

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

*Construction Act*

Toronto Ontario

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

77 Bloor St West Toronto Ontario M5S 1M2

(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:

9th & 10th Floor return to office renovations

(short description of the improvement)

to the above premises was substantially performed on December 15th 2025  
(date substantially performed)

Date certificate signed: \_\_\_\_\_

**Andrea Ivancic** Digitally signed by Andrea Ivancic  
Date: 2025.12.18 14:20:31 -05'00'

(payment certifier where there is one)

**Andrea Ivancic, BGIS & Don Adams, Quoin Construction Limited**

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

Name of owner: Andrea Ivancic

Address for service: 4175 14th Ave, Marham Ontario L3R 0J2

Name of contractor: Quoin Construction Limited

Address for service: 2600 Skymark Ave, Mississauga Ontario L4W 5B2

Name of payment certifier (where applicable): \_\_\_\_\_

Address: \_\_\_\_\_

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:

Floor 9/10 77 Bloor St West M5S 1M2

(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:

(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)