

**IN THE MATTER OF THE *REAL ESTATE DEVELOPMENT MARKETING ACT*,
SBC 2004, c 41 as amended**

AND

**IN THE MATTER OF
DAWDAN LIMITED PARTNERSHIP, by its general partner, DAWDAN GP INC. and
DANDAW DEVELOPMENTS LIMITED
INDIVIDUAL EXEMPTION NUMBER 71**

(Pursuant to section 20 of the *Real Estate Development Marketing Act*)

SUPERINTENDENT'S EXEMPTION

1. Dawdan Limited Partnership, by its general partner, Dawdan GP Inc. and Dandaw Developments Limited (collectively, the "**Developer**"), with respect to its proposed marketing and development of approximately 376 residential condominium units contained within a 38 storey concrete high-rise building on all or part of those lands located in Toronto, Ontario (the "**Project**") and legally described as:
 - (a) Firstly: PIN 21013-0722 (LT) – being Part Lots 15 And 16 Plan 666 Toronto (East Toronto) Designated Parts 9 And 10 Plan 66R32280; Subject To An Easement In Gross As In AT6075999; Subject To An Easement As In AT6077601; Subject To An Easement In Gross Over Parts 15 & 18, 66R-33473 As In AT6525258; Subject To An Easement In Gross Over Part 13, 66R33473 As In AT6525263; City Of Toronto;
 - (b) Secondly: PIN 21013-0724 (LT) - being Part Lots 14 And 15 Plan 666 Toronto (East Toronto) Designated Parts 6 And 7, Plan 66R32280; Subject To An Easement In Gross As In AT6075999; Subject To An Easement As In AT6077601; Subject To An Easement In Gross Over Part 10, 66R33473 As In AT6525263; City Of Toronto;
 - (c) Thirdly: PIN 21013-0726 (LT) – being Part Lot 13 Plan 666 Toronto (East Toronto) Designated Parts 3 And 4, Plan 66R32280; Subject To An Easement In Gross As In AT6075999; Subject To An Easement As In AT6077601; Subject To An Easement In Gross Over Part 7, 66R33473 As In AT6525263; City Of Toronto;
 - (d) Fourthly: PIN 21013-0187 (LT) – being Part Lot 11, Plan 666, Toronto (East Toronto) as in EX79315; Part Lot 12, Plan 666, Toronto (East Toronto) as in EX79318, except Part 8, Plan 63R1144; Toronto, City of Toronto;

- (e) Fifthly: PIN 21013-0188 (LT) – being Part Lot 11, Plan 666, Toronto (East Toronto) as in CA35312, except Part 7, Plan 63R1144; Toronto, City of Toronto; and
- (f) Sixthly: PIN 21013-0189 (LT) – being Lots 6-7, 9-10, Plan 666, Toronto (East Toronto); Part Lot 8, Plan 666, Toronto (East Toronto); Part Lanes, Plan 666, Toronto (East Toronto) Closed by CT257894, Parts 5 and 6, Plan 63R1144,

is exempt from the requirement, under section 18(1) of the *Real Estate Development Marketing Act* (British Columbia) ("**REDMA**"), that it promptly place any deposits it receives from a purchaser in relation to the purchase of a development unit in the Project with a brokerage, lawyer, notary public or prescribed person who must hold the deposits as trustee in a trust account in a savings institution in British Columbia, on the condition that all such deposits:

- (a) are promptly placed with the Toronto, Ontario office of Dickinson Wright LLP, 199 Bay Street, Suite 2200, Commerce Court West, Toronto, Ontario M5L 1G4 (the "**Ontario Solicitors**");
- (b) are held by the Ontario Solicitors as trustee under section 18(1) of REDMA; and
- (c) are held in the manner required by, and not released except in accordance with, sections 18(2) to 18(6) of REDMA.

2. Despite section 1 above, the Ontario Solicitors of the Developer may release all such deposits (or parts thereof) to the Developer from time to time provided that the Developer has obtained security of a prescribed class in respect of such deposit monies (or parts thereof) in accordance with the requirements of the *Condominium Act* (Ontario).

Dated this 17th day of July, 2024 at the City of Vancouver, British Columbia.

Superintendent of the BC Financial Services Authority



Jonathan Vandall

Delegate of the Superintendent of Real Estate
Province of British Columbia

Classification: **Public**