



THE METROPOLE

23 August 2018

Minutes of MTCC 1170 Meeting Number 180823R — Held on 23 August 2018

Present: Board — Keith Bricknell, Jonathan Doyle, 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 1815h.

02 Waiver of Notice, and/or Adoption of Agenda and Additions:

Resolution 180823R01: Adoption of the Agenda

BE IT RESOLVED that the Board of Directors of MTCC 1170 shall adopt the Agenda for Meeting Number 180823R, as presented.
Sheila Sproule/Jonathan Doyle — Carried

03 Assignment of Duties:

(a) *Pro Tempore* Reassignments: Unnecessary for Meeting #180823R.

04 Review and Adoption of Previous Meetings' Minutes:

Resolution 180823R02: Adoption of Minutes

BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adopt the Minutes for Meeting Number 180726R, as presented.

James Louttit/Scott Froebe — 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) Elevator Maintenance Contract: Please refer to Section 11(a) of these Minutes.

(ii) Sundry Reports: Directors commented briefly on the Financial, Administrative, and/or Security Reports encompassed in Section 06 of these Minutes.

06 Motion to Receive Administrative and Security Reports as Information:

Resolution 180823R03: 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 August 2018, ICC's rendering of MTCC 1170's unaudited Financial Statements for the period 01 December 2017 to 31 July 2018, and the Front Desk Security Report for the period 03 July 2018 to 02 August 2018.

Jonathan Doyle/Sheila Sproule — Carried

07 Unfinished and/or Tabled Business Arising from Previous Meetings' Minutes: None

08 Correspondence Requiring Action and/or Response: None

09 Special Committee Reports: None

10 Other Reports: None

11 New and/or Brought-Forward Business:

(a) Elevator Maintenance:

Resolution 180823R04: Approving an Elevator Maintenance Contract

WHEREAS MTCC 1170 has received Solucore's "Maintenance Specifications Section 14900 Job#: 202360 R(0)" ("the Specifications"); THEREFORE;

BE IT RESOLVED that MTCC 1170 receives the Specifications as information and authorises their use as a basis for the proposed maintenance contract with Vertical Motion from 01 September 2018 until 31 August 2023, at the following monthly rates:

- 01 Shuttle to the Lower Parking Garages — \$425.00 per month, plus applicable taxes; AND,
- 02 Three Tower Elevators —
 - (a) Interim Maintenance (*ie*, "pre-modernisation") — \$600.00 per car per month, plus applicable taxes;
 - (b) Maintenance Warranty (*ie*, from "substantial completion" for one year) — \$566.67 per car per month, plus applicable taxes; AND
 - (c) Maintenance Ongoing (*ie*, after expiry of the warranty) — \$600.00 per car per month, plus applicable taxes; AND, FURTHER,

BE IT RESOLVED that payment for these monthly contract-fees shall be from the Operating Fund.

James Louttit/Scott Froebe — Carried

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 #180918R: 1800h on Tuesday 18 September 2018.

16 Motion for Adjournment

Resolution 180823R05: Adjournment

BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adjourn Regular Meeting Number 180823R at 1819h on Thursday 23 August 2018.

Scott Froebe/James Louttit — Carried

"Keith Bricknell"

President: Keith Bricknell

"Sheila Sproule"

Secretary: Sheila Sproule