

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

*Construction Act*

**City of Toronto, Ontario, Canada**

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

**65 Mutual Street, Toronto, Ontario**

(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:

**Ivy Condominium - Structural Steel and Miscellaneous Metals**

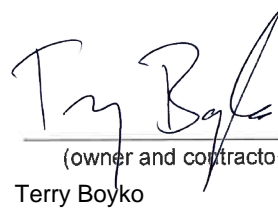
(short description of the improvement)

to the above premises was substantially performed on **Jun 24**  **24**


(date substantially performed)

Date certificate signed: **Jun 27, 2024**

(payment certifier where there is one)

  
Terry Boyko

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

  
MICHAEL CIRCECI

Name of owner: **Mutual Street Development L.P.**

Address for service: **30 Adelaide St. East - Suite 301, Toronto ON M5C 3H1**

Name of contractor: **Model Railings & Ironworks Inc.**

Address for service: **118 Manville Road, Toronto, ON M1L 4J5**

Name of payment certifier (where applicable): **n/a**

Address:

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:

**65 Mutual Street, Toronto, Ontario M5B 0E5**

(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)