



September 9, 2022

255 Glenlake Avenue
Important Notice – Balcony Waterproofing Project
Changes to South Elevation

Dear Residents,

As work is nearing completion, well ahead of schedule, on the North facing balconies we will be moving forward with **completion of ALL SOUTH FACING BALCONIES** this year, beginning approximately October 3, 2022. We ask your patience to review the details of this communication thoroughly, as it impacts all residents.

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

Preparation and application of the railing base plate sealant and water proofing membrane will begin on or after Monday, September 12th. During this period noise will be heard. As always we encourage residents to be aware of work taking place in and around their balcony and keep windows closed where possible to prevent odour, noise or dust mitigation.

Work is anticipated to be completed including final power washing of the balconies on or before September 23rd but will require sign off of an engineer and building inspector to confirm same prior to balconies being reopened. Return of balcony furnishings held in the communal storage area is expected to take place the week of September 26th along with pick up of air conditioners and any other equipment loaned during this phase. Residents will be advised of specific schedules as the date gets closer.

**SOUTH FACING BALCONY WATERPROOFING
(Apartments ending in 01, 02, 03, 12, 13, 14, 15)
WILL COMMENCE ON OR SLIGHTLY AFTER
OCTOBER 3rd**

Based on the successful and timely completion of the north facing balcony waterproofing, Minto's engineers and vendor have confirmed that the entire south facing elevation can be completed this year.

While we understand this is quite different information than was initially communicated, Minto agreed to move forward with the anticipation that residents will appreciate the opportunity to have the entire project completed this year/season while the schedule and weather are favourable.

As we appreciate many south facing residents have not participated in much of the information being provided, we will hold a **Virtual Town Hall on September 15th at 6pm**. Further specific details will be shared in the coming days. We will also re-distribute FAQs in advance of the Town Hall.

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

