Court File No. CV-22-00688248-00CL

ONTARIO SUPERIOR COURT OF JUSTICE

(COMMERCIAL LIST)

B E T W E E N:

CITY OF TORONTO

Applicant

- and –

HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.

Respondent

RESPONDING MOTION RECORD
(Returnable June 29, 2026)

Date: 14 May 2026

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Court File No. CV-22-00688248-00CL

ONTARIO
SUPERIOR COURT OF JUSTICE
(COMMERCIAL LIST)

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TAB 1

Court File No. CV-22-00688248-00CL

ONTARIO SUPERIOR COURT OF JUSTICE

(COMMERCIAL LIST)

B E T W E E N:

CITY OF TORONTO

Applicant

- and –

HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.

Respondent

Response to Receiver Motion Record dated March 31, 2026

PART I: OVERVIEW

1. This response is filed by the duly elected Board of Directors of Harry Sherman Crowe Housing Co-operative Inc. (the "Board") and Community Members of the Co-op in response to the Receiver's motion dated March 31, 2026.
2. The purpose of this response is to be as complete as possible and present a clear picture of what has transpired since the Order of Justice Penny dated March 14, 2023. This Oder was on consent. The Order appointed RSM Canada as the Receiver for the Harry Sherman Housing Co-op. The undisputed goal of the Court as indicated in Justice Penny's order was for the receiver to assist the Co-operative in achieving financial stability while paving the pathway for the transition back to the Board of the Co-op.
3. Based on the requests made by the Receiver in their motion dated March 31, 2026, it clearly demonstrates not only has the Receiver failed to create any form of financial stability for the Harry Sherman Co-op but there has been a continued attempt to expand the role of the Receiver beyond the order of the Honourable Justice Penny; in a manner which substantially dilutes the power of not only the Board of the Harry Sherman Co-op but all members of the community. Despite the failure to create financial stability, the last three years has come at a significant financial cost to the Harry Sherman Co-op as indicated by

approvals made by this Court for payments to the Receiver and legal counsel for the Receiver.

4. As of March 31, 2026, no evidence has been presented by the Receiver to this Honorable Court demonstrating there has been any progress and the Order of the Honourable Justice Penny to the Receiver to achieve financial stability will be accomplished. Further, no evidence has been presented that the living conditions for the residents of the Harry Sherman Co-op have improved in any matter whatsoever.
5. Because the Receiver has failed to accomplish the stated goals of the receivership, the elected Board and the community strongly oppose any attempt by the Receiver to expand its role.
6. Specifically, the Board and the community oppose the first request of the Receiver, which seeks an order authorizing and directing it to implement a consultation process with respect to the proposed governance and transition options for HSC, including the dissemination of an information package to members, the holding of a Town Hall meeting, the solicitation of non-binding input and voting results.
7. Further, the Board is opposed to the Receiver's request for an order authorizing it to approve applications for membership to HSC. This relief seeks to confer upon the Receiver a core governance function that properly belongs to the co-operative and its members, acting through their elected Board under the *Co-operative Corporations Act* and the by laws of HSC.
8. The Board and the community respectfully submit that this relief has already been considered and declined by this Honourable Court. As acknowledged in the Receiver's own Fourth Report, the Court did not grant the Receiver authority to approve membership applications at the December 11, 2025, hearing. The Receiver now seeks to revisit that issue without any material change in circumstances, using unverified and selective information from individual members.
9. The Board further respectfully submits that the approval of membership applications goes to the very core of the governance and control of the co-operative, as it directly determines who constitutes the membership and, in turn, who holds voting rights and influence over the future of HSC. Granting this authority to the Receiver would effectively displace the role of the Board and the power and legal authority of the community.
10. The Board is further opposed to the Receiver's request for approval of the Fourth Court Report and the activities and conduct of the Receiver described therein. The Board respectfully submits that such approval is not warranted in the circumstances, as the record demonstrates ongoing concerns with the Receiver's administration of the co-operative. Members of HSC have expressed significant dissatisfaction with the Receiver's activities, including issues relating to maintenance, communication, and overall management since the receivership commenced. In light of these concerns, the Board and the community request a more detailed analysis of all the expenses before the court before any approval being given by this Honorable Court to the receiver.
11. The Board and the community are also opposed to the Receiver's request for approval of its Interim Statement of Receipts and Disbursements for the period March 14, 2023, to March 20, 2026. The Board respectfully submits that the financial reporting provided does not, on its face, justify approval, particularly since the overall financial situation of the co-operative has not improved since the Receiver assumed control. While the Receiver reports total receipts of $12,964,987.00 and disbursements of $12,787,610.00 resulting in an

excess of $177,377.00. The Board submits that, in these circumstances, this does not reflect meaningful financial improvement for the co-operative and warrants further detailed scrutiny before any approval is granted.

12. The Board and the community oppose the Receiver's request for approval of the fees and disbursements of the Receiver and its counsel. The Board respectfully submits that the fees claimed are excessive in the circumstances and are not justified by the results achieved during the receivership. Considering the ongoing concerns regarding the administration of the co-operative and the lack of meaningful improvement since the Receiver assumed control, the Board submits that the fees should be subject to scrutiny and ought not to be approved as requested.

PART II – BACKGROUND

13. The housing provided by the Co-op is located within a campus comprised of a series of townhome blocks and a residential apartment building on the property known municipally as 51 The Chimneystack Road at York University. The campus is located just south of Steeles Avenue West and west of Keele Street in the former municipality of North York, in the City of Toronto. These buildings were built in 1993 and rest on land that is owned by York University and Leased to the Co-op.
14. Notwithstanding the significance of York University's ownership interest in the underlying lands and its role as lessor of the property, there is no evidence before the Court that the Receiver has engaged in any meaningful discussions or consultations with York University concerning the ongoing receivership, the long term governance and operational transition of the Co-operative, or the broader implications of the receivership on the leased lands and housing community.
15. Prior to the appointment of the Receiver, the Co-operative was operating in a challenging environment marked by broader economic and public health pressures, including the impacts of the COVID-19 pandemic. These conditions affected residents' financial stability, increased operational strain on the Co-operative, and contributed to ongoing maintenance and administrative challenges.
16. Despite these circumstances, the Board continued to carry out its governance responsibilities and take concrete steps to preserve the financial stability of the Co-operative. In particular, as of June 3, 2022, the Board had established and maintained a term deposit with a book value of $176,293.47, as reflected in the Co-operative's financial records reviewed by its accountant and submitted to the City. This reserve was intended to address urgent operational needs and demonstrates that, notwithstanding the significant challenges facing the community, the Board was actively managing and safeguarding the Co-operative's financial resources while attempting to maintain both immediate operations and longer-term stability.
17. Further, the Receiver has not put forward any evidence demonstrating that any creditor was actively seeking to enforce against the Co-operative or that the Co-operative was unable to pay its debts as they became due, as contemplated under section 87 of the Housing Services Act, 2011.
18. There is no evidence before the Court of unpaid judgments, enforcement proceedings, creditor executions, or any insolvency event that would establish an inability by the Co-

operative to meet its ongoing financial obligations. To the contrary, the existence of financial reserves and the continued operation of the Co-operative demonstrate that, while the Co-operative was facing operational and economic pressures, the Board continued to manage its affairs and take steps directed toward maintaining financial stability and operational continuity.

19. Furthermore, The Co-operative's financial records further demonstrate that its primary mortgage obligations were structured and ongoing, rather than immediately due or in default. In particular, the first mortgage, which was fully insured by Canada Mortgage and Housing Corporation under *section 6 of the National Housing Act,* was not set to mature until July 1, 2028. As such, the mortgage was subject to a continuing repayment schedule extending over several fiscal years and did not represent an immediate debt obligation requiring full payment in either 2022 or 2023. The records reflect that the mortgage was being serviced through blended monthly payments of $135,089.00 at an interest rate of 5.94%, with principal repayments projected over multiple years, including $1,240,946.00 in 2024, $1,316,789.00 in 2025, $1,396,168.00 in 2026, $1,480,332.00 in 2027, and $1,569,458.00 in 2028.
20. On March 14, 2023, by order of the Honourable Justice Penny on consent of the Board of the Harry Sherman Housing Co-operative, the Court appointed a Receiver over the Co-op pursuant to section 101 of the *Courts of Justice Act* and section 85(7) of the *Housing Services Act, 2011* (the "HSA"). That order did not dissolve the elected Board of Directors, nor did it restrict the Board from continuing to represent the Co-op's membership.
21. The Receiver was granted authority over the Co-op's assets, undertakings, and property, but no authority was granted to alter the Co-op's internal governance structure or displace its democratic leadership.
22. On April 29, 2024, the Court approved the Receiver's reports and activities to date. That approval was limited to the activities described in the filed reports and did not expand the Receiver's mandate to include any authority over elections, board appointments, membership approvals, or the future composition of the Co-op's leadership.
23. The Board was elected in accordance with the Co-op's by-laws and has remained in place throughout the receivership. At no time has the Court issued an order suspending or disbanding the Board. The Board continues to act as the only democratically elected representative body of the Co-op's membership.
24. Harry Sherman Crowe Housing Co-operative is not an ordinary commercial property. It is a housing community serving vulnerable residents, including single mothers, low-income families, seniors, new immigrants and residents living in a historically under resourced and marginalized community. The governance of the Co-op, therefore, directly affects, not only property administration, but the stability, dignity, and security of residents who make the Co-op their home. The vulnerability of the members of this community demands that this Honorable Court play a greater role in protecting this community.
25. Since the appointment of the Receiver, in March 14, 2023, the Co-op continues to face operational, financial, and maintenance challenges and strong deterioration of some of the social elements which made the community unique. The physical condition of the property has deteriorated, and residents are living with unresolved issues affecting the safety, habitability, and proper functioning of the housing community.
26. The Board of the Harry Sherman Housing Co-operative and the community recognize the challenges facing the community and are now united in finding solutions and brining in the

necessary expertise in the form of a Board of Advisories to assist the Board and the community in achieving financial, social and long-term stability of the Co-op.

27. The Board and the community further rely on the endorsement of this Honourable Court dated April 29, 2024, in which the Court expressly recognized that, following the stabilization of the most urgent issues, the next phase of the receivership must include a transition back to Board control.
28. These requests by the Receiver represent an unwarranted expansion of the Receiver's mandate into matters of core governance, including control over membership, decision-making processes, and the future direction of the Co-op.

The Board Opposes the Implementation of the Receiver's Proposed Consultation Process as an Unauthorized Expansion of its Mandate

29. The Board and the community respectfully submit that the relief sought by the Receiver goes beyond what was authorized by this Honourable Court in its December 11, 2025, endorsement. As reflected in the Receiver's own materials, the Court authorized the Receiver to continue developing the proposed Options and to formulate a process for consultation, including the dissemination of information, the holding of a Town Hall, and a potential vote by the membership, subject to further approval of this Court.
30. The Board and the community further submit that the implementation of a consultation and voting process directly engages core governance functions of the Co-operative, including communication with members, the solicitation of member input, and the facilitation of collective decision making. These are matters governed by the *Co-operative Corporations Act* and properly exercised by the membership through its elected Board. The relief sought therefore represents an unnecessary and improper intrusion into the governance structure of the Co-operative.
31. The Board also respectfully submits that the Receiver's materials contain numerous unverified statements, selective accounts, and personal criticisms directed at the Board and its counsel, which are unsupported and have not been tested through any evidentiary process. These materials, including those set out in the "Board Activities" section of the Fourth Report, rely on anecdotal accounts from individual members and third parties, which the Receiver itself acknowledges have not been independently verified.
32. The Board strongly opposes the inclusion and reliance on such materials, which amount to improper personal and character attacks, a pattern that has persisted throughout these proceedings, including perceived attacks to the former Chair, the late Rosell Kerr. It should be noted that arrangements had been made for the cross examination of Ms. Kerr on June 16, 2025, in circumstances where serious allegations had been advanced against her character and conduct by the Receiver. However, despite those allegations and without explanation, counsel for the Receiver cancelled the scheduled cross examination at the last moment and elected not to proceed. In those circumstances, the continued reliance on untested allegations against Ms. Kerr is improper and fundamentally unfair, particularly where the Receiver abandoned the very process through which such allegations could have been properly tested.
33. The Board further respectfully submits that this Honourable Court has previously recognized the role and importance of the Board within the governance framework of the Co-operative. In that context, it is particularly concerning that the Receiver seeks to rely

on untested allegations to undermine the legitimacy of the Board while simultaneously seeking to assume functions that properly belong to the Board. The Board respectfully submits that such an approach is inconsistent with the Court's prior recognition of the Board's role and should be afforded no weight.

34. The Board further respectfully submits that the membership of HSC has expressed ongoing dissatisfaction with the Receiver's management of the Housing Project. Since the appointment of the Receiver, conditions at the Co-operative have, in many respects, deteriorated rather than improved, and members have raised concerns regarding maintenance, communication, and overall administration. In these circumstances, the imposition of a Receiver led consultation process risks further undermining confidence among the membership.
35. The Board therefore respectfully opposes the implementation of the proposed consultation process and submits that the Co-operative, acting through its elected Board and in accordance with its governing legislation and by laws, remains fully capable of undertaking any consultation or engagement process without the intervention of the Receiver. It is vividly clear that the Receiver and its legal counsel are totally disconnected from the community and its members. The Receiver has come before the Court suggesting that there are only six individuals who, in its view, are capable of serving as Board members based solely on a limited RFEIQ process conducted by the Receiver, despite the fact that the Co-operative consists of a longstanding and diverse community of members with significant lived experience, professional backgrounds, and historical involvement in the governance of the Co-operative.
36. During December 8, 2025, Town Hall meeting held by the Receiver, numerous members openly challenged the Receiver's characterization of the community and expressed concern regarding the Receiver's repeated suggestion that the membership lacked the capacity to govern itself. Members specifically raised concerns that the process being advanced before the Court portrayed the community as incapable of democratic self governance and emphasized that members required education, support, and access to community engagement spaces rather than continued displacement from governance.
37. During that same meeting, counsel for the Receiver, Philip Cho, expressly stated that the Receiver had "*not had a lot of communication with the board*," was "*not aware that any meetings have been held by the Board since the Receiver's appointment*," and that the Receiver had developed the RFEIQ process because of what it described as a "*lack of engagement with the Board and with the management and leadership.*" Counsel further stated that the Receiver had "*to deal with the Board continuing to intervene and be the entity between us and the Co-op*" and suggested that the Receiver could not determine whether communications coming from the Board were "*actually on behalf of the membership or self interested*."

38. These statements amounted to serious and improper insinuations regarding the legitimacy, motives, and integrity of the elected Board and those acting on its behalf, including Board counsel, without any evidentiary foundation being established before the membership. The Town Hall meeting, rather than serving as a neutral educational process, became a forum in which negative inferences and criticisms were repeatedly advanced concerning the Board's governance, credibility, and role within the community.
39. Importantly, the members themselves strongly rejected the characterization that the community lacked governance capacity. Multiple members spoke openly regarding the

need for governance education, democratic participation, restoration of community trust, and direct member involvement in rebuilding the Co-operative. Members emphasized that the Co-operative had historically functioned through committees, member participation, volunteerism, and elected governance, and the appropriate solution was not continued displacement of the membership.

40. In contradiction to the previous Town Hall meeting organized by the Receiver, members of the community independently organized and held a community Town Hall meeting on April 30, 2026, for the purpose of raising concerns regarding the proposed governance and transition solutions being advanced by the Receiver before this Court. The meeting was attended by numerous residents, former board members, community advocates, and individuals with experience in housing, governance, finance, and community development.
41. During the meeting, substantial concern was expressed regarding the Receiver's characterization that only a limited number of individuals were interested or qualified to participate in the governance of the Co-operative. Members openly disputed the Receiver's reliance on the RFEIQ process and emphasized that there remained widespread community interest in preserving the Co-operative model and maintaining democratic governance within the community. Residents in attendance were encouraged to complete forms expressing their interest in the future governance and direction of the Co-operative, and the meeting reflected a strong collective position from members that the Co-operative remains a viable and engaged community capable of self governance with appropriate support, participation, and training from its membership
42. As set out in the Receiver's Fourth Report, the Receiver has identified four potential governance and transition options for the Co-operative. The Board and the Community has carefully reviewed each of these Options and respectfully submits that, when properly understood, only one of the proposed Options is consistent with the statutory governance framework of the Co-operative and preserves the role of its elected Board. The remaining Options contemplate, to varying degrees, the displacement of member governance and the transfer of decision-making authority away from the Co-operative's membership, which is inconsistent with the legislative scheme governing non-profit housing co-operatives.
43. The first Option, described as a Regular Election, contemplates the holding of a general meeting of members for the purpose of electing a new board of directors in accordance with the Co-operative Corporations Act, R.S.O. 1990, c. C.35, and the Co-operative's by-laws. This Option is an Option that could maintain the Co-operative's statutory governance structure, under which members exercise control through an elected Board of Directors. The Constitution and governance framework of the Harry Sherman Crowe Housing Co-operative already contemplate and permit democratic member elections and governance transition processes of this nature, and such a process would therefore not constitute a novel or extraordinary restructuring mechanism within the Co-operative.
44. However, the Receiver proposes that this process be conducted under its direction, including calling the meeting and appointing an external chair. The Board respectfully submits that such an approach is neither required under the governing legislation nor consistent with the restoration of member governance, and risks further entrenching the displacement of the Board rather than facilitating its reinstatement.
45. While the Receiver raises concerns regarding the current pool of candidates and participation levels, it is respectfully submitted that this is a further indication of the disconnect between the Receiver and the community in contradiction to the meeting held

on April 30, 2026. The Board further submits that both the existing Board and the broader membership are capable of organizing, supporting, and implementing a proper election process and there is no evidence put forward by the Receiver to the contrary.

46. In these circumstances, the Board respectfully submits that the Regular Election Option is the only option that is consistent with the *Co-operative Corporations Act* and the Co-operative's by-laws. To super impose a process controlled by the Receiver, would undermine the statutory framework and the fundamental principles of co-operative governance.
47. The second Option, described as an Election for a Supported Board, proposes a hybrid governance structure involving the introduction of non-resident or "independent" directors through by-law amendments and transitional mechanisms. While framed as a temporary measure to address governance concerns, this Option requires a fundamental restructuring of the Co-operative's governance model, including the creation of a new class of "non-resident members" who do not reside in the Co-operative, do not bear the obligations of membership, yet are eligible to be elected as directors. In substance, this mechanism permits the receiver to pick and choose who would be board members therefore extending its control and authority on a permanent basis. In effect, the receiver is asking the court to authorize what it is fully aware of is not authorized by statute or any other framework that has been put forward. The proposed by-law amendments are designed to circumvent the legislative framework governing non-profit housing co-operatives by redefining membership in a manner that is inconsistent with its purpose.
48. The Third Option suggested by the Receiver is to Transfer to a Non-Profit Housing Provider, contemplates the complete transfer of the Co-operative's assets and operations to a third-party non-profit entity. Under this model, the Co-operative would cease to function as a member-controlled entity, and members would transition to the status of tenants under a different governance structure. No logical, legal or rational explanation has been provided by the Receiver as to why this extreme measure should be put forward by the Receiver before this Court as a solution. The very fact that this solution has been put forward before this Court is a clear indication of the Receiver's true intent.
49. The Fourth Option, referred to as the Land Trust Model, involves the transfer of core ownership and operational control to a land trust structure, with the Co-operative retaining only a limited and subordinate role under a sublease and operating agreement. While framed as a collaborative model, this Option similarly removes meaningful governance authority from the Board and places long-term control in the hands of an external entity. The Board respectfully submits that this Option, like the third, fundamentally alters the nature of the Co-operative and is inconsistent with its member-driven structure. It is further again respectfully submitted that the mere fact that the Receiver has put forward this option before this Honorable Court, is again indicative of the true intent of the Receiver.
50. In light of the foregoing, the Board and the community respectfully submits that only the Regular Election Option preserves the statutory, democratic, and governance framework of the Co-operative. The remaining Options each involve, to varying degrees, the displacement of the Board and the erosion of member control. Accordingly, the Board opposes any process that advances or prioritizes Options that would undermine the governance structure of the Co-operative and respectfully submits that any consultation process should be grounded in, and directed toward, solutions that maintain the Co-operative's existing legal and governance framework.

51. In these circumstances, the Board respectfully submits that it opposes any transition model or consultation process that would have the effect of displacing, diminishing, or undermining the role of the elected Board within the governance structure of the Co-operative. The Board further submits that any transition must remain grounded in the statutory framework governing the Co-operative and the democratic rights of its members. The Board emphasizes that meaningful engagement with the membership can and should be carried out by the Board itself, working directly with the community and without the intervention of the Receiver. Accordingly, the Board opposes the advancement of any Option that would hinder the Board's authority or transfer governance functions to external entities and respectfully submits that the Regular Election Option remains the only viable and lawful path forward.

The Board Opposes the Receiver's Request to Approve Membership Applications as an Unauthorized Assumption of Governance Functions

52. The Board respectfully submits that it strongly opposes the Receiver's request for authority to approve applications for membership to HSC. As acknowledged by the Receiver itself, the approval of membership applications is a core function of the Board and forms an integral part of the governance structure of the Co-operative. The relief sought, therefore, constitutes a direct assumption of statutory powers that are vested in the Board under the *Co-operative Corporations Act* and the Co-operative's by-laws.
53. The Board further submits that this Honourable Court has already considered and declined to grant this very relief at the December 11, 2025, hearing. The Receiver now seeks to reintroduce the same request on substantially the same record, relying on unverified and anecdotal accounts from individual members. The Board respectfully submits that there has been no material change in circumstances that would justify revisiting that determination, and this request amounts to an improper attempt to expand the Receiver's mandate beyond what has previously been authorized by the Court.
54. The Board further submits that the Receiver's request is premised on selective and untested allegations regarding the functioning of the Board, which have not been subject to any evidentiary scrutiny. As the Receiver expressly acknowledges, the information relied upon has not been independently verified and reflects only the perspectives of certain individuals. The Board respectfully submits that such material cannot form a proper basis for displacing the Board's statutory authority.
55. The Board further submits that granting the Receiver authority to approve membership applications would have significant and far-reaching implications for the governance of the Co-operative. Membership status is directly tied to voting rights and participation in the democratic processes of the Co-operative, including the election of directors. The transfer of this function to the Receiver would therefore undermine the integrity of the Co-operative's governance structure and effectively place control over its future composition in the hands of the Receiver.
56. In these circumstances, the Board respectfully submits that the relief sought is neither necessary nor appropriate. The Board remains capable of addressing membership matters within the existing statutory framework and, as with other governance functions, can and should engage directly with the community to do so. Accordingly, the Board opposes the

Receiver's request in its entirety and respectfully submits that the Court should decline to grant the authority sought.

The Board Opposes Approval of the Receiver's Fourth Report and Its Activities

57. The Board respectfully opposes the approval of the Fourth Court Report and the activities and conduct of the Receiver described therein. The Board submits that the Receiver's materials do not reflect the lived experience of the membership and, to the contrary, there is a clear and consistent pattern of dissatisfaction within the community regarding the Receiver's management of the Co-operative.
58. The Board further submits that members of the community have expressed ongoing concerns with respect to maintenance, communication, and the overall administration of the Housing Project during the receivership. In these circumstances, the Board respectfully submits that the Receiver has not demonstrated how its conduct has restored confidence among the membership, and the approval of its activities would not accurately reflect the concerns raised by the community.

The Board Opposes Approval of the Receiver's Interim Statement of Receipts and Disbursements

59. The Board respectfully opposes the approval of the Receiver's interim statement of receipts and disbursements. As reflected in the Receiver's own materials, the reported excess of receipts over disbursements is approximately $177,377.00 which the Board submits does not demonstrate meaningful or sustained financial stability after three years of receivership. The Board further submits that the purpose of the receivership, as reflected in the statutory scheme under the Housing Services Act, 2011, is to restore proper management and financial viability to the Co-operative. In circumstances where operations continue to rely heavily on government subsidies and significant professional fees, the Board submits that the Receiver has not demonstrated that these objectives have been achieved.
60. The Board respectfully submits that the Receiver's own financial reporting does not support its narrative of operational stabilization. The Trustee's Statement of Receipts and Disbursements for the period March 14, 2023, to March 11, 2024, reflects total receipts of $4,197,332.00 and a surplus of $629,619.00. By contrast, the updated Statement for the extended period to March 20, 2026, reflects total receipts of $12,964,987.00, more than triple the earlier amount, yet results in a markedly reduced surplus of only $177,377.00 In other words, despite a substantial increase in revenues, including housing charges and parking rising from $1,727,853.00 to $5,436,907.00 and government subsidies increasing significantly, the net financial position of the Co-operative has deteriorated.
61. This decline is explained by a dramatic escalation in expenditures, particularly in administrative and professional costs under the Receiver's control. Property management fees increased from $423,637.00 to $1,410,903.00. The Receiver's fees rose from $204,906.00 to $587,868.00 and legal fees increased exponentially from $17,400.00 to $361,767.00. These increases are not marginal; they represent a substantial reallocation of the Co-operative's resources toward professional and administrative overhead, rather than

toward member benefit or sustainable operations. While certain increases in operating costs may be expected over time, the magnitude and concentration of these increases in management, Receiver, and legal costs raise serious concerns regarding efficiency, proportionality, and oversight.

62. The financial evidence highlights the Receiver's failures. Increased revenues have not translated into improved financial outcomes for the Co-operative or its members. Instead, the evidence demonstrates that the Receiver's administration has coincided with significantly higher expenditures and a diminished surplus. In these circumstances, the Board respectfully submits that continued reliance on the Receiver's governance model cannot be justified on the basis of financial performance, and the Court ought to scrutinize both the Receiver's fees and its broader administration of the Co-operative with particular care.

Approving the Fees and Disbursements of the Receiver and its Counsel

63. The Board respectfully opposes the approval of the fees and disbursements of the Receiver and its counsel. As reflected in the materials filed, including the fee affidavits appended to the Fourth Report, the Board submits that the fees incurred are excessive in the circumstances and are not justified by the results achieved during the receivership. Accordingly, the Board submits that such fees should not be approved without careful scrutiny by this Honourable Court.

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TAB 2

Court File No. CV-22-00688248-00CL

ONTARIO SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST

BETWEEN:

CITY OF TORONTO

Applicant

And

HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.

Respondent

SUPPORTING AFFIDAVIT

Of

SHARON RICHARDS SWORN ON 13 MAY 2026

Member, Harry Sherman Crowe Co-operative

I, SHARON RICHARDS, of the City of Toronto, in the Province of Ontario, make Oath and say as follows:

1. I am a member in good standing of Harry Sherman Crowe Housing Co-operative hereinafter referred to as ("the Co-operative"). I have resided in Unit 26 at the Co-operative since June 1993, making this community my home for over thirty (30) years, and as such have knowledge of the matters hereinafter deposed to, except where stated to be on information and belief, and where so stated I believe them to be true.
2. I was twenty-nine (29) years of age when I moved in, and I selected my townhouse unit personally from a map of the property. Harry Sherman Crowe Housing Co-operative is a racialized community, home to members from diverse racial and cultural backgrounds, and I am proud to have been a long-standing member and advocate within this community. This Co-operative is the only home I have known as an adult, and it holds profound personal significance for my family and I.
3. I have raised three (3) children within this Co-operative community. I have also had the privilege of raising two (2) grandchildren in the same community. All my children and grandchildren continue to reside within the Co-operative. The

memories and bonds forged within this community over more than three decades are immeasurable and priceless. This is not merely a residence; it is the foundation upon which my family has been built.

4. Throughout my membership, I have served on the Board of Directors of the Co-operative on multiple occasions. In my capacity as a Board member, I have held the positions of both Treasurer and President. These roles required me to exercise fiscal responsibility, provide strategic oversight, and advocate on behalf of the membership. I have carried out these duties with diligence, integrity, and a deep commitment to the well-being of the Co-operative and its members.
5. I have been an active member of both the Social Committee and the Member Selection Committee. Through these committees, I have contributed to the cultivation of community spirit and growth of our membership. I have advocated on behalf of numerous neighbors throughout the years, ensuring that member voices are heard and respected within the governance structure of the Co-operative.
6. I am a firm believer in democratic principles that define co-operative housing. I value the right of members to vote and participate meaningfully in decisions affecting their homes and community. It has been an honor to raise my family within a structure that promotes collective governance, neighbor interaction, and shared responsibility. I remain fully committed to these principles and would willingly serve on an advisory board or in any capacity that would support the restoration and future success of this Co-operative.
7. Over the course of my more than thirty (30) years within this community, I have witnessed firsthand the strength, resilience, and commitment of the members of this Co-operative. I have seen neighbours support one another during times of hardship, families grow together across generations, and members dedicate countless volunteer hours toward preserving and improving this community. While the Co-operative has undoubtedly faced serious operational and financial challenges over the years, I have always believed that its greatest strength remains its membership and the collective commitment of residents to preserving affordable co-operative housing for future generations.
8. The current state of the receivership has been deeply emotional and distressing for me and many members of this community who have dedicated years of their lives to building something meaningful together. I have witnessed the good, the difficult, and the deep challenges over the course of my membership. Despite this, I remain hopeful for a positive outcome, one that returns governance and stewardship of this Co-operative to its members, where it rightfully belongs. I firmly believe that the members of this Co-operative are its greatest asset, and with proper support and oversight, this community can flourish once more.

9. On Endorsement dated April 29, 2024, paragraph (9), this Honourable Court expressly recognized the importance of transitioning the Harry Sherman Crowe Housing Co-operative back to democratic member governance. In the endorsement of Justice Penny dated April 29, 2024, the Court directed that *"in this next phase of the receivership, the Board and the and the Receiver should work with the Co-op to begin working toward a plan for when and how the transition back to board control might be achieved*." The Court therefore contemplated a collaborative transition process involving both the Receiver and the elected Board, with the ultimate objective of restoring governance of the Co-operative to its members. **Endorsement of Justice Penny dated April 29, 2024, is hereto attached and exhibited as "S.R.1".**
10. I respectfully and urgently implore this Honourable Court to hear the collective voice of the members of Harry Sherman Crowe Housing Co-operative. We are ready. We are capable. We are financially stable enough to move forward. Please allow us to implement the available options and return governance of this Co-operative to its members. We have a membership that is engaged, experienced, and ready to govern. We are prepared to transition back to member-led governance through a combination of an advisory board and a newly elected Board of Directors, working together to restore stability, accountability, and community pride.
11. The proposed advisory board and newly elected Board of Directors would be committed to implementing strong governance, financial oversight, transparency, and regulatory compliance measures consistent with the requirements and objectives of the Housing Services Act 2011 and the Co-operative's governing framework. This would include maintaining regular and properly documented board meetings, annual independent audits, monthly financial review procedures, transparent member communication, conflict of interest protocols, dual signing authority, documented procurement and spending practices, reserve fund planning, timely filing of required reports, compliance with subsidy administration obligations, maintenance and safety standards, and proper documentation of corrective actions affecting the Co-operative.
12. The proposed governance structure would also prioritize governance training, financial literacy, fiduciary duty education, and advisory support for directors in order to strengthen accountability, operational oversight, and long-term sustainability while preserving democratic member control. The objective of this transition would not merely be to restore governance to the members, but to ensure that the Co-operative operates with the level of professionalism, transparency, accountability, and regulatory compliance necessary to protect the long-term stability and future success of this community.

13. On April 30, 2026, a community Town Hall meeting was independently organized and held within the Harry Sherman Crowe Housing Co-operative for the purpose of informing members, discussing the future of the Co-operative, and responding to the governance transition proposals advanced by the Receiver before this Honourable Court. The meeting was attended by numerous members, former board members, residents, community advocates, and outside professionals with experience in housing, governance, auditing, finance, law, and community development.
14. At the outset of the meeting, members emphasized that the purpose of the gathering was to unite the community, allow members to ask questions openly, and to ensure that residents fully understood the implications of the Receiver's proposed transition options. The meeting was specifically framed as a community driven effort to preserve the Co-operative model and restore democratic member governance.
15. Throughout the meeting, members repeatedly expressed strong support for the Board and for the continuation of member-led governance. Significant concerns were raised by members to what they described as an ongoing effort to marginalize and discredit the elected Board throughout the receivership process. Members repeatedly emphasized that the receivership had originally been presented as a financial stabilization process following the impacts of the COVID 19 pandemic and not as a mechanism to permanently remove governance from the membership.
16. The meeting included extensive discussion concerning the Receiver's four proposed governance transition options. Members strongly supported Option 1, involving regular democratic elections, together with a modified advisory structure similar to arrangements previously utilized by the Co-operative. It was repeatedly explained during the meeting that the Co-operative had historically implemented advisory board models involving outside professionals and experienced community members following prior operational difficulties, including financial misconduct involving prior management entities.
17. Importantly, substantial discussion took place regarding the proposed use of advisory board members and external professionals to assist the Co-operative during a transition back to member governance. Several professionals participating in the meeting volunteered their assistance and expertise in areas including housing operations, auditing, governance, finance, redevelopment, cybersecurity, and community programming. Members and speakers repeatedly emphasized that advisory participation would not replace democratic governance but rather support and strengthen the elected Board while governance capacity was rebuilt.
18. Specifically, the meeting included discussion regarding the creation of a governance transition structure whereby experienced outside advisors and professionals would temporarily assist the elected Board through governance

training, operational guidance, financial oversight assistance, and strategic planning while democratic control remained with the membership itself. Members discussed phased governance rebuilding, mentorship for future board members, governance workshops, and gradual transition models similar to those historically used within the Co-operative.

19. At the meeting, members strongly disputed the Receiver's suggestion that there were only a limited number of individuals interested in governance or capable of participating in the Co-operative's future administration. Members explained that many residents misunderstood the Receiver's governance interest forms and believed they were formal applications to immediately become directors rather than expressions of support for continued member governance. Members repeatedly emphasized that the Receiver's process failed to accurately reflect the true level of community support for the Co-operative model and was carried out in a misleading manner.
20. Contrary to the Receiver's suggestion that there was limited interest from members in participating in the future governance of the Co-operative, the attached materials demonstrate that there are numerous residents who are willing to serve, participate, and contribute to the governance structure of Harry Sherman Crowe Housing Co-operative. The attached document is a compilation of completed governance candidate packages from residents who expressed interest in becoming directors or participating in a future governance structure for the Co-operative. The packages include completed Expressions of Interest and Qualifications forms, confidentiality agreements, ethical conduct acknowledgements, and other governance related documentation completed by residents prepared to support the future operation of the Co-operative. **The compilation of documents is hereto attached and exhibited as "S.R.2".**
21. While the Receiver stated in its Fourth Report that the RFEIQ process produced only eight submissions, six of which allegedly satisfied the minimum qualifications, members at the Town Hall repeatedly expressed the view that the Receiver's process did not accurately capture the broader level of community participation and willingness to engage in governance. In my view, the attached materials demonstrate that there continues to be meaningful interest, participation, and commitment from residents toward restoring democratic member governance within the Co-operative.
22. Members further expressed frustration regarding what they described as a disconnect between the Receiver, management, and the daily realities of the community. Concerns were raised regarding maintenance priorities, restrictions on use of community space, missing records, inability to process memberships properly, parking issues, deterioration in community programming, lack of transparency, and communication failures between management and residents.

Members repeatedly expressed the view that substantial receivership and professional fees had been incurred without corresponding improvement in the quality of life within the Co-operative community.

23. Significant concern was also expressed regarding the condition and management of Co-operative records. Members described ongoing confusion regarding membership records, transfer applications, occupancy agreements, and financial documentation. Speakers explained that repeated changes in management companies over the years had resulted in disorganized or missing records, which was identified as a major issue affecting both governance and residents' rights.
24. Multiple speakers emphasized the long-term value and future viability of the Co-operative. Members noted that the Co-operative had never defaulted on its mortgage obligations and discussed the significant financial opportunities that would arise upon maturity of the mortgage in approximately three years. Members and outside advisors explained that, following mortgage maturity, the Co-operative would possess significantly greater financial flexibility to invest in repairs, capital improvements, community programming, grants, redevelopment opportunities, and supports for residents.
25. During the meeting, speakers repeatedly emphasized the unique social and cultural importance of the Harry Sherman Crowe Housing Co-operative as one of a very limited number of racialized housing co-operatives in Canada. It was explained that the loss of the Co-operative model would represent not merely the loss of housing, but the loss of an important racialized community institution developed over generations.
26. The meeting also involved emotional discussion concerning the late Rosell Kerr, former Chair of the Board, who was repeatedly recognized by members as a dedicated leader who fought extensively on behalf of the Co-operative and its residents. Members expressed concern regarding the treatment of Ms. Kerr during the receivership process and acknowledged her longstanding commitment to preserving democratic member governance within the community.
27. Throughout the meeting, members repeatedly emphasized that they remained committed to preserving the Co-operative, restoring democratic governance, and working collaboratively through a combination of governance training, advisory support, community participation, and future democratic elections. The overall tone of the meeting reflected substantial engagement by the membership and strong collective support for returning governance of the Co-operative to its member

RESPONSE TO THE RECEIVER'S REPORTED ACTIVITIES

28. The following section sets out my personal experiences, observations, and concerns regarding the conduct of Community First (the Management Company),

the operation of the receivership, and the ongoing conditions affecting members of the Co-operative community. The matters described below are based on events and conditions that I have personally witnessed or experienced as a long-standing member and resident of the Harry Sherman Crowe Housing Co-operative.

29. In reviewing the Receiver's Fourth Report, I understand that the Receiver has described various activities said to reflect operational oversight, financial management, repairs, and stabilization of the Co-operative. However, based on my direct and ongoing lived experience as a resident and member of this community, many of the conditions experienced by members do not reflect the level of stabilization or responsiveness described in the Receiver's report.
30. While the Receiver describes processes for reviewing repairs and addressing operational concerns, I have personally experienced prolonged delays, inadequate responses, and, in some cases, complete inaction regarding serious issues affecting both my unit and the broader community. Throughout the receivership period, issues involving deteriorating infrastructure, maintenance failures, unsafe conditions, and unresolved repair concerns have continued to affect members despite repeated complaints and requests for assistance. These issues directly affect the safety, health, dignity, and day-to-day living conditions of residents within the Co-operative.
31. The Receiver further states that there has been engagement with residents and responsiveness to community concerns. That has not been my experience. Where concerns have been raised, including written requests and ongoing complaints, responses have often been delayed, incomplete, dismissive, or have failed to meaningfully address the issues being raised. I have also personally observed confusion and lack of co-ordination between Community First and the Receiver regarding issues affecting members and the operation of the Co-operative. **Hereto attached and exhibited as "S.R.3" are examples of correspondence and communications supporting these concerns.**
32. My experience has not been unique or isolated. Throughout the receivership period, I have personally observed and participated in numerous discussions with other members of the Co-operative who have similarly expressed frustration, dissatisfaction, and concern regarding delayed repairs, lack of responsiveness, poor communication, deteriorating living conditions, and the overall operation of the receivership and management structure. Many members have openly raised concerns regarding the lack of meaningful engagement with residents, and the growing disconnect between the Receiver, Management, and the day-to-day realities experienced within the community. **Hereto attached and exhibited as "S.R.4" additional documents and communications reflecting concerns expressed by other members of the Co-operative.**

33. In my experience as a member of this community for more than thirty (30) years, the receivership has displaced democratic member governance without providing the level of accountability, responsiveness, transparency, or care that members were led to expect. Despite the extensive professional involvement and significant costs associated with the receivership process, all serious concerns affecting members remain unresolved.
34. By way of example, of the thirty-eight (38) townhouse units within the Co-operative, Unit 26, my unit, was the only townhouse unit in which the smart thermostat was not replaced by Management. Despite repeated reports and requests for assistance, the thermostat issue in my unit was not properly addressed. During a period of below normal temperatures, the heating system in my unit failed to function properly, leaving my home at dangerously cold temperatures. At the time, I was recovering from chemotherapy treatment for breast cancer and was in an especially vulnerable medical condition. As a temporary measure, I was forced to manually replace the thermostat batteries every two (2) days in an attempt to maintain heat within my home until the weather improved. I felt ignored and dismissed when attempting to raise these concerns with Management. I was ultimately forced to seek assistance independently through Home Depot and Enbridge Gas. **Hereto attached and exhibited as "S.R.5" are supporting documents and correspondence relating to thermostat issues.**
35. During the receivership, significant capital work was undertaken in relation to paving within the Co-operative property. However, despite those expenditures, the uneven and unsafe conditions affecting many of the townhouse driveways were not corrected. At the same time, the wooden decks attached to the townhouse units, many of which are approximately thirty-three (33) years old, remain in a severely deteriorated condition.
36. Throughout my residency, and particularly during the receivership period, I have personally observed that many of these decks are rotted, unstable, and structurally unsafe. I have personally slipped and fallen on my own deck due to its deteriorated condition. In response to complaints and repair concerns, temporary measures such as loose wood planks and exposed nails have been installed rather than full replacement or structural remediation. These temporary repairs have not resolved the underlying safety concerns and continue to create hazardous conditions for members and their families.
37. The deteriorated condition of the decks has been visible and ongoing for a significant period of time. Based on my direct observations as a resident and member of the Co-operative, the condition of this infrastructure presents continuing safety concerns affecting multiple townhouse units within the community. **Hereto attached and exhibited as 'S.R.6" are photographs**

showing the condition of the decks and related safety concerns within the townhouse complex.

38. Based on my personal experiences throughout the receivership period, I do not believe that the current management and receivership structure has adequately addressed many of the ongoing concerns affecting members of the Co-operative community. In my view, members have continued to experience serious issues relating to maintenance, communication, responsiveness, transparency, and overall living conditions despite the significant duration and cost of the receivership process. I remain of the belief that the long-term stability and future success of the Harry Sherman Crowe Housing Co-operative depends upon restoring meaningful member involvement, accountability, and democratic governance within the community, together with appropriate advisory support and oversight during the transition process.
39. I submit this affidavit in support of the restoration of member governance at Harry Sherman Crowe Housing Co-operative.

SWORN by Sharon Richards
of the City of Toronto in the
Province of Ontario, before me at
the City of Toronto, in the Province of Ontario,
on May 13, 2026, in accordance with O. Reg. 431/20,
Administering Oath or Declaration Remotely.

Julian Castro Ortiz
Julian Castro Ortiz (May 13, 2026 14:54:43 CDT)
……
Commissioner for Taking Affidavits
Julian Castro Ortiz
Barrister and Solicitor LSO #77258V

Sharon Richards (May 13, 2026 15:53:54 EDT)
……..
Sharon Richards
Signature of the Deponent

This is **Exhibit "S.R.1"** mentioned

and Referred to in the Affidavit of

Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

SUPERIOR COURT OF JUSTICE

COUNSEL/ENDORSEMENT SLIP

COURT FILE NO.: CV-22-00688248-00CL **DATE: Apr 29 2024**

NO. ON LIST:2

TITLE OF PROCEEDING: CITY OF TORONTO v. HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.
BEFORE: JUSTICE PENNY

PARTICIPANT INFORMATION

For Plaintiff, Applicant, Moving Party:

Name of Person Appearing	Name of Party	Contact Info
Mark Siboni	CITY OF TORONTO	mark.siboni@toronto.ca

For Defendant, Respondent, Responding Party:

Name of Person Appearing	Name of Party	Contact Info
Courtney Betty	HARRY SHERMAN CROWE HOUSING COOPERATIVE INC.	betty@bettyslaw.com
Julian Castro		Julian@bettyslaw.com

For Other, Self-Represented:

Name of Person Appearing	Name of Party	Contact Info
Philip Cho	Counsel for Receiver	pcho@weirfoulds.com
Brian Tannenbaum	Counsel for Receiver	btannenbaum@tdbadvisory.ca
Arif Dhanani	Counsel for Receiver	adhanani@tdbadvisory.ca

ENDORSEMENT OF JUSTICE PENNY:

[1] The Receiver moves for an order approving: its First Report; the interim statement of receipts and disbursements; and the Receiver's fees.

[2] The Respondent is a co-op housing project governed by the *Housing Services Act, 2011*. Under the *HSA*, the City of Toronto is the "service manager". The service manager is entitled to certain disclosures, ongoing reporting and such from registered housing Toronto co-ops. As a result of specific deficiencies in building maintenance and management, governance, and financial reporting, Toronto took the extraordinary step of bringing an application for the appointment of a receiver over the assets and undertaking of the Co-op. By order of March 14, 2023, I granted the order and appointed RSM Canada as Receiver. RSM subsequently changed its name to TDB Restructuring. Conway J. made an omnibus order changing RSM in the title of proceedings to TDB. My order required the Receiver to provide quarterly reports to Toronto and the Co-op, and to report to the Court at least annually.

[3] Over the course of the last year the Receiver has worked diligently to remedy many of the deficiencies and problems. Among other things, the Receiver has: assessed the capabilities of, and replaced, the former property managers; worked with the new property manager to prepare accurate monthly financial statements, rent geared to income (RGI) calculations, urgent repair requests, essential services and up to date tax filings; worked with the auditor to prepare annual audited financial statements; attended to urgent maintenance and repairs in units, common areas and mechanical systems; updated housing deposits and charges; and administered funding to address necessary capital repairs. The capital repairs include roof replacement, fire alarm replacement, road and parking re-pavements, indoor and outdoor lighting upgrades and replacement, and elevator modernization. The Receiver has also prepared, and made available to both Toronto and the Co-op, quarterly reports, and has completed, and filed with this motion, the Receiver's first annual report. Among other things, the Receiver reports that the Co-op is still insolvent and could not continue without support from the Toronto.

[4] Not all of the capital repairs applied for to Toronto were approved. It is anticipated that other applications for approval will be made once the current slate of projects is completed or nearing completion. The Receiver provided a progress report on the approved projects. The most complicated and involve project is the elevator renovation, which has an anticipated completion date of March 2025. The Receiver continues to work with the service manager, the property manager, the Co-op and other stakeholders to ensure the Co-op is operating in a manner consistent with the *HSA* and to complete various capital projects which Toronto has approved and funded (with earmarked funds). The Receiver recommends continuing the appointment until such time as the housing project is being operated in full compliance with the *HSA*, the various capital repair projects approved and funded by Toronto are completed and the Co-op is at a stage where it is capable of managing the project as a going concern. Toronto supports this recommendation.

[5] The Co-op filed the affidavit of Rosell Kerr, who is the Chair of the Co-op board. In her affidavit, Ms. Kerr raised a number of concerns related to the Receiver and the ongoing receivership. In a supplement to its First Report, the Receiver comprehensively responded to those concerns, many of which appear to have resulted from a misunderstanding of what is actually happening, what the true financial circumstances of the Co-op are and what should be done in the future. I accept the Receiver's explanations in the supplementary report. For example, Ms. Kerr was concerned about the cost of the Receivership – but did not appreciate that the cost of the receivership was being paid by Toronto, not out of Co-op revenues. Ms. Kerr felt that the fact that the Co-op had over $400,000 in its account showed the

Co-op was solvent – when in fact these funds are an advance from Toronto for capital repairs, earmarked for specific upgrades.

[6] Although efforts to explore a consent order today were unsuccessful, in the end, Mr. Betty, on behalf of the Co-op, did not oppose the specific relief being sought today. His concern, and the concerns of the Co-op, relate to the path forward and to obtaining greater clarity about when the triggering events which lead to the receivership will have been sufficiently addressed to warrant return of control of the Co-op to its board of directors.

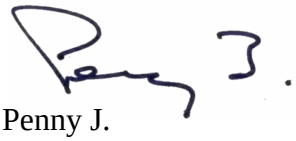
[7] At the close of submissions, I indicated that I would grant the order sought today and provide some suggestions for the path forward. I am satisfied with the Receiver's First Report and with the actions taken by the Receiver to date, as documented in the Report. I am likewise satisfied with the interim statement and with the Receiver's outline, and amount of, its fees.

[8] The Receiver's motion is granted. Order to issue in the form signed by me this day.

[9] In my view, the past year has been spent dealing with the most urgent and pressing problems; this was necessarily so given the extent and seriousness of the physical, financial, governance and other problems being faced by the Co-op. Now that the situation has begun to stabilize, the Receiver should, as outlined in the First Report, continue with the initiatives it has undertaken. At the same, time, in this next phase of the receivership, Toronto and the Receiver should work with the Co-op to begin working toward a plan for when and how the transition back to board control might be achieved.

[10] For example, counsel for Toronto advised that there are various resources available to board members, and potential board members, to help them understand what is required to successfully manage a co-op housing project. I strongly recommend that the board work with Toronto to understand and utilize these resources. The history of this matter leads me to believe that, in the past, the board has on occasion failed to understand, and to follow, various requirements necessary to maintain the service manager's support and co-operation. If the board wishes to successfully transition out of the receivership, it will have to show it has a clear understanding of what is required, from a regulatory, governance and financial point of view, for the successful operation of the Co-op.

[11] Similarly, it would enhance the process if, during the next phase of the receivership, the Receiver and Toronto work toward specific, identifiable metrics and milestones for the resolution of the triggering events and what the conditions are for a successful conclusion of the receivership and a transition back to board control.



Penny J.

This is **Exhibit "S.R.2"** mentioned

and Referred to in the Affidavit of

Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

Director's Ethical Conduct Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I agree to be a director of the co-op and to do my best to forward the interests of the co-op and the members and the other stakeholders in the co-op.

1. I am at least 18 years old am not bankrupt or incapable of managing property under the Substitute Decisions Act.

BOARD PROCEDURES

2. CROSS OUT ONE:

(a) I will accept notices to directors by electronic mail.

(b) I will NOT accept notices to directors by electronic mail.

DUTIES OF A DIRECTOR

3. I will perform my duties as a director honestly, in good faith and in the best interest of the
co-op rather than in my personal interest.

4. I will use the care, diligence and skill of a reasonably prudent person in performing my duties as a director.

5. I will sign and comply with the co-op's Confidentiality and Conflict of Interest Agreement and all legal and government requirements about confidentiality, privacy and conflict of interest.

6. I will always give the board any information requested by the board. I will return confidential papers to the co-op when requested. I will delete confidential materials from my computers and electronic devices when requested. When I am no longer on the board, I will return all co-op papers and property to the co-op and I will delete confidential materials from my computers and electronic devices.

7. I will attend all board and members' meetings unless excused by the board based on advance notice of absence.

8. I will prepare for board meetings and act constructively at all board meetings.

9. I will participate in all training programs as decided by the board.

ACTING AS A BOARD

10. I understand that the board acts as a whole. If I disagree with something the board is considering, I will say so at a board meeting. Once the board has made a decision, I will support that decision or remain silent.

11. I understand that directors can act only by a decision at a proper board meeting. Between
meetings I have no authority unless the board has given me authority to do something, such as to sign a document.

12. I understand that even if the board has given me responsibility for something, the final authority and responsibility stays with the board.

13. I understand that, if I am an officer or a member of a committee, my duties must be performed as directed by the board and within any limits set by the board.

RESPECT FOR OTHERS

14. As a director I will remain open to other points of view and options. I will not act defensively when directors or members question or disagree with my point of view.

15. I will do my best to work together with the other directors for the good of the co-op. I will
not let personal dislikes or grudges affect my conduct or decisions.

16. I will never make statements which in any way harm, put down or show a lack of respect for other directors, members or staff.

17. I will never make statements, take actions or harass anyone in any way that is prohibited under the Ontario Human Rights Code.

18. I will make any complaints I may have about the co-op or the co-op's staff only to other directors. I will bring any concerns I may have to the attention of the board.

19. I will support the co-op's staff as they carry out their duties and not say or do anything that might cause them to lose respect among the membership or other staff.

DUTIES OF A MEMBER

20. I will perform my duties as a co-op member. I will comply with the by-laws of the co-op.

21. I will not be in arrears while I am a director.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: Thursday, April 30th, 2026 Signature: [illegible]

Print name:

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30th, 2026

Print Name: Adeshola Agbaje-Ojo

Signature: ASAgbaje

Address: #705-51 The Chimneystack Road, Toronto, Ontario M3J 3L9

Email: Stagbaje@gmail.com

Tel: (416) 459-7882

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 (**"RFEIQ Order"**) in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the **"Harry Sherman Co-op"**). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**

   Adeshola Agbaje-Ojo 705

2. **Members of my Household:**

   Toni Agbaje-Ojo
   Abigail Agbaje

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - O Permanent Resident
   - O Indigenous person with "Indian" Status
   - O Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**
- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing
- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household
- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives
- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee
- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned
- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements
- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: 30 April 2026 Signature: _____

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

✓ I am a member of the Harry Sherman Crowe Housing Co-op.

✓ I am at least eighteen (18) years of age.

✓ I am not currently bankrupt.

✓ I am mentally capable of managing my own property.

✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.

✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 30 April 26

Print Name: Abiosch Kanu

Signature: [illegible]

Address: 29-57 the Chimney stack Rd

Email: abiosch.kanu@yahoo.com

Tel: 416 823 8775

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   Abioseh Kanu TH 29

2. **Members of my Household:**

   Rebecca morris

   Elkaneh morris

3. **Please choose the best that describes your status:**

   - ☒ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: APRIL 30, 2025

Print Name: JUSANA MARTINEZ

Signature:

Address: 51 THE CHIMNEYS TOC RD
208 TORONTO M3J 3L9

Email: MARTINEZSUSI@H.TMAIL.CA

Tel: (416) 258 1741

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1. **Full Name and Unit Number:**

   SUSANA MARTINEZ (UNIT # 208)

2. **Members of my Household:**

   KARINA DIANA B MARTINEZ
   SUSANA MARTINEZ

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**

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- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

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14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30/26 Signature: Margarita Cantero

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30/26 Signature: Margaret

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ○ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30/2026 Print Name: Margarita Cantores

Signature: Margarita C

Address: 51 the chimney steeple

Email: Latina2sweet4u@yahoo.com

Tel: 647 787 2097

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1. **Full Name and Unit Number:**
   Margarita Contreras #801

2. **Members of my Household:**
   Margarita Contreras

3. **Please choose the best that describes your status:**

   - ☒ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? X

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
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2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30, 2026 Signature:

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30, 2024

Print Name: Suzette Dockery

Signature: [signature]

Address: 51 The Chimneystack Rd.
North York Ont M3J 3L9

Email:

Tel: 416 278-4120

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1. **Full Name and Unit Number:**

   Suzette Dockery

2. **Members of my Household:**

   TESHAWNA Dockery-Bruce

   TYRONE Dockery-Bruce

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? Yes - I Ended my term in 2024

Confidentiality and Conflict of Interest Agreement

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TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
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2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
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I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 30 04 2026 Signature: Mary Allison

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ☒ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
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- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
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(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April/30/2026

Print Name: Mary Allison

Signature: Mary Allison

Address: 605-51 The Chorongstacke Rd Toronto, M3J 3L9

Email:

Tel: 416-665-0728

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1. **Full Name and Unit Number:**

   Mary Allison 605

2. **Members of my Household:**

   Ralph Brown

   Tyson Gayle (Greer)

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - O Permanent Resident
   - O Indigenous person with "Indian" Status
   - O Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? N/A

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**
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- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
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Term of Office

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9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

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GENERAL

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Date: April 30-2026 Signature: D Pressley

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Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30-2026

Print Name: Dionne Priestley

Signature: DP

Address: 51 the Chimneystack

Email:

Tel: 647-631-9711

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 ("**RFEIQ Order**") in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the "**Harry Sherman Co-op**"). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**

   Dionne Priestley

2. **Members of my Household:**

   Denika Priestley

   Zayne my grandson

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**
- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing
- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household
- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives
- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee
- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned
- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements
- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts.** I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30 2026 Signature: _____

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30, 2026

Signature:

Print name:
Janeise Edwards

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30, 2026

Print Name: Janèise Edwards

Signature: [signature]

Address: 51 The Chimneystack rd.
North York, ON.

Email: ejanèise@yahoo.com

Tel: 416 807 4814

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   Janeise Edwards

2. **Members of my Household:**

   Tristian Reid

   Jayden Edwards-Reid

3. **Please choose the best that describes your status:**

   - ☑ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? Yes, served more than one terms.

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts.** I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

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15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: Apr. 1 30 2026 Signature: [illegible]

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   Melissa Wright TH19

2. **Members of my Household**:

   Dandre Wright
   Paris Wright

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ⊙ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30 2026

Print Name: Melissa Wright

Signature: [signature]

Address: 51 The Chimneystack Rd TH 19

Email: wmelissa578@yahoo.com

Tel: 416 871 4388

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

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(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts.** I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

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14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30 2026 Signature: R. Dawe

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
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8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30, 2026 Signature:

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ○ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 20, 2026

Print Name: ANNIE DAWSON

Signature: A Dawson

Address: 51-417 Chimney Stack Rd North York ON. M3J 3L9

Email: annie dawson 3526@gmail.com

Tel: 416 665 1077

email annie dawson 3526@gmail.com

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1. **Full Name and Unit Number:**

   Annie Dawson

2. **Members of my Household:**

   Annie Dawson

3. **Please choose the best that describes your status:**

   - ☑ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**
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Term of Office

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    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

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15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: 04/30/2026 Signature: [illegible]

Confidentiality and Conflict of Interest Agreement

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TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
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   (c) Confidential information about the co-op or co-op business.
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   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
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8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 30/04/2026 Signature: Monique McKenzie

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 30/ 04/ 2026

Print Name: Monique McKenzie

Signature: MMckenzie

Address: 217-51 The Chimneystone K'Rd
M3J 3C9 Toronto ONtario.

Email: MoniqueMckenzie@icloud.com

Tel: 647-514-6933

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 ("**RFEIQ Order**") in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the "**Harry Sherman Co-op**"). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**

   Monique McKenzie 217

2. **Members of my Household:**

   3

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? _____

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30, 2026 Signature: Teresa Dalby-Bra

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30, 2024 Signature: Teshawn Dodney-Ro

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: April 30, 2026

Print Name: Teshana Dockery Bruce

Signature: Teshana Dockery-Bruce

Address: 813 - 51 The Chimneystack

Email: _____

Tel: _____

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 (**"RFEIQ Order"**) in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the "**Harry Sherman Co-op**"). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**

   Teshawna Dockery-Brua

2. **Members of my Household:**

   2 other members of the Co-Op.

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? Yes. 2023

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) *Co-op Act requirements* - Directors have to be

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: 04/30/2026 Signature: CB

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 30/04/2026 Signature: CeB

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 30/04/2026

Print Name: Cammie Barre

Signature: CB

Address: 8-51 the [illegible] rd

Email: cablobarre@gmail.com

Tel: 431-772-6571

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 ("**RFEIQ Order**") in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

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1. **Full Name and Unit Number:**
   Qamar Bakre

2. **Members of my Household:**
   Abdulkadir Ibrahim, Ibrahim Ibraahim, Razan Ibrahim, Sahra Ibraahim, Abdulkhakim Ibrahim

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements*** **- Directors have to be**

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

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(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

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15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April/30/2026 Signature: S Pa

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April/30/2026 Signature: S Rao

Print name: Siddome Rao

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ◉ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

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By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: Apr. 1/30/2026

Print Name: Siddonna Reyes

Signature: S. Reyes

Address: Sub-51 The Chimneystack Rd, Toronto, Ontario, M8Z 3L9

Email:

Tel: 416-665-9898

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   Siddonne Reeve

2. **Members of my Household:**

3. **Please choose the best that describes your status:**

   - ☑ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? N/A

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**
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- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

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- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household
- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives
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- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

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    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

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GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: 30 November 2026 Signature: [illegible]

Confidentiality and Conflict of Interest Agreement

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TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

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   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
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   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
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8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 30 November 96 Signature: D'Urzo

Print name:
Dominic D'Urzo

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 30-04-26

Print Name: DOMINIC D'URZO

Signature: [illegible]

Address: 51 [illegible] Rd. 813

Email: DRMICU@YAHOO.CA

Tel: 416 661-2302

Expression of Interest and Qualifications (EIQ) Form

*This EIQ form has been prepared pursuant to the Order of Justice Kimmel dated June 20, 2025 (**"RFEIQ Order"**) in consultation with the City of Toronto, the Co-operative Housing Federation of Canada and the Co-operative Housing Federation of Toronto.*

The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the **"Harry Sherman Co-op"**). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**

   DOMINIC D'URZO #613

2. **Members of my Household:**

   ONE

3. **Please choose the best that describes your status:**

   - ○ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) ***Co-op Act requirements* - Directors have to be**

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.
-

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30, 2026 Signature:

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30, 2026 Signature: _____

Print name:

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ○ I am a member of the Harry Sherman Crowe Housing Co-op.
- ○ I am at least eighteen (18) years of age.
- ○ I am not currently bankrupt.
- ○ I am mentally capable of managing my own property.
- ○ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
- ○ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: APRIL 30, 2025

Print Name: TANYA ANDRE

Signature: [illegible]

Address: 307 - 51 THE CHIMNEYSTACK RD, NORTH YORK, ON, M3J 3L4

Email: TANYA.ANDREWS@GMAIL.COM

Tel: _____

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   Tania Andrews #307

2. **Members of my Household:**

   Tania Andrews

   Raven Tania - Parris

3. **Please choose the best that describes your status:**

   - ☑ Canadian citizen
   - ☐ Permanent Resident
   - ☐ Indigenous person with "Indian" Status
   - ☐ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) *Co-op Act requirements* - Directors have to be

- members of the co-op,
- at least 18 years old and,
- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act.*

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

- Two or more members who occupy the same unit may not be directors at the same time.

(d) Relatives

- Two or more members who are relatives cannot be directors at the same time.
- Someone is considered a relative of someone else if that person is related by blood, marriage or adoption or has ever lived in the same household at the co-op or somewhere else.

(e) Management or service company employee

- Management or service company employee may not be elected or appointed as directors.

(f) Former directors who resigned

- A member who resigns as a director may not be on the board until the second annual election after resigning. Until then, the member cannot be elected to the board or appointed to fill a board vacancy. The member cannot run at the first annual election after resigning.

(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

- Every director has to sign a Directors' Ethical Conduct Agreement and a Confidentiality and Conflict of Interest Agreement.

Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts.** I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30/2026 Signature: _____

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30/2026 Signature: _____

Print name: DeShayna Davis

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

✓ I am a member of the Harry Sherman Crowe Housing Co-op.

✓ I am at least eighteen (18) years of age.

✓ I am not currently bankrupt.

✓ I am mentally capable of managing my own property.

✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.

✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

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By signing below:

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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: APRIL 30/2026

Print Name: DeShayna Davis

Signature: [signature]

Address: 816-51 The Chimneystack Rd
North York ON M3J 3L9

Email: deshayna@hotmail.com

Tel: 416-707-5171

Expression of Interest and Qualifications (EIQ) Form

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1. **Full Name and Unit Number:**

   DeShayna Davis #816

2. **Members of my Household:**

   DeShayna Davis

   Brandon Richards

3. **Please choose the best that describes your status:**

   ✓ Canadian citizen

   ○ Permanent Resident

   ○ Indigenous person with "Indian" Status

   ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) *Co-op Act requirements* - Directors have to be

- members of the co-op,
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- may not be bankrupt or incapable of managing property under the *Substitute Decisions Act*.

(b) Good financial standing

- Members who are in arrears may not be elected or appointed as directors.

(c) Members of same household

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(d) Relatives

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(e) Management or service company employee

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(f) Former directors who resigned

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(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

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Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

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15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: 04/30/2026 Signature:

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
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   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
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   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 04/30/2026 Signature:

Print name: CINDY REID

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

✓ I am a member of the Harry Sherman Crowe Housing Co-op.

✓ I am at least eighteen (18) years of age.

✓ I am not currently bankrupt.

✓ I am mentally capable of managing my own property.

✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.

✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

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By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 04/30/2026

Print Name: CINDY REID

Signature:

Address: 615-51 THE CHIMNEYSTACK ROAD
TORONTO, ON, M3J 3L4

Email: cindyreid34@gmail.com

Tel: 647 641 4681

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1. **Full Name and Unit Number:**

   CINDY REID → 615

2. **Members of my Household:**

   3 THREE

3. **Please choose the best that describes your status:**

   ✓ Canadian citizen

   ○ Permanent Resident

   ○ Indigenous person with "Indian" Status

   ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

Qualifications for who can be a director

(found in section 7.2 of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

(a) *Co-op Act requirements* - Directors have to be

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(f) Former directors who resigned

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(g) Ethical Conduct and Confidentiality and Conflict of Interest Agreements

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Term of Office

(found in section 7.3(a) of the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

Directors serve for terms of two years.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 04/30/2026

Signature: _____

Print name: YVONNE REID

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

- ✓ I am a member of the Harry Sherman Crowe Housing Co-op.
- ✓ I am at least eighteen (18) years of age.
- ✓ I am not currently bankrupt.
- ✓ I am mentally capable of managing my own property.
- ✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.
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(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: 04/30/2026

Print Name: YVONNE REID

Signature: Y Reid

Address: 605-51 THE CHIMNEYSTACK ROAD
TORONTO, ON, M3J 3L4

Email: Yvonnereid61@gmail.com

Tel: 647 461 8767

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1. **Full Name and Unit Number:**

   IVONNE REID - # 615

2. **Members of my Household:**

   THREE (3)

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

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(a) *Co-op Act requirements* - Directors have to be

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-

Term of Office

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9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

14. I promise that I will abide by the conflict of interest rules and definitions in the Organizational By-law. I promise to ask if I have any questions or there is anything I don't understand.

15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: April 30/2026 Signature: Vema Ilji

Confidentiality and Conflict of Interest Agreement

(As set out in the model Organizational Bylaw for Ontario Co-ops, made available by CHFC)

TO: Harry Sherman Crowe Housing Co-operative Inc.

I am signing this Agreement as a director, officer, committee member or staff member of the co-op.

CONFIDENTIALITY

1. I understand that this Agreement applies to
   (a) Personal information about co-op members and applicants.
   (b) Confidential information about co-op staff.
   (c) Confidential information about the co-op or co-op business.
2. I understand that the above is considered confidential information even if I learn about it from a source unrelated to my position with the co-op and even if it is publicly available.
3. I will not tell anyone any confidential or personal information
   - that I know through my position with the co-op
   - that I learn at meetings related to my position with the co-op, or
   - that I know about in any other way.
4. I will not disclose, or permit disclosure of, any confidential or personal information in any other way.
5. I will safeguard confidential or personal information that I may have.
6. The only exception is when I am authorized by the board or the co-op by-laws to disclose the information. If I am not sure whether information should be kept confidential, I will ask the board for a decision about it.
7. I agree that the above obligations apply while I have my position with the co-op and after I no longer have that position or any connection with the co-op.
8. I will always give the board any information requested by the board. When I no longer have my position with the co-op, I will return all co-op papers and property to the co-op.

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: April 30/2026 Signature: Vesna Iljić

Print name: VESNA ILJIC

5. **Please confirm every statement that applies to you by checking the circle next to the statements.**

✓ I am a member of the Harry Sherman Crowe Housing Co-op.

✓ I am at least eighteen (18) years of age.

✓ I am not currently bankrupt.

✓ I am mentally capable of managing my own property.

✓ I am not employed by Harry Sherman Co-op, or any company that provides services to Harry Sherman Co-op.

✓ I have read the FAQ provided by the Receiver including the information regarding Schedule "B" regarding the role, duties and responsibilities of a director of a Co-op.

Acknowledgement and Confirmation

Information provided in this form will be kept confidential by the court-appointed receiver, TDB Restructuring Limited (the "**Receiver**"), and will be used by the Receiver to provide a report to the Court in accordance with the RFEIQ Order.

By signing below:

(a) I consent to the collection and use of my personal information by the Receiver in implementing the RFEIQ Process, specifically for the purpose of evaluating whether members of Harry Sherman Co-op have an interest in, and are suitably qualified, to constitute a new board of directors to oversee the operations and management of Harry Sherman Co-op;

(b) I understand that my personal information will be disclosed only on an anonymous basis in the Receiver's report to the Court; and,

(c) I confirm that the information contained in this form is true and accurate to the best of my knowledge and belief.

Date: APRIL 30/2026

Print Name: VESNA ILJIC

Signature: Vesna Iljic

Address: TH. #33; 5 THE CHIMNEYS ROAD

Email: earthope@live.com

Tel: 416-857-2444

Expression of Interest and Qualifications (EIQ) Form

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The purpose of this form is to gather expressions of interest and qualifications from prospective members for the Board of Directors of the Harry Sherman Crowe Co-operative Inc. (the "**Harry Sherman Co-op**"). If you are interested in serving on the Board, please complete the form below and provide a copy by 5:00 PM on September 18, 2025 to: (i) info@tdbadvisory.ca; or (ii) CFDI, in hard copy, at the property management office of the Harry Sherman Co-op

1. **Full Name and Unit Number:**
   VESNA ILJIC

2. **Members of my Household**:
   VESNA ILJIC, PAUL STANLEY, MAIA STANLEY-ILJIC

3. **Please choose the best that describes your status:**

   ☑ Canadian citizen

   ○ Permanent Resident

   ○ Indigenous person with "Indian" Status

   ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?** NO

   a. If yes, when did your term end? _____

   I WAS A FOUNDING MEMBER AND ON MEMBER SELECTION COMMITTE INTERVIEWING AND ACCEPTING FIRST MEMBERS/RESIDENTS OF THIS CO-OP.

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

11. A conflict of interest is where I take part in a decision that benefits me or a relative or friend in a way that is different from most co-op members.

12. I understand that some conflicts of interest are prohibited and some situations are manageable as stated in the Organizational By-law.

    - **Prohibited conflicts**. I will not become involved in any conflict of interest that is prohibited.
    - **Manageable situations.** If I am involved in a potential conflict that is manageable, I will follow the applicable rules as stated in the co-op's Organizational By-law.

13. I promise that I will declare any conflict of interest or situation that could become a conflict of interest as stated in the Organizational By-law. If there is any doubt, I will report the situation to the board, or any committee that I am on, and they will decide if it is a conflict of interest.

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15. I also agree to abide by any legal and government requirements about conflict of interest that are not included in co-op by-laws.

GENERAL

16. I understand that this Agreement is a binding legal document and I have had the opportunity to obtain legal or other advice before signing it.

Date: May 4, 2026 Signature: Moise

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: May 4 /2026 Signature:

Print name:

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1. **Full Name and Unit Number:**

   Michael Davis – 104

2. **Members of my Household:**

   3

3. **Please choose the best that describes your status:**

   - ⌀ Canadian citizen
   - O Permanent Resident
   - O Indigenous person with "Indian" Status
   - O Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: May 5, 2026 Signature: [illegible]

Print name:

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

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Date: May 5, 2026 Signature: [illegible]

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1. **Full Name and Unit Number:**

   Kimare Kayamp - 104

2. **Members of my Household:**

   3

3. **Please choose the best that describes your status:**

   - ○ Canadian citizen
   - ⊘ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? No

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: May 5, 2024 Signature: _____

Print name:

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

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Date: May 5, 2026 Signature: _____

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1. **Full Name and Unit Number:**

   KERRY-Ann PEART 808

2. **Members of my Household:**

   2

3. **Please choose the best that describes your status:**

   - ✓ Canadian citizen
   - ○ Permanent Resident
   - ○ Indigenous person with "Indian" Status
   - ○ Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: 05 / 04 / 2026 Signature: KEKKY-Ann PEART

Print name:

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

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Date: 05/04/2026 Signature: _____

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1. **Full Name and Unit Number:**

   FORO CHEHORE 804

2. **Members of my Household:**

   FORO (MYSELF) JAIDON → MY 18 YEARS OLD SON

3. **Please choose the best that describes your status:**

   - (Canadian citizen)
   - Permanent Resident
   - Indigenous person with "Indian" Status
   - Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**

   a. If yes, when did your term end? NO

I have read and understood this Agreement and I agree that I will follow it. I understand that, if I break this Agreement, the board of directors can follow the procedure stated in the Organizational By-law to remove me as a director.

Date: MAY 5TH 2026 Signature: _____

Print name: FORO CHEHORE

9. While I have a position with the co-op, I will not gossip about the co-op or its members or employees.

CONFLICT OF INTEREST

10. Whenever I am involved in a decision or action of the co-op, I will put the best interests of the co-op ahead of my personal interests and the interests of my relatives and friends.

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GENERAL

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Date: MAY 05, 2026 Signature: _____

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1. **Full Name and Unit Number:**
   Mustafa Yussuf Unit 4/1

2. **Members of my Household:**
   4

3. **Please choose the best that describes your status:**

   - [x] Canadian citizen
   - [ ] Permanent Resident
   - [ ] Indigenous person with "Indian" Status
   - [ ] Visa: Visitor, Student, or Working

4. **Have you ever served as a director of Harry Sherman Co-op?**
   a. If yes, when did your term end? NO

This is **Exhibit "S.R.3"** mentioned

and Referred to in the Affidavit of

Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

Barlu Dumbuya
Unit 24, Harry Sherman Crowe Housing Co-operative
51 The Chimneystack Road
North York, ON M3J 3L9

Re: Repair Issues and My Experience Since the Receivership at Harry Sherman Crowe Housing Co-operative

I am submitting this letter for the court's consideration in connection with the co-op members' efforts to return to member governance following the receivership. I am a member and resident of Harry Sherman Crowe Housing Co-operative, living in Unit 24, and I want to provide an honest account of what I have experienced since the receivership began.

Renovation work in my unit began in December 2022. When the receivership commenced in March 2023, the receiver ordered all work to cease immediately, without giving the contractor the opportunity to complete what had already been started. This left my home in a difficult, unfinished, and in some respects unsafe condition — and it was the receiver's decision to stop the work that caused that situation.

RSM's Assurances Were Not Upheld

At a community meeting held on April 27, 2023, members of Harry Sherman Crowe Housing Co-operative were told by RSM that nothing would change — not maintenance, not anything else. My experience in Unit 24 tells a very different story.

No Kitchen Sink for Several Months

One of the major issues was that I had no functioning kitchen sink for several months after the receivership began. The counter was completely bare — no sink, no drain, nothing at all. During that time, I had to take everything down to the laundry sink in the basement to do all of my kitchen work that required water — washing my food, preparing meals, and cleaning up afterward. This was very burdensome for me because I suffer from severe knee arthritis, and having to repeatedly go up and down the stairs carrying things to and from the basement caused me additional physical hardship.

The kitchen sink was eventually installed around October 2023, but only after a long delay. Even after I wrote a formal letter to management about the situation, the response was not immediate. As I describe further below, the receiver's own written response in August 2023 promised a contractor would be in place "by the end of this week or early next week." That did not happen for roughly two more months.

No Kitchen Range Hood

There was also no kitchen range hood installed for an extended period of time. In or around October 2024, I eventually installed it myself because the work had still not been completed by management.

Main Floor Powder Room Left Unusable

The main floor powder room was left completely bare and unusable. There was no toilet and no sink — not even a hole cut out in the countertop where a sink would go. The only thing in the room was the vanity cabinet shell itself. It was not a bathroom in any functional sense. The toilet was installed sometime after my letter to management, although I do not recall the exact date. The vanity sink was never installed by management. I installed it myself around October 2024.

Cabinet Doors

Some of my kitchen cupboards were left without doors for a long period of time. To this day, two kitchen cabinets over the sink still remain without doors. Bathroom cabinets were also supposed to be changed — the new cabinets were already in my unit — but the installation was never completed by management.

Missing Smoke and Fire Alarm

A smoke and fire alarm was missing on the main floor, near the kitchen. This is not a minor issue — it is a safety concern. It was documented in my letter to management and in the photographs taken at that time. The receiver's response acknowledged this and stated it would be replaced "shortly." I am not certain how long it took to be resolved.

Exposed Electrical Throughout the Unit

Light switch covers and electrical outlet covers were missing throughout the unit, leaving wiring exposed. Specifically, there were 6 missing switch covers and 13 missing outlet covers. Exposed electrical is a safety hazard, and this too was documented with photographs in my original letter to management.

Heat Vent Not Functioning

A heat vent by the bay window in the living room was never properly cut out, meaning it was not functioning. This remained unaddressed for an extended period.

Patio Safety Concerns

I also have ongoing safety concerns with the patio stairs and patio area. The stairs shake, and parts of the structure have sunk or weakened. I had to brace part of the area myself with a piece of wood so that it would not dip when someone walked on it. The patio wood is rotted and deteriorated, creating a serious safety concern.

I Followed the Process

I want to be clear that I followed every step I was given. My daughter first reported the issues to the office in April 2023 and was told nothing could be done. I went to the office myself in June 2023 and was directed to fill out a work order form. I did so. I submitted my work order on June 19, 2023. Four months after the work was stopped, I still had no kitchen sink, no range hood, no smoke alarm, and no toilet or sink in the main floor powder room.

I then wrote a formal letter to CFDI (Community First Developments Inc.), the property and maintenance manager appointed by the receiver, outlining all of the unfinished repairs in Unit 24 and including photographs of the conditions. That letter was copied to both RSM and the HSC Board. A copy of that letter, together with the photographs, is attached as Exhibit A.

The Receiver's Own Response — August 1, 2023

On August 1, 2023, I received a written response from CFDI, signed on behalf of RSM Canada Limited in its capacity as Court-appointed Receiver. That response is attached as Exhibit B. I want to draw the court's attention to several things it contains.

First, the receiver acknowledged all of the deficiencies I described. There is no dispute about the conditions I was living in.

Second, the receiver's own investigation found that the previous Board had signed off that the renovations to my unit were completed, and that Sinai Plumbing had been paid in full — despite the work clearly not being finished. The receiver's letter described this as "completely inexcusable." Those are their words.

Third, the receiver promised in that August 2023 letter that a contractor for the kitchen sink would be in place "by the end of this week or early next week." The kitchen sink was not installed until approximately October 2023 — roughly two months later.

Fourth, all remaining repairs beyond the kitchen sink were deferred indefinitely, made conditional on receiving City funding, with no timeline given to me.

The Receiver's Own Quarterly Report Acknowledged Urgency

I would also like to draw the court's attention to the RMC quarterly report dated June 13, 2023, which states that the receiver worked with CFDI to effect urgently required repairs to various units. My unit was one of those requiring urgent repairs. Despite this acknowledgement in the receiver's own report, the repairs were not completed in a timely manner — and some were never completed by management at all.

The Impact on My Daily Life

These were not minor cosmetic issues. They affected my ability to live safely and comfortably in my own home. I could not use my kitchen sink for months. I could not use the main floor bathroom. I was cooking without a range hood. I was living with exposed electrical throughout the unit. And I was living without a functioning smoke alarm on the main floor. Because of my severe knee arthritis, the need to go up and down the stairs carrying things to and from the basement sink was a source of ongoing physical pain and hardship.

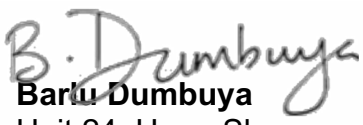
Some of these issues were only resolved because I eventually addressed them myself, at my own time and expense.

My Request

I respectfully ask that this letter, together with Exhibit A and Exhibit B, be considered as part of the record of my experience during the receivership — including the condition I was left to live in, the delays in completing repairs, the lack of meaningful follow-through despite written communication and written promises, and the impact this had on my ability to live safely and comfortably in my home.

I support the co-op members' efforts to regain governance of Harry Sherman Crowe Housing Co-operative, and I hope this account helps the court understand what living conditions have been like for at least one member during this period.

Respectfully submitted,



Barlu Dumbuya
Unit 24, Harry Sherman Crowe Housing Co-operative

Exhibit A: Letter to CFDI/RSM dated July 24, 2023, with photographs

Exhibit B: Response from CFDI on behalf of RSM Canada Limited dated August 1, 2023

Barlu Dumbuya
Unit 24, HSC
Toronto, ON

Community First Developments Inc (CFDI)
c/o Harry Sherman Crowe Coop
51 The Chimneystack Road
Toronto ON

To Whom It May Concern:

I hope this letter finds you well. I am writing to bring your attention to an ongoing issue in my unit (24), which has been causing significant inconvenience, safety concerns and distress over the past few months. I am a member of HSC, residing in Unit 24, and the matter in question pertains to the major repairs that were initiated before the cooperative went into receivership in March 2023.

At the time of the cooperative's transition to new management, the repair work in my unit, including the installation of a kitchen sink, stove vent, and vanity toilet, fire/smoke alarm was abruptly halted, leaving my unit incomplete and uninhabitable for everyday use. Despite my daughter reporting the matter in April to the office and was told nothing can be done and my subsequent visit to the office in June at which time I was directed to fill a work order form, since then, there has been no concrete progress towards resolving this issue.

I have patiently followed the procedures outlined by the office, allowing ample time for management to address my concerns. However, it has been four months since the repair work was ordered ceased, and I am still without a functioning kitchen sink, stove vent, smoke alarm and vanity toilet, etc. This has caused great inconvenience to me and my family, hindering our daily activities, compromising our living conditions and safety.

I understand that the coop may have undergone significant changes and challenges during the receivership, but I firmly believe that all tenants, including myself, deserve a safe, well-maintained living environment. Therefore, I kindly request your immediate attention to this matter and urge you to prioritize the completion of the repair work in my unit. You will find enclosed pictures that will help you understand the untenable conditions that I am living in.

I have already cooperated with the in-house maintenance person and the office manager, providing all necessary information and even allowing them to inspect and take pictures of the unit. Nonetheless, there has been no tangible response or update on the status of the repairs. I was also informed that an external supervisor would be involved, but to date, no further communication has been received.

I trust that you understand the urgency of this situation and its impact on my daily life. As a tenant, I have consistently fulfilled my responsibilities, and I sincerely hope that the new management will reciprocate by promptly addressing this matter.

At a meeting held on April 27, 2023, members of the HSC community were reassured by RSM that nothing will change, whether it was maintenance or anything else. But that clearly is not the case here.

I have included excerpts from the RMC quarterly report dated June 13, 2023, that suggests some obligation for maintenance.

- (j) terminated ACE and EAM's engagement as property managers and Evland Construction and Maintenance Inc.'s engagement as maintenance manager and negotiated and entered into a property management, maintenance and accounting agreement with Community First Developments Inc. ("**CFDI**"), to act as an independent property and maintenance manager and provide accounting services for the Co-op;
- (t) worked with CFDI to effect certain urgently required repairs to various units, set up accounting services and complete financial statements for the month of March and April 2023;

Paragraph t states "worked with CFDI to effect urgently required repairs to various units", my unit is one of those units that requires urgent repairs. So I don't understand why the repairs have not been initiated.

I kindly request that you acknowledge this letter as an urgent plea for attention to my repair needs and provide me with a detailed plan of action for the completion of the necessary repairs. Additionally, I would appreciate regular updates on the progress made.

Please feel free to reach out to me at 416.804.9529 or beedumbuya@gmail.com to discuss and resolve this matter.

Thank you for your understanding and cooperation. I look forward to a swift and satisfactory resolution to this matter.

Sincerely,

Barlu Dumbuya

cc:
RSM
The Board HSC

Below are the list of unfinished work to be completed:

- ✓ All light switches and socket covers are missing (## light switch cover, ## plug covers)

Kitchen

- ✓ No kitchen sink
- ✓ No over the stove vent
- ✓ Cabinet doors missing

Living room

- ✓ 1 vent by the bay window in living room not open
- ✓ One Fire/smoke alarm missing on the main floor

Main floor powder room

- ✓ No main floor (powder room) toilet
- ✓ No main floor (powder room) bathroom sink
- ✓ Light in the main floor bathroom not completely installed

Pictures:

Figure 1No kitchen sink

Figure 2No fittings underneath counter where sink is to be located

Figure 3Missing Covers (x6)

Figure 4Missing Covers x13

Figure 5Missing stove vent

Figure 6Missing Cabinet doors

Figure 7Hanging light fixture in main floor bathroom

Figure 8Missing toilet main floor

Figure 9Missing sink and cabinet door and handles on main floor bathroom

Figure 10Missing smoke alarm in living room next to the kitchen

Figure 11Heat vent not cutout

Harry Sherman Crowe Housing Co-operative

51 The Chimneystack Road, North York, Ontario, M3J 3L9. Tel: 416-736-8889, Fax: 416-736-9972

August 1, 2023

Barlu Dumbuya
24- 51 The Chimneystack Road
North York ON M3J 3L9

FILE COPY

Re: Current state of renovation

To Mrs. Dumbuya

We are writing to address your letter dated July 24, 2023 (the "**Letter**"). We want to be as transparent as possible with regard to the items noted in the Letter. You are correct in saying that under the new management and direction, nothing will change in regard to maintenance, payments and so forth; however, the items listed in the Letter relate to capital repairs and renovations and do not relate to maintenance, housing payments or other daily routine operating matters.

Before we discuss the items listed in the Letter, we wish to explain the difference between routine operating receipts and expenses/maintenance and capital funding and repairs/renovations. The payment of housing charges by residents of the Harry Sherman Housing Cooperative Inc. (the "**Co-op**") provides an inflow of funds in order to pay for the day-to-day operating expenses of the Co-op, such as, among many other things, water, electricity, gas, telephone, internet, property tax and routine repairs and maintenance ("**Operating Expenses**"). These types of expenses must be paid in the ordinary course of business as they generally come due in order for the Co-op to continue to operate.

Capital repairs and renovations are expenditures ("**Capital Expenses**") meant to add or improve assets so that they last beyond their original life. Capital Expenses cannot be paid for out of the Co-op's operating funds as doing so will result in non-payment of Operating Expenses to the detriment of the Co-op's day-to-day operations.

The Co-op has the ability to be able to apply to the City of Toronto (the "**City**") for funding for payment of necessary Capital Expenses. Unfortunately, as a result of the Co-op not complying with

its required reporting obligations under the *Housing Services Act*, it did not qualify for this type of funding prior to commencement of the receivership administration on March 14, 2023. Instead of focusing on completing and submitting the required reporting to the City in order to be able to qualify for capital repairs funding, the Board made a decision to utilize operating funds to complete capital repairs and this resulted in a significant build up of Operating Expenses due to non-payment of same. This lack of required reporting, the use of operating funds to pay for Capital Expenses and a number of other concerning matters are what led to the appointment of RSM Canada Limited as receiver of the Co-op (the "**Receiver**"). We wish to advise you that the Receiver, with the assistance of Community First Developments Inc. ("**CFDI**"), has already prepared and submitted a budget to the City for necessary Capital Expenses for the Co-op. The City has submitted this budget to the Province of Ontario (the "**Province**") and the City is currently waiting for payment of same from the Province in order to forward the funds to the Receiver. When these funds are received, we will be able to complete a significant number of capital repairs that are urgently needed by the Co-op, including many of the repairs to your unit.

We wish to now address the Letter. As stated in the Letter, your daughter came to inquire about the completion of your unit. On June 19th, 2023, you submitted your maintenance order for work to be finished in your townhouse. This included the missing stove fan, cupboards, light switches, toilet and two missing sinks, in both the washroom and the kitchen. During that week, both maintenance and a member of the property management team came to assess the nature of the work order.

After both maintenance and one of the property managers assessed your townhouse, we conducted some research on how it is that your unit is currently in the state described in the Letter. Our research found that the Board had signed off that the renovations to your townhouse had been completed and we also found that payment had been made to Sinai Plumbing in full for its work within your unit. Additionally, the work on your unit started in December 2022, giving Sinai Plumbing nearly three full months to complete your renovation prior to commencement of the receivership. This is completely inexcusable, but it is in the past, and we must look forward.

Currently, we are looking for a dependable and trustworthy contractor to bring in to help install the kitchen sink to help you get back to using the kitchen properly, which is the first step in cleaning up the mess you have been left to deal with. We are waiting on the estimated cost for this, and we'll hopefully have a contractor in place by the end of this week or early next week.

With regard to the missing fire detector, that should have been replaced by the fire inspection company, and we will deal with that internally and have it replaced shortly.

The remaining capital repairs/renovations to your unit will likely need to wait until such time as funds are received from the City in respect of the capital budget submitted by the Receiver; however, should anything change and if we are able to complete the remaining deficiencies in your unit earlier, we would be pleased to do so and will advise you of same.

Regards,
Community First Developments Inc.

On Behalf of:
RSM CANADA LIMITED
in its capacity as Court-appointed Receiver of Harry Sherman Crowe Housing Cooperative Inc. and not in its personal or corporate capacity

This is **Exhibit "S.R.4"**

mentioned and Referred to in the

Affidavit of Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

Harry Sherman Crowe Housing Co-op Tenant

#705 – 51 The Chimneystack Road

Toronto, Ontario M3J 3L9

Re: Letter of Concern

Dear Lawyer Betty,

I hope you are doing well.

I am writing to share a concern regarding the gradual decline of community supports and programming within our residence at Harry Sherman Crowe Housing Co-op since the property entered receivership in 2023. While residents have experienced a number of ongoing maintenance and quality-of-life concerns affecting the building, I wanted specifically to highlight the impact that the discontinuation of a resident-led homework club has had on many families in the community.

Beginning in approximately October 2023, my son voluntarily organized and operated a homework club for children living in the building. The program was well attended and provided students with academic support in subjects such as mathematics, language, and science twice a week. He independently sought grants and funding to support the initiative and purchased educational resources, including IXL access, so that participating students could receive additional academic practice and enrichment opportunities outside of school hours.

The program was offered free of charge to families within the residence. Neither my son nor our family received any financial benefit from operating it. The goal was simply to create a safe, supportive, and encouraging environment where children in the community could learn, grow, and receive additional academic support close to home.

As an educator with well over twenty years of experience working with children, youth, and families, I personally understood the importance of creating supportive academic and community spaces for young people within the residence. Programs such as this not only assist students academically, but also help foster confidence, mentorship, positive peer interaction, and a stronger sense of community among residents. It was encouraging to see young people in the building participating consistently and benefiting from a structured and supportive environment within their own community.

Unfortunately, over time, the continuation of the program became increasingly difficult due to the costs associated with accessing the community room, as my son was told that he would have to pay #250 per use for the community room in October 2026. Part of the payment (#100) was for a deposit (and was to be refunded to the tenant rental account) and the rest (#150) was for payment. While a payment and deposit were made in good faith for an early January community event in 2026 that concluded the program cycle, the added financial burden ultimately made it unsustainable to continue operating the homework club.

What has been most disheartening is not only the loss of the program itself, but the impact this has had on the children and families who benefited from it. Even now, residents continue to ask when the homework club will return. It had become a meaningful source of academic support, positive mentorship, and community connection for many young people in the building.

It was also difficult to watch a motivated young adult invest significant time, energy, leadership, and care into supporting his community, only to feel discouraged in the process. Resident-led initiatives such as these help strengthen communities, especially during periods when residents may already be experiencing broader challenges within the property.

I believe the homework club reflected the type of positive, resident-led initiative that demonstrates the commitment many tenants have toward improving and strengthening our community. Residents within the building have consistently shown a willingness to contribute meaningfully and work collaboratively to help create a safer, healthier, and more supportive environment for families and children.

I wanted to bring this matter forward because I believe it speaks to a broader concern regarding the erosion of community-building opportunities and supports for residents, particularly for children and youth. Programs like this contribute positively to the overall well-being of families and help foster a more connected and engaged residential community.

Thank you for taking the time to read and consider this concern. I appreciate the work being done on behalf of tenants and the community as a whole. Should you have any questions, I can be reached at (416) 459-7882 or email at stagbaje@gmail.com

Sincerely,

Adeshola.

Adeshola Agbaje-Ojo

This is **Exhibit "S.R.5"** mentioned

and Referred to in the Affidavit of

Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

Outlook

Fwd: Response to March 3rd Work order- NO HEAT from Management on behalf of Receiver

From Sharon Richards <shayatlaw@gmail.com>
Date Wed 5/6/2026 4:30 PM
To Julian Castro <julian@bettyslaw.com>

thermostat

---------- Forwarded message ---------
From: **Sharon Richards** <shayatlaw@gmail.com>
Date: Sat, 7 Mar 2026 at 07:33
Subject: Response to March 3rd Work order- NO HEAT from Management on behalf of Receiver
To: Harry Sherman Crowe <harryshermanc@gmail.com>, Sharon Richards <shayatlaw@gmail.com>, Arif Dhanani <adhanani@tdbadvisory.ca>, Just-Us Legal Services <Info@justuslegal.ca>

To: Harry Sherman Cooperative

Management Office Community First Developments Inc. And Receiver

After reviewing my coop bylaws, I must express that I do not agree with the statements and conditions outlined in your correspondence.

Firstly, the installation of the smart thermostat currently in my unit was conducted with the intent to enhance comfort, security and energy efficiency with approval.

Furthermore, ALL 38 townhomes were scheduled to have a smart thermostat installed some time back. Unit 26 was the only townhouse that did not receive an installation due to no one available at that time for entry. The installation was not rescheduled and therefore, the privilege of having what every other unit was provided with was denied. After several years of work order submissions and many verbal conversations with Management, no action was ever taken. This affected my bills over the years and has costed me time, money and energy savings in addition, stress among other factors.

While I acknowledge that the thermostat that I currently have was not installed by the Co-operative, it was approved. I do not accept the assertion that it is inherently incompatible with the furnace system. Furthermore, I did not receive sufficient detailed evidence or explanation from your office to substantiate the claim that the thermostat is causing, or will cause, damage to the furnace or result in operational issues. I have been in my unit since June 1993 and have kept very good care and records of this space.

I have not been able to reach or maintain a minimum temperature regulated by law due to a thermostat that after 30 years malfunctioned and was removed by Coop staff at the time. The refusal to provide what has been provided to every other unit is clearly a breach under these circumstances.

Additionally, I declined the standard thermostat installation offered on February 25, 2026, based on my preference for the smart thermostat, which offers features and benefits that I find valuable due to my past and current medical conditions and history that is life threatening.

I feel the decision to impose full responsibility on me for any potential future problems related to my choice of thermostat is unreasonable without clear proof of fault or direct causation. Do you have a bylaw that addresses members thermostats? I have never seen or heard of that. Was a new bylaw passed or address by membership or a Board? If so please provide a copy to me.

I respectfully request that before any further actions or conditions are enforced, the Co-operative arranges a thorough inspection and technical evaluation of my current thermostat and furnace system by a certified technician mutually agreed upon, due to the false statements and allegations.

This would ensure an objective assessment of compatibility and potential risks, thereby protecting both parties fairly. I remain open to discussions and aim for a resolution that considers both my preferences and the maintenance of the unit's systems along with my safety.

Please provide a response confirming receipt of this letter and details regarding how you propose to proceed with an impartial evaluation, as there is a lack of trust based on the governance and our bylaws not being followed by this management company. (I have many examples with evidence)

Please keep in mind that I did get permission from a previous management to install security around my unit due to threats with police involvement who recommended me to contact Telus to assist.

I find this Management company to be extremely bias and insensitive to members with disabilities.

Truthfully speaking,

Sharon Richards

On Fri, Mar 6, 2026 at 5:02 PM Harry Sherman Crowe <harryshermanc@gmail.com> wrote:

> Hi Sharon ,
> Please letter attached
>
> Regards,
> Community First Developments Inc.
> On Behalf of: TDB Restructuring Limited in its capacity as Court-appointed Receiver of Harry Sherman Crowe Housing Cooperative Inc. and not in its personal or corporate capacity
> 51 The Chimneystack Road, North York M3J 3L9 Tel:416-736-8889

--

Sharon M. Richards
Licensed Paralegal & Notary Public
Uptown Community Legal Services
416-551-0300

Harry Sherman Crowe Housing Co-operative

51 The Chimneystack Road, North York, Ontario, M3J 3L9. Tel: 416-736-8889, Fax: 416-736-9972

March 3, 2026

To: Sharon Richards
Address: 51 The Chimneystack Rd
Unit #: 26

Dear Sharon Richards,

This letter is to formally address the smart thermostat currently installed in your unit.

It has come to our attention that the smart thermostat in your home is not compatible with the furnace system serving your unit. Please note that this thermostat was not installed by the Co-operative, nor was it approved by management prior to installation.

A standard thermostat installation was scheduled for February 25, 2026. However, you declined the installation at that time, as you indicated a preference to keep a smart thermostat that is not compatible with the furnace system in your unit.

As you may be aware, other units within the Co-operative have experienced significant operational issues related to smart thermostat installations. In those cases, the thermostats were installed by the Co-operative and corrective measures were taken accordingly. However, since the thermostat in your unit was independently installed and is not compatible with your furnace, any malfunction, damage, or related service issues affecting the furnace as a result of this device will be your responsibility.

This includes, but is not limited to:

- Damage to the furnace system
- Service calls required due to thermostat incompatibility
- Repair or replacement costs associated with resulting issues

At this time, the available options are as follows:

1. You may continue using the current smart thermostat, with the understanding that you accept full responsibility for any resulting furnace damage or related costs.
2. You may proceed with the installation of a standard thermostat, which has already been offered by the Co-operative.

Please provide written confirmation indicating which option you choose.

If you have any questions or wish to arrange installation of the standard thermostat, please contact the management office.

Sincerely,

Management Office
Community First Developments Inc.

On Behalf of:
TDB Restructuring Limited
in its capacity as Court-appointed Receiver of
Harry Sherman Crowe Housing Co-operative Inc.
and not in its personal or corporate capacity

This is **Exhibit "S.R.6"** mentioned

and Referred to in the Affidavit of

Sharon Richards

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 13, 2026 14:59:42 CDT)

……..

A Commissioner for Taking Affidavits

35

CAUTION

35
CAUTION

Court File No. CV-22-00688248-00CL

BETWEEN

CITY OF TORONTO **and** **HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.**

(Applicant) (Respondent)

ONTARIO

SUPERIOR COURT OF JUSTICE

PROCEEDING COMMENCED AT TORONTO

AFFIDAVIT OF SHARON RICHARDS

BETTY'S LAW OFFICE
2300 Yonge Street, Suite 1600
Toronto, ON
M4P 1E4
Courtney Betty (LSO # 28347U)
Tel: 416-972-472
Email: betty@bettyslaw.com
tenechia@bettyslaw.com

TAB

3

Court File No. CV-22-00688248-00CL

ONTARIO SUPERIOR COURT OF JUSTICE

(COMMERCIAL LIST)

B E T W E E N:

CITY OF TORONTO

Applicant

- and –

HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.

Respondent

SUPPORTING AFFIDAVIT OF SAREEDA NURR

I, SAREEDA NUR, of the City of Toronto in the Province of Ontario, MAKE OATH AND SAY:

1. I am a duly elected member of the Board of Directors of Harry Sherman Crowe Housing Co-operative Inc. (the "Co-operative"), and as such have knowledge of the matters hereinafter deposed to, except where stated to be on information and belief, and where so stated I believe them to be true.
2. I swear this affidavit in response to the motion brought by the court appointed Receiver, including the relief sought with respect to the proposed consultation process, membership approvals, and the approval of the Receiver's reports, activities, and financial accounts.
3. In addition to my personal knowledge arising from my role as a director and resident of the Co-operative, I have also participated in Board discussions and communications throughout the receivership process.
4. Where I refer in this affidavit to the position, understanding, concerns, or views of the Board, I do so based on my participation as an elected director and my knowledge of matters discussed and communicated amongst members of the Board.
5. The Co-operative is an independent, self governing co-operative housing corporation operating under the Housing Services Act, 2011, and governed by an elected Board of Directors chosen by its membership. The Board is responsible for corporate governance

and decision making, including providing direction to management and overseeing the operations of the Co-operative.

6. The Co-operative is located at 51 The Chimneystack Road in the City of Toronto on lands leased from York University and serves a community that remains overwhelmingly vulnerable, including single mothers, survivors of domestic violence, seniors, individuals living with disabilities, and persons on fixed or modest incomes. For many members, the Co-operative is not simply housing, but a critical source of stability and safety.
7. I have served on the Board since 2019 and have resided in the Co-operative community for several years. During that time, and particularly throughout the receivership, the Board has observed and experienced the challenges facing the community firsthand.
8. Despite the appointment of the Receiver, members continue to experience on-going issues, including delays in repairs, maintenance concerns, deteriorating infrastructure, and a lack of timely response to matters affecting their day to day living conditions. The Board has received numerous complaints from members regarding unresolved issues, including situations where concerns were raised repeatedly without resolution. These experiences have contributed to frustration and uncertainty within the community. **Hereto attached and exhibited as "S.N.1" are copies of certain Freedom of Information materials and related complaints obtained by the Board.**
9. Members of the Co-operative continue to bring these concerns directly to members of the Board. This reflects the fact, notwithstanding the receivership, the Board remains the only body elected by and accountable to the membership. The Board has remained engaged throughout the receivership and has consistently sought to advocate for the interests of the community and to raise concerns regarding both the condition of the property and the direction of the process.
10. It is the Board's understanding that the receivership was intended to address urgent operational and financial issues and to stabilize the Co-operative. The Board is further aware that this Honourable Court previously contemplated that, following stabilization, the process would move toward a transition back to Board governance. The Board remains willing and able to participate in that transition.
11. As a member of the Board, I confirm that the Board is prepared to transition back to member led governance through a collaborative structure involving both an advisory board and a newly elected Board of Directors, working together to restore stability, accountability, transparency, and community pride within the Co-operative. In particular, the advisory board would play a critical transitional role by providing operational guidance, governance oversight, institutional continuity, and strategic support to the newly elected Board while assisting with the continued implementation of best practices and long-term stabilization measures.
12. The proposed advisory board and newly elected Board of Directors are committed to implementing and maintaining strong governance, financial oversight, transparency, and regulatory compliance measures consistent with the requirements and objectives of the Housing Services Act, 2011 and the Co-operative's governing framework. This would include regular and properly documented board meetings, annual independent audits, monthly financial review procedures, transparent communication with members, conflict of interest protocols, dual signing authority, documented procurement and spending practices, reserve fund planning, timely filing of required reports, compliance with subsidy

administration obligations, maintenance and safety standards, and proper documentation of corrective actions affecting the Co-operative.

13. The proposed transitional governance structure is also intended to continue addressing the operational, governance, financial, and compliance concerns that originally contributed to the appointment of the Receiver, while rebuilding trust within the community, increasing member participation, and ensuring the long-term sustainability and proper administration of the Co-operative. Accordingly, the Board respectfully maintains that the stabilization efforts undertaken during the receivership should support a transition back to accountable member led governance rather than resulting in a permanent restructuring of the Co-operative's democratic framework.
14. The relief now sought by the Receiver extends beyond stabilization and directly affects the governance structure of the Co-operative. In particular, the Receiver seeks to implement a consultation and voting process, to assume authority over membership approvals, and to influence the long-term structure and governance of the Co-operative. These are fundamental governance functions that properly belong to the members and their elected Board.
15. The Board has reviewed the Fourth Report of the Receiver dated March 30, 2026. The Board strongly rejects any attempt to rely on unverified anecdotal statements from a limited number of individuals in order to discredit the elected Board or undermine the governance structure of the Co-operative. The Receiver expressly acknowledges that this information has not been independently verified. It is the Board's position that such information is selective, untested, and does not reflect the broader experience, concerns, or position of the community as a whole.
16. Any suggestion that the Co-operative lacks governance must be understood in the context of the receivership itself, which displaced the Board from its ordinary operational role and substantially limited the ability of members to meet, organize, and exercise their governance rights in the ordinary course.
17. Further, the Board strongly rejects the suggestion that there was no functioning Board during the receivership or that the Board ceased to exist following the appointment of the Receiver. The elected Board remained in place throughout the receivership period. However, following the appointment of the Receiver, the Board was advised that operational control of the Co-operative, including control over the property, management, and administration of the Co-operative, would be exercised by the Receiver and the property management company appointed during the receivership.
18. Following the appointment of the Receiver, the powers and operational role of the elected Board became significantly restricted. The Board was advised that operational control over the Co-operative, including control over assets, operations, management functions, and community spaces, would be exercised by the Receiver and the property management company. Board members did not have ordinary access to the Board room or community room, locks to certain areas were changed, and the Board understood that it could not conduct general meetings in the ordinary course during the receivership process.
19. Notices were circulated within the community indicating that the Board's authority had been restricted pursuant to the receivership and court process. As a result, while the elected Board technically remained in existence, the Board's role became largely limited to receiving complaints and concerns from members without corresponding authority to independently resolve operational issues affecting the community.

20. The Board also disputes the suggestion that it failed to engage with members or failed to communicate with the community prior to the receivership. Before the receivership, the Board regularly received and reviewed monthly management reports, conducted Board meetings, addressed member concerns through Notices to Appear and in camera meetings, circulated notices and agendas, and provided financial statements and audit materials to members of the Co-operative.
21. The Board further submits that, during the receivership, communications were frequently directed primarily through Rosell Kerr, which created operational confusion and difficulties coordinating responses amongst directors. At the same time, members continued directing complaints to Board members regarding lack of heat, deteriorating infrastructure, maintenance concerns, and unresolved issues affecting their units. Members were frequently advised by management that there were insufficient funds or that management could not assist them, while members contacted 311 were informed that governance related concerns should be directed to the Board because the Harry Sherman Crowe remained a co-operative housing community.
22. This created ongoing confusion within the membership regarding responsibility and authority within the Co-operative. Board members nevertheless continued attending court proceedings, advocating on behalf of members through counsel, and pursuing Freedom of Information requests relating to complaints affecting the community despite repeatedly being treated as though the Board did not exist or had no meaningful role within the receivership process.
23. Finally, the Board submits that it originally consented to the receivership process with the understanding that it would assist with financial stabilization and facilitate funding for major capital projects affecting the Co-operative, including issues involving the elevator, boilers, and roofing infrastructure.
24. However, in the Board's view, despite the significant professional involvement and costs associated with the receivership since March 2023, many longstanding operational and maintenance concerns affecting members of the community remain unresolved. The Board continues to support preserving the Harry Sherman Crowe Housing Co-operative as a self-governed co-operative housing community consistent with its bylaws and legislative framework.
25. The Receiver has advanced four potential Options for the future of the Co-op, including a return to regular elections, a supported board model, a transfer to a non-profit housing provider, and a land trust model. It is the Board's position, that the only Option that preserves the Co-operative as a member-governed entity is the prompt return to full democratic governance through a regular election of directors. This reflects the structure contemplated by the Co-operative Corporations Act and the expectations of the membership.
26. While a supported board model may be considered, it is only acceptable as a strictly temporary and transitional measure, with a clear and defined pathway toward restoring full member control. By contrast, the Options involving the transfer of the Co-operative to a non-profit housing provider or the implementation of a land trust model would remove governance from the members and fundamentally alter the nature of the Co-operative. These Options are opposed, as they would effectively terminate the Co-operative as a self-governing community.

27. The Receiver also proposes a consultation process consisting of the dissemination of an information package, the holding of a town hall meeting, and the conduct of a non-binding vote. While consultation may have value, the process as proposed does not restore governance to the membership. The Receiver expressly submits that the results of any vote will be non-binding and will only form one factor in its recommendation to the Court. In these circumstances, the proposed process risks maintaining and expanding the Receiver's control over fundamental governance decisions rather than returning that authority to the members.
28. It is the Board's position that the appropriate course is to take immediate and concrete steps toward reconstituting a duly elected Board of Directors together with the implementation of the proposed advisory board as a transitional governance support mechanism. The advisory board would provide guidance, oversight, continuity, and institutional support during the transition process while assisting the newly elected Board with governance, compliance, financial oversight, and long-term operational stability. Restoring democratic governance through this collaborative structure is consistent with the governing legislation, the expectations of the membership, and the purpose of the Co-operative as a self-governing community.
29. I make this affidavit in support of the Board's position opposing the relief sought by the Receiver and for no improper purpose.

SWORN by Sareeda Nur
of the City of Toronto in the
Province of Ontario, before me at
the City of Toronto, in the Province of Ontario,
on May 13, 2026, in accordance with O. Reg. 431/20,
Administering Oath or Declaration Remotely.

Julian Castro Ortiz
Julian Castro Ortiz (May 14, 2026 14:39:19 CDT)
……..
Commissioner for Taking Affidavits
Julian Castro Ortiz
Barrister and Solicitor LSO #77258V

Reeda Nur (May 14, 2026 15:37:59 EDT)
……..
Sareeda Nur
Signature of Deponent

This is **Exhibit "S.N.1"** mentioned

and Referred to in the Affidavit of

Sareeda Nur

Affirmed this 13th day of May

2026

Julian Castro Ortiz

Julian Castro Ortiz (May 14, 2026 14:39:19 CDT)

……..

A Commissioner for Taking Affidavits

TORONTO

Kristie Pratt
Deputy City Clerk

City Clerk's Office
John D. Elvidge, City Clerk

Corporate Information Management Services
City Hall, West Tower, 13th Floor
100 Queen Street West
Toronto, Ontario M5H 2N2

Tel: 416-392-9683
Fax: 416-392-4900
e-mail: Kristie.Pratt@toronto.ca

April 29, 2024

Ms. Sareeda Nur
414-51 The Chimneystack Road
Toronto Ontario M3J 3L9

Dear Ms. Nur:

Subject: <u>City of Toronto Access Request Number 2024-00829</u>

I am replying to your access request under the *Municipal Freedom of Information and Protection of Privacy Act*.

You have requested access to any 311 complaint records for 51 The Chimneystack Road from March 15, 2023, to March 31, 2024.

Staff of 311 has conducted a search for the requested records. This decision reflects the results of their search.

Decision

Access is granted in part to the records found by staff. Access is denied to the remainder of the records under section 14(1) of the *Act*.

> Section 14(1) has been relied upon to sever the personal information of individuals as the disclosure would constitute an unjustified invasion of privacy.

Fees

Fees under section 45 of the *Act* apply to your request as follows:

Cost of photocopies	$ 8.20
Cost of severing 38 pages @ 2 minutes per page and $30.00 per hour	$38.00
Total:	$46.20

Access to the records

The records will be mailed to you after we receive a cheque payable to the City of Toronto in the amount of $46.20, mailed to the address noted at the top of this letter.

Ms. Sareeda Nur April 29, 2024

Right to appeal our decision

The *Act* does provide that all or part of the fee can be waived if, in my opinion, it is fair and equitable to do so, if the fee will cause you a financial hardship or if dissemination of the record will benefit public health and safety.

You may ask for a review within 30 days as of the date of this decision by contacting: The Registrar, Information and Privacy Commissioner/Ontario, 2 Bloor Street East, Suite 1400, Toronto, Ontario, M4W 1A8, telephone: 416-326-3333, or toll free 1-800-387-0073.

If you choose to appeal, please provide the Commissioner with the following:

- the request number assigned to your request;
- a copy of this decision letter;
- a copy of your original request;
- the appeal fee for general records of $25, payable by cheque or money order to the Minister of Finance.

For more information, you may wish to visit the IPC's website:
http://www.ipc.on.ca/english/Home-Page/

Should you have any questions, please contact **Thelia Cole, Senior Access and Privacy Officer, at 416-392-4902 or Thelia-lee.cole@toronto.ca.**

Yours truly,

S. Campbell (for)

John D. Elvidge
City Clerk

FOI Report - 2024-00829

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Request Number ↑	Status	Created Date Time	Closed Date Time	Problem Type: Problem Type Name	Contact: Participant Name	Problem Location	Ward	Location Description	Additional Information	Question: Question Name	Response	Created Date	Notes	Created By: Full Name
02580549	Completed	2023-03-20, 1:59 p.m.	2023-03-20, 7:05 p.m.	Multi-residential Front End Loaded Garbage Not Picked Up	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		FEL garbage missed today and has been missed for last three weeks. Customer claims bins were accessible.			2023-03-20	Inspection Note ---------- Inspection ID: 1 Inspection Date: March 20, 2023 14:00:00 FollowUp Date: Status/Notes: Inspection Notes: Data log shows bins being collected as scheduled garbage still on schedule to be collected March 20th	Integration User
02798142	Completed	2023-04-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd, S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	For condo or building select appropriate option (Select other if not applicable	Unit	2023-04-29	Email sent to MLS on call	Collette Lennie
	Completed	2023-04-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd, S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Have you contacted the Owner/Superintendent?	Yes	2023-04-29	<<Assigned Officer: Limberis, Mary-Jane / (647) 459-7887 / MaryJane.Limberis@toronto.ca>>	Integration User
	Completed	2023-04-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd, S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Is this an emergency?	N/A	2023-04-29	<<Assigned Officer: Community Response - West>>	Integration User
	Completed	2023-04-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd, S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Is this a rental property?	Yes	2023-04-30	<<Assigned Officer: Trendes, Terry / 416-395-7038 / ttrendes@toronto.ca>>	Integration User
	Completed	2023-04-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd, S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Landlord's Name	Harry Sherman Crowe Housing Co-Op	2023-04-30	<<Assigned Officer: Community Response - West>>	Integration User

311_Requests														
311_Requests block 1												Notes Created Date 311 Request Updates block 1		
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours	S. 14(1)	11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Landlord's Phone #	416-736-8889	2023-06-30	<<Assigned Officer: Trendes, Terry / 416-395-7002 / trendes@toronto.ca>>	Integration User
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Property Use	Multi-Residential (>=4 Units)	2023-05-01	<<Assigned Officer: Community Response - Weekes>	Integration User
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Is this a Housing Authority property?	No	2023-05-03	<<Assigned Officer: D'Amico, Frank / 416-694-1527 / fdamico@toronto.ca>>	Integration User
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Request Received By?	311 Agent			
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Adequate Heat Bylaw Detail	No Heat			
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	If multi-unit dwelling, are other units affected?	Whole Building			
Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours		11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 21, 2023. Complainant visited the office on April 21st and the 24th.	Are there any children or elderly people in the dwelling?	Yes			

	311_Requests														
	311_Requests block 1											Notes Created Date 311 Request Updates block 1			
	Completed	2023-06-29, 10:27 a.m.		Adequate Heat - No Heat - After Hours	S. 14(1)	11 The Chimneystack Rd. S.	Humber River-Black Creek		Complainant has attempted to reach out to management office multiple times but either the office is closed or there is no one available. There has been no heat since April 23, 2023. Complainant visited the office on April 21st and the 26th.	What is the temperature outside today?	8 degrees				
02800877	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	For condo or building select appropriate option (Select either if not applicable)	Unit and Common Area	2023-06-30	<<Assigned Officer: Trendes, Terry / 416-395-7032 / trendes@toronto.ca>>		Integration User
	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Have you contacted the Owner/Superintendent?	Yes	2023-05-03	<<Assigned Officer: Community Response - West>>		Integration User
	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Is this an emergency?	N/A	2023-05-03	<<Assigned Officer: D'Amico, Frank / 416-694-1527 / fdamico@toronto.ca>>		Integration User
	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Is this a rental property?	Yes				
	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Landlord's Name					
	Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Landlord's Phone #	416-739-6888				

311_Requests block 1

Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat	S. 14(1)	11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Property Use	Multi-Residential (>4 Units)				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Is this a Housing Authority property?	No				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Request Received By?	311 Agent				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Adequate Heat Below Detail	Low Heat				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	If multi-unit dwelling, are other units affected?	Whole Building				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	Are there any children or elderly people in the dwelling?	Yes				
Completed	2023-06-30, 11:05 a.m.	2023-05-02, 12:01 p.m.	Adequate Heat		11 The Chimneystack Rd. S.	Humber River-Black Creek		Low heat for the past week and no action taken by landlord	What is the temperature outside today?	9 degrees				

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
02800701	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat	s. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	For condo or building select appropriate option (Select other if not applicable)	Unit	2023-04-30	<<Assigned Officer: Trendes, Terry / 416-395-7038 / ttrendes@toronto.ca>>	Integration User
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Have you contacted the Owner/Superintendent?	Yes	2023-05-01	<<Assigned Officer: Community Response - West>>	Integration User
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Is this an emergency?	N/A	2023-05-01	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Is this a rental property?	Yes			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Landlord's Name	Recently taken over by RSM Canada Limited. Brian A Tannenbaum			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Landlord's Phone #				
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Property Use	Multi-Residential (>=4 Units)			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat	s. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Is this a Housing Authority property?	No			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Request Received By?	311 Agent			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Adequate Heat Bylaw Detail	No Heat			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	If multi-unit dwelling, are other units affected?	Whole Building			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	Are there any children or elderly people in the dwelling?	Yes			
	Completed	2023-04-30, 11:11 a.m.	2023-05-02, 12:37 p.m.	Adequate Heat		51 The Chimneystack Rd	Humber River-Black Creek		Resident says s. 14(1) s. 14(1) from no heat. Dealing with no heat for past two weeks. Garage door has been broken which also lets in cold air.	What is the temperature outside today?	Temperature outside today is 9 degrees			
02804246	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. s. 14(1)	For condo or building select appropriate option (Select other if not applicable)	Unit	2023-05-01	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat	s. 14(1)	51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Have you contacted the Owner/Superintendent?	Yes			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Is this an emergency?	N/A			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Is this a rental property?	Yes			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Landlord's Name	RCM			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Landlord's Phone #	4167368889			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Property Use	Multi-Residential (>=4 Units)			
Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Is this a Housing Authority property?	N/A			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat	s. 14(1)	51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Request Received By?	311 Agent			
	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Adequate Heat Bylaw Detail	No Heat			
	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	If multi-unit dwelling, are other units affected?	Whole Building			
	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	Are there any children or elderly people in the dwelling?	Yes			
	Completed	2023-05-01, 11:04 a.m.	2023-05-02, 12:34 p.m.	Adequate Heat		51 The Chimneystack Rd, s.	Humber River-Black Creek		temperature has been off for 2 weeks and s. 14(1)	What is the temperature outside today?	9 degrees cel			
02845233	Completed	2023-05-08, 1:39 p.m.	2023-05-24, 5:13 a.m.	Lost Items in Catch Basin		51 The Chimneystack Rd	Humber River-Black Creek		Called dropped car keys into catch basin. Keeles Ave west and Steeles Ave			2023-05-08	Spoke to TW (Don). Will be in touch with customer to arrange a time for staff to attend to retrieve the keys.	Collette Lennie
												2023-05-22	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: SR Returned Reason: Returned By: AHERGAT Reason for Return of SR: Call Volume Location: POINT(-8849796.98190492 5430891.30303814)	Integration User

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
											2023-05-22	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: Disp Patrick	Integration User
											2023-05-24	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: General Info: Organizational Unit: CFS BASKET Budget No: TW6050 Hansen Problem Code: CBOTR Intersection: SITE NAME - YORK UNIVERSITY-HARRY CROWE APT Caller Info: s. 14(1)	Integration User
											2023-05-24	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: EnRoute Details: Investigator: PRAYMOND1 Customer First s. Customer Surname s. Time Now: 2023-05-22 21:43:13.844000 ETA (min): 60 Location: POINT(-8849796.98190492 5430891.30303814)	Integration User
											2023-05-24	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: Disp Patrick	Integration User
											2023-05-24	Service Request Log entry added: type: SUMMARY OF COSTS ON WO, comments: Vehicles: Date=2023-05-22 23:47:55.503000, Duration=None, Item=V111092	Integration User
											2023-05-24	Service Request Log entry added: type: SAFETY ASSESSMENT, comments: Assessment Scope: WO ID: CSR1273288 Who is carrying out safety assessment ?: PRAYMOND1 Does this activity require a Confined Space Entry Permit ?: No Does this activity require Gas Monitoring ?: No Does this activity require a Traffic Control Plan ?: No Geometry: POINT(-8849796.6173 5430889.9768)	Integration User
											2023-05-24	Service Request Log entry added: type: ADDITIONAL INFORMATION, comments: General Details: Resolution Status: FIELDCOMPLETE	Integration User

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
02927115	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	For condo or building select appropriate option (Select other if not applicable)	Unit	2023-05-23	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Have you contacted the Owner/Superintendent?	Yes	2023-06-05	Resident called with SR number, for update. CSR advised resident of bylaw officer's contact info.	Baidya Pritha
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Is this an emergency?	N/A			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Is this a rental property?	Yes			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Landlord's Name	Elisabeth			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Landlord's Phone #	4167368889			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Property Use	Multi-Residential (>=4 Units)			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Is this a Housing Authority property?	N/A			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Request Received By?	311 Agent			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	What is the property by-law infraction?	Vital Services			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Health Related Issue?	Mold			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-05-22, 10:31 p.m.	2023-05-30, 9:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Bathroom sewage Plumber said building needs to flush the main Sewage backing up into apartment bathroom, unable to use water, Property management hasn't followed up with a timeline. Mould in the kitchen. Bathroom mould	Is this issue before the Landlord and Tenant Board?	No			
03111549	Completed	2023-06-20, 9:57 a.m.	2023-06-23, 11:20 a.m.	Multi-residential Front End Loaded Garbage Not Picked Up		51 The Chimneystack Rd	Humber River-Black Creek		Missed garbage pickup yesterday			2023-06-23	Inspection Note ---------- Inspection ID: 1 Inspection Date: June 23, 2023 12:00:00 FollowUp Date: Status/Notes: Inspection Notes: 933018 collected the bins June 22nd @ 15:12	Integration User

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
03320427	Cancelled	2023-07-21, 11:52 a.m.	2023-07-21, 1:01 p.m.	Stray - Confined	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Animal was found walking with a Leash and Harness on York University Campus but there is no Collar. Animal is in the Office with Jon	Are you reporting this between 1:00 a.m. - 6 :00 a.m.?	No			
	Cancelled	2023-07-21, 11:52 a.m.	2023-07-21, 1:01 p.m.	Stray - Confined		51 The Chimneystack Rd	Humber River-Black Creek		Animal was found walking with a Leash and Harness on York University Campus but there is no Collar. Animal is in the Office with Jon	Indicate animal Type	Dog			
	Cancelled	2023-07-21, 11:52 a.m.	2023-07-21, 1:01 p.m.	Stray - Confined		51 The Chimneystack Rd	Humber River-Black Creek		Animal was found walking with a Leash and Harness on York University Campus but there is no Collar. Animal is in the Office with Jon	Are you willing to stay onsite until the officer arrives?	Yes			
03469610	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	For condo or building select appropriate option (Select other if not applicable)	Unit	2023-08-15	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Have you contacted the Owner/Superintendent?	Yes	2023-08-23	Provided MSO contact info	Minas Pinelis
	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Is this an emergency?	N/A			
	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Is this a rental property?	Yes			

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Landlord's Name				
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Landlord's Phone #				
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Property Use	Residential			
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Is this a Housing Authority property?	Yes			
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Request Received By?	311 Agent			
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	What is the property by-law infraction?	Vital Services			
Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Health Related Issue?	N/A			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-08-14, 6:46 p.m.	2023-11-10, 1:10 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		Reported that one toilet is flooded and the 2 faucets 'smell like sewage', said she reported this issue over 2 weeks ago and was told this would be fixed, however it has not	Is this issue before the Landlord and Tenant Board?	No			
03590694	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	For condo or building select appropriate option (Select other if not applicable)	Other	2023-09-06	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Is this an emergency?	N/A			
	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Is this a rental property?	Yes			
	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Landlord's Name	RFS Canada			

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Landlord's Phone #	4167368889 or 6472733853			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Property Use	Multi-Residential (>=4 Units)			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Is this a Housing Authority property?	No			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Request Received By?	311 Agent			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	What is the property by-law infraction?	Elevators not working			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Health Related Issue?	N/A			
Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Is the Property Standards request concerning any of the following?	N/A			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-09-04, 3:09 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		There are two elevators and one is not working. The other one that works have buttons that doe not work. Tenants can't get to the ground floor because the button is missing	Is this issue before the Landlord and Tenant Board?	No			
03590824	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	For condo or building select appropriate option (Select other if not applicable)	Common Area			
	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Is this an emergency?	N/A			
	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Is this a rental property?	Yes			
	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Landlord's Name	RSM Canada Limited			
	Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Landlord's Phone #	416-480-0160			

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Property Use	Multi-Residential (>=4 Units)			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Is this a Housing Authority property?	No			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Request Received By?	311 Agent			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	What is the property by-law infraction?	Elevators not working			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Health Related Issue?	N/A			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Is the Property Standards request concerning any of the following?	N/A			
Completed	2023-09-04, 3:47 p.m.	2023-11-13, 10:31 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Two elevators but only one elevator working. However, only elevator working does not stop on the 1st floor or 4th floor. Building management is aware but there is no urgency for repair.	Is this issue before the Landlord and Tenant Board?	Yes			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
03635782	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	For condo or building select appropriate option (Select other if not applicable)	Common Area	2023-09-12	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Is this an emergency?	N/A			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Is this a rental property?	Yes			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Landlord's Name				
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Landlord's Phone #				
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Property Use	Multi-Residential (>=4 Units)			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Is this a Housing Authority property?	Yes			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Request Received By?	311 Agent			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	What is the property by-law infraction?	Elevators not working			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Health Related Issue?	N/A			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-09-12, 8:28 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators not working every week and the garbage is also overflowing, disabled residents not able to go down due to elevators not working, Elevators buttons not working as well	Is this issue before the Landlord and Tenant Board?	No			
03635837	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	For condo or building select appropriate option (Select other if not applicable)	Common Area	2023-09-12	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User

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Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Have you contacted the Owner/Superintendent?	Yes			
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Is this an emergency?	N/A			
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Is this a rental property?	Yes			
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Landlord's Name				
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Landlord's Phone #				
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Property Use	Multi-Residential (>=4 Units)			
Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Is this a Housing Authority property?	Yes			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Request Received By?	311 Agent			
	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	What is the property by-law infraction?	Other			
	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Health Related Issue?	N/A			
	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-09-12, 8:34 a.m.	2023-11-10, 1:21 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		The building gate has been broken for 2 years, no security and public is accessing the property grounds for parking	Is this issue before the Landlord and Tenant Board?	No			
03636246	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	For condo or building select appropriate option (Select other if not applicable)	Common Area	2023-09-12	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Have you contacted the Owner/Superintendent?	Yes			

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Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Is this an emergency?	N/A		
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Is this a rental property?	Yes		
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Landlord's Name			
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Landlord's Phone #			
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Property Use	Multi-Residential (>=4 Units)		
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Is this a Housing Authority property?	N/A		
Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Request Received By?	311 Agent		

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	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	What is the property by-law infraction?	Elevators not working			
	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Health Related Issue?	N/A			
	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-09-12, 9:15 a.m.	2023-11-10, 1:19 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, S.	Humber River-Black Creek		elevator floor panels are out of standard/broken, buttons are not for the same floor a problem w/persons w/disability.	Is this issue before the Landlord and Tenant Board?	No			
03788065	Completed	2023-10-07, 1:26 p.m.	2023-10-07, 2:48 p.m.	Stray - Confined		51 The Chimneystack Rd, S.	Humber River-Black Creek		green parrot has beencaptured and is confined in a box on site.	Are you reporting this between 1:00 a.m. - 6 :00 a.m.?	No	2023-10-07	ANIMALID: A961395-. TAGID: -PU: 1 PR: 1 : :	Integration User
	Completed	2023-10-07, 1:26 p.m.	2023-10-07, 2:48 p.m.	Stray - Confined		51 The Chimneystack Rd, S.	Humber River-Black Creek		green parrot has beencaptured and is confined in a box on site.	Indicate animal Type	Dog			
	Completed	2023-10-07, 1:26 p.m.	2023-10-07, 2:48 p.m.	Stray - Confined		51 The Chimneystack Rd, S.	Humber River-Black Creek		green parrot has beencaptured and is confined in a box on site.	Are you willing to stay onsite until the officer arrives?	Yes			

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04058207	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	For condo or building select appropriate option (Select other if not applicable)	Common Area	2023-12-01	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Is this an emergency?	N/A			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Is this a rental property?	Yes			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Landlord's Name	RMS Canada Limited			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Landlord's Phone #	416-736-8889 harrysherman@bellnet.ca			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Property Use	Multi-Residential (>=4 Units)			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Is this a Housing Authority property?	No			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Request Received By?	311 Agent			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	What is the property by-law infraction?	Common area requires repair			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Health Related Issue?	N/A			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-12-01, 11:41 a.m.	2024-01-26, 2:52 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Tenant reports that the underground garage parking door has been left open and has been broken for over a week. This is a concern for vehicle safety	Is this issue before the Landlord and Tenant Board?	No			
04058280	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	For condo or building select appropriate option (Select other if not applicable)	Other	2023-12-01	Tenants without hot water are not able to control the gage of the temperature of the water as a result of both boilers not working.	Lavar Brown

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Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations	s. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Have you contacted the Owner/Superintendent?	Yes	2023-12-01	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Is this an emergency?	N/A			
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Is this a rental property?	Yes			
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Landlord's Name				
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Landlord's Phone #				
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Property Use	Multi-Residential (>=4 Units)			
Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) as the water suddenly turned hot.	Is this a Housing Authority property?	No			

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	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations	s. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) s. 14(1) as the water suddenly turned hot.	Request Received By?	311 Agent			
	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) s. 14(1) as the water suddenly turned hot.	What is the property by-law infraction?	No hot water			
	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) s. 14(1) as the water suddenly turned hot.	Health Related Issue?	N/A			
	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) s. 14(1) as the water suddenly turned hot.	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2023-12-01, 11:48 a.m.	2024-01-26, 2:53 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		There are 2 boilers for this building, one of which has not been working for the past month. Thus, half of the residents within the building have been without hot water during this time. One of the other s. 14(1) s. 14(1) as the water suddenly turned hot.	Is this issue before the Landlord and Tenant Board?	Yes			
04215969	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	For condo or building select appropriate option (Select other if not applicable)	Unit and Common Area	2024-01-10	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Have you contacted the Owner/Superintendent?	N/A			

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Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Is this an emergency?	N/A			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Is this a rental property?	Yes			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Landlord's Name	John			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Landlord's Phone #	416-736-8889			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Property Use	Multi-Residential (>=4 Units)			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Is this a Housing Authority property?	N/A			
Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Request Received By?	311 Agent			

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	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	What is the property by-law infraction?	Elevators not working			
	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Health Related Issue?	N/A			
	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2024-01-10, 9:15 a.m.	2024-01-26, 2:50 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevators out of service more than 1 month- no follow-up from landlord/PM Only 1 elevator left in service	Is this issue before the Landlord and Tenant Board?	No			
04257021	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	For condo or building select appropriate option (Select other if not applicable	Unit and Common Area			
	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Is this an emergency?	N/A			

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Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Is this a rental property?	Yes			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Landlord's Name	RSM Canada Limited			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Landlord's Phone #	4167368889			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Property Use	Multi-Residential (>=4 Units)			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Is this a Housing Authority property?	Yes			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Request Received By?	311 Agent			
Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Adequate Heat Bylaw Detail	No Heat			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	If multi-unit dwelling, are other units affected?	Whole Building			
	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	Are there any children or elderly people in the dwelling?	Yes			
	Completed	2024-01-17, 6:34 p.m.	2024-01-18, 8:42 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Resident said entire bldg is cold. Ongoing issue for a few weeks. Caller said this happened last year as well. Property management said they have no money.	What is the temperature outside today?	-7			
04257023	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	For condo or building select appropriate option (Select other if not applicable	Unit and Common Area	2024-01-17	There is also no hot water in the building which is related to the no heat issue.	Tavis Gallimore
	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Have you contacted the Owner/Superintendent?	Yes	2024-01-18	<<Assigned Officer: Trendes, Terry / 416-395-7038 / ttrendes@toronto.ca>>	Integration User
	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Is this an emergency?	N/A	2024-01-19	<<Assigned Officer: Community Response - West>>	Integration User
	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Is this a rental property?	Yes	2024-01-19	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Landlord's Name	RSM Canada Limit			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Landlord's Phone #	416-736-8889			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Property Use	Multi-Residential (>=4 Units)			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Is this a Housing Authority property?	No			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Request Received By?	311 Agent			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Adequate Heat Bylaw Detail	Low Heat			
Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	If multi-unit dwelling, are other units affected?	Whole Building			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours	s. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	Are there any children or elderly people in the dwelling?	Yes			
	Completed	2024-01-17, 6:35 p.m.	2024-01-20, 10:12 a.m.	Adequate Heat - No Heat - After Hours		51 The Chimneystack Rd	Humber River-Black Creek		Very low heat in building. Only one boiler working, building is aware but will not fix. Issue has been known about one boiler before winter. Tenants are leaving their ovens open and on to heat the units which is safety concern.	What is the temperature outside today?	-11			
04257039	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	For condo or building select appropriate option (Select other if not applicable)	Unit	2024-01-18	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Is this an emergency?	N/A			
	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Is this a rental property?	Yes			
	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Landlord's Name				

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations	s. 14(1)	51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Landlord's Phone #				
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Property Use	Multi-Residential (>=4 Units)			
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Is this a Housing Authority property?	Yes			
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Request Received By?	311 Agent			
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	What is the property by-law infraction?	Dwelling unit requires repair			
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Health Related Issue?	N/A			
Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Is the Property Standards request concerning any of the following?	N/A			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2024-01-17, 6:40 p.m.	2024-01-19, 11:15 a.m.	Property Standards and Maintenance Violations	s. 14(1)	51 The Chimneystack Rd, s.	Humber River-Black Creek		Resident said the water in the unit went from cold to scorching hot. Management said they are operating with 1 boiler. Water changes from cold to extremely hot. Ongoing issue since around Aug or Sept. s. 14(1) from the hot water.	Is this issue before the Landlord and Tenant Board?	No			
04277919	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	For condo or building select appropriate option (Select other if not applicable)	Common Area	2024-01-23	<<Assigned Officer: Roppo, Vito / 647-215-8512 / Vito.Roppo@toronto.ca>>	Integration User
	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Have you contacted the Owner/Superintendent?	Yes	2024-01-23	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Is this an emergency?	N/A	2024-01-24	Officer's contact info provided to caller	Aria Charles
	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Is this a rental property?	Yes			
	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Landlord's Name	RSM Canada Limited			
	Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Landlord's Phone #	416-736-8889			

311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Property Use	Multi-Residential (>=4 Units)			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Is this a Housing Authority property?	N/A			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Request Received By?	311 Agent			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	What is the property by-law infraction?	Elevators not working			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Health Related Issue?	N/A			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Is the Property Standards request concerning any of the following?	N/A			
Completed	2024-01-22, 7:57 p.m.	2024-01-26, 2:44 p.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		Elevator has been out of service for 2 months now. Management company has told resident that the elevator is too expensive to fix right now and her and other residents are going to have to wait. There is now only 1 elevator in service for 8 floors.	Is this issue before the Landlord and Tenant Board?	No			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
04395542	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	For condo or building select appropriate option (Select other if not applicable)	Common Area	2024-02-15	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Have you contacted the Owner/Superintendent?	Yes	2024-02-22	clr cld for update adv to contact by law officer	Kenita McPherson
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Is this an emergency?	N/A			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Is this a rental property?	Yes			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Landlord's Name				
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Landlord's Phone #				
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Property Use	Multi-Residential (>=4 Units)			

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Is this a Housing Authority property?	N/A			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Request Received By?	311 Agent			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	What is the property by-law infraction?	Elevators not working			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Health Related Issue?	N/A			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Is the Property Standards request concerning any of the following?	N/A			
	Completed	2024-02-15, 2:30 p.m.	2024-02-21, 9:07 a.m.	Property Standards and Maintenance Violations	Sareda Nur	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators, both not working. One is going to break soon and the other is completely not working. Also, front door accessibility button is not working.	Is this issue before the Landlord and Tenant Board?	No			
04484214	Completed	2024-03-05, 12:21 p.m.	2024-03-07, 9:50 a.m.	Multi-residential Front End Loaded Garbage Not Picked Up	Jon Buckstin	51 The Chimneystack Rd	Humber River-Black Creek		The garbage was not picked up			2024-03-07	Inspection Note ---------- Inspection ID: 1 Inspection Date: March 07, 2024 12:00:00 FollowUp Date: Status/Notes: Inspection Notes: March 6th 931049 was on site at 1534 and collected 5 bins	Integration User

	311_Requests 311_Requests block 1											Notes Created Date 311 Request Updates block 1		
04553345	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations	S. 14(1)	51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	For condo or building select appropriate option (Select other if not applicable)	Common Area	2024-03-19	<<Assigned Officer: D'Amico, Frank / 416-894-1127 / fdamico@toronto.ca>>	Integration User
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Have you contacted the Owner/Superintendent?	Yes			
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Is this an emergency?	N/A			
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Is this a rental property?	Yes			
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Landlord's Name	4167368889			
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Landlord's Phone #	Elizabeth			
	Completed	2024-03-19, 11:12 a.m.	2024-03-20, 11:14 a.m.	Property Standards and Maintenance Violations		51 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working. senior and people on the wheelchair living in the building this is emergency	Property Use	Multi-Residential (>=4 Units)			

	311_Requests														
	311_Requests block 1											Notes Created Date 311 Request Updates block 1			
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations	S. 14(1)	11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	Is this a Housing Authority property?	No				
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations		11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	Request Received By?	311 Agent				
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations		11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	What is the property by-law infraction?	Elevators not working				
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations		11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	Health Related Issue?	N/A				
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations		11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	Is the Property Standards request concerning any of the following?	N/A				
	Completed	2024-05-19, 11:12 a.m.	2024-05-20, 11:14 a.m.	Property Standards and Maintenance Violations		11 The Chimneystack Rd	Humber River-Black Creek		2 elevators since December 2023 not working, senior and people on the wheelchair living in the building this is emergency	Is this issue before the Landlord and Tenant Board?	No				
Total	270											54			

311_Requests	Notes Created Date 311 Request Updates block 1
311_Requests block 1	

Court File No. CV-22-00688248-00CL

BETWEEN

CITY OF TORONTO **and** **HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.**

(Applicant) (Respondent)

ONTARIO

SUPERIOR COURT OF JUSTICE

PROCEEDING COMMENCED AT TORONTO

AFFIDAVIT OF SAREEDA NUR

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tenechia@bettyslaw.com

Court File No. CV-22-00688248-00CL

BETWEEN

CITY OF TORONTO **and** **HARRY SHERMAN CROWE HOUSING CO-OPERATIVE INC.**

(Applicant) (Respondent)

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PROCEEDING COMMENCED AT TORONTO

RESPONDING MOTION RECORD

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