

July 5, 2023

Edge Group Ltd.  
155 Regina Road, Unit 4  
Woodbridge ON  
L4L 8L9

**Attn: Mr. Matias Espin, B.Eng.**

Email: [matias@edgegrouppltd.com](mailto:matias@edgegrouppltd.com)

**Re: The Diplomats, 5166 Lakeshore Road, Burlington – Wall Repairs**  
**Certificate of Substantial Performance**

Sense Project No. 20tR028E

Dear Matias,

Please find enclosed a copy of the Certificate of Substantial Performance for the wall repairs at 5166 Lakeshore.

Provided no liens have been registered against the property, statutory holdback for the project will become due 60 days after completion of the project. Receipt of the following information will also be required:

- Proof of Certificate of Substantial Performance publication;
- WSIB Clearance Certificate;
- Statutory Declaration; and
- Request for Release of Holdback.

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

In accordance with the Contract dated April 13<sup>th</sup>, 2023 between the Contractor and the Owner, the Consultant on behalf of the Owner, and on the basis of a joint inspection with the Contractor on July 4<sup>th</sup>, 2023 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 completed. The work to be done under the Contract is capable of completion or correction at a cost of not more than \$1,000 which is less than the \$2,519.16 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.

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

Yours truly,  
**Sense Engineering**



**Michael Styba**, P.Eng.  
Project Manager (416) 473-1507



**Bill Sullivan**, B.Eng., P.Eng.  
Project Principal (905) 490-8036



**Mason Spencer**, BASc  
Project Associate (289) 795-8659

cc: Igal Lechuk, GWLRA Residential  
Jeff Richard, Edge Group Ltd.

Email: [igal.lechuk@gwlr.com](mailto:igal.lechuk@gwlr.com)  
Email: [jeff@edgegrouppltd.com](mailto:jeff@edgegrouppltd.com)

*Attachments:*

1. Certificate of Substantial Performance



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

*Construction Act*

Burlington ON

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

5166 Lakeshore Road

(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:

Wall Repairs

(short description of the improvement)

to the above premises was substantially performed on June 28<sup>th</sup>, 2023  
(date substantially performed)

Date certificate signed: July 5th, 2023



(payment certifier where there is one - signature required)

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

Name of owner: 1213763 Ontario Inc. c/o GWLRA Residential

Address for Service: 33 Yonge Street, Suite 1000, Toronto, ON M5E 1G4

Name of Contractor: Edge Group Ltd.

Address for Service: 155 Regina Road, Unit 4, Woodbridge, ON L4L 8L9

Name of payment certifier (where applicable): Sense Engineering Ltd.

Address: 15-10 Greensborough Village Circle, Markham, ON L6E 1M4

(Use A or B, whichever is appropriate)

☒ A. Identification of premises for preservation of liens:

**Con 4 SDS PT Lot 4 HR64 Parts 1-5 RP 20R8596 Parts 1,2**

(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)