



CONSTRUCTION SUMMARY

309 - 2 - The Barossa 5 (38-5) Elev A

Extras at Time of Sale

VENDOR TO SUPPLY AND INSTALL A 5 FT. BY 7 FT. DECK WITH STAIRS TO GRADE
Worksheet Note:

CEILINGS

Inv.401	1 - 9 FOOT CEILING ON SECOND FLOOR
Line5926	Note:
28Oct15 / 29Jul16	
Inv.401	1 - SMOOTH CEILINGS - MAIN FLOOR
Line5927	Note:
28Oct15 / 29Jul16	
Inv.401	1 - SMOOTH CEILINGS - 2ND FLOOR
Line5928	Note:
28Oct15 / 29Jul16	

CONSTRUCTION

Inv.401	1 - INCREASE GARAGE DOORS BY 1 FT
Line5932	Note: This change must be approved by Architectural Control. Garage doors are confirmed to be 8'-0" frame to slab.
28Oct15 / 29Jul16	
Inv.401	1 - REMOVE LOW WALL IN FOYER AND HAVE AN OPEN STRINGER STAIRCASE WITH TWO ADDED NEWEL POSTS (NATURAL FINISH)
Line5941	Note:
28Oct15 / 29Jul16	

DO NOT INSTALL

Inv.882	4 - TOILET PAPER HOLDER , SOAP DISH , TOWEL RACK - DO NOT INSTALL IN ALL BATHROOMS
Line8189	Note:
15Jun16 / 29Jul16	

ELECTRICAL

Inv.401	1 - 200 AMP SERVICE - UPGRADE TO
Line5929	Note:
28Oct15 / 29Jul16	
Inv.401	1 - COACH LAMP - RELOCATE EXISTING EXTERIOR COACH LAMP INCLUDING OUTLET FROM GARAGE TO MATCH EXISTING FRONT PORCH LAMP - AS PER SKETCH
Line5930	Note:
28Oct15 / 29Jul16	
Inv.401	1 - COACH LAMP - RELOCATE EXISTING EXTERIOR COACH LAMP FROM GARAGE TO CENTERED ABOVE GARAGE - AS PER SKETCH
Line6064	Note:
28Oct15 / 29Jul16	

HARDWOOD FLOORING

Inv.401	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - UPPER HALL
Line5933	Note:
28Oct15 / 29Jul16	



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Inv.401	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDING
Line5934	Note:
28Oct15 / 29Jul16	
Inv.882	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - FAMILY
Line8174	Note:
15Jun16 / 29Jul16	
Inv.882	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LANDING
Line8175	Note:
15Jun16 / 29Jul16	
Inv.882	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LIVING AND DINING
Line8176	Note:
15Jun16 / 29Jul16	
Inv.882	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - MAIN HALL
Line8177	Note:
15Jun16 / 29Jul16	
Inv.882	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - UPPER HALL
Line8178	Note:
15Jun16 / 29Jul16	

PAINT AND STAIN

Inv.882	1 - STAIN OAK RAILINGS AND STAIRS - RAILINGS - PICKETS - NEWEL POST - NOSING - STRINGERS - TREADS AND RISERS - WROUGHT IRON PICKETS - COMPLETE- STAIN OAK - PRICE IS PER SET
Line8179	Note:
15Jun16 / 29Jul16	

PLUMBING

Inv.401	1 - SHOWER - HANDHELD SHOWER - MOEN 3669EP MASTER SHOWER ENSUITE
Line6066	Note:
28Oct15 / 29Jul16	
Inv.401	1 - SHOWER - HAND HELD SHOWER MOEN 9796/T944 MASTER TUB DECK(upgrade 1)
	PLEASE DO NOT INSTALL UPGRADE 1 - PURCHASER HAS CHANGED TO AN UPGRADE 2 9796/T694 **
Line5936	Note:
28Oct15 / 29Jul16	
Inv.401	1 - SHOWER TRANSFER VALVE
Line6068	Note:
28Oct15 / 29Jul16	
Inv.964	1 - SHOWER - HAND HELD SHOWER MOEN 9796/T694 (upgrade 2)
Line9246	Note:
11Jul16 / 27Jul16	

STAIRS AND RAILINGS / NOSINGS

Inv.401	1 - UPGRADE RAILING - UPGRADE 2 - LEVEL 1 - WROUGHT IRON - BLACK (INCLUDES ADDITIONAL RAILING ADDED WHEN REMOVING HALF WALL \$700.00)
Line5939	Note:
28Oct15 / 29Jul16	



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TILE

Inv.882	1 - TILE - FOYER - UPGRADE 3
Line8180	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - KITCHEN AND BREAKFAST - UPGRADE 3
Line8181	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - MUD ROOM - UPGRADE 3
Line8182	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - POWDER - UPGRADE 3
Line8183	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - MASTER ENSUITE - UPGRADE 2
Line8184	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - UPGRADE 2 - SHOWER- MASTER ENSUITE
Line8185	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - UPGRADE 2 - TUB 2 ROWS- MASTER ENSUITE
Line8186	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - LAUNDRY (2ND FLOOR) - UPGRADE 2
Line8187	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - SHARED BATH - UPGRADE 2
Line9243	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - UPGRADE 2 - TUB FULL HEIGHT- SHARED BATHROOM
Line9245	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - ENSUITE 2 - UPGRADE 2
Line9242	Note:
15Jun16 / 29Jul16	
Inv.882	1 - TILE - UPGRADE 2 - TUB FULL HEIGHT- ENS 2
Line9244	Note:
15Jun16 / 29Jul16	
Inv.1,194	3 - Aluminum trim on all bathroom tile edges.
Line11706	Note: do not install plastic trim - substitute for aluminum
4Sep16 / 7Oct16	

TRIM CARPENTRY



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Inv.882	1 - INTERIOR TRIM - UPGRADE 1 - 3 INCH BACKBAND CASING - 5 1/4 BASEBOARD
Line8188	Note:
15Jun16 / 29Jul16	

WINDOWS - BASEMENT

Inv.401	2 - BASEMENT WINDOW - 30 X 30 - ALL BASEMENT WINDOWS - AS PER SKETCH
Line5940	Note:
28Oct15 / 29Jul16	



INTERIOR COLOUR SCHEME

Purchaser:

OLEG BYELOV

Property:

309

Telephone Res. / Bus:

(416) 893-9205 /

Project:

Bradford Capital Holdings Inc.

Decor Advisor:

Jessica Boardman

Model and Elevation:

The Barossa 5 (38-5) Elev A

Lock Date:

11-Jul-16

11-Jul-16

Plan #:

51M-1063

Layout Changes:

☒ Yes ☐ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

8

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	CAMDEN OAK - SHALE GREY	196
Laundry Room	BELWOOD-ONTARIO WHITE	171
Powder Room	N/A	
Master Ensuite Bathroom	CAMDEN OAK- SHALE GREY	196
ENSUITE 2	CAMDEN OAK- SHALE GREY	196
SHARED BATH	CAMDEN OAK- SHALE GREY	196

Comment

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	KALAHARI TOPAZ 4588K-07	
Laundry Room	FROSTY WHITE 1573-60	
Powder Room	N/A	
Master Ensuite Bathroom	SAND FLOW 6699-46	
ENSUITE 2	ARGENTO ROMANO 6697-46	
SHARED BATH	ARGENTO ROMANO 6697-46	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	OTTOMANO IVORY HD POLISHED 18X18 PORCELAIN 67-800 (UP 3)	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	OTTOMANO IVORY HD POLISHED 18X18 PORCELAIN 67-800 (UP 3)	
Laundry Room	OTTOMANO ARGENTO HD POLISHED 12X24- 69-802 (UP 2)	
Powder Room	OTTOMANO IVORY HD POLISHED 18X18 PORCELAIN 67-800 (UP 3)	
Master Ensuite Bathroom	OTTOMANO ARGENTO HD POLISHED 12X24- 69-802 (UP 2)	
ENSUITE 2	OTTOMANO ARGENTO HD POLISHED 12X24- 69-802 (UP 2)	
SHARED BATH	OTTOMANO ARGENTO HD POLISHED 12X24- 69-802 (UP 2)	
MUDROOM	OTTOMANO IVORY HD POLISHED 18X18 PORCELAIN 67-800 (UP 3)	

Comment

MAIN FLOOR -OTTOMANO IVORY HD POLISHED RECTIFIED PORCELAIN 18X18 PORCELAIN 67-800
MASTER ENSUITE & LAUNDRY ROOM ENSUITE 2 & SHARED BATH- OTTOMANO ARGENTO HD POLISHED RECTIFIED
PORCELAIN 12X24 PORCELAIN- 69-802



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4. Ceramic Wall Tile

Master Ensuite Bathroom		Selection	Describe
Tub Deck Wall		OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
	Tub Deck	OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
Tub Deck Skirt		OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
Shower Stall		OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
ENSUITE 2		OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
SHARED BATH		OTTOMANO ARGENTO HD POLISHED 12X24- 69-802	
Kitchen Backsplash			

Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes) ☒ Yes ☐ No

Comment

DELETE ALL CERAMIC DETAILS IN ALL BATHROOMS

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Carpeting

Main Hall	SEE HARDWOOD DETAILS
Living Room	SEE HARDWOOD DETAILS
Dining Room	SEE HARDWOOD DETAILS
Family Room	SEE HARDWOOD DETAILS
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	SEE HARDWOOD DETAILS
Upper Landing	SEE HARDWOOD DETAILS
Upper Hall	SEE HARDWOOD DETAILS
Master Bedroom	2369 SUNRIVER-728 SUMAC
Bedroom #2	2369 SUNRIVER-728 SUMAC
Bedroom #3	2369 SUNRIVER-728 SUMAC
Bedroom #4	2369 SUNRIVER-728 SUMAC
Bedroom #5	N/A

Underpad	Type	Area
	10MM (STANDARD)	ALL BEDROOMS
Carpet on Stairs	Capped	Runner - *Upgrade
Comment		NONE

** Refer to Construction Summary



INTERIOR COLOUR SCHEME

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6. Hardwood

Kitchen	SEE TILE DETAILS
Main Hall	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Living Room	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Dining Room	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Family Room	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Upper Landing	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Upper Hall	MERCIER MAPLE 3 1/4" PRO - GRIZZLY (UPGRADE 3)
Master Bedroom	SEE CARPET DETAILS
Bedroom #2	SEE CARPET DETAILS
Bedroom #3	SEE CARPET DETAILS
Bedroom #4	SEE CARPET DETAILS
Bedroom #5	N/A

Comment

7. Plumbing Fixtures

Powder Room	BATH. SINK STANDARD-L4621
Master Ensuite Bathroom	SEE BELOW
ENSUITE 2	BATH. SINK STANDARD-L4621
SHARED BATH	BATH. SINK STANDARD-L4621
KITCHEN	KITCHEN STANDARD- 7545C

Waterline for Fridge ☐ Yes ☒ No

Comment

MASTER ENSUITE
-HANDHELD SHOWER FOR TUB- MOEN 9796-T694
-HANDHELD SHOWER WITH SLIDE BAR FOR SHOWER 3669EP
-TRANSFER VALVE
-BATH. SINK STANDARD-L4621

** Refer to Construction Summary



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8. Trim Carpentry

Interior Doors

STANDARD

Front Door Glass Inserts

STANDARD

Door Handles

STANDARD-3820 STN

Interior Trim

UPGRADE 1

Comment

INTERIOR TRIM - UPGRADE 1 - 3 INCH BACKBAND CASING - 5 1/4 BASEBOARD

** Refer to Construction Summary

9. Electrical

Plugs and Switches

☒ White

Hood Fan

WHITE

Custom Fan Insert

Appliances

Built in Cooktop

☐ Yes ☒ No

Built in Oven

☐ Yes ☒ No

Gas Stove

☐ Yes ☒ No

Microwave

☐ Yes ☐ OTR ☒ No

Comment

** Refer to Construction Summary

10. Railings and Pickets

Railing Type

OAK

SpindleType

UPGRADE 2 LEVEL 1 WROUGHT IRON

Stringer / Riser

STAIN TO MATCH HARDWOOD

Colour

STAIN TO MATCH HARDWOOD

Colour

BLACK

Treads

STAIN TO MATCH HARDWOOD

Comment

Oak Stairs

☒ Yes ☐ No

STAIN STAIRS TO MATCH - MERCIER GRIZZLY

** Refer to Construction Summary



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11. Crown Mouldings

Entrance Vestibule	NONE		Kitchen/Breakfast	NONE	
Main Hall	NONE		Den/Library	NONE	
Living Room	NONE		Lower Landing	NONE	
Dining Room	NONE				
Family Room	NONE				

Comment

** Refer to Construction Summary

12. Wall Paint

Main Floor	WARM GREY 7701
Second Floor	WARM GREY 7701

Smooth Ceilings First Floor ☒ Yes ☐ No

Comment

SMOOTH CEILINGS ON 2ND FLOOR ALSO *

* Refer to Construction Summary

13. Fireplace

	Living Room PurchasedAs Per Plan N/A ☐☐☒	Family Room PurchasedAs Per Plan N/A ☐☒☐	Other Room - Specify PurchasedAs Per Plan N/A ☐☐☒
Fireplace Type		D.V GAS	
Mantle Type		M1 STANDARD	
Colour / Stain		PAINTED WHITE	
Surround		NERO MARBLE	
Hearth		N/A	

Comment

** Refer to Construction Summary



INTERIOR COLOUR SCHEME

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14. Heating and Air Conditioning

Air Conditioning	Gas Provisions Stove
Gas Provisions Dryer	Gas Provisions Barbecue
Comment	
** Refer to Construction Summary	

15. General Comments

** Refer to Construction Summary

Disclaimers and Notes

Purchaser
Initials

1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

3) The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, a \$250 admin fee will be applicable for changes, deletions or alterations other than re-selection due to unavailability.

4) The Purchaser acknowledges reading and accepting the "Bayview Wellington Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

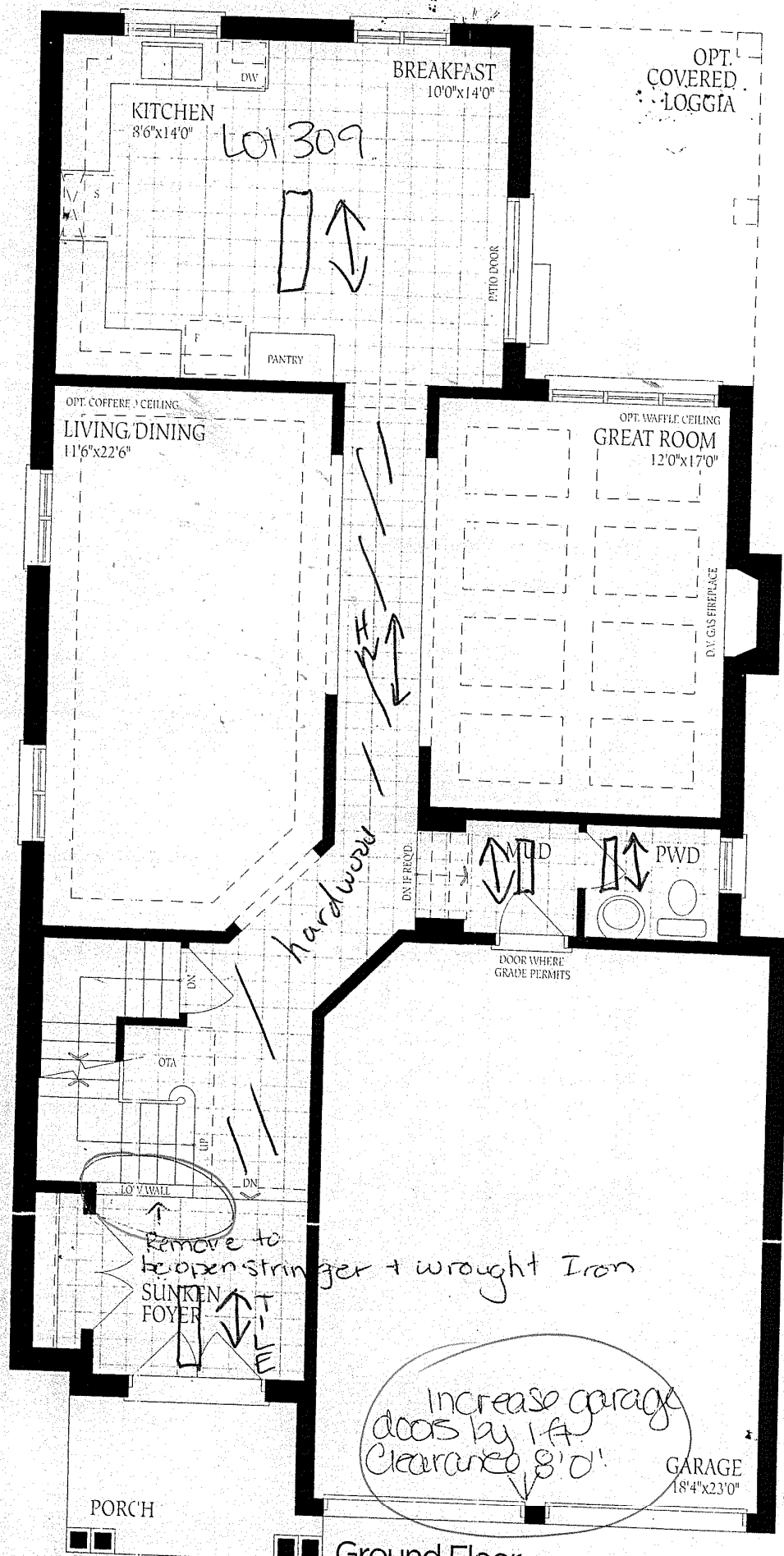
This Interior Colour Selection is final and approved by:

Signature:_____ Date: _____

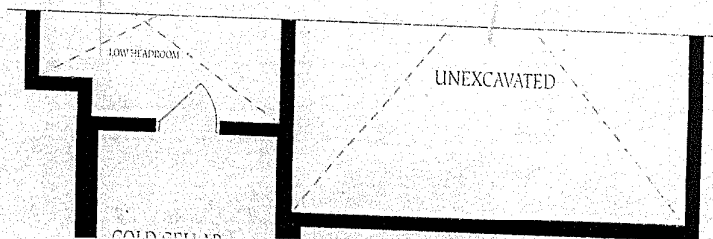
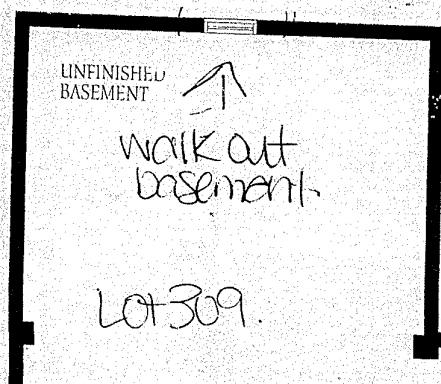


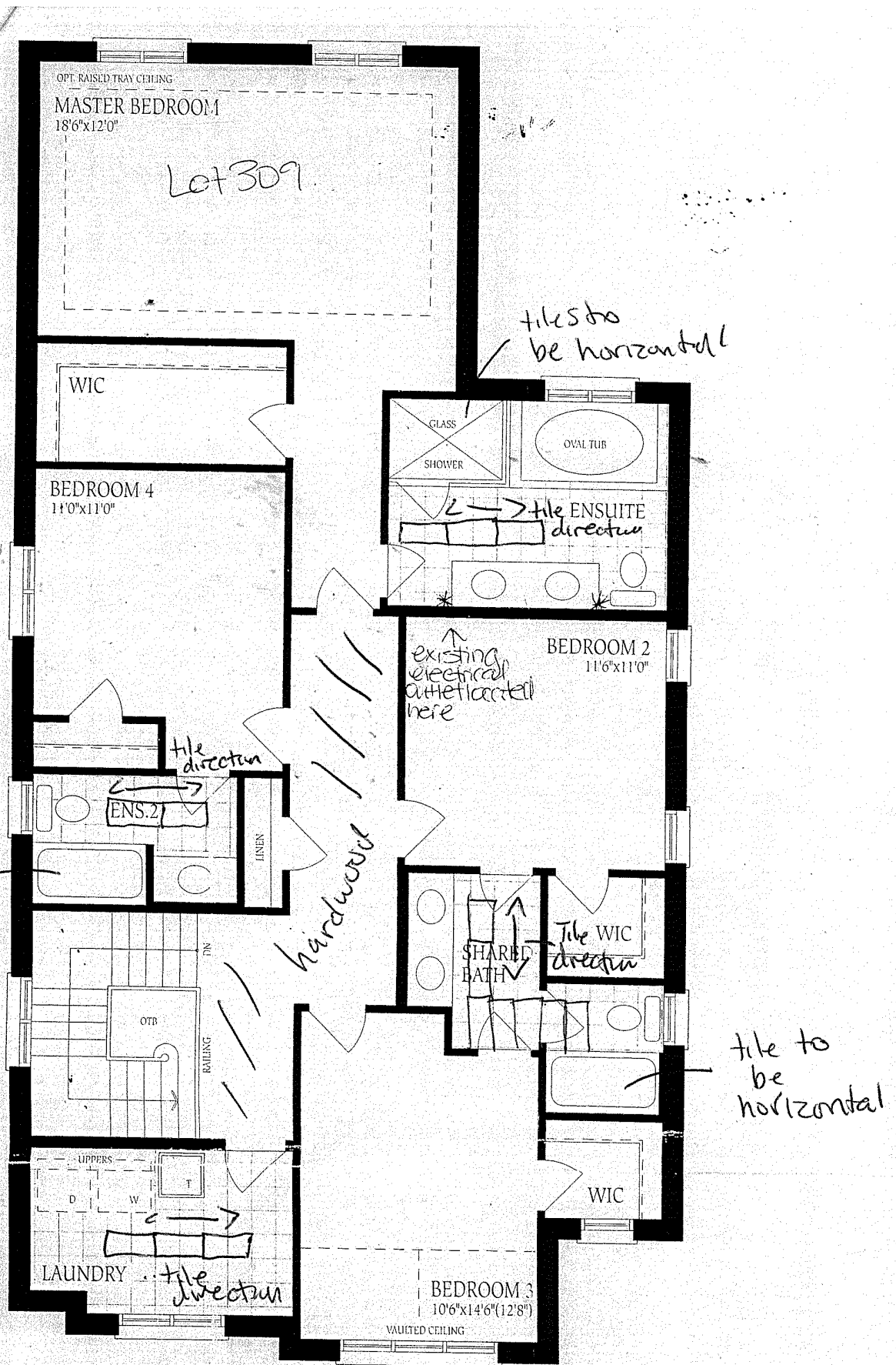
INTERIOR COLOUR SCHEME

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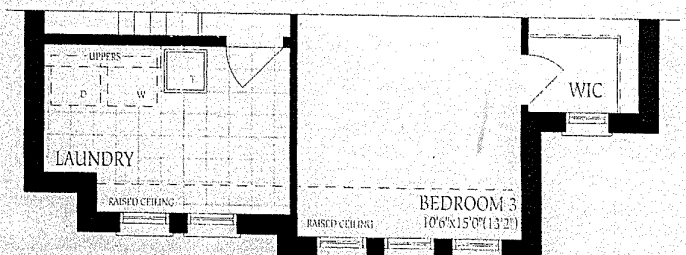
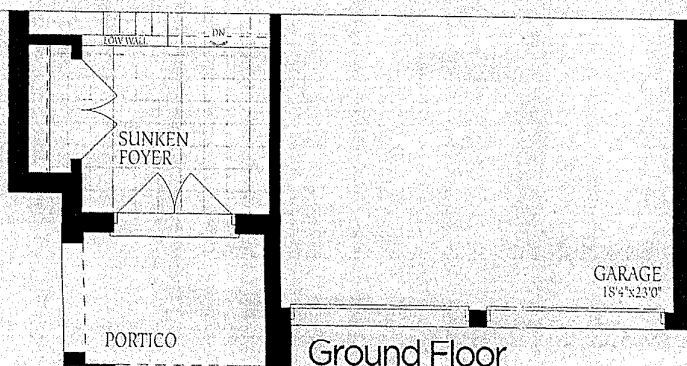


Ground Floor
Elevation A





Second Floor
Elevation A



Second Floor
Elevation B

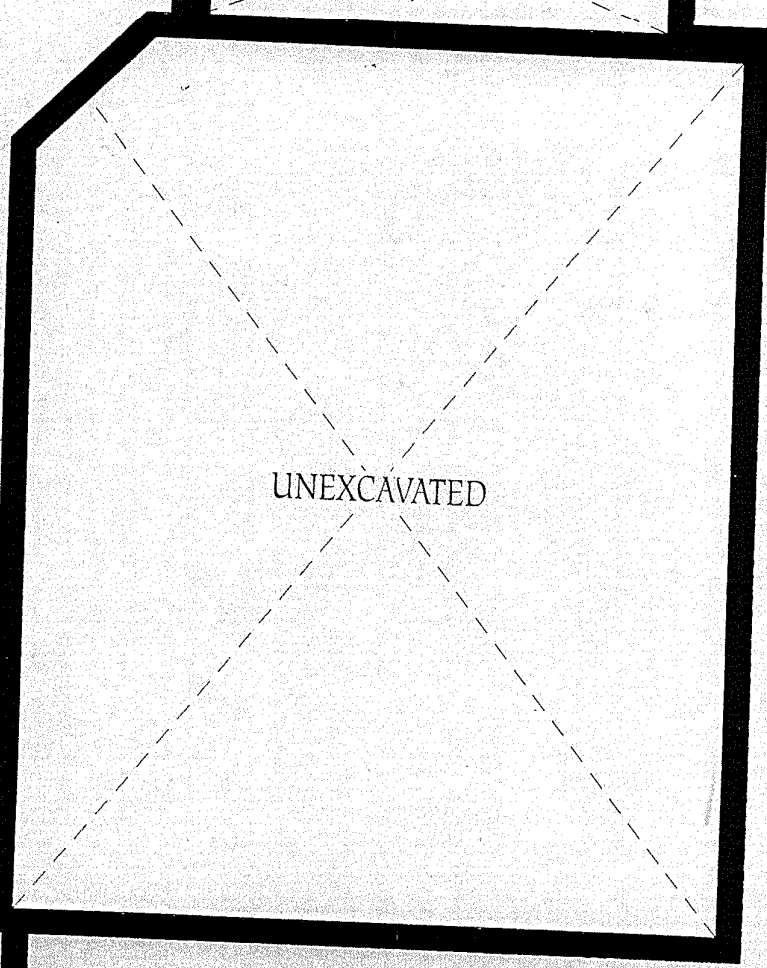
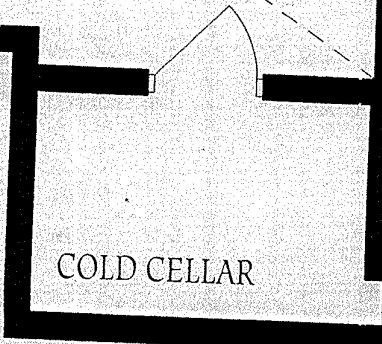
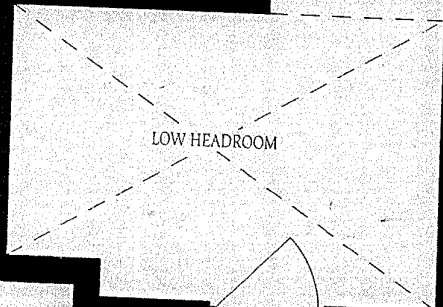
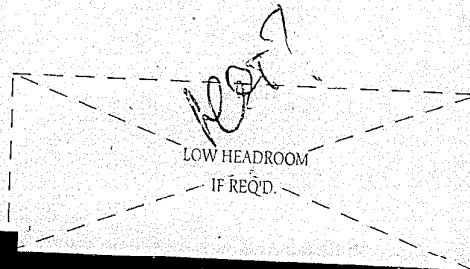
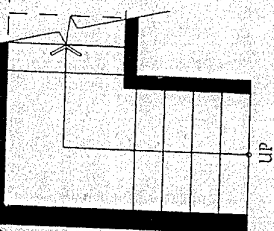
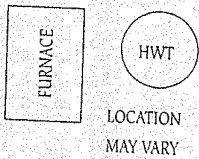
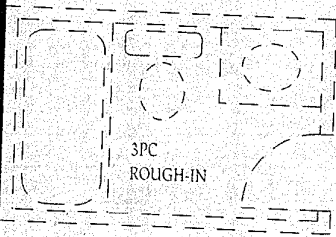
UNFINISHED
BASEMENT

Walk out
basement

Lot 309.

30x30

30x30



Basement