



Estate Nos. 31-2510937
31-2510938
31-2510939
31-2510940
31-2510941
31-2510942
31-2510943

ONTARIO
SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST
IN BANKRUPTCY AND INSOLVENCY

THE HONOURABLE)	MONDAY, THE 10 TH
)	
REGIONAL SENIOR JUSTICE)	DAY OF JUNE, 2019
MORAWETZ)	

**IN THE MATTER OF THE BANKRUPTCY OF
URBANCORP (WOODBINE) INC., URBANCORP
(BRIDLEPATH) INC., THE TOWNHOUSES OF HOGG'S
HOLLOW INC., KING TOWNS INC., NEWTOWNS AT
KINGTOWNS INC., DEAJA PARTNER (BAY) INC., AND
TCC/URBANCORP (BAY) LIMITED PARTNERSHIP,
BANKRUPTS**

ORDER
(Substantive Consolidation)

THIS MOTION, made by KSV Kofman Inc., in its capacity as the trustee in
bankruptcy (the "**Trustee**") of each of the Bankrupts for an order, among other things,
substantively consolidating each of the bankrupt estates of Urbancorp (Woodbine) Inc.,
Urbancorp (Bridlepath) Inc., The Townhouses Of Hogg's Hollow Inc., King Towns Inc.,
Newtowns At Kingtowns Inc., DEAJA Partner (Bay) Inc., And TCC/Urbancorp (Bay)

Limited Partnership (collectively, the "**Estates**") into the estate of DEAJA Partner (Bay) Inc., was heard this day at 330 University Avenue, Toronto, Ontario.

ON READING the Notice of Motion of the Trustee and the First Report of the Trustee dated May 17, 2019, no one else responding although duly served as appears from the Affidavit of Service as filed:

SERVICE

1. **THIS COURT ORDERS** that the time for service of the Notice of Motion and the Motion Record herein is hereby abridged and validated so that this Motion is properly returnable today and hereby dispenses with further service thereof.

SUBSTANTIVE CONSOLIDATION

2. **THIS COURT ORDERS** that the Estates shall be procedurally and substantively consolidated and the Trustee shall be authorized and directed to administer the Estates on a consolidated basis for all purposes in carrying out its administrative duties and other responsibilities as trustee under the *Bankruptcy and Insolvency Act*, R.S.C. 1985, c. B-3, as amended, including, without limitation, as follows:

- (a) calling and conducting any meetings of creditors or inspectors of the Estates pursuant to one combined advertisement and one meeting;
- (b) issuing consolidated reports in respect of the Estates;

- (c) preparing, filing, advertising, and distributing any and all filings and/or notices relating to the administration of the Estates on a consolidated basis;
- (d) establishing a single bank account for the Estates;
- (e) establishing a single consolidated pool of assets containing all assets of the Estates; and
- (f) administering all claims and making all distributions in respect of allowed claims from the consolidated pool.

3. **THIS COURT ORDERS** that the single Court file number of 31-2510937 and the title of proceeding of " In the Matter of the Bankruptcy of Urbancorp (Woodbine) Inc., Urbancorp (Bridlepath) Inc., The Townhouses Of Hogg's Hollow Inc., King Towns Inc., Newtowns At Kingtowns Inc., DEAJA Partner (Bay) Inc., And TCC/Urbancorp (Bay) Limited Partnership, Bankrupts" shall be assigned to the proceedings of the bankrupt Estates.

AID AND RECOGNITION

4. **THIS COURT HEREBY REQUESTS** the aid and recognition of any court, tribunal, regulatory or administrative body having jurisdiction in Canada to give effect to this Order and to assist the Trustee and its agents in carrying out the terms of this Order. All courts, tribunals, regulatory and administrative bodies are hereby respectfully requested to make such orders and to provide such assistance to the Trustee, as an

officer of this Court, as may be necessary or desirable to give effect to this Order or to assist the Trustee and its agents in carrying out the terms of this Order.

A handwritten signature in black ink, appearing to read "G.B. Morawetz, RSJ", is written over a horizontal line.

G.B. Morawetz, RSJ

IN THE MATTER OF THE BANKRUPTCY OF
URBANCORP (WOODBINE) INC., URBANCORP (BRIDLEPATH) INC., THE
TOWNHOUSES OF HOGG'S HOLLOW INC., KING TOWNS INC.,
NEWTOWNS AT KINGTOWNS INC., DEAJA PARTNER (BAY) INC., AND
TCC/URBANCORP (BAY) LIMITED PARTNERSHIP, BANKRUPTS

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**ONTARIO
SUPERIOR COURT OF JUSTICE
(COMMERCIAL LIST)**

Proceeding commenced at Toronto

**ORDER
(SUBSTANTIVE CONSOLIDATION)**

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