

## UPCOMING APPOINTMENTS

ANNUAL WINDOW WASHING:

JULY 14, 2025.

SEMI-ANNUAL DUCT CLEANING  
IN LAUNDRY ROOM:

MAY 5, AND OCTOBER 6, 2025

ANNUAL GARBAGE BIN  
CLEANING:

APRIL 2, 2025

KITCHEN STACKS CLEANING:

MARCH 1- 4, 2025

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## FOLLOW UP FROM THE 2024 ANNUAL FIRE INSPECTION

**The Building's Follow Up  
Appointments from the Annual Fire  
Inspection is Scheduled for March 18 -  
20, 2025.**

- March 18, 2025: Select in Unit Smoke Detector and Speaker Deficiencies Inspection
- March 19 2025: Pull Station, Heat Detector and Common Area Speaker Repair
- March 20 2025: Emergency Lighting, Fire Extinguisher and Drip Drum Repair. Hydrostatic 5 Year Testing

Any Smoke Detectors over 10 years old must be replaced. Check the batteries in the smoke detector are working once a year. Smoke Alarms Reminder: As per the Ontario Fire Code (2013) every unit is required to have a working smoke alarm. It is the Owner's responsibilities to ensure that the smoke alarm in your unit is functioning properly. *Note: Owners will be charged a fee for missed inspections, smoke detectors in violation or installation of new smoke detectors.*

## **YCC#41 is a SMOKE FREE Environment:**

Smoking within 9 meters of the building is prohibited.

## PARKING INFORMATION

### PARKING IN THE UNDERGROUND GARAGE

- All vehicles must have valid insurance.
- An YCC #41 Sticker must be displayed in the vehicle's windshield. Pick up YCC #41 Sticker from Office.

### PARKING IN THE VISITOR PARKING AREA

Rule #42: Section 1: Residents are not permitted to use the visitor parking lot for any amount of time. Residents parked in the visitors parking area will be tagged and/or towed.

### PURCHASING AN ADDITIONAL VEHICLE

There are a limited number of parking spaces available in the underground parking garage. Please ensure you rent an additional parking space as required before purchasing a second vehicle.

### How To Register a Guest

To register a guest in visitor's parking for a 24 hour period by calling Peregrine Security Consulting Limited at 416-236-6516. A license plate may be called in only ten times a month. The following information must be provided in order to avoid being issued a parking violation. If any of the information below is missing, you will be ticketed:

**ADDRESS/ UNIT NUMBER of the  
Resident  
LICENSE PLATE  
DATE and TIME**

**Parking Reminder: Please be reminded of  
Rule #42: All residents must park their  
vehicles in their assigned parking spaces in  
the underground garage.**

**Resident's parking the visitor's parking lot  
will be ticketed or towed.**

## Garbage / Recycling Waste Information

Both garbage and recycling disposal is available in the garbage room on the main floor. Garbage goes in the brown bin and recycling in the blue bin.

-BLACK bags are for garbage *only*. CLEAR or BLUE bags are for Recycling. Do NOT put black bags in the recycling bins. The city of Toronto fines the Corporation for black bag improperly disposed of in the recycling bin.

-Cardboard boxes of all sizes **MUST** be broken down flat and put into the recycling. Recycling bags can be picked up in the YCC #41 Office.

-DO NOT OVER FILL GARBAGE BINS, If a bin is full call one of the Superintendents. If there are two garbage or recycling bins in room, Residents are invited to use both.

### STOP FROG

**FROG, Fats/Rice, Oils and Greases** should never go down the drains. **The kitchen pipes will become packed with "FROG"** when foreign items are pushed down the drains; **All residents are asked to take precautions against causing blockages in the plumbing system.**

FROG clogs the pipes which causes backups in the plumbing system throughout the building, causing water to back up into units.

The Board of Directors of YCC # 41 are asking you to be diligent about what goes down your pipes, as plumbing repairs are costly.

*Use the organic green bin in the visitor's parking area to dispose of all unwanted food waste. Used oil should be disposed of in the garbage room by placing cooled oil in plastic container and placing it by the oil drum for the Superintendents to dispose of.*

CONTACT US: The Board of Directors encourage you to email any questions or concerns to: [yorkcondo41@rogers.com](mailto:yorkcondo41@rogers.com) or call the YCC #41 Office at 416-264-3191.

Security: 416-605-2071.

Superintendent: 416-559-8592 / 647-896-3667.



