

# 1480-1490 Bishops Gate NEWSLETTER



## REMINDERS

### GARBAGE/RECYCLING

Owners are reminded to be conscientious when disposing of garage/recycling and compost. Additional signs have been posted in the garage garbage area.

### BULK BIN PROGRAM

Owners are reminded to take advantage of the monthly bulk bin program. This service is free of charge. Please ensure to place items inside of the back, placing them to the back of the bin.

### WINDOW WASHING/CARPET CLEANING/GARAGE POWER WASHING

Over the next few months, this work will be scheduled. Notices will be sent in advance of each project.

### VIRTUAL CONCIERGE

You can visit by going to corporation's [website](http://www.1480bishopsgate.com) ([www.1480bishopsgate.com](http://www.1480bishopsgate.com))

## 2023



## MESSAGE FROM THE BOARD

The board is reminding all residents that this is a smoke free building, smoking is not permitted anywhere on common elements including but not limited to balconies and patios.

If you plan to renovate your unit, you must complete a renovation request form.

### Clubhouse & Gym

Clubhouse rental reservation is through the website: [www.1430bishopsgate.com](http://www.1430bishopsgate.com)

### Pets

The board wishes to remind owners to pick up after your pets, and to ensure they are leashed at all times.

### Do Not Feed the animals

The board is reminding all owners & residents not to feed wild animals.

### Garage & common ground clean-up/Bulk Bin

The board has asked that owners take the time to clean out items in the garage parking areas and on balconies and areas around these spaces of items that are not permitted. The bulk bin dates are listed on the opposite page for the entire year.

### Risk mitigation

The board would like to remind owners to turn their main water valve off and on a few times each year. This valve is located in the furnace room. Additionally, supply lines that feed the dishwasher and washing machine should be replaced with braided lines and replaced in conjunction with the manufacturers recommendations.



Central Erin Property Management  
151 Randall Street  
Oakville, Ontario  
L6J 1P5

Main Office: 905-842-1429  
After Hours: Press 1 when prompted  
[1480bishops@centralerin.com](mailto:1480bishops@centralerin.com)  
[1490bishops@centralerin.com](mailto:1490bishops@centralerin.com)

### Board Members:

Beatrice Beesley, Zara  
Liaghat & Allan Warbeck

# 2023 Events

| HCC #455<br>1480/1490 Bishops Gate         | Jan   | Feb   | Mar   | Apr              | May   | Jun   | Jul   | Aug   | Sep   | Oct   | Nov   | Dec   |
|--|-------|-------|-------|------------------|-------|-------|-------|-------|-------|-------|-------|-------|
| Window Cleaning                            |       |       |       |                  |       | ✓     |       |       |       |       |       |       |
| Carpet Cleaning                            |       |       |       |                  |       |       |       |       | ✓     |       |       |       |
| Power-washing<br>Underground<br>Garage     |       |       |       |                  |       |       |       | ✓     |       |       |       |       |
| Exterior Spring Clean Up                   |       |       |       |                  | ✓     |       |       |       |       |       |       |       |
| Irrigation System –<br>Start- up/Shut-down |       |       |       | ✓                |       |       |       |       |       |       | ✓     |       |
| MONTHLY<br>Bulk-Bin<br>Garbage             | 13-16 | 10-13 | 10-13 | 7-10             | 12-15 | 16-19 | 21-24 | 25-28 | 22-25 | 27-30 | 24-27 | 22-27 |
| Board Meetings                             | 19    | tbd   | tbd   | tbd              | tbd   | tbd   | tbd   | tbd   | tbd   | tbd   | tbd   | tbd   |
| Annual General Meeting                     |       |       |       |                  |       |       |       |       |       | ✓     |       |       |
| Year end for Corporation                   |       |       |       | ✓                |       |       |       |       |       |       |       |       |
| Snow Removal Contract<br>Commences         |       |       |       |                  |       |       |       |       |       |       | ✓     |       |
| Fiscal Year End<br>of Corporation          |       |       |       | 30 <sup>th</sup> |       |       |       |       |       |       |       |       |
| Budget set for upcoming<br>year            |       |       |       | ✓                |       |       |       |       |       |       |       |       |
| Monthly Fire Alarm Test                    | 5     | 2     | 2     | 6                | 4     | 1     | 6     | 3     |       | 5     | 2     | 7     |

## In-suite:

|  |    |    |    |    |    |    |    |    |    |    |    |    |
|--|----|----|----|----|----|----|----|----|----|----|----|----|
| Annual Fire<br>Alarm Testing<br>(In-Suite)   |    |    |    |    |    |    |    |    | ✓  |    |    |    |
| Monthly door<br>closer testing               | 19 | 16 | 16 | 20 | 18 | 15 | 20 | 17 | 21 | 19 | 16 | 21 |
| In-suite Dryer<br>Duct/Lint Trap<br>Cleaning |    |    |    |    |    |    |    |    |    |    |    |    |

## PROTOCOLS / PROCEDURES / RULES / REMINDERS / CONTACT #'s

- ❖ Noise complaints may lead to dispatching of security officers and costs charged back to the unit owners. Residents are encouraged to report any suspected violence or abuse to the Police, as well as enforcement of Oakville By-Laws.
- ❖ Owners are responsible to abate the noise in their unit, even if tenanted. If the Board confirms the noise complaint, a variety of remedies could be requested to ensure other residents can enjoy quiet enjoyment of their unit, including but not limited to installation of carpeting/area rugs and underlay.
- ❖ Please ensure you are not parking in other's privately owned spots. The owner of these spots may call the Town of Oakville to have the vehicle tagged and towed at the offender's expense.
- ❖ Please always keep dogs leashed and be sure to immediately clean up after your pet inside and outside.
- ❖ Please contact **Cairn Control Systems at 905-820-4332** if you have issues with your key FOBS. Go to [www.1480bishopsgate.com](http://www.1480bishopsgate.com) to order additional Fobs or Remotes

**Lockhut at 905-689-0514** if you have issues with your unit door locks.