

**MLS Building Audit Program - Details**

**Property Address :** 415 WILSON AVE

Legal Description: PLAN 2053 LOT 1197 TO 1198 W PT LOT 1196 E PT LOT 1199

Roll No. : 1908051100002000000

Building : 415 WILSON AVE -- NO FURTHER ACTION REQUIRED

**Report Date :** May 11, 2012

**Building Audit Date :** March 12, 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 131920 PRS 00 IV	EXTERIOR COMMON ELEMENTS - DEFECTS	Closed	16-Mar-10	31-MAY-10	100.00%
2	Property Standards	10 131929 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS	Closed	16-Mar-10	31-MAY-10	100.00%

**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	10 131929 PRS 00 IV	INTERIOR COMMON ELEMENTS - DEFECTS	Closed	16-Mar-10	31-MAY-10	1-Jun-10

No. of defects contained within the Order :

No. of defects that remain outstanding :

Deficiency Details			
No.	Violation/Defect	Location	Status
1	Holes in ceiling.	Laundry Room	Closed
2	Guard has openings of a size that does not prevent the passage of a sphere having a diameter more than 100 millimetres	Stairway	Closed
3	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.	Stairway	Closed

No.	Type of Investigation	Investigation Reference No.	Investigation Description	Investigation Status	Date of Issuance	Expiration Date	Next Scheduled Inspection Date
1	Property Standards	10 131920 PRS 00 IV	EXTERIOR COMMON ELEMENTS - DEFECTS	Closed	16-Mar-10	31-MAY-10	1-Jun-10

No. of defects contained within the Order :

No. of defects that remain outstanding :

Deficiency Details			
No.	Violation/Defect	Location	Status
1	Underside of several balcony slabs have peeling paint.	Balcony	Closed
2	Areas of spalling brick.	Building	Closed
3	In a dwelling unit, a window located more than 2,000 millimetres above grade opens within 1,500 millimetres of the floor not leading to a balcony does not employ a controlled sash operation to restrict, when engaged, the opening of the operable sash to not more than 100 millimetres.	Building	Closed
4	Vent cover damaged.	Rear	Closed
5	Downpipe damaged and cracked open.	South West	Closed
6	Brick sidewalls have deteriorated and missing mortar. Bricks loose.	Stairway	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.**