



January 31, 2023

Semple Gooder Roofing Corporation  
1365 Martin Grove Rd.,  
Toronto, ON M9W 4X7

**Attention: Jon Ouellette, Project Manager**

Dear Jon:

**Subject: 100 Yonge St., Toronto, ON  
Roof Replacement (Sections C1, C2, and D2) – Certificate of Substantial  
Performance**

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 completion of the project.

- Statement of Warranty Form
  - Roofing Manufacturer Warranty Certificate
  - Roofing Contractor Warranty Document

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

In accordance with the Contract dated May 16, 2022 between the Contractor and the Owner, and on the basis of a joint inspection with the Contractor on January 23, 2023, the Consultant on behalf of the Owner, 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 complete.

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. The contractor warranty period is 2 years and the manufacturer warranty is 10 years.

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

Sincerely,

Leah Petersen, B.Sc.Eng.  
Building Science Consultant

Jillian Wilson, P.Eng.  
Project Manager

Sal Alajek, P.Eng., RRO  
Project Director



Encl. Certificate of Substantial Performance

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WSP Ref.: 221-01587-00



**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)

100 Yonge Street, 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:

Roof Replacement (C1, C2 and D2)

(short description of the improvement)

to the above premises was substantially performed  
on

January 11, 2023

(date substantially performed)

Date certificate signed: January 31, 2023

WSP Canada Inc.

(Payment Certifier where there is one)

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

Name of owner:	KS 100 Yonge LP and ARI 100 Yonge LP
Address for service:	40 King Street West, P1 Level, PO Box 101, Toronto, ON M5H 3Y2
Name of contractor:	Sample Gooder Roofing Corporation
Address for service:	1365 Martin Grove Rd., Toronto, ON M9W 4X7
Name of payment certifier:	WSP Canada Inc.
Address:	25 York St., Suite 700, Toronto, ON M5J 2V5

(Use A or B, whichever is appropriate)

**A. Identification of premises for preservation of liens:**

PIN 21404-0042(LT) PT TOWN LT 2 S/S ADELAIDE ST WEST, 2 N/S KING ST WEST PL TOWN OF YORK  
TORONTO AS IN CT611862, CT498731, ES68595 EXCEPT PT 2, 63R3887; SIT CA594872,  
CA594873, CA594874, CA594875, CA594876 & T/W CA594870; T/W E239632, E239633,  
E239634 AND E239635, CITY OF TORONTO.

(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, a concise description of the premises, including addresses,  
and the name and address of the person or body to whom the claim for lien must be given)

