

May 16, 2021

Mr. Jose Fernandes  
Tectra Group Inc.  
404 Attwell Drive,  
Toronto, ON, M9W 5C3

**Project No. 20-0437**  
**Certificate of Substantial Performance**  
**Phase 2 Roof Replacement – Block 1000**  
**5 Everson Drive, North York, ON**

Dear Mr. Fernandez,

Please find attached a copy of the Certificate of Substantial Performance for the above noted project.

In accordance with the Contract dated November 24, 2020 between Tectra Roofing Group and Toronto Standard Condominium Corporation No.1467, Pretium Engineering Inc. on behalf of the Owner and on the basis of a joint review with Tectra Roofing Group on April 1, 2021, 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 work to be done under the Contract is capable of completion or correction at a cost of not more than **\$2,000** (value of work outstanding), which is less than the \$17,328.22 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.

Provided no liens have been registered against the property, statutory holdback for the project will become due following the expiry of the lien filing period which extends 60 days after the date of publication of the Certificate of Substantial Performance in a commercial trade newspaper OR the last date which materials or services were delivered to the site (April 3, 2021).

Please submit the following with your submission for release of holdback:

1. Confirmation of publication of substantial performance i.e. Daily Commercial News Certificate of Publication;
2. Statutory Declaration;
3. Current WSIB Clearance Certificate; and
4. Specified Warranties.

The date of substantial performance defines the start of the warranty period. The warranty period for this work is as follows

Item	Warranty Terms
Siding	Minimum of two (2) years including workmanship, labour and material.
Modified Bitumen Membrane	Minimum of five (5) years including workmanship, labour and material.

We trust that the above is satisfactory for your purposes. If you have any questions regarding the information provided herein, please do not hesitate to contact the undersigned.

Yours very truly,

**Pretium Engineering Inc.**



Jonathan Dickson, M.Eng, P.Eng, BSS, LEED GA  
*Project Principal*

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

City of Toronto

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

5 Everson Drive, Toronto, ON

(street address and city, town, etc., or, if there is not street address, the location of the premises)

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

Roof Replacement – Block 1000

(short description of the improvement)

to the premises was substantially performed on: April 1, 2021

(date substantially performed)

Date certificate signed: May 13, 2021



(payment certifier where there is one)

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

Name of Owner: Toronto Standard Condominium Corporation No. 1467

Address for Service: 5 Everson Drive, Toronto, ON M2N 7C3

Name of Contractor: Tectra Group Inc.

Address for Service: 404 Attwell Drive, Toronto, ON, M9W 5C3

Name of Payment Certifier (where applicable): Pretium Engineering Inc.

Address: 355 Harry Walker Parkway North, Unit 6, Newmarket, ON, L3Y 7B3

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:

1003, 1004, 1005, 1006, 1011, 1012, 1013, 1016, 1018, 1019, 1024, 1026 and 1032 – 5 Everson Drive, Toronto, ON

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