



THE METROPOLE

10 April 2017

Minutes of MTCC 1170 Meeting Number 170410R — Held on 10 April 2017

Present: Board — Keith Bricknell, Jonathan Doyle (electronic attendance), Scott Froebe (electronic attendance), James Louttit, and Sheila Sproule; and, ICC Property Management — Nancy Bijelic

Regrets: None

- 01 Call to Order: Keith Bricknell called the meeting to order at 1918h.
- 02 Waiver of Notice, and/or Adoption of Agenda and Additions:
Resolution 170410R01: Adoption of the Agenda
BE IT RESOLVED that the Board of Directors of MTCC 1170 shall adopt the Agenda for Meeting Number 170410R, as presented.
Jonathan Doyle/Scott Froebe — Carried
- 03 Assignment of Duties:
(a) *Pro Tempore* Reassignments: Unnecessary for Meeting #170410R.
- 04 Review and Adoption of Previous Meetings' Minutes:
Resolution 170410R02: Adoption of Minutes
BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adopt the Minutes for Meeting Number 170323R, as presented.
Sheila Sproule/James Louttit — Carried
- 05 Administrative and Security Reports:
(a) Where applicable, Corporate Officers and/or Nancy Bijelic responded to inquiries regarding items from the Management Report, and/or from other communications to and/or among Directors.
(i) Reports for 01 December 2016 to 02 April 2017: Directors commented briefly on the aforementioned Administrative and Security Reports.
- 06 Motion to Receive Administrative and Security Reports as Information:
Resolution 170410R03: Receiving Administrative and Security Reports as Information
BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall receive, as information, the MTCC 1170 Management Office's Administrative Report for April 2017 and the Front Desk Security Report for the period 03 March 2017 to 02 April 2017.
Scott Froebe/James Louttit — Carried
- 07 Unfinished and/or Tabled Business Arising from Previous Meetings' Minutes:
(a) General Aesthetic Remediation/Refurbishment (Ongoing Item):
(i) Management reported that Wiklém was working on RfPs for qualified contractors to fulfil the expectations of Resolution #170222R04. Thus, refurbishment should begin by late Spring 2017.

- (ii) Since corridors' refurbishment includes refinishing Units' doors, Management and Directors discussed replacing Units' door-hardware. Management agreed to report on pricing and logistics.
 - (b) Standard Unit By-Law (Ongoing): The finalised draft by-law and schedules arrived too late on 10 April 2017 for Directors' examination and approval for inclusion in AGM 2017's Agenda. Also, given Directors' preference for informed discussion among all Owners before seeking their approval of this important by-law, the Board agreed to defer the matter to a Special Owners' Meeting in Autumn 2017, or to AGM 2018.
 - (c) Electronic Noticeboards — Elevators and Other Locations: Management is investigating whether this service can be integrated with:
 - (i) modernised control panels in all elevators' cabs; and/or,
 - (ii) a communications software package.
 - (d) Communications Software: Management is investigating whether this service can be integrated with electronic noticeboards.
 - (e) Appendix of Pending Items: If information is available in time for Meeting 170410R.
- 08 Correspondence Requiring Action and/or Response: None
- 09 Special Committee Reports: None
- 10 Other Reports: None
- 11 New and/or Brought-Forward Business: None
- 12 Perusal File of Correspondence Received as Information: Received by e-mail from the Management Office, and/or available in a folder during the Board Meeting.
- 13 Next Committee Meeting: TBD.
- 14 Next Special Meeting: TBD.
- 15 Date of the Next Regular Meeting(s):
(a) Regular Meeting #170518R: 1800h on Thursday 18 May 2017.
- 16 Motion for Adjournment
Resolution 170410R04: Adjournment
BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adjourn Regular Meeting Number 170410R at 1944h on Monday 10 April 2017.
Scott Froebe/James Louttit — Carried

“Keith Bricknell”

President: Keith Bricknell

“Sheila Sproule”

Secretary: Sheila Sproule

Appendix: Pending Items (not discussed during Meeting 170410R)

- (A) **Necessity for Undertaking Work on a Commercial Owner's Behalf: Pending receipt of documentation from the Unit's owner.**