



March 4, 2024

Viana Roofing & Sheet Metal Ltd.
74 Advance Road,
Toronto, ON
M7Z 2T7

Attention: Joe Flores, Sr. Estimator

Dear Joe:

**Subject: Number One York Quay - 77/99 Harbour Square, Toronto
Commercial Roof Replacement – Certificate of Substantial Performance**

Please find enclosed a copy of the Certificate of Substantial Performance for this project.

Provided no liens have been registered against the property, statutory holdback for the project will become due 60 days after completion of the project.

- Invoice for Release of Holdback with:
- WSIB Clearance Certificate; and
- Statutory Declaration.

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

In accordance with the Contract dated August 21, 2023 between the Contractor and the Owner, and on the basis of a joint inspection on December 13, 2023 and follow up site inspection on February 13, 2024, the Consultant on behalf of the Owner, 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 complete.

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. The date of substantial performance defines the start of the warranty period. The roofing manufacturer's warranty period for the roof renewal work is 15 years. The warranty period for the additional scope of work is 2 years.


Suite 700
25 York Street
Toronto, ON, Canada M5J 2V5


T: +1 416 487-5256
F: +1 416 487-9766
wsp.com



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

Sincerely,


Abby Haley
Building Science Consultant


Jaimee Valle, P.Eng.
Project Manager


Dan Templeton, P.Eng., BDS
Senior Project Director

Encl. Certificate of Substantial Performance

Dist: srpm@oneyorkquay.com
apm@oneyorkquay.com
joe@vianarroofing.com

WSP Ref.: 221-04344-00



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)

77 & 99 Harbour Square Toronto

(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:

Commercial Roof Replacement

(short description of the improvement)

to the above premises was substantially performed on

February 16, 2024

(date substantially performed)

Date certificate signed: March 4, 2024

WSP Canada Inc.

(Payment Certifier where there is one)

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

Name of owner: MTCC 949 c/o Del Property Management

Address for service: 77 & 99 Harbour Square, Toronto, ON M5J 2S2

Name of contractor: Viana Roofing & Sheet Metal Ltd

Address for service: 74 Advance Road, Toronto, ON M7Z 2T7

Name of payment certifier: WSP Canada Inc.

Address: 25 York Street, Suite 700, Toronto, ON M5J 2V5

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:

That part of Block 14, Plan 616-E. City of Toronto, Municipality of Metropolitan Toronto, designated as Parts 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30 and 31, on Reference Plan 66R-16035 deposited in the Land Registry Office for the Land Titles Division of Metropolitan Toronto (No.66) at Toronto and being all of Parcel 14-2, Section A-616-E

(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, 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)