



September 30, 2022

MINTO HIGH PARK BALCONY PROJECT UPDATE 2
255 GLENLAKE AVENUE

Dear Resident,

NORTH FACING BALCONIES – Completed (Apartments ending in 04, 05, 06, 07, 08, 09, 10, 11)

We are pleased to announce that north facing balconies are now complete. Apartments ending in 10 and 11 had their balconies reopened as of yesterday. The remaining balconies (04, 05, 06, 07, 08, 09) will be opened and available for use by all residents today.

Residents with balcony furnishings held in the communal storage area will have their items returned starting today. The return of items may include transportation by swing stage and/or through the interior of units. We are aiming to have all furnishings delivered by Wednesday, October 5th and will reach out to residents to notify them of the date items will be returned.

Residents that continue to have air conditioners, oscillation fans and/or air purifiers are asked to contact the Resident Service Centre by telephone at 416-763-5691 on Monday, October 3rd to arrange for pick-up of the loaned equipment.

A friendly reminder that window cleaning for the full building including the balcony accessible windows will not take place until the south elevation is completed.

SOUTH FACING BALCONIES (Apartments ending in 01, 02, 03, 12, 13, 14, 15) _

Mobilization to the south side of the building began this week with the installation of overhead protection. Swing stages will be installed on each vertical drop on Monday, October 3rd. The construction work area which includes fencing for materials, etc. will continue to be in place on the north side of the building until project end.

Residents are reminded to use caution when entering and exiting the building from the south side. Please obey all posted signs. Bike racks will remain accessible for residents via the erected pathway throughout this phase.

Balcony lockouts for every South Facing balcony will begin on Monday, October 3rd and are expected to take about 1-2 days to complete. For safety reasons, residents will not be able to access their balconies after this date. As a reminder, all personal items must be removed from the balcony floor, walls and ceiling in advance of Monday.

Once lockouts are completed, the contractor will complete the following steps:

Waterproofing Steps- South Facing (Apartments ending in 01, 02, 03, 12, 13, 14, 15)	Projected Number of Days – weather dependent
1. Balcony sealant removals	5 – 7 days
2. Grinding & Surface Preparation *dusty work period	10. – 15 days
3. Concrete repairs, if needed	5 – 10 days

Work will take place Monday to Friday from 8:00am to 5:00pm. Workers will arrive on site as early as 7:00am. Saturday work will only be considered if necessary and Minto will provide specific communications to residents. ***This is a weather dependent project that is expected to be completed in December.***

During this project various construction noise such as scrapping, sanding with power drive equipment, cascading water, possibly some knocking, jackhammering, work men talking, and machinery of the swing stages will be heard. As always, we encourage residents to be aware of work taking place in and around their balcony and keep windows and window treatments

closed where possible for privacy and to prevent odour, noise and or dust migration.

Disposable ear plugs are available upon request. The use of a quiet space or Business Centre can be arranged by contacting the Resident Service Centre at 416-763-5691.

We thank all residents for their continued patience and understanding as we complete this necessary project to maintain the structural integrity and safety of your building.

Sincerely,
Minto Apartment Limited Partnership
On behalf of the Registered Owners

Karen Jones
Property Manager

