



END OF WORK NOTIFICATION

BUILDING HELD IN DIVIDED CO-OWNERSHIP • COMMON AREAS

MANDATORY

This document must be completed. It must also be submitted to the syndicate of co-owners AND all known beneficiaries. For the acceptance of the common areas, the syndicate of co-owners must follow the procedure on the back of this Notification.

IDENTIFICATION

CONTRACTOR

Legal name: _____

Name of duly authorized representative (in block letters): _____

Régie du bâtiment du Québec licence holder #: _____ GCR accreditation N°: _____

Phone: _____ Email: _____

SYNDICATE OF CO-OWNERS

Name: _____

Phone: _____ Email: _____

BUILDING IDENTIFICATION

REGISTRATION N°

Address: _____

City: _____ Postal code: _____

END OF WORK DATE

_____/_____/_____
DAY MONTH YEAR

I HEREBY CERTIFY THAT ALL THE WORK PERTAINING TO THE BUILDING IDENTIFIED ABOVE HAS BEEN PERFORMED
AND THAT THE BUILDING CAN SERVE FOR ITS INTENDED USE.

Signed in _____, on _____

Signature of the duly authorized representative: **X** _____

TO THE ATTENTION OF THE SYNDICATE OF CO-OWNERS

Provided that the syndicate of co-owners is no longer under the control of the contractor, the syndicate is required to assign a building professional (member of the Ordre des ingénieurs du Québec, the Ordre des architectes du Québec or the Ordre des technologues professionnels du Québec, with training in the field of engineering or construction) to perform the acceptance of the common areas and to designate the date of the end of the work on common areas.

For this purpose, a pre-acceptance inspection must be carried out by the building professional, along with a representative of the syndicate and the contractor.

In the event that the acceptance of the common areas is not performed, under the Regulation respecting the guarantee plan for new residential buildings, the acceptance is deemed to have occurred no later than six (6) months after the receipt of this end of work notification if the four (4) following conditions are met:

1. Work in common areas is completed;
 2. The syndicate is formed and no longer under the control of the Contractor;
 3. The end of work notification transmitted by the contractor to the syndicate, when the latter was no longer under the control of the contractor, informing them of the end of the work and their obligations with respect to acceptance of the common areas;
 4. Six (6) months have elapsed since the receipt of this notification and the common areas have not been delivered to the syndicate, without cause.
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