

FORM 87

NOTICE AND STATEMENT OF RECEIVER

Subsection 245(1) and 246(1) of the *Bankruptcy and Insolvency Act*

IN THE MATTER OF THE RECEIVERSHIP OF

1609715 ALBERTA LTD. dba HAMPTON INN & SUITES AIRDRIE

of the City of Airdrie, in the Province of Alberta

THE RECEIVER GIVES NOTICE AND DECLARES THAT:

On June 16, 2020, the Court of Queen's Bench of Alberta granted an Order (the "Receivership Order") appointing MNP Ltd. as Receiver and Manager (the "Receiver") over the following property of 1609715 Alberta Ltd. dba Hampton Inn & Suites Airdrie ("1609715"):

1. Lands municipally located at 52 East Lake Avenue NE in Airdrie, Alberta (the "Hampton Inn & Suites Airdrie Property"); and
2. All of the current and future assets and undertakings and properties of every nature and kind whatsoever of the Hampton Inn & Suites Airdrie Property including all proceeds thereof (collectively, the "Property").

The Receivership Order was granted following an application by Servus Credit Union Ltd. ("Servus"), who holds a first-registered mortgage against the Property, general security agreements against 1609715 and a general assignment of rents and leases.

A copy of the Receivership Order and other information regarding these proceedings can be found on the Receiver's website at <https://mnpdebt.ca/en/corporate/Engagements/1609715-alberta-ltd-os-hampton-inn-and-suites-airdrie>

BACKGROUND

1609715 was incorporated under the laws of Alberta on May 30, 2011 with its sole business being as the owner and operator of the Property. 1609715 raised capital and obtained financing for the construction of the Property, which was finished in early 2015, at which time the Property was opened for business. The Property was operated as a hotel until on or around March 20, 2020 at which point operations were discontinued due to the COVID-19 pandemic.

ASSETS

Following the filing of the Receivership Order, the Receiver took possession and control of the Property. The Receiver notes as follows with respect to the Property:

1. All of the Property is subject to registered security interests. The Receiver has not yet obtained a legal opinion as to the validity and enforceability of these security agreements.
2. The Property consists of a four story building with 96 hotel rooms, 4 conference rooms and miscellaneous amenities. There is also a 95-stall parking lot for the guests.

CREDITORS

The Receivership Order was granted pursuant to an application by Servus, who is owed approximately \$7.9 million pursuant to the Servus Mortgage. In addition to Servus, the following creditors have registered interests that appear in searches of the Alberta personal property registry or on title for the Property:

1. Jarr Capital Ltd., Jotco Capital Corp. and RP2 Developments Inc.
2. Aman Builders Inc., Aman Building Corporation, Faizal Jiwani, and Shiriz Jiwani; and
3. Prairie Rain Irrigation Inc.

In addition to Servus, the books and records of 1609715 suggest that they have unsecured creditors with claims of approximately \$94,700. A listing of known creditors is attached.

PLAN OF ACTION

The Receiver has issued a request for proposal ("RFP") to several commercial real estate brokers to list and market the Property for sale. The RFP has a deadline of July 3, 2020 with the marketing process to begin immediately thereafter. Any corresponding sale(s) will be subject to Court approval.

The contact person for the Receiver is as follows:

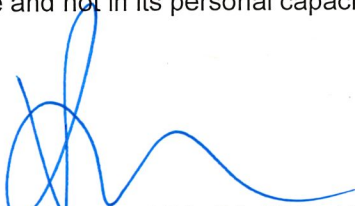
MNP Ltd.
1500, 640 – 5th Avenue SW
Calgary, AB T2P 3G4
Rick.anderson@mnp.ca

Attention: Rick Anderson

This Notice is provided for information purposes only. The Receiver has not yet implemented a process to deal with creditors' claims and, as such, no further action is required by creditors at this time. Further information with respect to the receivership proceedings will be posted to the Receiver's Website as it becomes available.

Dated at Calgary, Alberta this 23rd day of June 2020.

MNP Ltd. in its capacity as the Receiver and Manager
for 1609715 Alberta Ltd. dba Hampton Inn & Suites
Airdrie and not in its personal capacity



Victor P. Kroeger, CPA, CA, CIRP, LIT, CFE
Senior Vice President

- Creditor Mailing List -

Creditor Type	Name	Attention	Address	Claim \$
Secured	SERVUS CREDIT UNION LTD.		C/O J. REMILLIARD, 706 - 17 AVENUE SW CALGARY AB T2S 0B7	
Unsecured	ABBYTEL		2980 WHISTLE DRIVE ABBOTSFORD BC V4X 2R8	105.00
	AIRDRIE 2020 ALBERTA WINTER GAMES SOCIET		2341 BAYSIDE CIRCLE SOUTHWEST AIRDRIE AB T4B 0V4	1,739.00
	ALBERTA ELEVATING DEVICES AND AMUSEMENT, RIDES SAFETY ASSOCIATION		104, 8616 - 51 AVENUE EDMONTON AB T6E 6E6	241.00
	ALBERTA HOTEL & LODGING ASSOCIATION		2707 ELLWOOD DRIVE SW EDMONTON AB T6X 0P7	896.70
	AT&T GLOBAL SERVICES CANADA CO		PO BOX 9266 STN A TORONTO ON M5W 3M1	1,085.13
	ATLIFIC DISTRIBUTORS		250 SAINT-ANTOINE W., SUITE 400 MONTREAL QC H2Y 0A3	1,258.85
	BENCHMARK BUILDING SYSTEMS LTD		PO BOX 71022 SILVER SPRINGS CALGARY AB T3B 5K2	2,148.51
	CANADIAN LINEN & UNIFORM SERVICE		4525 MANILLA ROAD SE CALGARY AB T2G 4B6	408.52
	City of Airdrie Property Taxes	Shelley Boyd	202 - 400 Main Street SE Airdrie AB T4B 3G8	
	CITY OF AIRDRIE, UTILITIES		400 MAIN STREET SE AIRDRIE AB T4B 3C3	4,366.67
	CRA - GST/HST - Vancouver	Pacific Insolvency Intake Centre	Surrey National Verification and Collection Centre 9755 King George Blvd Surrey BC V3T 5E1	
	CRA - Tax - Pacific		Surrey National Verification and Collection Centre 9755 King George Blvd Surrey BC V3T 5E1	
	DAYSTAR MECHANICAL PLUMBING & HEATING INC		PO BOX 10602 AIRDRIE AB T4A 0H8	488.25
	DIRECT ENERGY BUSINESS		C/O C15873C, PO BOX 1587 STATION M CALGARY AB T2P 3B9	22,335.91
	ECOLAB CO		LOCKBOX 917130, PO BOX 4090, STN A TORONTO ON M5W 0E9	2,337.73
	ERWYN PRODUCTS COMPANY INC		200 CAMPUS DRIVE, SUITE C MORGANVILLE NJ 07751-2101 USA	346.95
	GESCAN, DIVISION OF SONEPAR CANADA INC		10449 120 ST SURREY BC V3V 4G4	96.83
	GRAND & TOY		PO BOX 5500 DON MILLS ON M3C 3L5	687.34
	GUARDIAN SECURITY & TECHNOLOGY SOLUTIONS		4162-3961 52 AVE NE CALGARY AB T3J 0J8	409.50
	GUEST SUPPLY CANADA INC, A SYSCO COMPANY		570 MATHESON BLVD. EAST, UNIT 5 MISSISSAUGA ON L4Z 4G3	3,629.93
	HARLAN'S FAIRBANKS		AR, 1780 SELKIRK AVE WINNIPEG MB R2R 0N6	941.06
	HILTON INTERNATIONAL LLC		2711 CENTERVILLE ROAD, SUITE 400 WILMINGTON DE 19808 USA	6,277.50
	I RES-Q U, INC.		959 PRAIRIE SPRINGS DR SW AIRDRIE AB T4B 0E8	598.50

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Creditor Type	Name	Attention	Address	Claim \$
Unsecured	IDEA GROUP INC		4034 4 STREET SE CALGARY AB T2G 2W3	13,888.56
	INLAND AUDIO VISUAL		700 58TH AVENUE SE, BAY # 1 CALGARY AB T2H 2E2	189.79
	NATIONAL POST		P.O. BOX 1469, STN MAIN WINNIPEG MB R3C 2Z4	54.82
	POULINS PEST CONTROL		24 POULIN DRIVE WINNIPEG MB R2H 0S9	90.72
	RECYCLESMART SOLUTIONS INC		100-3751 SHELL RD. RICHMOND BC V6X 2W2	1,144.20
	RFS CANADA		P.O. BOX 7446 STATION A TORONTO ON M5W 3C1	577.50
	RICOH CANADA INC		P.O. BOX 1600, STREETSVILLE RPO MISSISSAUGA ON L5M 0M6	181.44
	RST MAINTENANCE INC		P.O. BOX 10082 AIRDRIE AB T4A 0H4	1,459.50
	SANDWICHES N MORE LUNCH & CATERING CO LT		61 ROYAL OAK COVE NW CALGARY AB T3G 4X7	4,209.41
	SCHINDLER ELEVATOR CORPORATION		C/O T52649, PO BOX 4526 STATION A TORONTO ON M5W 5Z9	1,945.04
	SECURTEK		70 - 1ST AVENUE N YORKTON SK S3N 1J6	144.74
	SHAW BUSINESS, SHAW TELECOM GP		BOX 1650, STATION MAIN CALGARY AB T2P 2L7	2,793.72
	SHAW CABLE PAYMENT CENTRE		ACCT 0496, P.O. BOX 2468 STN MAIN CALGARY AB AB T2P 4Y2	2,447.34
	SHAW CABLE PAYMENT CENTRE		P.O.BOX 2468 STN MAIN CALGARY AB T2P 4Y2	976.74
	SHERWIN WILLIAMS		200-145 EAST LAKE BLVD AIRDRIE AB T4A 2G1	155.48
	STINGRAY BUSINESS		730 WELLINGTON MONTREAL QC H3C 1T4	66.24
	SYSCO CALGARY		P.O. BOX 2544 STN M CALGARY AB T2P 4R1	8,844.99
	TELUS		P.O.BOX 7575 VANCOUVER BC V6B 8N9	905.36
	TLC GLOBAL		5710 RUE DONAHUE ST LAURENT QC H4S 1C1	1,122.24
	VERITIV CANADA INC		BOX 9149-LBX:C3143 ST: M CALGARY AB T2P 5E1	2,131.71
	W2C CUSTOMS RADE MANAGEMENT		800 STUART-GRAHAM, SUITE 359 DORVAL QC H4Y 1J6	41.24
	WCB Workers Compensation Board of Alberta	Collection Department	PO Box 2415 Edmonton AB T5J 2S5	