

November 2, 2023

Fuad Magamis
Atmo Contracting Inc.
5415 Milborough Line
Burlington, ON L7P 0C6

Project No. 22-00210
Certificate of Substantial Performance – Phase 1
Balcony & Deck Replacement
121 Glen Morris Drive, St. Catharines, ON

Dear Sir,

Please find attached a copy of the Certificate of Substantial Performance for Phase 1 (units 23 to 37) of the above noted project.

In accordance with the Contract dated September 11, 2023 between Atmo Contracting Inc. and NNCC No.'s 119 & 122, Pretium Engineering Inc. on behalf of the Owner and on the basis of a joint review with Atmo Contracting Inc. on October 31, 2023, hereby certifies that:

1. The work of Phase 1, or a substantial part thereof, is ready for use and may be used for the purpose intended; and
2. The work to be done under the Contract for Phase 1 is capable of completion or correction at a cost of not more than \$700.00 (value of work outstanding), which is less than the \$4,068.00 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.

Provided no liens have been registered against the property, statutory holdback for the project will become due following the expiry of the lien filing period which extends 60 days after the date of publication of the Certificate of Substantial Performance in a commercial trade newspaper.

Please submit the following with your submission for release of holdback:

1. Confirmation of publication of substantial performance i.e. Daily Commercial News Certificate of Publication;
2. Statutory Declaration;
3. Current WSIB Clearance Certificate; and

4. Specified Warranties.

The date of substantial performance defines the start of the warranty period. The warranty period for Phase 1 of this work is two (2) years from the *Ready-for-Takeover* date: October 31, 2023.

We trust that the above is satisfactory for your purposes. If you have any questions regarding the information provided herein, please do not hesitate to contact the undersigned.

Yours very truly,

Pretium Engineering Inc.



Bob Vertatschitsch, M.A.A.T.O.
Project Principal

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

St. Catharines

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

121 Glen Morris Drive, St. Catharines, ON

(street address and city, town, etc., or, if there is not street address, the location of the premises)

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

Balcony & Deck Replacement – Phase 1

(short description of the improvement)

to the premises was substantially performed on: October 31, 2023

(date substantially performed)

Date certificate signed: November 2, 2023



(payment certifier where there is one)

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

Name of Owner: NNCC No.'s 116, 119 & 122 c/o Shabri Properties Limited

Address for Service: P.O. Box 877, 26 Hiscott Street, St. Catharines, ON, L2R 6Z4

Name of Contractor: Atmo Contracting Inc.

Address for Service: 5415 Milborough Line, Burlington, ON L7P 0C6

Name of Payment Certifier (where applicable): Pretium Engineering Inc.

Address: B12 - 3375 North Service Road, Burlington, ON L7N 3G2

(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:

Shabri Properties Limited, P.O. Box 877, 26 Hiscott Street, St. Catharines, ON, L2R 6Z4

(if a lien does not attach to the premises, the name address of the person or body to whom the claim for lien must be given)