April 27, 2023

Project 16-2291 C2

**CONDITION SURVEY**

**Sanitary Sewer Improvement**

**Willow Lane**

Dear resident,

**If you are a tenant, please give this letter to the property owner.**

The Region of Peel is installing a large sanitary sewer in your area. We expect work to start on November 9, 2022.

OZA Inspections Ltd. has been hired to conduct a survey of buildings in the construction area to check existing conditions. Your property is in this area. The condition survey includes an indoor and outdoor inspection, which will include photographs of all buildings within the proposed construction area to verify existing conditions. **There is no cost to you for this service.**

We hope the information on the back of this sheet will answer any questions you have about the survey.

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| **How to arrange a survey**:   * Please phone OZA as soon as possible at 1‐800‐667‐8263 ext. 231 to make an appointment for the survey. This is a 24‐hour voice message centre. * If you prefer, you may email them at [appt@ozainspections.com](mailto:appt@ozainspections.com). Please include the file number 22059and your address in the subject line. * Within your message, please refer to file 22059 and include your:   + name   + address   + telephone number   + date and approximate time you would like OZA to come to your home or business.   An OZA representative will return your call or email you. |

If you have any questions, or do not want your property surveyed, please contact us.

Information on this construction project can be found at [**peelregion.ca/pw/construction/miss/1**](https://peelregion.ca/pw/construction/miss/19-2205.asp)**62291.htm**

Thank you,

Wastewater Collection and Conveyance

Engineering Services Division

Public Works, Region of Peel

Email: [construction@peelregion.ca](mailto:construction@peelregion.ca)

Phone: 905-791-7800 ext. 4409

**Pre-existing condition surveys: Your questions answered**

**What is a pre-existing condition survey?**

A pre‐existing condition survey includes an indoor and outdoor inspection of buildings and structures that are close to the planned construction activities. **There is no cost to you for this service.**

The inspector looks for pre‐existing conditions such as nail pops, cracks, water damage, etc. The inspector will take a reference photo of each room and photograph any pre‐existing conditions found. No items will be moved or disturbed, and only accessible areas will be inspected. No personal/private information is collected. Photos are taken only of the walls, ceiling, floors, and foundation. Our main concern is the basement and main floor.

Please tell the inspector if there are any parts of your home you do not want surveyed.

All inspectors carry photo identification. Please ask to see their ID.

**How long does the survey take?**

It takes about one hour, depending on the size of the building.

**Why should I have a condition survey?**

The survey protects you, the Region, and the contractor. While this survey is not required, we highly recommend it. In the unlikely event that your property is damaged due to construction activities, the survey allows for a smooth claim process. Please be assured that we do not anticipate any damage to your property due to our construction work. This survey is common practice on most construction projects. If you decide not to have your property surveyed, it may be challenging to claim any damages against the Region.  
  
**What happens to the photos?**

OZA keeps the photos in their secure facility for seven years after the project is completed. The photos are then destroyed. If you want the photos destroyed before this time, OZA will ask you to sign a release form stating you will not make a claim in the future.

**Can the survey include additional items of concern?**

At the time of inspection, tell the inspector about any specific concerns you have, such as a pool, hot tub, in‐ground sprinkler system, septic tanks, or drilled or dug wells.

**Does someone need to be at home when the survey is conducted?**

We ask that an adult over the age of eighteen be present during the inspection, as access to the home and backyard will be required.