

## Canadian Development Project Investor FAQ

These FAQs should be read in conjunction with the general FAQs posted on the Monitor's website [www.ey.com/ca/wigi](http://www.ey.com/ca/wigi)

1. Which development projects are included in the CCAA proceedings?
  - a. Walton PS Industrial Ltd. (Pilot Sound)
  - b. Walton South Simcoe Residential Development Corporation (West Country)
  - c. Walton Vita Crystallina Development Corporation
  - d. Walton Canadian Land 1 Development Corporation (Stony Industrial & Henley Heights)
  - e. McConachie Asset Management Corporation
  - f. McConachie Development Investment Corporation
  - g. Walton Development (Shepard) Inc.
  - h. Walton Edgemont Development Corporation (Woodhaven)
  - i. Point Trotter Industrial

2. The development project I invested in has filed for CCAA, what does this mean for my equity investment?

You still own your shares in the corporation. However, each development project, within its own corporate structure, has its own obligations owing to creditors, both secured and unsecured debts. All of those debts will need to be satisfied prior to any payment to shareholders.

3. What is the plan for the development project? Is it still moving forward?

Each development project is unique and a strategy for each will be developed individually based on its cash flows and financing needs. The CCAA Entities intend to commence a sales and investment solicitation process (the "SISP") where appropriate for the development projects partially or wholly owned and managed by the CCAA Entities. While these development projects may be insolvent on a cash flow basis, it is expected that an orderly, court-supervised SISP will allow the CCAA Entities to monetize their interests in the development projects promptly and realize their fair market value. It is anticipated that an orderly monetization will allow payment in full to all the secured lenders, and provide the highest return currently possible to the unsecured creditors and investors. The CCAA Entities expect to seek approval for the SISP shortly after their initial CCAA application and to complete the SISP by late summer or early fall 2017.

4. Will I receive future distributions?

There are no scheduled distributions at this time. Once each development project is monetized, all obligations (secured and unsecured) associated with the project will need to be paid in full prior to payment to any shareholder. Recoveries to the investors on the various projects will vary on a project by project basis and cannot be accurately estimated at this time.

5. How will I be kept informed of developments during the proceedings?

WIGI will provide periodic updates on the progress of the restructuring and any key developments. In addition, court materials, court orders and status updates including Monitor's reports, will available on the internet at [www.ey.com/ca/wigi](http://www.ey.com/ca/wigi)

6. How are the notes issued by McConachie Asset Management Corporation or McConachie Development Investment Corporation affected by the CCAA proceedings?

McConachie Asset Management Corporation and McConachie Development Investment Corporation are both CCAA Entities which have been granted CCAA protection. Payment of most pre-filing obligations by the CCAA Entities is stayed under the Initial Order and so ongoing monthly interest payments from McConachie Asset Management Corporation or McConachie Development Investment Corporation will not be made to bondholders from and after the CCAA court filing date of April 28, 2017.

All amounts owing under notes issued by McConachie Asset Management Corporation or McConachie Development Investment Corporation as of the CCAA court filing date of April 28, 2017 form unsecured claims against these entities. If, as a result of the SISF, it is determined that after payment of all prior ranking claims there are amounts available for distribution in respect of the claims of unsecured creditors, the specific CCAA Entity, with the approval of the Court, will initiate a claims process whereby each creditor can submit a proof of claim which, if approved, will entitle the creditor to receive a distribution in respect of their claim.

7. Which development projects did not file for CCAA?
- a. Riverbend Asset Management Corporation & Brant County Riverbend Development LP
  - b. Walton Big Lake Development LP (Hawks Ridge)
  - c. Northpoint Development LP (Skyview Ranch)
  - d. Walton Northpoint East Sophisticated Investor Corporation (Cornerstone)
  - e. North Point East Anderson Development Corporation
  - f. Walton Alliston Development LP (Alliston Industrial)
  - g. Walton Westphalia Development Corporation
  - h. Walton Duggan Ranch Development Corporation
8. The development project I invested in has not filed for CCAA, is it affected?

Development projects that have not filed for CCAA will continue to operate in the normal course of business.

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For additional questions relating to the CCAA process, please email your questions to [wigi.questions@ca.ey.com](mailto:wigi.questions@ca.ey.com) and the FAQ sheets will be updated accordingly.