



No. S214960
Vancouver Registry

IN THE SUPREME COURT OF BRITISH COLUMBIA

BETWEEN:

ADC PROJECTS LTD.

PETITIONER

AND:

JEANA VENTURES LTD. and 1103 GILSTON ROAD
HOLDINGS INC.

RESPONDENTS

REQUISITION – RESET HEARING

Filed by: The Respondent, Jeana Ventures Ltd. (the “Respondent”)

Required: To reset the hearing of the Notice of Application of D. Manning & Associates Inc., the Court appointed Receiver Manager of 1103 Gilston Road Holdings Inc. (the “Receiver”), filed May 11, 2022, previously set for hearing on Monday, May 30, 2022, at 9:45 a.m., for 15 minutes, via MS Teams at the courthouse at 800 Smithe Street, Vancouver, B.C., to Monday, June 13, 2022, at 9:45 a.m., for 15 minutes, via MS Teams at the courthouse at 800 Smithe Street, Vancouver, B.C.

BY CONSENT

A copy of the email dated May 24, 2022, from Heather A. Frydenlund, lawyer for the applicant, the Receiver, consenting to resetting the hearing is attached hereto.

Jurisdiction: This matter is within the jurisdiction of a master.

Relief Sought: An approval and vesting order substantially in the form attached as Schedule “A” to the Notice of Application, or as the court may otherwise order, approving the sale of the following lands:

PID: 002-841-231
LOT 20 BLOCK 34 CAPILANO ESTATES PLAN 9111 (the “Lands”).

Date: May 26, 2022



Signature of counsel for the Respondent,
Jeana Ventures Ltd.
PETER J. REARDON

THIS REQUISITION TO RESET HEARING is prepared by PETER J. REARDON, of the firm of Nathanson, Schachter & Thompson LLP, whose place of business and address for service is 750 – 900 Howe Street, Vancouver, BC V6Z 2M4, telephone (604) 662-8840, and whose email address for service is preardon@nst.ca with a copy to rpearson@nst.ca.

Rick Pearson

From: Heather Frydenlund <hfrydenlund@owenbird.com>
Sent: May 24, 2022 3:39 PM
To: Peter J. Reardon
Subject: RE: 1103 Gilston Road Holdings

Hi Peter,

I have instructions to agree to an adjournment to June 13th. Please go ahead and submit a requisition for an adjournment to that date by consent.

Thank you,

Heather A. Frydenlund
Barrister & Solicitor

Direct Line (604) 691-7532 | Direct Fax (604)
632-4459
Email hfrydenlund@owenbird.com



Bentall 3, Suite 2900, 595 Burrard Street
PO Box 49130, Vancouver, BC V7X 1J5 Canada
Telephone (604) 688-2827 | www.owenbird.co **50 YEARS** 1969-2019

From: Peter J. Reardon

[mailto:preardon@nst.ca]
Sent: May 24, 2022 1:00 PM
To: Heather Frydenlund <hfrydenlund@owenbird.com>
Subject: RE: 1103 Gilston Road Holdings

At the deal they are getting, they should be happy to extend. Let me know.

Peter J. Reardon*
Associate Counsel
D: 778-328-8940 | E: preardon@nst.ca

Nathanson, Schachter & Thompson LLP
750 - 900 Howe Street, Vancouver, BC V6Z 2M4
P: 604.662.8840 | W: nst.ca

* Law Corporation

From: Heather Frydenlund [<mailto:hfrydenlund@owenbird.com>]
Sent: May 24, 2022 12:59 PM
To: Peter J. Reardon <preardon@nst.ca>
Subject: RE: 1103 Gilston Road Holdings

Hi Peter,

I'm feeling much better, thank you. I am discussing the adjournment with the Receiver and will get back to you once we've had a chance to speak. Issue is that a condition of the current offer under contract is that it requires Court approval before June 15th.

Heather A. Frydenlund
Barrister & Solicitor

Direct Line (604) 691-7532 | Direct Fax (604)
632-4459
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From: Peter J. Reardon [<mailto:preardon@nst.ca>]
Sent: May 24, 2022 11:30 AM
To: Heather Frydenlund <hfrydenlund@owenbird.com>
Subject: RE: 1103 Gilston Road Holdings

Heather

I hope you are feeling better. I am waiting for some information and material from Les Sallay and Ron Josephson. My instructions are to oppose the Receiver's application to approve the sale. I don't think I will have responsive material ready for the 30th. Will you agree to an adjournment for 2 weeks. Other than his claim to a security interest in the personal property and fixtures, I don't know what Phil Garrow's position will be on your application. I will be speaking with his counsel, John Fiddick, today.

Happy to discuss.

Peter

Peter J. Reardon*
Associate Counsel
D: 778-328-8940 | E: preardon@nst.ca

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* Law Corporation

From: Heather Frydenlund [<mailto:hfrydenlund@owenbird.com>]
Sent: May 18, 2022 6:04 PM
To: Peter J. Reardon <preardon@nst.ca>
Subject: RE: 1103 Gilston Road Holdings

Hi Peter,

That is good to hear. I will give you a call tomorrow about this. I am working remotely this week and my cell is: 780-952-7882.

Thanks,

Heather A. Frydenlund
Barrister & Solicitor

Direct Line (604) 691-7532 | Direct Fax (604)
632-4459
Email hfrydenlund@owenbird.com



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From: Peter J. Reardon

[\[mailto:preardon@nst.ca\]](mailto:preardon@nst.ca)

Sent: May 18, 2022 2:15 PM

To: Heather Frydenlund <hfrydenlund@owenbird.com>

Subject: 1103 Gilston Road Holdings

CAUTION: This email originated from outside of the organization. Do not click on links or open attachments unless you recognize the sender and know the content is safe.

Hi Heather. I hope all is well. I have been retained to represent Jeana Ventures regarding your application to approve a sale of the property. Could you give me a call when you have a chance. I am in my office today.

Regards

Peter

Peter J. Reardon*

Associate Counsel

D: 778-328-8940 | E: preardon@nst.ca

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