

January 16, 2025

Podium Restoration Ltd.
448 Gibraltar Drive, Unit 6
Mississauga, ON L5T 2N8

Attn: Kirk Gillespie, President

e: kirk@podiumrestoration.com

Dear Kirk,

**RE: 150 Neptune Drive, Toronto – Garage Roof Deck & Ramp Repairs
Certificate of Substantial Performance**

In accordance with Section 32 of the Construction Act, we certify that Podium Restoration has substantially performed the work at the above noted project on January 10, 2025. A copy of the Certificate of Substantial Performance is attached.

Please submit your invoice for release of holdback, statutory declaration, and proof of publication of this Certificate. As discussed, some funds will be held back to cover incomplete items.

Based on this certification and in accordance with Section 31 of the Construction Act, the release of holdback shall be due on 61st day after publication or completion.

Please arrange for the Toronto's assigned permit reviewer to visit site for their final inspection.

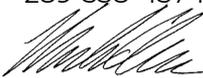
The date of substantial performance defines the start of the warranty period. The warranty period for the work performed as part of this Contract is two years, except for waterproofing which carries a five year warranty.

Please contact us should you have any questions with regard to the above.

Yours truly,

Synergy Partners


Joshua Chabnauth, B.Eng.
Senior Project Associate
289-338-4374


Mark Chiu, P.Eng.
Senior Project Manager
647-328-5157


Sam Evangelista, P.Eng.
Project Director
416-358-8149

cc: Alec Napier, Property Manager

e: alec@nadlan-harris.com

FORM 9

**CERTIFICATE OF SUBSTANTIAL PERFORMANCE OF THE CONTRACT
UNDER SECTION 32 OF THE ACT**

Construction Lien Act

City of Toronto

*(County/District or Regional Municipality/City or Borough of
Municipality of Metropolitan Toronto in which premises are situate)*

150 Neptune Drive, Toronto, Ontario

(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:

Garage Roof Deck & Ramp Repairs

(short description of the improvement)

to the above premise was substantially performed on: January 10, 2025

(date substantially performed)

Date certificate signed: January 16, 2025


(Signature of payment certifier where there is one)

*(Signature of owner and contractor, where there is no
payment certifier)*

Name of owner: YCC 222 c/o Nadlan-Harris Property Management

Address for service: 150 Neptune Drive, Toronto, Ontario, M6A 2Y9

Name of contractor: Podium Restoration

Address for service: 448 Gibraltar Drive, Unit 6, Mississauga, Ontario, L5T 2N8

Name of payment certifier: Synergy Partners Consulting Limited
(where applicable)

Address: 3200 Dufferin Street, Suite 300, Toronto, Ontario, M6A 3B2

(Use A or B whichever is appropriate)

A. Identification of premises for preservation of liens:

PT Blk One Plan M1298 & PT Blk A Plan M1382

(where liens attach to premises, reference to lot and plan or instrument registration number)

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

(where liens do not attach to premises)