

Depending on the condition of your building, establish a maintenance plan. Only an expert can evaluate building status and outline measures to be taken in the short, medium and long term.

DANGEROUS CONDITIONS

Related to situations that can harm the health and/or safety of occupants or passersby.



- Action requiring immediate intervention  
Example: growth of mould, unstable balconies

PROBLEMATIC CONDITIONS

Related to water infiltration. Accurate determination of the cause is needed before making changes. Advice from a building expert will allow you to decide on the timing of repairs.



- Short-term action  
For example: water infiltration, blocked drain

NORMAL MAINTENANCE CONDITIONS

Related to situations that may cause water infiltration or an abnormal increase of humidity levels in the future. Advice from a building expert may be necessary if the property owner is not sufficiently familiar with building construction methods.



- Medium-term action  
For example: foundation insulation, ventilation improvements

CONDITIONS TO BE IMPROVED

Related to improvements to be made to avoid situations that may lead to water infiltration or an abnormal increase of humidity levels. Advice from a building expert may be necessary if the property owner is not sufficiently familiar with building construction methods.



- Long-term action  
For example: replacement of doors and windows, roof repair

IMPORTANT

How to solve a water infiltration problem

- Consult building experts (in architecture, engineering, technologies, etc.) who will analyze the situation and determine what repairs need to be done.
- Consult specialized Internet sites, such as that of the CMHC, to understand your house's characteristics.
- Consult your borough office to determine whether the necessary repairs require a permit.

RESOURCES

BE VIGILANT, THE CONDITION OF YOUR PROPERTY, AND CONSEQUENTLY THE HEALTH OF ITS OCCUPANTS, DEPEND ON IT.

Have you rigorously applied our recommendations, but your building continues to deteriorate? Consult experts who can guide you to solutions.

For further information, visit the Canada Mortgage and Housing website (CMHC) at [cmhc-schl.gc.ca/en](https://cmhc-schl.gc.ca/en). It offers technical fact sheets on buildings. For more information about housing in Montréal, go to the Ville de Montréal website at [ville.montreal.qc.ca/housing](https://ville.montreal.qc.ca/housing).

