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21, 2025

COURT FILE NUMBER

2401-15969

COURT

COURT OF KING'S BENCH OF ALBERTA

JUDICIAL CENTRE

CALGARY

Clerk's Stamp

IN THE MATTER OF THE COMPANIES' CREDITORS
ARRANGEMENT ACT, RSC 1985, c C-36, as amended

AND IN THE MATTER OF THE COMPROMISE OR
ARRANGEMENT OF ANGUS A2A GP INC., ANGUS
MANOR PARK A2A GP INC., ANGUS MANOR PARK A2A
CAPITAL CORP., ANGUS MANOR PARK A2A
DEVELOPMENTS INC., HILLS OF WINDRIDGE A2A GP
INC., WINDRIDGE A2A DEVELOPMENTS, LLC, FOSSIL
CREEK A2A GP INC., FOSSIL CREEK A2A
DEVELOPMENTS, LLC, A2A DEVELOPMENTS INC.,
SERENE COUNTRY HOMES (CANADA) INC. and A2A
CAPITAL SERVICES CANADA INC.



DOCUMENT

ORDER: RESTRICTED COURT ACCESS

APPLICANT

**CANADIAN REP COUNSEL on behalf of CANADIAN
INVESTORS (BOTH AS DEFINED IN THE AMENDED
AND RESTATED INITIAL ORDER)**

ADDRESS FOR
SERVICE AND
CONTACT
INFORMATION OF
PARTY FILING THIS
DOCUMENT

Fasken Martineau DuMoulin LLP
Barristers and Solicitors
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Attention: Robyn Gurofsky / Kaitlyn Wong
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File Number: 321102.00017

**DATE ON WHICH ORDER WAS
PRONOUNCED:**

January 17, 2025

LOCATION OF HEARING:

Calgary Courts Centre

**NAME OF JUSTICE WHO MADE THIS
ORDER:**

The Honourable Justice C. Feasby

UPON the Application of Canadian Rep Counsel on behalf of Canadian Investors seeking
an order sealing Confidential Exhibit "A" to Secretarial Affidavit No. 3 of Kim Picard, sworn

January 8, 2025 (the “**Third Picard Affidavit**”); **AND UPON** having read the Application of Canadian Rep Counsel, the Third Picard Affidavit, and the other pleadings and materials previously filed in the within proceedings; **AND UPON** hearing Canadian Rep Counsel, counsel for the Monitor, counsel for the Debtor Companies, Offshore Rep Counsel, and other counsel in attendance at the hearing;

IT IS HEREBY ORDERED AND DECLARED THAT:

1. All defined terms used herein have the meanings ascribed to them in the Amended and Restated Initial Order, granted November 25, 2024 (the “**ARIO**”).

SERVICE

2. Service of notice of this Application and materials in support of this Order is hereby declared good and sufficient, and the time for service of this Application and supporting materials is hereby abridged to the time actually given and the Application is properly returnable today.

RESTRICTED COURT ACCESS

3. Confidential Exhibit “A” to the Third Picard Affidavit shall immediately be sealed by the Clerk of the Court, kept confidential and shall not form part of the public record, and not be available for public inspection unless otherwise ordered by this Court.
4. Confidential Exhibit “A” to the Third Picard Affidavit shall be sealed and filed in an envelope containing the following statement thereon:

THIS ENVELOPE CONTAINS CONFIDENTIAL EXHIBIT “A” TO SECRETARIAL AFFIDAVIT NO. 3 OF KIM PICARD, SWORN JANUARY 8, 2025, WHICH SHALL BE SEALED ON THE COURT RECORD AND IS NOT TO BE PLACED ON THE PUBLIC RECORD OR MADE PUBLICLY ACCESSIBLE UNTIL FURTHER ORDER OF THIS COURT.

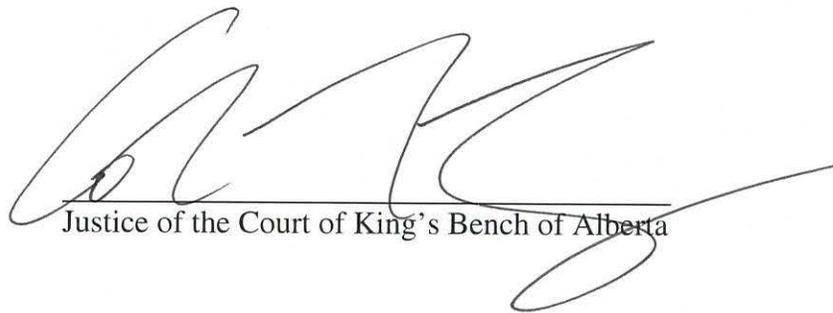
5. In the event an interested party wishes to unseal the contents of Confidential Exhibit “A” to the Third Picard Affidavit, such interested party may bring an application to Court in the

within proceedings on no less than 7 days' notice to the Monitor and Canadian Rep Counsel.

6. Service of this Order shall be deemed good and sufficient by serving the same on:
 - a. the persons listed on the service list created in these proceedings;
 - b. any other person served with notice of the Application for this Order;
 - c. any other parties attending or represented at the Application for this Order; and
 - d. posting a copy of this Order on the Monitor's website at:
<https://www.alvarezandmarsal.com/A2A>,

and service on any other person is hereby dispensed with.

7. Service of this Order may be effected by facsimile, electronic mail, personal delivery, or courier. Service is deemed to be effected the next business day following transmission or delivery of this Order.



Justice of the Court of King's Bench of Alberta