



February 8, 2021

RE: 2021 Notice of Upcoming Building Improvement Projects

Dear Residents of 103 & 105 West Lodge Avenue,

Thank you for continuing to make 103 & 105 West Lodge your home. This letter is to keep you informed about the upcoming improvement projects that are planned to be completed in 2021. A list of these improvements follows below. Your feedback is important to us and has influenced decisions about these improvements to the building and property. The findings and feedback received from a comprehensive Resident Survey and CPTED (Crime Prevention Through Environmental Design) Audit completed in 2019 were used to inform the work, including the need to prioritize resident safety and provide physical space for children and youth, among others.

We are committed to keeping you informed about these projects. You will receive more detailed communication regarding the work prior to each project commencing.

Spring 2021:

- Security Upgrades Including:
 - New Cameras, Fobs, Intercoms
- Electrical Upgrades
 - New Electrical Ductbank from Hydro vault (requires driveway removal and reinstatement to access ductbanks). This work is required to ensure electrical infrastructure is brought up to current day standards which will prevent any lengthy service disruptions to the buildings as experienced in the past.

Spring/Summer 2021 Projects:

- Exterior Upgrades Including:
 - Installations of new walkways, curbs, exterior lighting, signage with soft landscaping upgrades
 - Main courtyard enhancements to include water feature and exterior lounge spaces with additional offered seating
 - Upgrades to existing playground area with new equipment, seating areas, and soft landscaping
 - Installation of new, dedicated community garden areas for residents
 - Installations to enhance garbage collection areas
 - Completion of required concrete balcony slab edge repairs
 - Completion of required brick repairs throughout façade(s)
- Interior Upgrades Including:
 - Enhancements to lobbies in both buildings complete with new paint, flooring, lighting, built-in seating, signage, and wall treatments
 - Enhancements to hallway corridors throughout with new carpet, paint, lighting, door hardware, and signage upgrades
 - Enhancements to laundry rooms complete with new paint, flooring, lighting, millwork/plumbing

We hope these are welcome improvements as we continually strive to provide you with *A Great Place to Live*. We will make every effort to minimize any inconvenience and appreciate your patience while we work to complete these building improvements.

If you have any questions, please contact our office by phone 416-537-2364, or your Regional Manager, Ronen Bachar, by phone at 416-533-7303 or email at rbachar@hazelview.com. Please also visit www.westlodgecommunity.ca for building updates and to see images of the upcoming improvements that will be posted soon.

Sincerely,

Hero Mohtadi
Director of Operations

