

January 12, 2022

Ref. Lakeshore1485.wpl/c

Peel Condominium Corporation No. 415
c/o Crossbridge Condominium Services Ltd.
1485 Lakeshore Road East
Mississauga, ON L5E 3G2

Attention: Mariana Constantinescupcc415.is@rogers.com

Re: 1485 Lakeshore Road East, Mississauga
Whirlpool Room Repairs
Date of Substantial Performance: January 10, 2023

This letter will serve to confirm our opinion that the above work was Substantially Performed in accordance with the Construction Lien Act on the above date. The Work is warranted by the Contractor against faulty workmanship and materials for a period of **2 years** from the date of Substantial Performance. There is additionally an extended warranty for **5 years** on materials from the manufacturer for cementitious "tapecrete" whirlpool lining and **5 years** for materials and installation of tiled finishes.

Payment of the 10% Statutory Holdback becomes due 60 days after Substantial Performance is published and upon the Contractor's submission of the following documentation, provided no liens have been registered against the property.

- Request for Release of Holdback
- WSIB Clearance Certificate
- Statutory Declaration
- Confirmation of Warranty
- Confirmation of Publication of Substantial Performance (A copy of the CCDC Form 9 has been enclosed to facilitate publication of Substantial Performance).

Upon receipt of the above documentation, we will issue a Payment Certificate related to the Release of Holdback.

At this time, we would provide the following photographic summary of the work completed on this project.

Removal of existing whirlpool basin tiles.



Removal of existing whirlpool basin tiles.



Removal of floor tiles and concrete around existing floor drains on either side of the whirlpool room.



Removal of existing drainpipes.



Installation of new drainpipes on either side of the whirlpool room.



Whirlpool basin concrete surface prep.



Installation of the Tapecrete waterproofing system base coat in the whirlpool basin.



Installation of the Tapecrete waterproofing system top coat in the whirlpool basin.



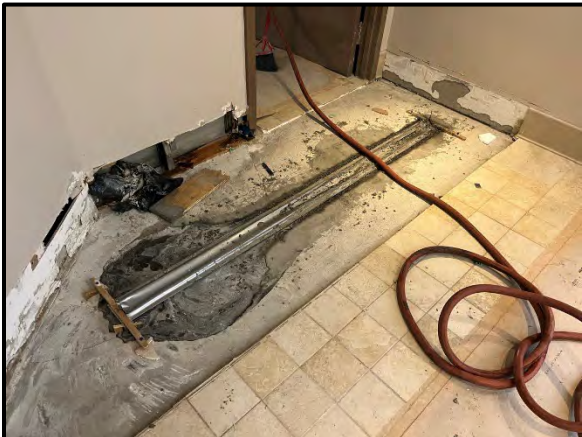
Reinforcement mesh embedded into the Tapecrete top coat, at the corners and edges of the basin.



Water testing of the whirlpool basin.



Installation of concrete to embed new linear drains.



Installation of the Tapecrete waterproofing system around the new linear drains.



Suspended ceiling repairs in the parking garage below the whirlpool room.



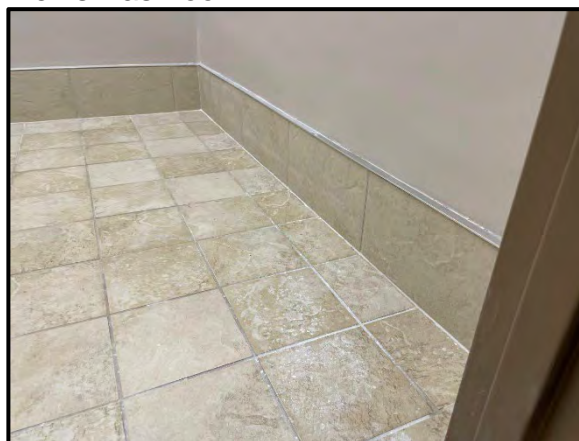
Completed water testing of the whirlpool basin. No water leakage observed.



Paint applied at the new drywall at the suspended ceiling below the whirlpool room.



Removal of existing baseboard tiles and installation of new baseboard tiles in the men's washroom.



Installation of new mosaic tiles in the whirlpool basin.



Installation of new floor tiles around the linear drains.



Installation of baseboard tiles at drain location (tiles salvaged from the men's washroom).



Epoxy grout installed at tile joints inside the whirlpool basin and floor tiles.



Completed whirlpool basin repairs.

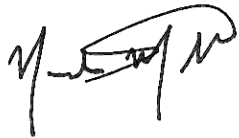


Completed drain and floor tile repairs.



Should you wish to review matters further, please contact me at (905) 737-0111.

Yours truly,
BROWN & BEATTIE LTD.



Navninder Mokha, P.Eng.

- c. Gavin Bening, Restorex Contracting Ltd. (gavin@restorex.ca)
Tim Beattie, Brown & Beattie Ltd. (beattie@brownbeattie.com)

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

Mississauga

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

1485 Lakeshore Road East, Mississauga

(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:

Whirlpool Room Repairs

(short description of the improvement)

to the above premises was substantially performed on January 10, 2023

(date substantially performed)

Date certificate signed: January 12, 2023



Navninder Mokha, P.Eng.

(payment certifier where there is one)

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

Name of owner: Peel Condominium Corporation No. 415

Address for Service: c/o Crossbridge Condominium Services Ltd., 1485 Lakeshore Road East, Mississauga, ON L5E 3G2

Name of contractor: Restorex Contracting Ltd.

Address for service: 22 Bramwin Ct Unit B, Brampton, ON L6T 5G2

Name of payment certifier: Brown & Beattie Ltd.

(where applicable)

Address: 588 Edward Avenue, Unit 49, Richmond Hill, ON, L4C 9Y6

(Use A or B, whichever is appropriate)

☒ X

A. Identification of premises for preservation of liens:

In the City of Mississauga, in the Regional Municipality of Peel, being composed of That part of Lot 5, Concession 2, South of Dundas Street of the Geographic Township of Toronto, designated as Parts 6, 9, 10 and 11 on Plan 43R-14090.

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

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

Owner's Address for Service

(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)