



HIGHLIGHTS OF THE OCTOBER 23RD MEETING

We would like to thank those who attended the tenants' meeting of October 23rd and look forward to seeing you at our next meeting.

Our apologies for taking so long getting the newsletter out this month.

As we discussed in our meeting, the problems are not limited to the Oaks Apartments, as we have received complaints from past and current tenants of other buildings owned by Osgoode Properties Ltd.

The issues we discussed included:

- Cleaning of the building has not improved, including vacuuming.
- The smell of the garbage room.
- The proposed rent increase from 2.9% to 5.9%. The documents Osgoode has to file for a hearing and the notice of the hearing and documents that have to be given/made available to tenants.
- Fire alarm testing - to be done in accordance with regulations.
- The fact that Osgoode Properties does not believe in or want tenant associations in their buildings and the fact that they cannot do anything about a tenants' association or the people who belong to them.
- The maintenance of the elevators.
- Replacement of the numbers on the garbage room doors on each floor.
- The fact that you have to make a request to receive the interest on your last month's rent, which you are entitled to.
- You should check with the Tribunal in regards to the maximum allowable cost for a parking space as you may be overpaying.
- It would appear that Osgoode Properties does not like low income, unemployed people on assistance or Ottawa Housing.
- What renovations or increase in maintenance/operating costs warrant a 5.9% rent increase?
- The number of tenants who pay for covered parking and will have to clean off their cars and shovel because the wall was removed from the parking garage.

We have sent a letter to Gayle Latreille regarding most of these matters to which we have not yet received a reply.

Other issues which we addressed were:

Issuance of keys to teenagers, alleged problem with the entry system, safety, and the fact that Gayle Latreille would not authorize the changing of a door lock after a female tenant was awakened by a male intruder who was able to unlock her door and enter her apartment.

I would like to thank all the people who emailed me from the Oaks, the Richlin and the building on Richmond Rd. next to the Lincoln Fields Mall and those who showed up at our last meeting.

We have asked Judi Kerzner, former property manager for Urbandale, to join us at our next meeting.

Next Meeting:

Tuesday, November 27, 2001
7:30 pm
1560 Heatherington Rd.
The Albion-Heatherington
Recreation Centre

Question of the day: Isn't it ironic that shortly before and after a tenants meeting, extra staff is cleaning or doing repairs. Then they are gone a couple of days later.

Please be assured that you cannot be evicted for attending a meeting or being part of a Tenants Association.

Tenants Association email address:

tenants_assoc@hotmail.com

We will have a webpage soon.

IMPORTANT PHONE NUMBERS

Office	☎ (613) 731-5766
Emergency	☎ (613) 729-0656
Security	☎ (613) 567-2737
Tribunal	☎ 1-888-332-3234