

## MLS Building Audit Program - Details

**Property Address :** 4001 STEELES AVE W

Legal Description: PLAN M1149 PT BLK E BLK F

Roll No. : 1908013130003000000

Building : 4001 STEELES AVE W

**Report Date :** January 17, 2020

**Building Audit Date :** September 13, 2017

**\*\* 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 January 17, 2020

### 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    | 17 216804 PRS 00 IV         |                           | Closed               | 1-Sep-17         | 30-SEP-17       | 0.00%      |
| 2   | Property Standards    | 17 235804 PRS 00 IV         |                           | Closed               | 26-Sep-17        | 26-DEC-17       | 100.00%    |
| 3   | Property Standards    | 17 236499 PRS 00 IV         |                           | Closed               | 26-Sep-17        | 27-MAR-18       | 100.00%    |
| 4   | Property Standards    | 17 235398 PRS 00 IV         |                           | Closed               | 27-Sep-17        | 26-MAR-18       | 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 |
|-----|-----------------------|-----------------------------|---------------------------|----------------------|------------------|-----------------|--------------------------------|
| 1   | Property Standards    | 17 216804 PRS 00 IV         |                           | Closed               | 1-Sep-17         | 30-SEP-17       |                                |

No. of defects contained within the Order :

No. of defects that remain outstanding :

| Deficiency Details |   |                                      |        |
|--------------------|---|--------------------------------------|--------|
| No.                | Violation/Defect  | Location                             | Status |
| 1                  | Exterior door has defective hardware.<br>NAMELY: Side door leading from stairs to the exterior does not swing fast enough for the door to connect with the door frame. Repair or replace the door closing mechanism so that it functions as intended. | Door leading from stairs to exterior | Open   |
| 2                  | An exterior door has a defective locking mechanism.<br>NAMELY: The Side door leading from the stairwell to the exterior has a brokebn lock and push bar. Repair of replace the required mechanisms so that the door shuts and locks on its own.       | Stairwell from stairs to exterior    | Open   |

| No. | Type of Investigation | Investigation Reference No. | Investigation Description | Investigation Status | Date of Issuance | Expiration Date | Next Scheduled Inspection Date |
|-----|-----------------------|-----------------------------|---------------------------|----------------------|------------------|-----------------|--------------------------------|
| 2   | Property Standards    | 17 235804 PRS 00 IV         |                           | Closed               | 26-Sep-17        | 26-DEC-17       | 22-Dec-17                      |

No. of defects contained within the Order :

No. of defects that remain outstanding :

| Deficiency Details |   |                         |        |
|--------------------|---|-------------------------|--------|
| No.                | Violation/Defect  | Location                | Status |
| 1                  | The floor drain is not maintained in good repair.<br>NAMELY: The trench drain cover at the bottom of the ramp is broken and requires repair.  | Bottom of Entrance Ramp | Closed |
| 2                  | The floors in the parking or storage garage are not maintained free of holes, breaks or cracks<br>NAMELY: Concrete is cracked at the bottom of the entrance ramp. Repair concrete in a professional manner.                                     | Bottom of Entrance Ramp | Closed |
| 3                  | Pedestrian exit door within the parking or storage garage is not clearly visible.<br>NAMELY: Emergency exit door by space #1109 needs to be painted green one (1) meter in each direction.  | Near Space #1109        | Closed |
| 4                  | The parking or storage garage is not equipped with a mechanical ventilation system capable of providing a supply of fresh air at all times.<br>NAMELY: Exhaust fan near space #1406 is not functioning, repair to function as intended          | Near Space #1406        | Closed |
| 5                  | The floor and every appurtenance, surface cover and finish is not maintained.<br>NAMELY: Patch of concrete missing beside the floor drain near space #1409. Repair in a professional manner.  | Near Space #1409        | Closed |
| 6                  | Immediate action has not been taken to eliminate an unsafe condition.<br>NAMELY: Remove chain wrapped around gas line near space #1826  | Near Space #1826        | Closed |
| 7                  | The yards and /or other part of property is not being kept clean and free from accumulation of junk, rubbish, brush, refuse, litter, garbage and/or other debris.<br>NAMELY: Derelict vehicle parked in spot #201. Vehicle needs to be removed. | Near Space #201         | Closed |

|    |  |                            |        |
|----|--|----------------------------|--------|
| 8  | The electrical fixtures are not maintained in good working order.<br>NAMELY: The heat wire is in disrepair near space #205. Replace or repair  | Near Space #205            | Closed |
| 9  | Interior lighting fixtures or lamps are not maintained.<br>NAMELY: The light fixture near space #208 needs to be repaired or replaced.   | Near Space #208            | Closed |
| 10 | Pedestrian exit door within the parking or storage garage is not clearly visible.<br>NAMELY: Paint on the pedestrian exit door near space #208 needs to be repainted.  | Near Space #208            | Closed |
| 11 | Exterior door is not maintained in good repair.<br>NAMELY: The bottom of the pedestrian exit door near space #408 is rusted, repair and paint in a professional manner.  | Near Space #408            | Closed |
| 12 | The yards and /or other part of property is not being kept clean and free from accumulation of junk, rubbish, brush, refuse, litter, garbage and/or other debris.<br>NAMELY: Wires inside the fire box near space #902. Remove wires from the fire box.  | Near Space #902            | Closed |
| 13 | The parking or storage garage pedestrian exit door does not have a reliable self-closing mechanism.<br>NAMELY: The pedestrian exit door near space #909 does not self close. Repair door to allow it to self close.  | Near Space #909            | Closed |
| 14 | The parking or storage garage pedestrian exit door is not designed and installed so that, when the latch is released, the door will open easily in the direction of exit travel.<br>NAMELY: The pedestrian exit door near space #909 does is difficult to open and jams when trying to open. Repair door to openly easily. | Near Space #909            | Closed |
| 15 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: The doors leading into the parking garage have damaged and chipping paint and need to repaired or repainted in a professional manner  | Underground Parking Garage | Closed |

| No. | Type of Investigation | Investigation Reference No. | Investigation Description | Investigation Status | Date of Issuance | Expiration Date | Next Scheduled Inspection Date |
|-----|-----------------------|-----------------------------|---------------------------|----------------------|------------------|-----------------|--------------------------------|
| 4   | Property Standards    | 17 235398 PRS 00 IV         |                           | Closed               | 27-Sep-17        | 26-MAR-18       | 7-May-19                       |

No. of defects contained within the Order : **15**

No. of defects that remain outstanding : **0**

| Deficiency Details |  |                          |        |
|--------------------|--|--------------------------|--------|
| No.                | Violation/Defect   | Location                 | Status |
| 1                  | The (verandah, porch, deck, loading dock, ramp, balcony, fire escape or other similar structure, and/or other appurtenant attachment) and/or the supporting structural member is not maintained in good repair.<br><br>NAMELY: Underside of the balcony has concrete damage on the 7th and 13th floor and needs to be repaired | 7th Floor and 13th Floor | Closed |
| 2                  | The (verandah, porch, deck, loading dock, ramp, balcony, fire escape or other similar structure, and/or other appurtenant attachment) and/or the supporting structural member(s) is not being maintained free from defects and/or hazards.<br><br>NAMELY: Bikes hanging on the balcony guards must be removed                  | Balcony                  | Closed |
| 3                  | The (verandah, porch, deck, loading dock, ramp, balcony, fire escape or other similar structure, and/or other appurtenant attachment) and/or the supporting structural member is not maintained in good repair.<br><br>NAMELY: Rust on balcony guards, require repair  | Balcony Guards           | Closed |
| 4                  | The yards and /or other part of property is not being kept clean and free of any conditions that are health, fire or other hazards.<br><br>NAMELY: Remove base of old light stand beside walkway   | Beside Exterior Walkway  | Closed |
| 5                  | Exterior walkway not maintained.<br><br>NAMELY: Large crack on the concrete walkway requires repair  | Exterior Walkway         | Closed |
| 6                  | The yards and /or other part of property is not being kept clean and free from accumulation of junk, rubbish, brush, refuse, litter, garbage and/or other debris.<br><br>NAMELY: There are many locations where cigarette butts have accumulated. Remove and clean the ground  | Exterior Yard            | Closed |
| 7                  | The (verandah, porch, deck, loading dock, ramp, balcony, fire escape or other similar structure, and/or other appurtenant attachment) and/or the supporting structural member is not maintained in good repair.<br><br>NAMELY: Front canopy requires repair  | Front Canopy             | Closed |
| 8                  | An exterior door has a defective locking mechanism.<br><br>NAMELY: Front entrance lock able to be opened with any coin or key. Repair or replace the locking mechanism as intended.  | Front Entrance           | Closed |
| 9                  | The yards and /or other part of property is not being kept clean and free from accumulation of junk, rubbish, brush, refuse, litter, garbage and/or other debris.<br><br>NAMELY: Personal items by the fence must be removed   | Near Spot #16            | Closed |
| 10                 | The protective/decorative finish on the exterior surfaces is not being maintained in good repair.<br><br>NAMELY: Concrete base below the railing to the pedestrian parking lot exit needs to be repainted.   | Near Spot #8             | Closed |
| 11                 | The yards and /or other part of property is not being kept clean and free from accumulation of junk, rubbish, brush, refuse, litter, garbage and/or other debris.<br><br>NAMELY: Derilict contractor van being used as a storage container in the parking yard must be removed   | Parking Area             | Closed |
| 12                 | Exterior walkway not maintained.<br><br>NAMELY: Crack in west pedestrian walkway in the parking lot  | Parking Lot              | Closed |

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|----|---|------------------|--------|
| 13 | The guards and/or other appurtenant attachments and/or their supporting structural members are not maintained in good repair.<br>NAMELY: Repair guard beside parking spot #10   | Parking Spot #10 | Closed |
| 14 | The protective/decorative finish on the exterior surfaces is not being maintained in good repair.<br>NAMELY: Stair awning at the west exit door has chipping paint and needs to be repaired or repainted in a professional manner | West Exit Door   | Closed |
| 15 | Required handrails on stairs or ramps are less than 865mm or more than 965mm high<br>NAMELY: Exit stairs by west exit door require a hand rail  | West Exit Door   | Closed |

| No. | Type of Investigation | Investigation Reference No. | Investigation Description | Investigation Status | Date of Issuance | Expiration Date | Next Scheduled Inspection Date |
|-----|-----------------------|-----------------------------|---------------------------|----------------------|------------------|-----------------|--------------------------------|
| 3   | Property Standards    | 17 236499 PRS 00 IV         |                           | Closed               | 26-Sep-17        | 27-MAR-18       | 22-Mar-18                      |

No. of defects contained within the Order : **75**

No. of defects that remain outstanding : **0**

| Deficiency Details |   |           |        |
|--------------------|---|-----------|--------|
| No.                | Violation/Defect  | Location  | Status |
| 1                  | Exterior door has deteriorated/ineffective weather-proofing.<br>NAMELY: The section of weather stripping along the bottom of the door. Replace deteriorated/ineffective section of weather-proofing.  | 1st Floor | Closed |
| 2                  | The electrical receptacle are not maintained in a safe and complete condition.<br>NAMELY: A gap in the wall next to an electrical outlet near apartment 223. Repair the existing gap in a professional manner.  | 2nd Floor | Closed |
| 3                  | Floor and/or floor covering not kept free from holes, stains, rubbish and debris.<br>NAMELY: Damaged section of carpet in front of apartment 209. Replace the damaged section of carpet in a professional manner.   | 2nd Floor | Closed |
| 4                  | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Missing and damaged tiles in the hallway near the elevators. Replace missing and damaged tiles in a professional manner.                           | 2nd Floor | Closed |
| 5                  | The gas vent is not maintained in good repair.<br>NAMELY: A loose vent in the wall in the hallway near apartment 307. Repair loose vent covering.   | 3rd Floor | Closed |
| 6                  | Garbage chute system originally installed in the multiple-dwelling is not maintained operative.<br>NAMELY: Fire damper missing from the garbage chute. Replace the missing fire damper.   | 3rd Floor | Closed |
| 7                  | Garbage chute system originally installed in the multiple-dwelling is not maintained operative.<br>NAMELY: Fire damper missing from the garbage chute. Replace the missing fire damper.   | 4th Floor | Closed |
| 8                  | Previously finished wall(s) in the public area of the property are not renewed or refinished, when necessary, to maintain a similar appearance.<br>NAMELY: Sections of primed walls on the 4th floor. Paint the primed sections of wall in a professional manner. | 4th Floor | Closed |
| 9                  | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Chipped tile(s) near apartment 509. Replace the damaged tiles.   | 5th Floor | Closed |
| 10                 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Dirty walls within the garbage chute room on the 5th floor. Clean and maintain the walls.  | 5th Floor | Closed |
| 11                 | Previously finished wall(s) in the public area of the property is not maintained in good repair.<br>NAMELY: A section of wall with damaged or missing paint. Repair and/or repaint the wall in a professional manner.   | 6th Floor | Closed |
| 12                 | Previously finished wall(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Broken wall tiles in the garbage chute room. Replace broken tiles in a professional manner.   | 6th Floor | Closed |
| 13                 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: An electrical connection missing a protective covering. Replace the protective covering.   | 7th Floor | Closed |
| 14                 | Door(s), passageway(s) and/or exit(s), not maintained free from hazardous condition, obstruction and impediments.<br>NAMELY: A broken glass panel in the stairwell door. Replace the broken glass panel.  | 8th Floor | Closed |

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|----|--|---------------------------|--------|
| 15 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Broken tiles located in the 8th floor garbage chute room. Replace the damaged tiles in a professional manner.     | 8th Floor                 | Closed |
| 16 | Floor and/or floor covering not kept free from holes, stains, rubbish and debris.<br>NAMELY: Garbage and debris left on the floor inside the garbage chute room. Remove garbage/debris and maintain.                             | 8th Floor                 | Closed |
| 17 | Garbage chute system originally installed in the multiple-dwelling is not maintained operative.<br>NAMELY: Fire damper missing from the garbage chute. Replace the missing fire damper.  | 8th Floor                 | Closed |
| 18 | The floor and every appurtenance, surface cover and finish is not maintained.<br>NAMELY: The strip of carpet on the base of the wall has come loose near apartment 909. Repair section of loose carpet.                          | 9th Floor                 | Closed |
| 19 | Floor and/or floor covering not kept free from holes, stains, rubbish and debris.<br>NAMELY: Clutter and debris located within the 10th floor Bell closet. Remove debris and clutter, and maintain.                              | 10th Floor                | Closed |
| 20 | Wall(s) not maintained free of holes, cracks, damaged and deteriorated materials.<br>NAMELY: The speaker located near apartment 1221. Repair or remove the speaker.  | 12th Floor                | Closed |
| 21 | The electrical fixtures are not maintained in good working order.<br>NAMELY: The emergency exit sign. Repair the emergency exit sign.  | 12th Floor                | Closed |
| 22 | Garbage chute system originally installed in the multiple-dwelling is not maintained operative.<br>NAMELY: The fire damper contained within the garbage chute on the 14th floor is missing. Replace the fire damper.             | 14th Floor                | Closed |
| 23 | The electrical receptacle are not maintained in a safe and complete condition.<br>NAMELY: The electrical receptacle is missing a protective plate covering near apartment 1414. Replace the missing plate cover.                 | 14th Floor                | Closed |
| 24 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: A section of wall with paint damage between units 1416 and 1418. Repair or repaint wall in a professional manner. | 14th Floor                | Closed |
| 25 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Inside of door has marking from a previous fire. Clean or repaint the door.                                       | 15th Floor                | Closed |
| 26 | Interior door(s), frames(s), glass pane(s), and/or hardware not maintained in good repair.<br>NAMELY: Door closer is not functioning properly. Repair door closer.   | 16th Floor                | Closed |
| 27 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Missing tiles from the elevator lobby floor. Replace missing tiles in a professional manner.                      | 16th Floor Elevator Lobby | Closed |
| 28 | Previously finished wall(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Missing tiles from the wall, above the garbage chute. Replace missing tiles in a professional manner.                | 17th Floor                | Closed |
| 29 | Wall(s) not maintained free of holes, cracks, damaged and deteriorated materials.<br>NAMELY: The damaged speaker. Remove, repair, or replace the speaker.  | 17th Floor                | Closed |
| 30 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: Protective covering missing from the electrical connection box. Replace cover on connection box.                                      | 17th Floor                | Closed |
| 31 | Floor and/or floor covering not kept free from holes, stains, rubbish and debris.<br>NAMELY: Wood located within electrical closet. Remove pieces of wood.   | 17th Floor                | Closed |
| 32 | The electrical receptacle are not maintained in a safe and complete condition.<br>NAMELY: Missing cover from electrical receptacle. Replace protective covering for electrical receptacle.                                       | 17th Floor                | Closed |
| 33 | The lighting fixture is not protected from damage by the provision of wired glass or other suitable means of protection.<br>NAMELY: The cover missing from the lighting fixture. Replace missing cover for lighting fixture.     | 18th Floor                | Closed |

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|----|---|---------------------------------|--------|
| 34 | Wall(s) not maintained free of holes, cracks, damaged and deteriorated materials.<br>NAMELY: The baseboard in the basment needs to be repaired or replaced.   | Basement Baseboard              | Closed |
| 35 | Ceiling not maintained free of holes, cracks, damaged and deteriorated materials.<br>NAMELY: The ceiling in the basment has damaged and dirty tiles. Repair or replace where needed.  | Basement Ceiling                | Closed |
| 36 | Floor and/or floor covering not kept in a clean and sanitary condition<br>NAMELY: The basement hallway floor needs to be cleaned.   | Basement Floor                  | Closed |
| 37 | The electrical fixtures are not maintained in a safe and complete condition.<br>NAMELY: The electrical outlet on the wall in the basment hallway needs to be properly fastened to the wall.                                 | Basement Hallway Wall           | Closed |
| 38 | Exterior window(s) with broken/cracked glass.<br>NAMELY: The glass in the basement stairwell door is broken and needs to be replaced.   | Basement stairwell door         | Closed |
| 39 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: Electrical connection boxes missing covers. Replace covers on electrical connection boxes.                                       | Boiler Room                     | Closed |
| 40 | The lighting fixture is not protected from damage by the provision of wired glass or other suitable means of protection.<br>NAMELY: The lighting balast is missing a covering. Replace protective cover.                    | Boiler Room                     | Closed |
| 41 | Floor and/or floor covering not kept in a clean and sanitary condition and free from rubbish and debris.<br>NAMELY: Clutter and debris located on floors and machinery. Remove clutter and debris and maintain cleanliness. | Boiler Room                     | Closed |
| 42 | Immediate action has not been taken to eliminate an unsafe condition.<br>NAMELY: An unsecured fan sitting on top of a ladder. Fan must be removed and/or secured to a wall in a professional manner.                        | Compactor Room                  | Closed |
| 43 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: Exposed electrical wires near the compactor fan. Repair or replace protective covering for exposed wires.                        | Compactor Room                  | Closed |
| 44 | Exterior door has deteriorated/ineffective weather-proofing.<br>NAMELY: The weather striping around the exit door. Replace sections of damaged weather stripping around the exit door.                                      | Compactor Room                  | Closed |
| 45 | Extension cords or other extensions are used as a permanent wiring system.  | Compactor Room                  | Closed |
| 46 | Interior door(s), frames(s), glass pane(s), and/or hardware not maintained in good repair.<br>NAMELY: Corridor doors throughout building. Repaint the corridor doors as necessary in a professional manner.                 | Corridor doors as needed        | Closed |
| 47 | Door hardware/devices are not maintained in good repair.<br>NAMELY: THe door to the basment to the left of the front entrance needs to have the latch replaced.   | Door to Basement                | Closed |
| 48 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: One of the electrical boxes is missing its cover. Have one added for safety.   | Electrical Room                 | Closed |
| 49 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: The electrical box labelled new pole lights needs to have a cover and door added to it.  | Electrical Room new pole lights | Closed |
| 50 | The electrical fixtures are not maintained in a safe and complete condition.<br>NAMELY: The doors for the elevator controls have been removed. Reattach doors and secure electrical fixtures.                               | Elevator Room                   | Closed |
| 51 | Lighting in a service room is provided at less than 200 lux.<br>NAMELY: Lighting level in the elevator room is below the required amount. Repair to be in compliance.   | Elevator Room                   | Closed |



|    |  |                    |        |
|----|--|--------------------|--------|
| 52 | Floor and/or floor covering not kept in a clean and sanitary condition and free from rubbish and debris.<br>NAMELY: Remove clutter and debris from the floor in the elevator room.   | Elevator Room      | Closed |
| 53 | The electrical fixtures are not maintained in good working order.<br>NAMELY: The light in the Janitors room needs to have a protective cover added.  | Janitors Closet    | Closed |
| 54 | The electrical fixtures are not maintained in a safe and complete condition.<br>NAMELY: The light fixture in the Laundry Room needs to have a protective cover added.  | Laundry Room       | Closed |
| 55 | The electrical fixtures are not maintained in a safe and complete condition.<br>NAMELY: The thermostat in the Laundry room needs to have a protective cover added.   | Laundry Room       | Closed |
| 56 | Adequate ventilation has not been provided.<br>NAMELY: The laundry room is quite warm and does not have adequate ventilation. Increased airflow is required.   | Laundry Room       | Closed |
| 57 | Door hardware/devices are not installed.<br>NAMELY: A closet door is missing a door knob or handle. Replace the missing door knob/handle.  | Party Room         | Closed |
| 58 | The electrical switches are not maintained in a safe and complete condition.<br>NAMELY: A light switch is missing a protective covering. Replace the missing protective cover/plate.   | Party Room         | Closed |
| 59 | Door(s), passageway(s) and/or exit(s), not maintained free from hazardous condition, obstruction and impediments.<br>NAMELY: Bolts used fasten door handle to the door are too long and create a hazard. Have oversized bolts cut and sanded smooth.                     | Roof Access Door   | Closed |
| 60 | The electrical fixtures are not maintained in a safe and complete condition.<br>NAMELY: The pump in the sprinkley room has exposed wire. Have a protective cover added to shield wires.  | Sprinkley Room     | Closed |
| 61 | Previously finished wall(s) in the public area of the property is not maintained in good repair.<br>NAMELY: The stairwell to the basement needs to have the paint repaired or repainted in a professional manner.  | Stairs to Basement | Closed |
| 62 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Clean and/or repaint stairwell landings in a professional manner as necessary.  | Stairway           | Closed |
| 63 | The handrails and/or other appurtenant attachments and/or their supporting structural members are not being maintained free from defects/hazards.<br>NAMELY: A cap missing from the handrail in the stairwell between the 16th and 15th floors. Replace the missing cap. | Stairway           | Closed |
| 64 | Corridor serving patients or residents is not equipped to provide illumination to an average level of not less than 50 lux at floor or tread level.<br>NAMELY: Stairwell lighting too low. Increase lighting levels in stairwells to be compliant.                       | Stairway           | Closed |
| 65 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Broken and/or missing sections of tile on the stairs, between the 1st and 3rd floors. Replace damaged and/or missing tiles in a professional manner.      | Stairway           | Closed |
| 66 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: The tiled section of stairs between the 1st and 3rd floors are dirty. Clean and maintain the tiled section of stairs.                                     | Stairway           | Closed |
| 67 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: The flooring paint for the stairwell landing that leads to the roof access is not free of markings. Repair or repaint surface in a professional manner.   | Stairway Landing   | Closed |
| 68 | The gas vent is not maintained in good repair.<br>NAMELY: A damaged grill on the fan. Replace the damaged grill.   | Storage Room 3     | Closed |
| 69 | The electrical connections are not maintained in a safe and complete condition.<br>NAMELY: An electrical connection box without a protective covering, and an exposed wire resting on a pipe.. Replace the missing covering and repair the exposed wire.                 | Storage Room 3     | Closed |

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|----|---|---------------------|--------|
| 70 | Floor and/or floor covering not kept free from holes, stains, rubbish and debris.<br>Remove the machinery from storage room 5.  | Storage Room 5      | Closed |
| 71 | Interior door(s), frames(s), glass pane(s), and/or hardware not maintained in good repair.<br>NAMELY: Unit doors have markings and peeling/chipping paint. Repaint or repair doors in a professional manner.                                      | Throughout Building | Closed |
| 72 | Floor and/or floor covering not kept in a clean and sanitary condition.<br>NAMELY: Carpeting is dirty. Have carpets cleaned.  | Throughout Building | Closed |
| 73 | Adequate ventilation has not been provided.<br>NAMELY: Inadequate ventilation throughout common spaces and hallways. Clean ducts and ventilation system professionally cleaned.   | Throughout Building | Closed |
| 74 | Wall(s) not maintained clean..<br>NAMELY: Hallway walls are dirty and require cleaning.   | Throughout Building | Closed |
| 75 | Previously finished surface(s) in the public area of the property is not maintained in good repair.<br>NAMELY: Elevator doors and frames throughout the building have missing paint. Repair or repaint doors and frames in a professional manner. | Throughout 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.**