



September 25, 2020

By E-mail

City of North Bay
200 McIntyre St. East
North Bay, ON P1B 8H8

Attn: Curtis Livingston, Acting Chief Building Official

**Re: Designed Roofing, Essential Exteriors, Northland Glass and Metal - New Build
Architectural Conformance for Substantial Performance**

LEA Project No.: 19012-75
City of North Bay Building Permit #: 19-0504

Dear Mr. Livingston:

Pursuant to the requirements of Part 1 of the Ontario Building Code, we wish to confirm that personnel from Larocque Elder Architects, Architectes Inc. (LEA) have inspected the above noted premises. To the best of our professional knowledge we find the architectural work associated with the entire building to be in general conformance with the building permit documents complete with subsequent Site Instructions as prepared by our office. Based on our General Review, we wish to confirm that the architectural discipline appears to meet the requirements of the Ontario Building Code.

A completed Form 6 Certificate of Substantial Performance is attached indicating the date of substantial performance as September 25, 2020.

By the issuance of this letter the Owner is further advised to ensure the general liability insurance policy is transferred from the Contractor to the Owner.

Additionally, you will find enclosed similar letters from Jain Sustainability Consultants Inc. for the mechanical and electrical disciplines and David Hine Engineering Inc. for the fire protection discipline.

Pursuant to the requirements of the Building Code Act, we request on behalf of the Owner, approval for occupancy and use of the entire building.

Sincerely,

Jean Larocque, OAA, OAQ, MRAIC, LEED AP BD+C
Architect

Cc: Aaron Lott, City of North Bay Building Services
Michael Valenti, MG Valenti Holdings Inc.
Steven Venasse, Venasse Building Group Inc.
Adam Venasse, Venasse Building Group Inc.
Jeff De Decker, Larocque Elder Architects Architectes Inc.

Encl.

- Form 6 Certificate of Substantial Performance, as prepared by LEA
- *Mechanical and Electrical General Conformance Letter, dated September 25, 2020, as prepared by Jain Sustainability Consultants Inc.*
- *Sprinkler Completion letter, dated September 14, 2020, as prepared David Hine Engineering Inc.*

Form 6
Construction Act, R.S.O. 1990, c. C.30
CERTIFICATE OF SUBSTANTIAL PERFORMANCE
OF THE CONTRACT UNDER SECTION 32 OF THE ACT

Corporation of the City of North Bay

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

65 Voodoo Crescent, North Bay, ON P1C 0B8

(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:

Designed Roofing, Essential Exteriors, Northland Glass and Metal – New Build

(Building Permit No. 19-0504)

(short description of the improvement)

To the above premises was substantially performed on

September 25, 2020

(date substantially performed)

Date certificate signed: September 25, 2020

(Signature of payment certifier where there is one)

(Signature of Owner and Contractor, where there is no payment certifier)

Name of owner: MG Valenti Holdings Inc.

Address for service: 65 Voodoo Crescent, North Bay, ON P1C 0B8

Name of contractor: Venasse Building Group

Address for service: 137 Ferris Drive, North Bay, ON P1B 8Z4

Name of payment certifier: Larocque Elder Architects, Architectes Inc.

(where applicable)

Address: 188 Fifth Ave. East, North Bay, ON P1B 1N6

(Use A or B whichever is appropriate)

A. Identification of premises for preservation of liens:

65 Voodoo Crescent, North Bay, ON P1C 0B8

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

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

(where liens do not attach to premises)

September 25, 2020

Larocque Elder Architects Inc.
188 5th Avenue East
North Bay, ON
P1B 1N6

Attention: Mr. Jeff De Decker

**Re: Designed Roofing, Essential Exteriors and Northland Glass & Metal New
Build - Office Area Only
65 Voodoo Crescent, North Bay, ON
Permit No.: 19-504
JSC Project No. 19-177**

During the course of construction of the above project, personnel from our firm carried out periodic site reviews of the electrical and mechanical installations. On the basis of these reviews and the basis of reports submitted to our firm by independent testing and inspection firms it is our opinion that the work is in general conformity with the drawings and specifications prepared by Jain Sustainability Consultants Inc. which formed the basis for issuance of the building permit.

Yours very truly,

Dinesh Jain

D. Jain, M.Eng., M.B.A., P.Eng., C.E.M., L.A.P.
President





September 14, 2020

Mrs. Carly Price
Chief Building Official
City of North Bay
200 McIntyre Street East
North Bay, Ontario
Canada

Dear Mrs. Price:

**RE: Designed Roofing (DREENGM) 65 Voodoo Cr.
Sprinkler Completion
DHE Project Number: 19-2394-05SP**

David Hine Engineering Inc (DHE) has reviewed the installation of the sprinkler system.

The review was conducted in accordance with O. Reg 260/08 Performance Standards made under the Professional Engineers Act, RSO 1990, c. P.28.

The installation is in compliance with the approved permit drawings, NFPA 13 – 2013 and the Ontario Building Code – 2012 as amended.

Limitations: the review does not include any sample testing, confirmation of workmanship or parts used. The review is also exclusive of fire alarm device operation that monitors the status of the sprinkler system.

Should you have any questions, please contact DHE.

Sincerely,
David Hine Engineering Inc.



David Hine, P.Eng