

September 12, 2022

Carlo Mariani
Structural Contracting Ltd.
29 Gormley Industrial Avenue
Gormley, ON L0H 1G0

Dear Mr. Mariani,

**RE: 100 University Avenue, Toronto, ON
P1 Floor Slab Rehabilitation
Contract Close-Out**

RJC No. TOR.121512.0010

All parties (Manulife Investment Management, Read Jones Christoffersen Ltd., and Structural Contracting Ltd.) have agreed that the work associated with the P1 Floor Slab Rehabilitation at the above-noted site is substantially complete. A copy of the Certificate of Substantial Performance is attached for publication. You are required by the terms of your Contract to take all appropriate measures to comply with the Contract Close-Out procedures outlined in the documents including:

- The requirements of the Construction Act
- The requirements of the Worker's Compensation Act
- All other Contractual Obligations

In addition to these items, you are also required to supply all guarantees, warranties, inspection certificates, maintenance manuals and project record drawings in accordance with the requirements of the Contract Documents. These requirements are outlined in the specification, specifically:

- Section 07 14 16 – Hot Rubber Mastic Waterproofing - Total extended warranty period of five (5) years as follows:
 - First two (2) years in the form of a guaranty secured by the Performance Bond and commencing on the date of Substantial Performance.

Please note that the Hot Rubber Mastic Waterproofing Warranty is to be a joint warranty by the Installer and Manufacturer. Please submit a certificate signed by the Installer and Manufacturer along with your general warranty. The warranty periods are clearly outlined in the applicable technical specification sections. All warranty periods shown in this section are applicable and remain unchanged.

Structural Contracting Ltd. is required to submit project As-Built Project Record for the work performed as part of the Contract. If a clean set of drawings is required for record drawing purposes please let RJC know.



The holdback will become payable (60) days from the date of publication of the Certificate of Substantial Performance. Please include proof of publication and all warranties and maintenance manuals with your holdback invoice. It is expected that all deficiencies will be addressed and the required As-Built Project Record drawings will be provided prior to the holdback invoice becoming due.

We trust this information is satisfactory and self-explanatory; however, if you have any questions, please do not hesitate to call.

Yours truly,

READ JONES CHRISTOFFERSEN LTD.

A handwritten signature in black ink, appearing to read 'Arash'.

Arash Farazmand, P.Eng
Restoration Engineer
Building Science and Restoration

Reviewed by:

A handwritten signature in black ink, appearing to read 'Nigel'.

Nigel Parker P.Eng., M.Eng., LEED AP BD+C
Associate
Building Science and Restoration

Encl. Certificate of Substantial Performance

Construction Act

R.S.O. 1990, Chapter C.30
Last Amendment: 2018, C.17, Sched. 8, S.1-20

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

TORONTO

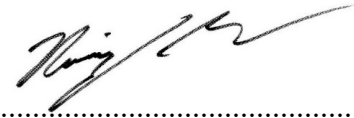
**100 UNIVERSITY AVENUE
TORONTO, ONTARIO**

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

P1 FLOOR SLAB REHABILITATION

to the above premises was substantially performed on **September 1, 2022**

Date certificate signed: **September 12, 2022**



.....
(Payment Certifier)

Name of Owner: **MANULIFE INVESTMENT MANAGEMENT**

Address of Service: **393 University Avenue, Suite 1607
Toronto, ON M5G 1E6**

Name of Contractor: **STRUCTURAL CONTRACTING LTD.**

Address for Service: **29 Gormley Industrial Avenue,
Gormley, ON, L0H 1G0**

Name of Payment Certifier: **READ JONES CHRISTOFFERSEN LTD.**

Address: **100 University Avenue, North Tower, Suite 400
Toronto, ON, M5J 1V6**

A. Identification of premises for preservation of liens:

**100 UNIVERSITY AVENUE TORONTO, ONTARIO
TOWN OF YORK PLAN, SOUTH OF KING STREET, TOWN LOTS 10, 11, 3 REG PLAN
724E**