

December 10, 2024

Edge Group Ltd.
14 Meteor Drive
Etobicoke ON
M9W 1A4

Attn: Frank Di Giacomi, CEO

Email: frank@edgegroupltd.com

Re: 2220 Bloor Street West, Toronto – Exterior Wall and Roof Repairs
Certificate of Substantial Performance

Sense Project No. 23tR012C

Dear Frank,

Please find enclosed a copy of the Certificate of Substantial Performance for this project.

Provided no liens have been registered against the property, statutory holdback for the project will become due 60 days after the completion of the project. Receipt of the following information will also be required:

- WSIB Clearance Certificate;
- Statutory Declaration; and
- Request for Release of Holdback.

Upon receipt of the required information, we shall issue a Certificate for Payment for Release of Holdback.

In accordance with the Contract dated January 22, 2024 between the Contractor and the Owner, the Consultant on behalf of the Owner, and on the basis of a joint inspection with the Contractor on July 3, 2024, and follow up correspondence confirming completion of outstanding items, hereby certifies that:

1. The work or a substantial part thereof is ready for use and may be used for the purpose intended,

and
2. The Contract is deemed completed. The work to be done under the Contract is capable of completion or correction at a cost of not more than \$500, which is less than the \$1,353.02 maximum limit required by the Construction Act.

The issuance of this Certificate does not release the Contractor or any Subcontractor from the duty of completing the Work pursuant to the terms of the Contract.

The date of substantial performance defines the start of the warranty period. All components of the work have a 2 year warranty.

Should you have any questions, please do not hesitate to contact us.

Yours Truly,
Sense Engineering



Rajeev Saravanamuthu, P.Eng.
Project Manager (416) 316-7717



Bill Sullivan, P.Eng.
Project Principal (905) 490-8036



Katie Boyd
Project Associate (289) 925-2756

cc: Peter McClelland, Lee-Mar Developments Limited
Elsie Clemente, BGIS
Lucas Stevens, Edge Group

Email: peter@439.ca
Email: elsie.clemente@bgis.com
Email: lucas@edgegrouppltd.com

Attachments:

1. Certificate of Substantial Performance



FORM 9
CERTIFICATE OF SUBSTANTIAL PERFORMANCE OF
THE CONTRACT UNDER SECTION 32 OF THE ACT

Construction Act

Toronto

(County/District/Regional Municipality/Town/City in which premises are situated)

2220 Bloor Street West, Toronto

(street address and city, town, etc., or, if there is no street address, the location of the premises)

This is to certify that the contract for the following improvement:


Exterior Wall and Roof Repairs

(short description of the improvement)

to the above premises was substantially performed on November 28, 2024

(date substantially performed)

Date certificate signed: December 10, 2024



(payment certifier where there is one - signature required)

(owner and contractor, where there is no payment certifier -
signatures required)

Name of owner: Lee-Mar Developments Limited

Address for Service: 429 Spadina Road, Suite 202, Toronto, ON M5P 2W3

Name of Contractor: Edge Group Ltd.

Address for Service: 14 Meteor Drive, Etobicoke, ON M9W 1A4

Name of payment certifier (where applicable): Sense Engineering (GTA) Ltd.

Address: 15-10 Greensborough Village Circle, Markham, ON L6E 1M4

(Use A or B, whichever is appropriate)

☒ A. Identification of premises for preservation of liens:

PT LT 1 PL 714 WEST TORONTO JUNCTION AS IN CA534280

(if a lien attaches to the premises, a legal description of the premises,
including all property identifier numbers and addresses for the premises)

☐ B. Office to which claim for lien must be given to preserve lien:

(if the lien does not attach to the premises, the name and address of the person or body to whom the claim for lien must be given)