



Kay Four Quarterly

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Frozen Windows and Patio Doors

Condensation and ice build up on patio doors and windows often occurs in cold weather. Aside from ice blocking sunlight and the view, it can also cause physical damage to the window and window tracks. The best way to minimize this problem is by keeping the humidity level in your suite as low as possible. This can be done by:

- Turning on fans to move the air in your suite
- Keeping drapes and blinds open during the day to prevent moisture from getting trapped behind them on the window and windowsill
- Opening the window approximately one inch for a few minutes each day
- Wiping any accumulated condensation on the window and frame will help reduce mildew build-up
- Run your washroom and kitchen fans for at least 30 minutes after cooking or bathing
- Running a dehumidifier in your suite

The humidity and resulting build up of condensation on your windows can cause water damage in your suite and to the tenant below you. Please check your windows for condensation daily and take the steps above to prevent it from happening.



Snow Removal

Winter is nearly here, meaning that parking lots will require plowing after heavy snowfall. Now is an excellent time to ensure that your vehicle is operational and can be moved out of the parking lot when plowing is required. We remind you that non-operational vehicles are not to be stored in the parking lots at any time. Snow clearing is one of the reasons why this is not permitted.

Every winter, we find that there are some tenants who neglect to move their cars for plowing. Not only does this prevent neighbouring stalls from being cleared properly, but it takes extra time for the contractor to maneuver around your vehicle.

Tenants are always given sufficient notice to move their vehicles before snow clearing. The notice is given with the expectation that tenants will use that time to ensure that their car will start, or to find someone to move the vehicle if they are not able to do so themselves.

As this is an ongoing problem, we may tow vehicles who have not moved for snow clearing to ensure that all stalls are cleared properly. We thank you in

Building and Locker Security

Due to several recent events, tenants are highly encouraged to refrain from holding the building entrance doors open, even for people they believe to be current tenants. All tenants must use their keys to gain access to the building.

Further, please check your storage lockers on a weekly basis. If you do not currently have a comprehensive insurance policy, please buy one that covers the contents of your suite and locker in case of damage or theft. All tenants are encouraged to abide by these requests to ensure the safety and security of all those who live in your building.

Tenant Referral Bonus

We currently have suites available throughout the city, and we're offering you a reward for referring your friends and family to live in one of our properties. Just have your friend or family member write your name, address and phone number in the "Comments section" on page 2 of their application form and that you referred them. Once they move into their own suite, on a one year lease, we will give you a cash reward of \$100.

Your odds of winning our cash rewards are much, much better than winning Lotto 649. You don't have to buy a ticket and all you have to do is live with us and have a friend or family member move into their own suite.

We are also offering move-in bonuses on select suites in some of our buildings for new tenants. Please call the Kay Four Properties office at (204) 339-0461 for more information on available bonuses.



New Coil Burner Technology

Beginning in 2018, UL/CSA regulations require all new coil top ranges (such as those present in your suite) to be equipped with temperature limiting technology. This technology, called 'Sensi-Temp Technology' is intended to reduce the risk of oil and grease fires.

The new ranges have a silver sensor in the centre of the coil element. The sensor must be in contact with the bottom of the cookware for it to accurately measure the temperature. When it sense that the bottom of the cookware is reaching an unsafe level, the element will automatically turn the heat off until the temperature has come back down. When a lower, safer temperature is detected, the element will automatically turn back on.

This means that you will notice the element cycling on (red) and off (black) while in use. This does not mean that the element is defective—it means that it is automatically maintaining a safe temperature. This will not generally affect cooking as the element will only shut off at very high temperatures or when the cookware is removed from the element.

Lucky Winners

The following lucky tenants have won gift cards for Salisbury House. We gift these to show our appreciation to our tenants and to support local businesses.

J. Moroz & K. Moroz & J. Moroz	J. Pua
M. Stoyko & L. Lambert	T. Lund
J. David & K. Serrano	W. Doyle
G. Karry & R. Karry	H. Jensen
P. Smith & E. Smith	E. Gahigi
M. Valle & E. Valle	J. Soltes
R. Wegierski	R. Lucyk
W. Sampson	T. Moroz
S. Stephens	S. Posaluko



Did you know...

Approximately 430 light years from earth lies a supergiant star called Betelgeuse. It is one of the brightest stars in the sky because it is one of the largest in the universe. It is currently in its red giant stage with a luminosity 10,000 times greater than that of our sun. Because it's at the end of it's life, it is likely to explode into a supernova at any time. When it does, it would light Earth's sky continuously for two months due to the magnitude of the explosion.