



Industry Canada
Office of the Superintendent
of Bankruptcy Canada

Industrie Canada
Bureau du surintendant
des faillites Canada

District of Ontario
Division No. 12 - Ottawa
Court No. 33-2825533
Estate No. 33-2825533

In the Matter of the Notice of Intention to make a proposal of:

Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part

Insolvent Person
MNP LTD / MNP LTÉE
Licensed Insolvency Trustee

Date of the Notice of Intention:

April 28, 2022

CERTIFICATE OF FILING OF A NOTICE OF INTENTION TO MAKE A PROPOSAL
Subsection 50.4 (1)

I, the undersigned, Official Receiver in and for this bankruptcy district, do hereby certify that the aforementioned insolvent person filed a Notice of Intention to Make a Proposal under subsection 50.4 (1) of the Bankruptcy and Insolvency Act;

Pursuant to subsection 69. (1) of the Act, all proceedings against the aforementioned insolvent person are stayed as of the date of filing of the Notice of Intention.

Date: April 28, 2022, 15:09

E-File/Dépôt Electronique

Official Receiver

Place Bell Canada, 160 Elgin Street, 11th Floor, Suite B-100, Ottawa, Ontario, Canada, K2P2P7, (877)376-9902

Canada

- Proposal Consent -

In the Matter of the Proposal of
Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part
of the City of Ottawa
in the Province of Ontario

To whom it may concern,

This is to advise that we hereby consent to act as trustee under the Bankruptcy and Insolvency Act for the proposal of Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part.

Dated at the City of Ottawa in the Province of Ontario, this 28th day of April 2022.

MNP Ltd. - Licensed Insolvency Trustee

Per:



John Haralovich - Licensed Insolvency Trustee
1600 Carling Avenue, Suite 800
Ottawa ON K1Z 1G3
Phone: (613) 691-4270 Fax: (613) 726-9009

District of: Ontario
Division No. 12 - Ottawa
Court No.
Estate No.

- FORM 33 -
Notice of Intention To Make a Proposal
(Subsection 50.4(1) of the Act)

In the Matter of the Proposal of
Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part
of the City of Ottawa
in the Province of Ontario

Take notice that:

1. I, Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part, an insolvent person, state, pursuant to subsection 50.4(1) of the Act, that I intend to make a proposal to my creditors.
2. MNP Ltd. of 1600 Carling Avenue, Suite 800, Ottawa, ON, K1Z 1G3, a licensed trustee, has consented to act as trustee under the proposal. A copy of the consent is attached.
3. A list of the names of the known creditors with claims of \$250 or more and the amounts of their claims is also attached.
4. Pursuant to section 69 of the Act, all proceedings against me are stayed as of the date of filing of this notice with the official receiver in my locality.

Dated at the City of Ottawa in the Province of Ontario, this 28th day of April 2022.



Mooney's Bay (Ottawa) Seniors Community Real Estate
Limited Part
Insolvent Person

To be completed by Official Receiver:



Filing Date

Official Receiver

District of: Ontario
 Division No. 12 - Ottawa
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- FORM 33 -

Notice of Intention To Make a Proposal
 (Subsection 50.4(1) of the Act)

In the Matter of the Proposal of
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 in the Province of Ontario

List of Creditors with claims of \$250 or more.			
Creditor	Address	Account#	Claim Amount
4tè Inc.	73 Breezehill Ave N Ottawa ON K1Y 2H6		3,461.00
Altus Group	126 Don Hillock Dr Aurora ON L4G 0G9		10,405.00
B&K Management Inc	51 Cortleigh Dr, Nepean ON K2J 3Z8		135,114.00
Bogart, Robertson and Chu	20 Adelaide St E, Suite 303 Toronto ON M5C 2T6		23,281.00
Canoe Bay Development In	1461 Banbury Cr, Ottawa ON K1H 7C9		751.00
CBRE Ltd	145 King St W, Suite 1100, Toronto ON M5H 1J8		11,515.00
City of Ottawa - Accounts Receivable Department Lonnie Lacroix	PO BOX 3441 Ottawa ON K1P 1J5		339,210.00
Computer Share Bankruptcies c/o FCT Default Solutions Insolvency Department	PO Box 2514, Stn B London ON N6A 4G9		10,263,545.00
Cossack Developments	2566 Needham Cr Ottawa ON K1V 6K2		25,587.00
Digimax Global Solutions Inc	29 Southwell Dr, Toronto ON M3B 2N8		20,850.00
Echelon Wealth Partners	1 Adelaide St E, Suite 2100 Toronto ON M5C 2V9		32,361.00
EllisDon Corporation	2680 Queensview Dr, Ottawa ON K2B 8J9		147,104.00
Falcon HFC (Jim, Gary, Justin)	1461 Banbury Cr Ottawa ON K1H 7C9		180,562.00
Fasken Martineau	333 Bay St, Suite 2400, PO Box 20 Toronto ON M5H 2T6		26,716.00

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Creditor	Address	Account#	Claim Amount
Fiera FP Real Estate Financing Fund LP	1699 Le Corbusier Blvd, Office 400, Laval QC H7S 1Z3		15,211,842.00
Fineline Perspectives	203-1285 Teron Rd Ottawa ON K2K 0J7		11,786.00
Fotenn Consultants	396 Cooper St, Suite 300, Ottawa ON K2P 2H7		16,727.00
Jain Sustainability Consultants	7405 East Danbro Cr, Mississauga ON L5N 6P8		9,040.00
Jim Fullarton	1461 Banbury Cr Ottawa ON K1H 7C9		150,532.00
Jim Lennox Landscape Architects	3332 Carling Ave, Ottawa ON K2H 5A8		20,041.00
Kelly Santini LLP	2401 - 160 Elgin Street Ottawa ON K2P 2P7		20,842.00
Miller Thomson LLP - Toronto	Scotia Plaza 5800 - 40 King Street West Toronto ON M5H 3S1		11,062.00
Move N Software	2700 Brown Trail #3, Bedford TX 76021 USA		2,756.00
Ottawa Community Lands Development Corp	110 Laurier Ave W, 5th Floor, Ottawa ON K1P 1J1		15,177.00
Parsons Engineering	1223 Michael Street, Suite 100, Ottawa ON K1J 7T2		6,531.00
Paterson Group	154 Colonnade Rd Ottawa ON K2E 7J5		8,260.00
Plangrid	2111 Mission St, Suite 2400, San Francisco CA 94110 USA		25,675.00
Roderick Lahey Architects	56 Beech St Ottawa ON K1S 3J6		171,549.00

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List of Creditors with claims of \$250 or more.			
Creditor	Address	Account#	Claim Amount
Suske Capital	2275 Upper Middle Rd E #400 Oakville ON L6H 0C3		61,423.00
TD Bank	100 Wellington Street West, 26th Floor, Toronto ON M5K 1A2		135,868.00
Thomas Fuller Construction	2700 Queensview Dr Ottawa ON K1P 5H2		143,403.00
Welch LLP Garth Steele, CA	151 Slater Street, 12th Floor Ottawa ON K1P 5H3		32,139.00
WSP Canada Ltd	1600 Boul Rene Levesque Ouest, 11th floor Montreal QC H3H 1P9		11,949.00
Total			27,287,064.00



Mooney's Bay (Ottawa) Seniors Community Real Estate Limited Part
Insolvent Person