



300-1108 Dundas St.
London, ON N5W 3A7
519.601.6274

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July 22, 2026

to: Shawn Gallagher | Tradition Construction Inc. Project Manager
523 Bathurst St. London, ON N6B 1P5

cc: Adrienne Bobechko | YMCA Vice President, Capital & Asset Management

re: Publication of Certificate of Substantial Performance |
YMCA Guelph Renovations – Phase 3
Matter 23-033

Dear Mr. Gallagher,

We have reviewed your request for certificate of Substantial Performance of the Contract on this project and find it in order. A copy of the Certificate of Substantial Performance is attached.

Please forward evidence of your publication of this certificate directly to the Owner, with a copy to the writer, so we may include it in our certification for the release of holdback.

Regards,
matter architectural studio inc.

per:

Steven Cooper
M. Arch. (Hons.), OAA, LEED AP (BD+C)
Founding Partner

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

Construction Act

Guelph, Ontario, Canada

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

130 Woodland Glen Drive, Guelph, ON N1M 4M3

(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:

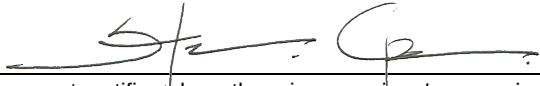
YMCA GUELPH RENOVATIONS - Phase 3

(short description of the improvement)

to the above premises was substantially performed on April 30, 2026

(date substantially performed)

Date certificate signed: July 22, 2026


(payment certifier where there is one - signature required)

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

Name of owner: YMCA of Three Rivers (Midwestern Ontario)

Address for service: 130 Woodland Glen Drive, Guelph, ON N1M 4M3

Name of contractor: Tradition Construction Inc.

Address for service: 523 Bathurst St. London, ON N6B 1P5

Name of payment certifier (where applicable): matter architectural studio inc.

Address: 300-1108 Dundas Street, London, ON N5W 3A7

(Use A or B, whichever is appropriate)

☒ A. Identification of premises for preservation of liens:

CON 6 PT LOT 16 DESC INCL RP WGR 89 PART 29

(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)