

**MLS Building Audit Program - Details**

**Property Address :** 105-121 HUMBER BLVD

Legal Description: CON 3 FB PT LOT 38 PLAN 2034 PT BLK A

Roll No. : 1914071210000600000

**Building :** 121 HUMBER BLVD

**Report Date :** May 11, 2012

**Building Audit Date :** September 10, 2009

**\*\* Please Note \*\***

The information contained within this report represents the level of investigation activity for the referenced building as conducted through the Building Audit Program, up to May 11, 2012

**Part I - Building Audit Activity Summary :**

No.	Type of Investigation	Investigation Reference No.	Investigation Description	Investigation Status	Date of Issuance	Expiration Date	% Complied
1	Property Standards	09 168186 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS Closed due to expired order	Closed	16-Sep-09	16-OCT-09	100.00%
2	Property Standards	11 121597 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS	Prosecution Initiated	11-Feb-11	30-JUN-11	0.00%

**Note :** N/A\* - Not Applicable. For these notices the expectation for compliance is conveyed as immediate/forthwith upon issuance.  
N/A\*\* - Not Applicable. For these Notices/Orders partial compliance is not valid.

## Part II - Building Audit Details for Property Standards Orders :

No.	Type of Investigation	Investigation Reference No.	Investigation Description	Investigation Status	Date of Issuance	Expiration Date	Next Scheduled Inspection Date
2	Property Standards	11 121597 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS	Prosecution Initial	11-Feb-11	30-JUN-11	27-Feb-12

No. of defects contained within the Order :

No. of defects that remain outstanding :

Deficiency Details			
No.	Violation/Defect	Location	Status
1	Required guard does not prevent the passage of a spherical object having a diameter more than 100 millimetres	Interior of Building	Open
2	The location and size of openings present a hazard as they are designed with members or attachments between 140 millimetres and 900 millimetres above the level protected by the guard which facilitate climbing.	Interior of Building	Open
3	The carpets in corridors are stained and dirty	Interior of Building	Open

No.	Type of Investigation	Investigation Reference No.	Investigation Description	Investigation Status	Date of Issuance	Expiration Date	Next Scheduled Inspection Date
1	Property Standards	09 168186 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS Closed due to expired order	Closed	16-Sep-09	16-OCT-09	29-Oct-10

No. of defects contained within the Order :

No. of defects that remain outstanding :

Deficiency Details			
No.	Violation/Defect	Location	Status
1	The required guard(s) are not installed/maintained to comply with the Ontario Building Code, namely; The openings through the guard do not prevent the passage of a spherical object having a diameter of more than 100mm (4 inches).	Interior of Building	Closed
2	The required guard(s) are not installed/maintained to comply with the Ontario Building Code, namely; The required guard is designed so that a member, attachment or opening between 100 mm (4 inches) and 900mm (35 inches) above the floor of the structure, which it is protecting, facilitates climbing.	Interior of Building	Closed
3	Numerous stairwell walls contain markings.	Interior of Building	Closed
4	Laundry room walls require paint.	Interior of Building	Closed
5	Numerous stair treads are cracked.	Interior of Building	Closed
6	Underside of stairs not maintained in good repair, areas with rust damage.	Interior of Building	Closed
7	Main floor office has ceiling tiles that are missing.	Interior of Building	Closed
8	Lunch room ceiling on main floor has stained / missing ceiling tiles.	Interior of Building	Closed
9	2nd floor workshop is full of waste material.	Interior of Building	Closed
10	Storage room opposite apt 203 is full of garbage bags.	Interior of Building	Closed
11	Bell room opposite apt 205 is full of waste	Interior of Building	Closed
12	Bathroom within 3rd floor recreation room contains waste material.	Interior of Building	Closed
13	Recreation room floor on 3rd floor has unfinished section of floor.	Interior of Building	Closed
14	The minimum level of 200 lux (18.6 foot candles) is not being provided to the laundry room.	Interior of Building	Closed

15	11th floor garbage chute room wall has broken tile.	Interior of Building	Closed
16	3rd floor wall at elevator has missing tile	Interior of Building	Closed
17	Main floor office walls have broken plaster.	Interior of Building	Closed
18	Walls of bathroom within 3rd floor recreation room not completely painted.	Interior of Building	Closed
19	2nd floor ceiling near elevator contains a hole.	Interior of Building	Closed
20	6th floor ceiling near 609 contains graffiti.	Interior of Building	Closed
21	Main floor ceiling at electrical room has holes and markings.	Interior of Building	Closed
22	15th floor janitor room door has a broken door closer.	Interior of Building	Closed
23	Several garbage chute room doors have missing / broken door closers.	Interior of Building	Closed
24	11th floor west stairwell has an electrical box without a box cover.	Interior of Building	Closed
25	Electrical switch in bell room opposite apt 205 is not contained within an electrical box.	Interior of Building	Closed
26	Elevator doors have scratches and markings.	Interior of Building	Closed
27	Stairwell floors are dirty and paint is worn .	Interior of Building	Closed
28	Carpets throughout building are dirty and stained.	Interior of Building	Closed
29	Numerous areas of the stairwell floors have broken concrete	Interior of Building	Closed
30	The interior lighting of the building area does not meet the level of illumination specified for the area in the Ontario Building Code. Namely;	Interior of Building	Closed
31	The average level of 50 lux (4.6 foot candles) is not being provided to the corridors. No lighting provided at east exit	Interior of Building	Closed
32	Numerous lighting fixtures have missing covers.	Interior of Building	Closed
33	Bathroom within 3rd floor recreation room is not kept in good working order.	Interior of Building	Closed
34	11th floor wall near the elevators has missing tiles.	Interior of Building	Closed
35	East exit walls are dirty and have efflorescence.	Interior of Building	Closed

### Part III - Apartment Unit Activity Summary for Property Standards Orders :

<b>Active apartment unit related investigation matters (Property Standards only) :</b>	<b>0</b>
Number of investigation-related Orders issued to Property owner :	0
Number of investigation-related Orders issued to tenants :	0

**\* Note: The number of unit related orders relate to all buildings on the above property.**