

MLS Building Audit Program - Details

Property Address : 1-21 LEXINGTON AVE

Legal Description: PLAN 6919 BLK D

Roll No. : 1919044210007000000

Building : 21 LEXINGTON AVE -- W0102

Report Date : May 11, 2012

Building Audit Date : June 15, 2010

**** 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	10 200206 PRS 00 IV	EXTERIOR COMMON ELEMENTS - DEFECTS	Order Issued	23-Jun-10	31-MAY-12	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
1	Property Standards	10 200206 PRS 00 IV	EXTERIOR COMMON ELEMENTS - DEFECTS	Order Issued	23-Jun-10	31-MAY-12	1-Jun-12

No. of defects contained within the Order :

No. of defects that remain outstanding :

Deficiency Details			
No.	Violation/Defect	Location	Status
1	Exterior wood door has deteriorated finish and does not fit properly in its frame,	Exterior Of Building	Open
2	Exterior wood doors have missing hardware.	Exterior Of Building	Open
3	The electrical fixtures are not maintained in good working order. Several exterior light fixtures are damaged.	Exterior Of Building	Open
4	The finish on exterior wood siding is worn and peeling	Exterior Of Building	Open
5	Exterior light fixtures not provided with covers	Exterior Of Building	Open
6	The vent covers on exterior wall are broken and damaged	Exterior Of Building	Open
7	Section of window is missing	Exterior Of Building	Open
8	Numerous window screens not provided.	Exterior Of Building	Open
9	Fence around property is detached and broken	Exterior Of Building	Open
10	The drip guard for metal siding on exterior wall is bent and damaged in areas.	Exterior Of Building	Open

Part III - Apartment Unit Activity Summary for Property Standards Orders :1-21
LEXINGTON AVE

Active apartment unit related investigation matters (Property Standards only) :	1
Number of investigation-related Orders issued to Property owner :	1
Number of investigation-related Orders issued to tenants :	0

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