

Home Orientation Checklist

Item	Location	Features/Comments
Mail Delivery	Mail room located on the Ground Floor Mailing Address: 60 Ann O'Reilly Road Suite # Toronto, ON, M2J 0C8	Mail delivery may be delayed in the early occupancy phases. During this time, mail will be rerouted to a mail distribution center. Details of mail service will be included with your closing gift. The concierge will also be able to accept parcels on the homeowner's behalf provided a waiver is signed. Please note the concierge is unable to accept registered mail.
Your Online Community Website	Building Link buildinglink.com	Access to floor plans, appliance manuals and ability to book amenity spaces.
My Tridel Home	Email link will be sent from Tridel titled "Welcome to MyTridelHome".	Through My TridelHome.com you can: <ul style="list-style-type: none">• View your contract information at a glance• View your documents, such as your Agreement of Purchase and Sales, Certificate of Completion and Possession and Final Statement of Adjustments• View your emails and notices• Submit your service requests
Enterphone	Lobby Entrance & Visitor Parking Vestibules	The door entry system is connected to the suite telephone. This allows guests to quickly announce their arrival. To utilize the Enterphone system you must register your name and phone number with Property Management.
Security – Concierge	Lobby	Your community has a Concierge on duty 24/7. The concierge team will welcome your guests to your community and is able to assist with elevator & amenity bookings.
Del Property Management (DPM)	Property Management Office Ground Floor	Your DPM is responsible for your building maintenance, emergency building response, coordination of recreational facilities and social committees, on behalf of the Board of Directors.
Common Area Amenities	<u>Club Atria - Ground Floor</u> <ul style="list-style-type: none">• Private Dining Room• Catering Kitchen• Party Room & Lounge• Billiards• Terrace• Theatre• Sundeck <u>Fitness Centre</u> <ul style="list-style-type: none">• Fitness & Yoga• Exercise Spa• Women's & Men's Change Rooms and Steam Rooms <u>Rooftop Terrace- 6th Floor</u> <ul style="list-style-type: none">• Fireplace Lounge• Sundeck• BBQs• Green Roof	Amenities are meant to be treated as an extension of your home and some are available to be booked for private events. Connect with your Concierge or Del Property Management for further details.

Moving Room & Elevator	Common Area	All elevator bookings are on a first come, first serve basis and can be arranged using your online community platform or through Del Property Management. There is no fee/deposit required to book. Refer to your Parfait Moving Day card for dimensions.
Bike Rack	Common Area P1 and Ground Floor	You may register for a dedicated bike rack through Del Property Management. This requires a \$100 deposit and is provided on a first come, first serve basis. The deposit will be returned if you no longer require use of the bike rack.
Locker (if applicable)	Levels P1-P4 Floors 1 st – 5 th	All items within locker should be kept elevated off the floor and placed under a plastic cover. The Condominium Corporation or the Declarant is not responsible for items which are damaged as a result of water leakage.
Parking (if applicable)	Levels P1 – P4	Practice safe driving in the underground by limiting speed to no more than 10km/hr.
Corridor	Fresh Air Vents	Fresh Air Vents ensure fresh airflow into the common areas. The vents in the corridor should never be adjusted by a resident. Please contact Property Management if there is a concern with the corridor venting.
Garbage Disposal	Corridor East of the Elevator #8	Hours of operation are 8am-10pm. *For large items, please use the Designated Disposal Area located South/East Corner on P1 level. *
Alarm Panel	Suite Entrance	When set, the concierge will be notified if alarm has gone off. Please be advised that Property Management may enter Suite for Emergency Situations.
Fire Alarm Speakers	Suite	The speaker is hardwired to emergency systems in the building, therefore no batteries are required. <i>Security/Concierge will be alerted if the speaker is tampered with.</i>
Sprinklers	Suite	All suites equipped with in-suite sprinkler system in accordance with Ontario Building Code. Sprinklers are heat activated (fire) and sensitive to impact. Do not tamper.
Demarcation Unit (cable, phone, internet)	Foyer Closet	Your suite has been pre-wired by Rogers. Included as a part of your maintenance fees is Ignite Internet Gigabit. Contact your Dedicated Rogers Representative at 1-866-902-9534 or move2rogers@rci.rogers.com
Smoke Alarm(s)	Suite	The smoke alarm is hardwired to the breaker panel in the suite. Should a fire be detected within your suite, please activate the fire alarm pull station located in the corridor. Homeowner to test monthly by pressing “test” button on unit.
Washing Machine Shut Off Valves	Laundry Room	Upon first use of the washer, turn on the water from the shut off valve. It is also recommended to turn the main water off when away for an extended period of time. Check out our Maintenance Minutes video! Search on YouTube – “Water Shut Off Valves in Your Condo Home”

Dryer Lint Trap & Ceiling Lint Trap	Laundry Room	<p>Your dryer lint trap should be cleaned after each use. The ceiling lint trap should be cleaned at least once/month (dependent on frequency of use).</p> <p>Check out our Maintenance Minutes video! Search on YouTube – “Tridel Lint Trap”</p>
Cleanouts (if applicable)	<p>Kitchen</p> <p>Tower A: all 5th floor suites</p> <p>Tower C: all suites on the 5th, 10th, 15th, and 19th floors</p>	<p>The pipes that run along the inside of a building from one kitchen to another is known as the kitchen drain. Your Property Management team will set up a cleaning schedule and contact those suites affected.</p>
Energy Recovery Ventilator	Integrated with Fan Coil Unit	<p>Your energy recovery ventilator is integrated with the vertical fan coil unit. It is a part of the suite ventilation system. The ERV is designed to stay “on” year-round and result in energy savings while supplying fresh air. Check with your Property Management team regarding an ERV maintenance plan.</p>
Vertical Fan Coil System (Individual metering of hot water, electricity, heating and cooling consumption.)	Suite	<p>The resident is responsible for changing the filter as needed (standard every three months). Improper maintenance of the fan coil system may result in reduced effectiveness. Filters may be purchased directly from Del Property Management.</p> <p>This is a two-pipe system connected to the community’s centralized boiler and cooling tower, allowing for heat in the winter and cooling in the summer.</p> <p>Check out our Maintenance Minutes video! Search on YouTube – “How to Change Your Fancoil Filter”</p>
Capped Outlets	Dining Room (other locations where applicable)	<p>Use a licensed electrician if planning on lighting installation. The wiring in condominiums differs from a standard dwelling and an improper installation can affect the functions of other electrical outlets and/or switches. The electrical warranty is for two years and failure to use a licensed electrician may result in electrical warranty becoming void. In the past Mayfair Electrical: 905-738-2244 has serviced Tridel Buildings.</p> <p>Check out our Maintenance Minutes video! Search on YouTube: “Switched and Capped Ceiling Outlets”</p>
Ground Fault Circuit Interrupters (GFI) Outlet	Bathroom & Kitchen	<p>GFI’s protect against accidental electrical shock. When there are two bathrooms the GFI outlets may be wired on the same circuit and can only be reset from the bathroom with the reset button.</p> <p>Check out our Maintenance Minutes video! Search on YouTube: “How to Reset Your GFI”</p>
Dual Flush, Low-Flow Toilet	Bathroom	<p>As a result of the lower water capacity, the toilet may require two flushes to remove solid waste. The dual flush toilet exceeds the building requirement and is part of the LEED program. It is strongly recommended to not discard paper towel, cotton swabs, feminine hygiene products or any other item other than the intended use by flushing them down the toilet. The toilet may easily clog as result and it will be the responsibility of the homeowner to dislodge any clogs in the toilet. Water cleaning treatments are prohibited as they may damage internal parts of the toilet.</p>

Wood Blocking Locations	Bathroom	For future grab bar installation, please refer to the diagram provided in the Homecare Guide. Note: In suites with two bathrooms, the main bathroom was generally selected but may vary per suite design.
Main Water Shut Off Valves	Under Bathroom Vanity	In the event of a leak or unknown water source, turn off the main water supply and contact Customer Care or Del Property Management.
Granite or Quartz Countertops	Kitchen	Granite countertops have a factory polish and require sealing. We recommend granite countertops be sealed every few years with professional consultation to protect from staining.
Dishwasher Water Shut Off Valve	Under kitchen sink	Upon first use of the washer, turn on the water from the shut off valve.
Switched Outlet	Living Room	This outlet is designed to control a lamp via the light switch. Both the switch and outlet will be indicated by “switched outlet” stickers.
Laminate Hardwood Floor	Suite	A truly “forgiving” floor: <ol style="list-style-type: none"> 1. Wear and tear resistant 2. Impact resistant 3. Although scratch-resistant, it is not scratch proof 4. Fade resistant 5. Easy to clean 6. Hygienic: Due to sealed surface dust cannot attach to it. Dust mites and other allergy-causing substances cannot survive on the surface of floor.
Air Registers	Suite	The air registers are adjustable to direct and balance airflow throughout your suite. Check out our Maintenance Minutes video! Search on YouTube: “Tridel Air Flow”
Breaker Panel	Suite	Loss of Power? Check your breaker panel first. Check out our Maintenance Minutes video! Search on YouTube: “Tridel Breaker Panel”
Balcony/Terrace	Exclusive Use Common Area	Balconies and Terraces are exclusive use common areas and details on regulations can be obtained through Property Management.
Windows	Suite	Learn more about how to minimize condensation on your windows by viewing our Maintenance Minutes video. Search on YouTube: “Tridel Condensation”
Window Coverings (Where applicable)	Suite	Window coverings assist in maintaining optimum temperatures within the suite. In addition, they protect wood floors or cabinetry from the harmful UV rays, which may discolour or affect the moisture content in the wood.
Paint	Suite	Tridel uses paint with low levels of volatile organic compounds (VOC’s). Low VOC paint reduces the amount of off gassing for cleaner air.
Drywall	Suite	You may notice some cracks in the drywall during your first year of occupancy. These appear as a result of the building settling and shrinkage of materials. These settlement cracks are natural, expected and not covered under warranty.

24 Hour Grace Period		When you pick up your key package, visit your suite and report any concerns to your Customer Care team within 24 hours via email (ask@tridel.com) or the Tridel app. While we will be happy to address warrantable items within the suite, we will not be held responsible for damage that occurs either by the move in process, or through irregular use or abuse.
Home Care Guide	Building Link buildinglink.com	The Homecare Guide is a great resource and provides more detailed information of items found on this checklist. Your Customer Care team would be happy to provide a soft copy upon request.
Petiquette (if applicable)	Building Link buildinglink.com	Do you have a pet? Petiquette is a great resource for condominium pet ownership. Your Customer Care team is happy to provide a hard copy upon request.
Del Condominium Rentals:	(416) 296-1012 www.delrentals.com	Del Condominium Rentals is a full-service rental management company. If your suite is an investment property, this may be the right option for you.
Del Realty	416-736-2617 www.delrealty.ca	Del Realty Inc is the exclusive agent for Tridel. Del Realty is firmly committed to helping you buy or sell your home (Tridel-built or otherwise) with the same care, expertise and commitment to customer service that Tridel is renowned for.

Moving Day at Parfait (Tower Suites)

We look forward to welcoming you to your new home. To make your moving day as easy as possible, below is some important information for you that can also be shared with your professional moving company.

- ✓ Reserve the move-in elevator early by booking through Building Link, your online community website, or by contacting your Del Property Management team at 416-649-2317.
- ✓ Keep in mind that you may not get your keys until late in the day on closing, after all legal and banking documents have been processed. Avoid disappointment and don't plan on moving the same day as your closing. Try to book your move the day after.
- ✓ To help you with your move, here are important moving dimensions:
 - Moving elevator: 7'0" wide X 5'7" deep X 9'0" tall
 - Moving elevator door: 3'6" wide X 7'0" tall
 - Moving room door: 6'0" wide X 7'0" tall

If any of your possessions are larger, please contact your Property Management team before your moving day so we can look at other possible solutions.

- ✓ We strongly recommend that your professional movers conduct an on-site visit for your home at Parfait to ensure they have all the necessary equipment. Your moving company can contact the on-site Del Property Management office to coordinate the site visit. Moving trucks can access the community from Ann O'Reilly Road.
- ✓ The moving room entrance is located off of the courtyard on the west side of the building.
- ✓ Once you have arrived, you can access to the moving area through the concierge.



PARFAITTM AT ATRIA

Community Address:

60 Ann O'Reilly Road, Toronto, ON, M2J 0C8

Elevator & Delivery Bookings:

Building Link (in the Amenity Reservations)

Del Property Management: 416-649-2481

Office Hours:

Monday, Wednesday to Friday: 9 a.m. - 5 p.m.

Tuesdays: 9 a.m. - 7 p.m.

Move-in times are scheduled in three-hour windows.
As a courtesy to your soon-to-be-neighbour, please arrive on time so you don't impact their move.

Move-in Times:

Monday – Friday

12 p.m. - 3 p.m., 3 p.m. - 6 p.m., 6 p.m. - 9 p.m.

Saturday, Sunday & Holidays

8 a.m. - 11 a.m., 11 a.m. - 2 p.m., 2 p.m. - 5 p.m., 5 p.m. - 8 p.m.



Moving Day at Parfait (Podium Suites) (Floors 2-5, Units 51-55 and 70-72)



We look forward to welcoming you to your new home. To make your moving day as easy as possible, below is some important information for you that can also be shared with your professional moving company.

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- ✓ Keep in mind that you may not get your keys until late in the day on closing, after all legal and banking documents have been processed. Avoid disappointment and don't plan on moving the same day as your closing. Try to book your move the day after.
- ✓ To help you with your move, here are important moving dimensions:
 - Moving elevator: 6'8" wide X 3'0" deep X 8'6" tall
 - Moving elevator door: 3'5" wide X 7'0" tall
 - Moving room door: 3'0" wide X 7'0" tall

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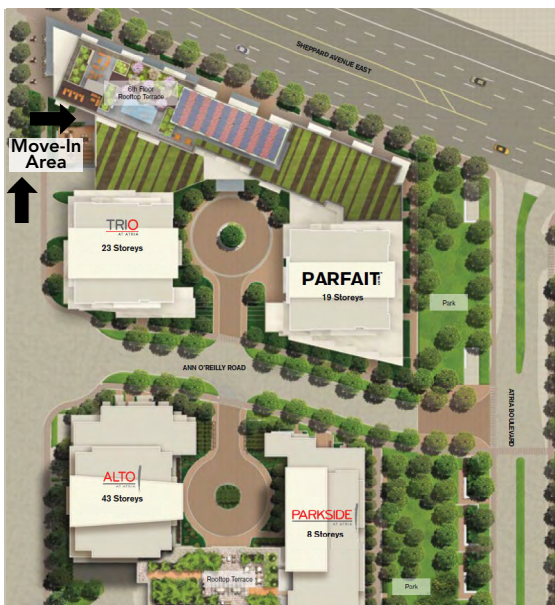
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Access to My Tridel Home

Welcome to My Tridel Home (mytridelhome.com) where you can get existing and up-to-date information about your new Tridel home.

Through MyTridelHome.com you can:

- View your contract information at a glance
- View your documents, such as your Agreement of Purchase and Sale, Certificate of Completion and Possession, and Final Statement of Adjustments
- View your emails and notices
- Submit your service requests

Welcome Email from Tridel

To access MyTridelHome.com, you will be sent an email from Tridel titled “Welcome to MyTridelHome”, which will contain your new username, temporary password, and a link to access MyTridelHome.com. Please keep an eye out for this email. If you haven’t received this email, you may want to check your spam folder or contact us.

Please note: The My Tridel Home welcome email will be sent to the email address that we have on file for you. It’s important that we have your correct email address so that you can access your My Tridel Home information. If there are multiple people on title, please ensure that we have a unique email address for each person, so they can access My Tridel Home as well.

Username and Password

Once you have logged in to MyTridelHome.com, you will be prompted to change your password. Please store your username and password in a safe place. We encourage you not to share your log-in with others as MyTridelHome.com contains important personal information. If you lose or forget your password, please use the “Forget Your Password?” feature found on MyTridelHome.com.

Selling Your Home?

If you sell your home, please do not provide the new owner with your log-in as they will get access to all your personal information. Please ask them to contact us.

Questions

If you have any questions, please contact our Customer Connection Centre (C³) at 416.661.9394 or email ask@tridel.com.



Thinking Additional Customization?

IMPORTANT Information to Assist You & Your Trades

The Tridel logo, consisting of the word "TRIDEL" in white capital letters on a red rectangular background, with the tagline "BUILT FOR LIFE" in smaller white capital letters below it.

TRIDEL®
BUILT FOR LIFE

The Dorsay logo, featuring the word "DORSAY" in a blue, serif, all-caps font.

DORSAY

As you settle into your new Parfait at Atria home and community we expect that you may want to do some additional customization.

As part of that you may be using professional consultants and trades.

Since your community is still actively under construction and Final Closing has not taken place, it is critical that we manage any trade related work within the community. This will allow us to coordinate security and access control as well as preserve the common elements of the community.

It will also help us to ensure that everyone knows about and respects the approved times for work, where to park (if possible) and how to dispose of any construction waste. There is also important documentation that we provide you with for your trades, to assist in ensuring that experienced professionals with the right credentials and insurance are verified for the work that is proposed.

While you are ultimately responsible for any trades or consultants you bring into the community, the structure and information we provide you with can help prevent unnecessary complications that could occur.

Before Final Closing, you will need to provide information to us at ask@tridel.com and we will assist you. In the future and once you have a resident elected Board of Directors, all work will be coordinated with your Del Property Management team and approved by your Board.

The majority of our customers undertake "light" customization where painting, crown moulding and closet organizers, are some of the most common requests. These requests are generally same day requests and only require you to itemize the work and list the expected trades coming to the community (with associated dates and times).

More extensive customization requests that may impact the structure of your home or the infrastructure of the common elements may require additional time and coordination.

Working together with all homeowners and their trades, we should be able to successfully minimize any inconvenience or disturbance to you and other residents who are living and enjoying their new home and community.

Should you have any questions or concerns surrounding the Suite Renovation process or your Tridel home in general, please do not hesitate to contact the Tridel Customer Connection Centre (C³ Centre) at 416.661.9394 or via e-mail at ask@tridel.com.



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