

LVAC - July 2018

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1	2 Canada Day Co-op Office is CLOSED	3	4	5	6	7
8	9 Painting of lobbies	10 Painting of lobbies	11 Painting of lobbies	12 Painting of lobbies	13 Painting of lobbies	14
15	16	17	18	19 Board Meeting at 9:00 a.m.	20	21
22	23 Exterior Window Washing (weather permitting)	24 Exterior Window Washing (weather permitting)	25 Exterior Window Washing (weather permitting)	26 Exterior Window Washing (weather permitting)	27 Trace monthly Fire Equipment Testing Exterior Window Washing (weather permitting)	28
29	30	31 Garage Power Washing (to be confirmed)				

Please call the On Call volunteer at 647-286-2047 for emergencies (e.g. plumbing, loss of essential services etc.) and lock outs which occur when the co-op office is closed – after office hours, on holidays and on weekends.

LVAC MEMO

TO: LVAC Members and Households
FROM: Co-op Office
DATE: July 3, 2018

Monthly Fire Alarm Testing

The monthly fire alarm testing is scheduled for Friday, July 27th between 9:00 a.m. and 5:00 p.m. The alarms will sound intermittently during the testing period however, should there be a real fire the alarms will sound continuously. Please be alert for actual fire emergencies during the day and respond appropriately.

Painting of Ground Floor Lobbies and elevator frames

The ground floor lobbies and elevator frames of all four buildings are scheduled to be patched and repainted the week of July 9th. Wet paint signs will be posted.

Exterior Window Washing

The exterior inaccessible windows are scheduled for washing the week of July 23rd weather permitting. Notices will be posted on the ground floor bulletin boards.

Garage Power Washing

The annual cleaning (sweeping and washing) of the underground parking garages is tentatively scheduled for Tuesday, July 31st pending authorization for street parking. Memos and reminders will be posted once confirmation has been received from the City of Toronto Parking Enforcement Division.

Damaged Window Screens

If you have torn or damaged window screens please complete a maintenance work order identifying exactly which screen(s) are damaged and giving permission to enter your studio so the necessary repairs can be made.

Neighbourhood Safety

Please contact the local police at 416-808-2222 and report any illegal or suspicious activity of LVAC property or surrounding areas.

Please do not let anyone into the buildings that you do not know personally.

Hallway Windows must remain closed

The air make up units in the hallways are designed to bring fresh air into the corridors. This pressurized fresh air keeps odours from spreading into neighbouring studios. Opening the hallway windows when the air make up unit is running short circuits the ventilation air allowing odours to travel and linger. To avoid costly repairs to the air make up unit and to reduce the spread of odours please do not open the hallway windows or close the air make-up louvers.

Ontario Fire Code (2.2.3.3)

Closures in fire separations shall not be obstructed, blocked, or wedged open. This means that it is against the Ontario Fire Code to leave your apartment door propped open. You can be issued a Notice of Violation and fined by the Fire Dept. for doing this. **Please do not leave your apartment door propped open.**

Pets cannot roam the hallways

LVAC has a Pet By-law that clearly states that pet owners are responsible for restraining their pet from disturbing others. Dogs must be on a leash, cats carried, and all other animals in a cage or contained at all times in the control of a responsible person when moving about the common areas and grounds of the co-op.