

LETTER TO OWNER'S REPRESENTATIVE FOR SUBSTANTIAL COMPLETION



Date: 2022-11-07

To: **Porch Light Inc.** (12832893 Ontario Ltd.)
294 Hillhurst Blvd.
Toronto, Ontario
M6B 1N1, Canada

Attention: Bill Tishler

Re: Statement of Deemed Completion of a Contract
For the Purposes of the Construction Act
Television studio (no audience) interior renovation
660 Richmond St. W

Building Permit No.: 21 245234 BLD 00 BA

Project No.: 2106

NONUMENT

304-120 PARLIAMENT ST. E
TORONTO ONTARIO
CANADA M5A 0N6

WWW.NONUMENT.COM
647 262 0647

Dear Bill Tishler,

Based on our general review of the project, in our opinion, to the best of our knowledge, information and belief, the construction contract for the above referenced project has been deemed complete pursuant to the provisions under Section 2(3) of the Construction Act, R.S.O. 1990.

The date of deemed completion of the contract was determined to be November 7, 2022.

Accordingly, the Construction Act provides that outstanding lien holdback monies may be released to the contractor on the day following the conclusion of the sixty (6) day period next following the date the contract was "deemed completed", provided no liens exist relative to this contract.

A Certificate for Payment and accompanying documentation is being prepared for the outstanding lien holdback monies.

We trust that the above is understood. Should you have any questions with regard to the above, or have any information that would alter our determination please contact the undersigned.

Yours Truly,

Nonument
per:

Dominique Cheng
Principal
OAA (8052), M.Arch



Attachments: Certificate of Substantial Completion – Radke Films_20221107

cc: Bill Tishler, Porch Light Inc.
Gavin Kearney, Oakley Construction Inc.

FORM 10
CERTIFICATE OF COMPLETION OF SUBCONTRACT
UNDER SUBSECTION 33(1) OF THE ACT
Construction Act

This is to certify the completion of a subcontract for the supply of services or materials between

Porch Light Inc. and Radke Film Group
.....
(name of subcontractor)

dated the 07 day of November, 20 22.

The subcontract provided for the supply of the following services or materials:

Project/construction management
.....

to the following improvement:

Renovation to an existing 3-storey commercial building
.....
(short description of the improvement)

of premises at 660 Richmond Street W.
.....
(street address, or if there is none, the location of the premises)

Date of certification November 7, 2022

Nonument Architects Ilene Bronsteter / Radke Film Group Bill Tishler / Porch Light Inc.
.....
(payment certifier where there is one) (owner and contractor)

Name of owner: Ilene Bronsteter

Address for service: 660 Richmond Street W. Toronto, ON M6J 1C3

Name of contractor: Bill Tishler

Address for service: 294 Hillhurst Blvd. Toronto, ON M6B 1N1

Name of payment certifier (where applicable): Dominique Cheng

Address: 304 - 120 Parliament St., Toronto, ON M5A 0N6

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:
660 Richmond Street W. Toronto, ON M6J 1N1
.....
(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)