

DRAIN PIPE REPLACEMENT PROJECT

Access Report – Clarification

Dear Owners,

We are writing to clarify some mistakes or misconceptions in our previous material on this subject.

As previously stated, the initial report on access was received in June but revisions were made during discussions between the Board, our manager and the complete engineering team.

These revisions are reflected in the attached diagrams which indicate points of access using arrows. **These diagrams more accurately reflect the current plan.** It may be that some changes will still be made as the project proceeds but this is the current approach.

Revisions were made to the text portion of the report to better reflect the final plan. Unfortunately, we missed a few points that have created some misunderstanding.

First, **access to the 07 kitchens will be done in-unit rather than through the brick wall in the elevator lobby.** Based on our experience with the brick restoration project, it would be impossible to repair the brick wall in a consistent and attractive manner which would significantly and negatively impact the appearance of the wall and of our building.

Second, **while it was proposed that access to some drain pipes could be achieved by entering through a closet wall in a neighbouring unit, the plan no longer proposes that.** The reason for this change relates to the difficulty in obtaining agreement (including financial issues) from all units in a riser which is a requirement for the effective management of the project. Even one unit could veto the process and this could lead to considerable acrimony. Individuals do have rights to control their units and, while the corporation can require access to repair common elements contained in units, we cannot require owners to permit work in another unit to be done from their space.

We apologize for the confusion caused by this.

Further questions can be answered at the upcoming information session on November 9th.

The Board CCC145