

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

*Construction Act*

City of Toronto

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

93/95 Front Street East, Toronto, ON. M5E 1C3

(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:

Market Gallery 3<sup>rd</sup> Floor Office and Workspace Renovation

(short description of the improvement)

to the above premises was substantially performed on September 30, 2023

(date substantially performed)

Date certificate signed: Oct. 09, 2023

(payment certifier where there is one)

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

Name of owner: City of Toronto

Address for service: Metro Hall, 8<sup>th</sup> Floor, 55 John Street, Toronto, Ontario. M5V 3C6

Name of contractor: Phoenix Restoration Inc.

Address for service: 1100 Burns St. E, Whitby ON. L1N 6M6

Ivy Lai, Stevens Burgess

Name of payment certifier (where applicable): Architects Ltd.

Address: 120 Carlton Street, Ste 204, Toronto, ON. M5A 4K2

(Use A or B, whichever is appropriate)

☐ A. Identification of premises for preservation of liens:

(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:

**Claims for Lien are to be submitted to the Clerk of the City of Toronto electronically as directed at [www.toronto.ca/liens](http://www.toronto.ca/liens).**

(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)