TOBACCO AND CANNABIS POLICY

Mainstay Housing is committed to maintaining a safe and healthy environment at its properties for all tenants. In order to do this Mainstay's policy is that smoking is prohibited at Mainstay's properties with limited exceptions. This Policy takes effect May 15, 2019.

1. Special Meanings

(a) Smoking includes carrying, inhaling or exhaling lit tobacco, cannabis or other products that generate smoke. It also includes having those things while they are lit whether or not they are being carried, inhaled or exhaled.

(b) Smoking does not include using tobacco for traditional Indigenous cultural and spiritual purposes.

(c) Smoking includes using e-cigarettes and vaporizing tobacco or cannabis.

2. Smoke-free

(a) Smoking is prohibited in the following areas of Mainstay properties.

(i) interior common areas, including but not limited to in hallways, elevators, laundry rooms, parking garages, electrical and mechanical rooms, stairs, storage locker areas

(ii) patios and balconies

(iii) within 20 feet of a door, window or air intake

(iv) outdoor space designated as part of the rental unit for the exclusive use of the tenant

(v) smoking for cultural and spiritual purposes is only allowed in areas where smoking is otherwise prohibited with written permission from Mainstay

3. Reasonable Enjoyment

Mainstay may respond to smoking in the rental unit which substantially interferes with the reasonable enjoyment of the residential complex.

4. Cannabis Growing

(a) The tenant shall not, nor shall the tenant's family, guest or invitees grow or attempt to grow cannabis, tobacco or related plants anywhere within the rental unit or in any common area exclusively used by the tenant or tenant's family, such as balconies and patios, nor on any common area anywhere on Mainstay's properties. There are no exceptions.

(b) Producing or processing cannabis products is prohibited in all parts of Mainstay's properties. There are no exceptions.

5. Enforcement

(a) This Policy may be enforced by eviction under the *Residential Tenancies Act.*

Mainstay may decide to enforce this Policy in other ways or not enforce the Policy in some situations, as appropriate.

Acknowledgement of Receipt of this Policy

I acknowledge that I have received a copy of Mainstay Housing Tobacco and Cannabis Policy. The policy was explained to me.

_____	_____	_____
Tenant Name	Signature	Date Signed

Address: _____ Unit No: _____

_____	_____	_____
Witness Name (SHW/Manager)	Witness Signature	Date Signed