

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

*Construction Act*

Pangnirtung, Nunavut

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

RCMP Detachment

(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:

New Detainment facility for RCMP

(short description of the improvement)

to the above premises was substantially performed on August 15,2023  
(date substantially performed)

Date certificate signed: August 18,2023

EVOQ Engineering

(payment certifier where there is one)

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

Name of owner: RCMP

Address for service: 73 Leikin Dr., Ottawa, On. K1A 0R2

Name of contractor: EllisDon Construction

Address for service: 2680 Queensview Dr, Ottawa, On K2B 8J9

Name of payment certifier (where applicable): EVOQ Architecture

Address: 207 Queen St Suite 400, Ottawa, On K1P 6E5

(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:

73 Leikin Dr., Ottawa, On. K1A 0R2

(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)

Ottawa, August 31, 2023

Mr. Claude Viau  
Project Manager  
National Project Delivery Office  
Real Property Management Branch  
73 Leikin Drive, Ottawa, Ont.  
K1A 0R2

RE: Certification of Substantial Performance  
Pangnirtung Modular Building  
EVOQ Project Ref : 9251-18-00/M18002  
Client Project Ref : 7226003

Mr. Viau,

The above noted project has achieved a level of Substantial Performance and is ready for partial occupancy. This determination of Substantial Performance is based on the agreement between the RCMP and the Construction Manager (EllisDon Inc.) to defer completion of the work listed below:

- Room 117 – Adjustments to ventilation system (ductwork) required;
- Room 123 – Parts for equipment located within the room require replacement or repair. Refer to previously issued Commissioning reports;
- Room 132 – Replacement of ligature proof shower head;
- Room 145 – Repair of garage door and adjustments to glycol system for heating.

Additional deficiencies that are to be resolved prior to full completion, anticipated for the end of September 2023, include but may not be limited to:

- Rooms 117-118 – Ceiling diffusers to be replaced with secure models as noted in SVR of June 2023 by Michelle Tamlin (RCMP).
- Rooms 123, 134, 130 – Replacement of Fire Damper with Fire-Smoke Damper as noted in fire and life safety SVR of July 2023 by Ben Coles (RJ Bartlett).
- Building exterior: Defective and missing exterior finishes to be replaced as described in multiple previous EVOQ+STGM SVRs.
- Site remediation and civil works.
- Minor cosmetic deficiencies have not been listed herein. Corrective measures nonetheless are required to be completed.

On the basis of our limited periodic review of the Architectural scope of work, and to the best of our knowledge, in EVOQ + STGM's role as Compliance Architect for the RCMP, the work is in general conformity with the Architectural Concept plans and specifications prepared by EVOQ + STGM with the following caveat as standard, regular on-site inspections were not performed by EVOQ + STGM:

- Due to Covid-19 restrictions, the majority of the Architectural reviews were undertaken via monthly photo-documentation provided by the Builder (Alta-Fab Structures) and/or the Construction Manager while the modules were under construction in Nisku, Alta.
- Additional Architectural reviews were undertaken primarily via photo-documentation provided by the Installation Contractor (Novid Corp.) and/or the Construction Manager once the modules were located and assembled in Pangnirtung.
- The Architect of Record engaged by the Modular Builder is: **Douglas Sollows Architect Inc.**

Yours truly,  
EVOQ + STGM ARCHITECTS IN JOINT VENTURE



G. Catherine Fanous,  
Architect, Associate OAA, OAQ, CAHP

cc: Guillaume Tremblay, *RCMP*  
Pierra Chauvin, Arch., *STGM Architects*  
Christian Robert, Associate, *STGM Architects*  
Alain Fournier, Arch., *EVOQ Architecture*