



July 29, 2024

Restorex Contracting Ltd.  
22 Bramwin Court, Unit B  
Brampton, ON L6T 5G2

**Attn: Stefan Santamaria**

**e: stefan@restorex.ca**

Dear Stefan,

**Re: 2450 – 2460 Weston Road, Toronto – Parking Garage Repairs  
Certificate of Substantial Performance**

In accordance with Section 32 of the Construction Act, we certify that Restorex Contracting Ltd. has substantially performed the work at the above noted project on July 17, 2024. A copy of the Certificate of Substantial Performance is attached.

Please submit your invoice for release of holdback, and statutory declaration, and proof of publication of this Certificate.

Based on this certification and in accordance with Section 31 of the Construction Act, the release of holdback shall be due on the 61<sup>st</sup> day after publication.

Please arrange for the Toronto's assigned permit reviewer (Building Department and TRCA) to visit site for their final inspection.

The date of substantial performance defines the start of the warranty period. The warranty period for the work performed as part of this Contract is 2 years, except for the following items as specified or agreed by you:

- Asphaltic Traffic Coating – 5 years
- Expansion Joint Assemblies – 5 years

Please contact us should you have any questions with regard to the above.

Yours truly,

**Synergy Partners Consulting Ltd.**

Sean Davidson, B.A.Sc  
Project Manager  
647-831-9636

Robin Klem, P.Eng.  
Project Director  
905-220-5767

cc: Bruno Matteo, Starlight  
cc: Alexa Straughan, Restorex

e: bmatteo@starlightinvest.com  
e: alexa@restorex.ca

Attachment: Certificate of Substantial Performance

20TR398I.csp01.substantial

FORM 9

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

*Construction Lien Act*

City of Toronto

*(County/District or Regional Municipality/City or Borough of  
Municipality of Metropolitan Toronto in which premises are situate)*

2450 - 2460 Weston Road, 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:

Parking Garage Repairs

*(short description of the improvement)*

to the above premise was substantially performed on: July 17, 2024

*(date substantially performed)*

Date certificate signed: July 29, 2024

*(Signature of payment certifier where there is one)*

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

Name of owner: Starlight Group Property Holdings Inc.

Address for service: 1400 – 3280 Bloor Street West, Centre Tower, Toronto, ON M8X 2X3

Name of contractor: Restorex Contracting Ltd

Address for service: 22 Bramwin Court, Unit B, Brampton, ON L6T 5G2

Name of payment certifier: Synergy Partners Consulting Limited

*(where applicable)*

Address: 3200 Dufferin Street, Suite 300, Toronto, Ontario, M6A 3B2

*(Use A or B whichever is appropriate)*

A. Identification of premises for preservation of liens:

Part of Lots 8 and 9, Concession 6, West of Yonge Street

*(where liens attach to premises, reference to lot and plan or instrument registration number)*

B. Office to which claim for lien must be given to preserve lien:

*(where liens do not attach to premises)*