SPGENG

THE SPG ENGINEERING GROUP LTD.
Consulting Engineers

October 30, 2025

Project No. 25.093-4

DELIVERED VIA EMAIL: scott@smid.ca

SMID CONSTRUCTION LIMITED
460 Finley Avenue
Ajax, Ontario
L1S 2E3

ATTENTION: MR. SCOTT WOOD, VICE PRESIDENT

RE: RESTORATION OF THE ROOF LEVEL MECHANICAL ROOM EXTERIOR WALLS AT 81 TOWNSGATE DRIVE, THORNHILL

Dear Sir:

We enclose herewith our Certificate of Substantial Performance dated October 16, 2025 for the above noted project. York Region Condominium Corporation No. 845 has been mailed an identical copy.

Should you require any additional information, please feel free to call our office.

Yours very truly,

THE SPG ENGINEERING GROUP LTD.

PAUL J. DA COSTA, B. Tech., Arch. Sci.
Senior Project Manager

PJC/pvp

Enclosure(s): (1) Construction Lien Act, Form 6

34 Rebecca Street
Oakville, Ontario
L6K 1J1

Web: www.spg-eng.ca
Phone: (905) 338-6662
Fax: (905) 338-9932

SPG ENG

Consulting Engineers

Form 6

Construction Lien Act

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

REGIONAL MUNICIPALITY OF YORK - COMMUNITY OF THORNHILL

(Ref a) .....

(County; District or Regional Municipality; City or Borough in which premises are situated)

81 TOWNSGATE DRIVE, THORNHILL, ONTARIO, L4J 8E6

.....

(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:

RESTORATION OF THE ROOF LEVEL MECHANICAL ROOM EXTERIOR WALLS

.....

(short description of the improvement)

to the above premises was substantially performed on **OCTOBER 16, 2025**

(date substantially performed)

Date certificate signed: October 30, 2025

.....

(payment certifier where there is one)

.....

.....

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

Name of owner **(Ref b)** **YORK REGION CONDOMINIUM CORPORATION NO. 845**

Address for service **81 TOWNSGATE DRIVE, THORNHILL, L4J 8E6**

Name of contractor **(Ref c)** **SMID CONSTRUCTION LIMITED**

Address for service **460 FINLEY AVENUE, AJAX, ONTARIO, L1S 2E3**

Name of payment certifier **THE SPG ENGINEERING GROUP LTD.**

(where applicable)

Address **34 REBECCA STREET, OAKVILLE, ONTARIO, L6K 1J1**

.....

(Use A or B whichever is appropriate)

A. Identification of premises for preservation of liens:

(Ref d) **81 TOWNSGATE DRIVE, THORNHILL, ONTARIO L4J 8E6**

.....

(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:

(Ref e)

.....

(where liens do not attach to premises)

R.O. 1990, Reg. 175, Form 6