

EXHIBIT I-2

Substantial Completion Certificate

Block(s): 1-20



This certificate is being delivered in accordance with Section 11.1 of the Agreement dated May 16, 2025 (the "Agreement") by and between **Pristine Property Maintenance Ltd.** ("Contractor") and **SunE Sandhurst LP** ("Owner"). Capitalized terms used but not otherwise defined herein shall have the meanings ascribed thereto in this Agreement.

Contractor hereby certifies that the following statements are true as of the date set forth below:

2. All requirements of Substantial Completion in accordance with the requirements of the Agreement and listed in Exhibit C (Section 4 – Project Milestone Completion Checklists) have been achieved as indicated on the attached checklist.

The person signing below is authorized to submit this form to the Owner for and on behalf of Contractor.

Dated this 12th day of December, 2025

	Accepted by:
Pristine Property Maintenance Ltd	SunE Sandhurst LP by its general partner SunE Sandhurst GP Corp
By: <u>Adam Eissler</u>	By: 
Name: Adam Eisler	Name:  Clark D. Herring
Title: Manager Construction Projects	Title: Vice President