

**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)

Station Place - 5249 Dundas St. W, Etobicoke ON, M9B 1A5

(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:

LLW to demise approx. 1300sf premises for "Imperfect Fresh Eats" on Lower Ground level

(short description of the improvement)

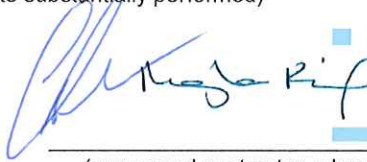
to the above premises was substantially performed on November 21, 2023

(date substantially performed)

Date certificate signed:

Dec. 11. 2023

(payment certifier where there is one - signature required)



Digitally signed by Meghan Bichsel  
DN: C=CA,  
E=meghan.bichsel@fcr.ca, O=First  
Capital Asset Management ULC,  
OU=Construction, CN=Meghan  
Bichsel  
Date: 2023.12.11 13:58:37-05'00'

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

Name of owner: Aukland and Main Urban Properties Inc,

Address for service: 109 Atlantic Ave, Suite 302B, Toronto ON M6K 1X4

Name of contractor: Carpcon Construction

Address for service: 5 Keefer Rd St.Catharines ON L2M 6K4

Name of payment certifier (where applicable): \_\_\_\_\_

Address: \_\_\_\_\_

(Use A or B, whichever is appropriate)

☒ A. Identification of premises for preservation of liens:

Station Place - 5249 Dundas St. W, Etobicoke ON, M9B 1A5

(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)