

Board Talk

YRCC 616 - Observatory II

December 2022

Vaughan Condo Shooting

We remember those killed in the shooting at Bellaria Residences, YRCC 1159, on December 18: Rita Camilleri, Vittorio Panza, Russell Manock, Helen Lorraine Manock, and Naveed Dada; and we offer our condolences to their family and friends in their loss.

Parking in Fire Route

Please remember that the driveway in front of the building by the main entrance is a Fire Route. Parking in our Fire Route is becoming an increasing problem. It is against the law and increases the danger to all concerned in the event of a fire. Drivers may stop only to pick up and drop off passengers and must remain with their vehicle. For all other purposes, drivers must park their vehicle in the aboveground or P1 Visitor Parking spaces. Please make sure that your contractors, delivery, and service providers are aware of, and abide by this rule.

The Corporation and Management reserves the right to ticket - or ticket and tow - any vehicle left unattended or parked in a Fire Route.

Lock Box Cabinet

Real estate agent and personal service worker lock boxes should be moved to the lock box cabinet. Those still attached to the garage emergency exit stairwell railings after January will be destructively removed. Please inform your real estate agents and personal service workers.

Residents who use *LifeLine* or similar emergency alert services must register with the Management Office. Lock boxes are the sole responsibility of the resident. Lock boxes are available commercially at various price points, from alert services, and from the Management office at cost. An *Information Session* for users of such services was held mid-December and may be repeated if there is sufficient interest.

Suite Door Decorations

We have noticed that some residents have placed seasonal decorations on their suite door which are in contravention of the Fire Code. Please remove them as soon as possible.

Window Replacement

The replacement of window panes with broken seals is the responsibility of the Corporation. If you notice that any of your windows have condensation between the inner and outer panes of glass, they may need replacement. In this case, please fill out Maintenance Requisition, and return it to the Management Office. This does not apply to the single-pane sliding windows or to balcony doors. Condensation in these cases is cured by allowing some airflow between the panes.

What to do in a Fire or Flood

If there is a fire, call **911 and pull one of the Fire Alarm Pull Stations**. Do **not** use the elevators.

If there is a flood or water leak **during the Superintendent's on-call hours**, call his number, **416-648-8735**. The Superintendent is on call:

Monday-Thursday, 6 a.m.-10 p.m.

Friday, 6 a.m.-6 p.m.

Saturday, Sunday and Statutory Holidays, 8 a.m.-4 p.m.

At all other times, call **905-625-1522**, the Management Company's emergency number.

Source: *Observatory II YRCC 616 Rules and Regulations*, page 4.

Minutes

Minutes of monthly Board Meetings are available in the Library. Owners are encouraged to review them.

Issues and Concerns

The Directors ask that if you have issues or concerns that you please submit them in writing: either in a traditional letter dropped in the mailbox by the Management Office, or by e-mail to yrc616office@gmail.com. This has long been our policy, but has been ignored by many in recent times. While we are always here to listen, written communications allow issues to be recorded, discussed, and appropriately acted upon by the Directors at their regular Board Meetings. Neither verbal nor written harassment of Staff and Directors is acceptable at any time.

Annual Plan Updates for January

- Interior building inspection
- Check defibrillator and door alarm batteries
- Check emergency generator fuel level, perform semi-annual load test
- Disaster / fire plan review and update
- Remove seasonal decorations

Looking forward to 2023

- Cable TV service will move to Rogers *Ignite*. Look for *Information Sessions* in January.
- The replacement of suite main water shut off valves will continue in January.
- Our Reserve Fund Study will be updated.

Happy New Year

We wish you a Happy, Healthy and Prosperous 2023.