



THE METROPOLE

16 April 2019

Minutes of MTCC 1170 Meeting Number 190416R — Held on 16 April 2019

Present: Board — Keith Bricknell, 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 1813h.
- 02 Waiver of Notice, and/or Adoption of Agenda and Additions:
Resolution 190416R01: Adoption of the Agenda
BE IT RESOLVED that the Board of Directors of MTCC 1170 shall adopt the Agenda for Meeting Number 190416R, as presented.
James Louttit/Scott Froebe — Carried
- 03 Assignment of Duties:
(a) *Pro Tempore* Reassignments: Unnecessary for Meeting #190416R.
- 04 Review and Adoption of Previous Meetings' Minutes:
Resolution 190416R02: Adoption of Minutes
BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adopt the Minutes for Meeting Number 190321R, 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) Alteration Request: Please refer to Section 11(a) of these Minutes.
(ii) Proxy-Collection Service: Please refer to Section 11(b) of these Minutes.
(iii) 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 190416R03: 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 2019, ICC's rendering of MTCC 1170's unaudited Financial Statements for the period 01 December 2018 to 31 March 2019, and the Front Desk Security Report for the period 04 March 2019 to 03 April 2019.
Scott Froebe/Sheila Sproule — Carried
- 07 Unfinished and/or Tabled Business Arising from Previous Meetings' Minutes:

- (a) Elevators' Refurbishment: Directors commented on samples of materials and hardware that the contractor had suggested for the interiors of elevators' cabs.
- (b) Phase-Protection: Directors asked the President and Management to provide a follow-up notice to all residents — explaining unforeseen events during the installation of phase-protection.

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) Alteration Request:

Resolution 190416R04: Permission to Alter Exclusive-Use Appurtenances

WHEREAS a commercial unit has requested permission to alter an exclusive-use appurtenance whose alteration requires very minor changes to MTCC 1170's common elements ["minor" as defined in Section 97(2)(c) of the *Condominium Act*]; AND,

WHEREAS Building Sciences has examined documentation about the proposed alteration and its scope of work, has provided procedural specifications, and has advised that the proposed alteration will be harmless to MTCC 1170; THEREFORE,

BE IT RESOLVED that MTCC 1170 authorises Management to enter into a Section 98 agreement with the commercial unit's Owner, subject to conditions that Building Sciences has recommended, and/or subject to conditions that Management may deem necessary for saving MTCC 1170 harmless from the proposed alteration and/or the uses thereof; AND, FURTHER,

BE IT RESOLVED that all permissions granted herein, and/or the executions thereof, shall be at no cost to MTCC 1170.

Scott Froebe/James Louttit — Carried

(b) Proxy-Collection Service:

Resolution 190416R05: Employing a Proxy-Collection and Documentation Service

WHEREAS MTCC 1170 wishes to ensure optimal, transparent collection of valid proxies for its annual general meetings, and/or for any and all other instances wherein a condominium corporation might need to collect votes; AND,

WHEREAS MTCC 1170 also wishes, where applicable, to ensure verifiable distribution of other relevant documents including, but not limited to, annual general meetings' documents; THEREFORE,

BE IT RESOLVED that MTCC 1170 authorises Management to employ GetQuorum for an initial fee of \$1,525.50 (HST in) to provide its services as early as AGM 2019 and, if Management reports favourably therein, to provide services on an ongoing basis and/or services additional to those described in GetQuorum's Estimate Number 1000000001505.

Sheila Sproule/James Louttit — 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 #190515R: 1800h on Wednesday 15 May 2018.

16 Motion for Adjournment

Resolution 190416R07: Adjournment

BE IT RESOLVED that the Board of Directors of Metropolitan Toronto Condominium Corporation 1170 shall adjourn Regular Meeting Number 190416R at 1830h on Tuesday 16 April 2019.

Scott Froebe/James Louttit — Carried

“Keith Bricknell”

President: Keith Bricknell

“Sheila Sproule”

Secretary: Sheila Sproule

Adopted at Meeting # 190515R