use an amenity does not relieve an Owner of the obligation to pay common expenses (including any special assessments levied).

Accommodation

The Corporation is aware of its duty to accommodate to the point of undue hardship pursuant to Ontario's *Human Rights Code*. If any resident believes that they are entitled to an accommodation (exemption) from this policy, the resident must submit a request for accommodation, in writing (including a reasonable explanation of the reasons), to the Corporation for consideration.

If any resident requires a medical exemption, the resident must provide written confirmation of the required exemption from a licensed doctor or nurse practitioner which confirms that an exemption is required, along with a reasonable explanation of the reasons, and whether the requested exemption is temporary or permanent.

September 22, 2021 (O)
November 12, 2021 (R1)