

In Suite Renovations - Reminders

Renovation requests, accompanied by plans, should be submitted to the management office at least 30 days prior to the start of any suite renovation, particularly if it is an extensive project, as this will require the approval of the Condominium Corporation. Forms are available in the Management Office or on our website at <http://www.ycc323.com/formcontrol.html>.

Detailed requirements of the unit owner and contractor's responsibilities are outlined in the Renovation Request form. Please ensure that you review these and comply with all the requirements.

Structural load-bearing walls cannot be altered, repaired or used in any way for renovations.

Work on electrical conduits, plumbing, telephone and cable lines must be completed by a professional licensed contractor.

If you are replacing areas with new hard surface flooring, a sample of the new flooring and sound attenuation barrier must be provided to obtain board approval.

To minimize noise transfer to your neighbours, a minimum Impact Isolation Class rating of FIIC 75 or higher is required. The Management Office will assist you with information and guidance on options available. ***[Class rating was increased effective October 1, 2019]***

The service elevator is to be used exclusively for the transportation of all materials to and from the suite. The elevator must be booked through the Management Office. Failure to do so could result in delivery not being permitted. All materials and tools must be moved through the back entrance.

You must ensure that "construction garbage" from renovation is disposed by the contractor, or other parties carrying out the renovations. Waste is not to be thrown down the garbage chute. Our garbage bins are for household garbage only.

The owner of the suite will be held liable for all damages caused to the common elements before, during or after the renovation.

Renovation work is allowed Monday to Saturday between the hours of 8:00 am and 6:00 pm. No work is allowed on Sundays and Holidays.

Questions or concerns on your project should be addressed to the Management Office.