

Christmas Tree Recycling

January 14 to 18

On your regular garbage day. To avoid problems with snow removal put your Christmas tree at the curb the night before your scheduled collection day. Wrap your tree in an old sheet, large plastic bag or tarp when taking it from your apartment to avoid leaving a trail of needles. Take the bag or sheet off once you get it out of the building. Trees that are wrapped in plastic or that contain decorations will not be collected.

Also, please don't throw your wrapping paper and gift boxes into the garbage or down the chute. Recycle them along with your other paper. Remove bows and ribbons from paper and crush gift boxes before recycling.



Resolutions for CCOC's AGM

Deadline: March 21, 2008

Take part in the democratic process and have a say on how CCOC works by submitting a resolution. Your resolution should be about something that would apply to all CCOC buildings or tenants. Past resolutions have included promoting organic gardening and making it easier to recycle in CCOC buildings.

Resolutions will be reviewed by a CCOC committee and forwarded to the membership to vote at the May 22, 2008 Annual General Meeting.

Send your resolutions to:

Meg McCallum c/o CCOC
P.O. Box 2787, Station D,
Ottawa, ON
K1P 5W8
meg.mccallum@cchohousing.org



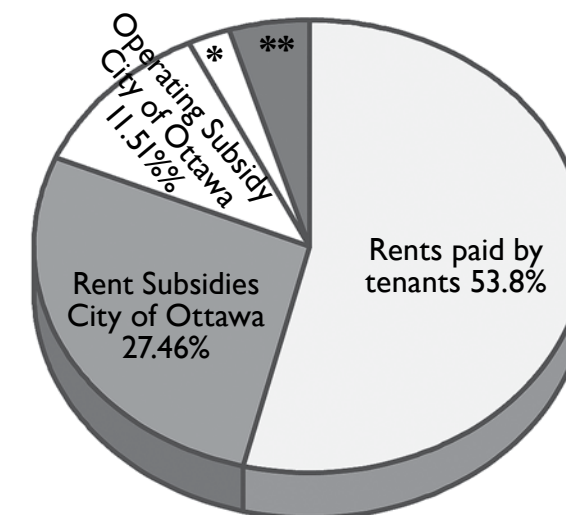
NewsNotes

CCOC January 2008

CCOC's 2008 BUDGET Revenues

Over half of all the money CCOC has comes from the rent that tenants pay: about \$7.7 million dollars each year. The next biggest source of income is rent subsidies transferred to CCOC by the City of Ottawa. Some of these subsidies cover the difference between the reduced rent that rent-g geared-to-income tenants pay and the full rent for the unit. Just over half of CCOC tenants pay subsidized rent.

* Mortgage Subsidies CMHC 2.64%
**Other (Parking, Laundry, Commercial) 4.6%

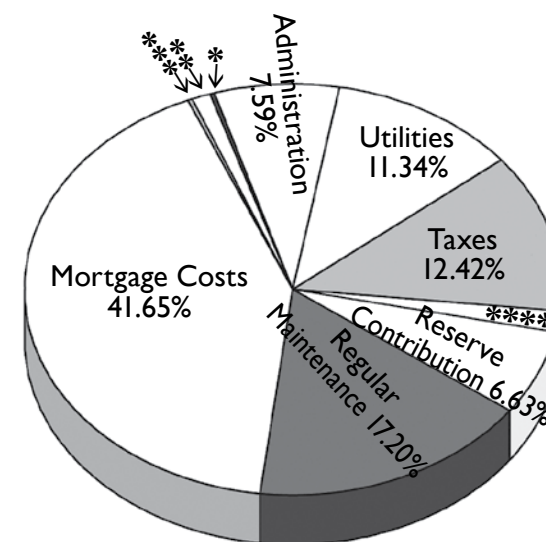


Expenses

CCOC's biggest expense every year is paying down our mortgages. For our older properties this cost is balanced by federal mortgage subsidies. Some of our earliest mortgages, from the late 1970's, will be paid in full starting in 2011.

The next biggest expense is maintenance. About \$2.4 million is spent on maintenance each year.

Another big expense is property taxes: \$1.9 million each year. CCOC pays a multi-residential property tax rate, about double the normal residential rate paid by condominium and home owners.



* Bad Debts 0.30%
**Insurance 0.96%
*** Miscellaneous 0.21%
****Special Maintenance 1.71%

Inside...

tax help needed,
hot apartments,
fighting frost,
winter parking,
winter walking,
recycling trees,
job search workshop,
and AGM resolutions.

613-234-4065

Maintenance ext. 707
Rental ext. 224/245
Finance ext. 230
Communications ext. 240

"NewsNotes" is written & published by CCOC's Membership & Communications Department. Your comments, submissions & suggestions are welcome. Call Meg McCallum at ext. 240 (meg.mccallum@cchohousing.org) or Karen Batsch at ext. 241 (karen.batsch@cchohousing.org)

www.cchohousing.org

Free 3-day Job Search Workshop

for permanent residents and new Canadians.

Date: January 15 to 17 **Time:** 9 am to 4 pm
Place: 301-2255 Carling Avenue **To Register:** 613-722-2225 ext. 500 (Sheldon Taylor)

Topics include: networking techniques, cover letters, interview strategies and practice, targeted resumé, researching the job market, career planning, self assessment, and sources of job leads. Light refreshments will be served.

This workshop is offered by LASI World Skills, a non-profit organization that responds to the needs of the local labour market while promoting the skills and talents of New Canadians.



CCOC Committee Meeting Schedule

STANDING COMMITTEES	JANUARY	FEBRUARY	TIME (PM)
Membership & Communications	No meeting	February 6 *	7:00 * at 170 Booth
Development Committee	January 8	February 12	7:00
Rental Committee	January 15	February 19	7:00
Finance Committee	January 16	February 13	7:00
Property Management Committee	January 17	February 14	7:00
Board of Directors	January 30	February 27	7:30



Where: Board Room at 415 Gilmour Street (ring 808). Call 234-4065, ext. 0 to confirm.
Note: CCOC will pay taxi fare and family care for committee members attending meetings.

Can You Help People With Their Taxes?

Every March, CCOC works with the Canada Revenue Agency (CRA) and local community health centres to organize free income tax clinics. We rely completely on volunteers to staff the clinics.

If you are good with numbers and comfortable with computers, please consider helping out. CRA provides all the training and equipment.

For more information:
contact Meg at 613-234-4065 ext 240
e-mail meg.mccallum@ccochoosing.org;
or visit www.cra-arc.gc.ca/volunteer



Check for this month's insert on CCOC's new Pre-Authorized Rent Payment plan!

Regardez pour l'encart sur le Prélèvement bancaire automatique de CCOC!

Feeling Too Hot?

If your unit gets too hot during the winter, please check your thermostat and turn it down.

Here are suggested thermostat settings that provide comfort and avoid overheating:

- Sitting, reading or watching TV: 21°C
- Working around the house: 20°C
- Sleeping: 16°C
- No one home: 16°C

If you don't have a thermostat to control your heat, call the maintenance office at 613-234-4065, ext. 707.



Opening windows to cool down can bring quick relief, but it can also cause water pipes to freeze and burst.

Burst pipes cause costly damages to buildings and possessions. If a tenant is found responsible for damages, they will be billed for repairs.

Fighting Frost

Wet windows happen when warm moist air inside meets cold window glass. The more water there is in the air and the colder the glass, the more water will collect on the windows.

If your unit is humid here are some suggestions:

- shut off humidifiers;
- always run the kitchen fan while cooking, the bathroom fan while showering or bathing and let them run for an extra half hour after you are done;
- keep drapes and blinds open during the daytime;
- let air circulate through rooms, a small fan might help; and
- open windows for fresh air, but be sure to close them afterwards.
- If you live in an apartment building, do not install weatherstripping around your hallway entrance - there is an air pressure system in the hallway that helps ventilation of your apartment;

Cars & Winter

City of Ottawa: Overnight Winter Parking

The City of Ottawa overnight winter parking rules are now in effect. That means that you can't park on City streets between 1 a.m. and 7 a.m. when there is a forecast of 7 cm or more of snow.

Listen to local radio and television stations for expected snow accumulations and information about on-street parking regulations or call the City's Call Centre at 3-1-1.

If you park on the street when winter parking rules are in effect, your car may be ticketed and towed to a street nearby.

If your car is towed, call the Ottawa Police Service at 613-236-1222 to find out where it has been taken.

If City crews plan to remove snow on nights when no snowfall is forecast, they put "no parking" signs in the snowbanks. Do not park by these signs!

If you have an on-street parking permit, different rules apply. Call the City at 3-1-1 or visit their web site at: www.ottawa.ca



CCOC Snow Removal

CCOC removes snow from our parking lots when there is 5 cm accumulation or more. Please note the following points to make snow removal less hectic for all:

- When you see or hear the snow removal crew, please move your car.
- The crew will not clean around your car.
- All cars must be kept in working order.
- Park your car carefully making sure that you use only one space.
- Please be patient. All efforts are made to clear the snow as quickly as possible. We can't be everywhere at once!



People & Winter

City of Ottawa: Sidewalk Maintenance

If the city sidewalks are icy, you can call the City's 24 hour line at 3-1-1 or use the City of Ottawa yellow grit boxes. These are filled with gritty sand to spread on the sidewalks.

CCOC Walkway Snow Removal

At properties with 4 or more units CCOC clears walkways and steps of snow. There are grit boxes on site, and tenants are encouraged to spread grit if they notice walkways becoming icy.

At properties with 3 units or less, tenants are responsible for clearing walkways and steps. Please contact the maintenance office at 613-234-4065, ext. 707 if you need sand and/ or salt.



Minimizing Road Salt Use

Winters in Ottawa are cold and icy, and we need to keep sidewalks and roads clear for the safety of residents. Road salt is used to melt ice, but it poses immediate and long term threats to water, plants and wildlife.

Sand or grit are good alternatives to help create traction on slippery surfaces. When mixed with grit, a little road salt goes a long way to de-ice walkways and minimize slippery surfaces. There are also some new products that claim to be "eco-friendly" de-icers. These tend to be made of different types of salt. While these de-icers may be less harmful than road salt, they may still have environmental consequences. They also tend to lose effectiveness at temperatures lower than -10°C.

CCOC's snow contractor uses a mixture of grit or sand and salt in our parking lots; and the grit boxes at CCOC properties have either a mixture of sand and salt or two separate containers so that you can create your own blend. If you clear your own steps and walkway, the best way to keep walkways clear is to shovel as soon as you can, then apply a de-icer and grit mixture.