



CONSTRUCTION SUMMARY

Mountainview Heights (G) - Russell Gardens Building Ltd.

PURCHASERS: CAMERON GREGORY ERNST and SIOBHAN A. CLAYTON

TEL:

LOT / PHASE	REG. PLAN #	HOUSE TYPE		
Block 209 TH 4 / 2	62M-1238	Highgrove 5E Elev 1		

CABINETRY

1 - CABINETRY - KITCHEN - LIGHT VALENCE 24Oct18 Note:	
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CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY BASE - TOP DRAWER SINGLE - PRICE IS PER DRAWER - STANDARD 24Oct18 Note:	
1 - KITCHEN CABINETRY BASE - RECYCLE PULLOUT 2 BIN - PRICE IS EACH 24Oct18 Note:	
4 - KITCHEN CABINETRY UPPER - GLASS DOOR - GROUP 1 GLASS - FINISHED INTERIOR - FITS TALL UPPER CABINETS - PRICE IS PER DOOR - STANDARD- FROSTED GLASS 24Oct18 Note:	
1 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - STANDARD 24Oct18 Note:	
2 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD 24Oct18 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 24Oct18 Note:	

ELECTRICAL

1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 24Oct18 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER STOVE FOR FUTURE MICROWAVE/HOOD FAN 24Oct18 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 24Oct18 Note: See specs for gasline location required for proper stove install.	
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PROMOTIONAL

1 - PURCHASER FOREFITS REMAINDER OF UPGRADE BONUS 24Oct18 Note:	
1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 24Oct18 Note:	

STAIRS AND RAILINGS

1 - EUROLINE 1- BLACK IRON PICKETS 24Oct18 Note:	
1 - STAINED STAIRS, RAILING AND PICKETS – STANDARD STAIRCASE - PRICE IS PER SET 24Oct18 Note:	

This Document is Extremely Time Sensitive - Printed 24 Oct 18 at 10:29

RECEIVED OCT 26 2018

Purchasers:CAMERON GREGORY ERNST & SIOBHAN A. C

Property: Block 209 TH 4

Telephone Res. / Bus: /

Project: Russell Gardens Building Ltd.

Decor Advisor: Natalie Mancuso

Model and Elevation: Highgrove 5E Elev 1

Lock Date: 24-Oct-18

24-Oct-18

Plan #: 62M-1238

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	EVEREST WHITE	2002
Laundry Room	ELISSE	Standard
Powder Room	EVEREST WHITE	1001
Master Ensuite Bathroom	EVEREST WHITE	1001
Main Bathroom	EVEREST WHITE	1001

Appliances:

Built In Appliances ☐ Yes ☒ No

Slide In Stove ☐ Yes ☒ No

Dishwasher Cabinet ☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-BLACK ALICANTE 4926K-07	
Laundry Room	N/A	
Powder Room	LAMINATE-ARGENTO ROMANO 6697-46	
Master Ensuite Bathroom	LAMINATE-WHITE CARRARA 4924-38	
Main Bathroom	LAMINATE-INUK SHUK CARBON P-346 LM	

** Refer to Construction Summary

Initials:

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

CAMERON GREGORY ERNST & SIOBHAN A.

/

Natalie Mancuso

24-Oct-18

Property:

Project:

Model and Elevation:

Plan #:

Block 209 TH 4

Russell Gardens Building Ltd.

Highgrove 5E Elev 1

62M-1238

3. Ceramic Flooring

Entrance Vestibule	TILE- RAINBOW DARK GREY 13X13	At a 45 Threshold-If App.
Main Hall	LAMINATE	METAL STRIP THROUGHOUT
Kitchen / Breakfast	TILE- RAINBOW DARK GREY 13X13	
Laundry Room	TILE- BEACH BLACK 13X13	
Powder Room	TILE- RAINBOW WHITE 13X13	
Master Ensuite Bathroom	TILE- BEACH BLACK 13X13	
Main Bathroom	TILE- RAINBOW LIGHT GREY 13X13	
GARAGE LANDING	TILE- RAINBOW DARK GREY 13X13	

** Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	TILE- NATURALE GRIGIO 8X10	
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE- NATURALE GRIGIO 8X10	
Bathtub Enclosure Walls		
Main Bathroom	TILE- GLOSSY WHITE #25500 8X10	

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

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

Yes

No

Dishwasher Rough-In

Yes

No

Waterline for Fridge

Yes

No

** Refer to Construction Summary

6. Trim Carpentry

Interior Doors	800 SERIES
Interior Trim	2 3/4" CASING WITH 4 1/4" BASEBOARD - COLONIAL
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

** Refer to Construction Summary

7. Other Flooring

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

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/

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24-Oct-18

Property:

Project:

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7. Other Flooring

Main Hall	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Living Room	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Dining Room	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Family Room	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Den / Library / Study	
Basement Landing(If Applies)	
Lower Landing (If Applies)	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Upper Landing	LAMINATE-MANHATTAN - LAVA ROCK OAK TL-15021
Upper Hall	CARPET-BEAULIEU - A4447 WEBSTER SDN - PEARL GREY 84195
Master Bedroom	CARPET-BEAULIEU - A4447 WEBSTER SDN - PEARL GREY 84195
Bedroom #2	CARPET-BEAULIEU - A4447 WEBSTER SDN - PEARL GREY 84195
Bedroom #3	CARPET-BEAULIEU - A4447 WEBSTER SDN - PEARL GREY 84195
Bedroom #4	CARPET-BEAULIEU - A4447 WEBSTER SDN - PEARL GREY 84195
Bedroom #5	

Underpad	Type	Area
	STANDARD	SECOND FLOOR

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS- LAVA ROCK OAK
Picket Type	EUROLINE 1 BLACK	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	TORLYS- LAVA ROCK OAK
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	TORLYS- LAVA ROCK OAK
Red Oak Stairs with Semi Gloss Finish			<input checked="" type="radio"/> Yes <input type="radio"/> No

** Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	43 BIRCH WHITE	Master Bedroom	43 BIRCH WHITE
Living Room	43 BIRCH WHITE	Bedroom #2	43 BIRCH WHITE
Dining Room	43 BIRCH WHITE	Bedroom #3	43 BIRCH WHITE
Kitchen / Breakfast	43 BIRCH WHITE	Bedroom #4	43 BIRCH WHITE
Family Room	43 BIRCH WHITE	Bedroom #5	
Powder Room	43 BIRCH WHITE	Master Ensuite	43 BIRCH WHITE
Laundry Room	43 BIRCH WHITE	Main Bathroom	43 BIRCH WHITE
Den/Library			
Trim Paint-Semi Gloss	BIRCH WHITE		

Smooth Ceilings First Floor ☐ Yes ☒ No

** Refer to Construction Summary

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Lock Date: 24-Oct-18 24-Oct-18 Plan #: 62M-1238

10. Plaster Mouldings and Medallions

Entrance Vestibule			Kitchen/Breakfast		
Main Hall			Den/Library		
Living Room			Lower Landing		
Dining Room					
Family Room					

** Refer to Construction Summary

11. Fireplace

Living Room			Family Room			Other Room - Specify		
Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type								
Mantle Type								
Colour / Stain								
Surround								
Hearth								

** Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	YES
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

** Refer to Construction Summary

13. Electrical

Plugs and Switches	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave	
	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Dishwasher Rough-in	Yes				

** Refer to Construction Summary

14. General Comments

** Refer to Construction Summary

Disclaimers and Notes

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: _____

Date: 24/10/18

Signature: _____

Date: 10/24/18

Cabinet Dimensions

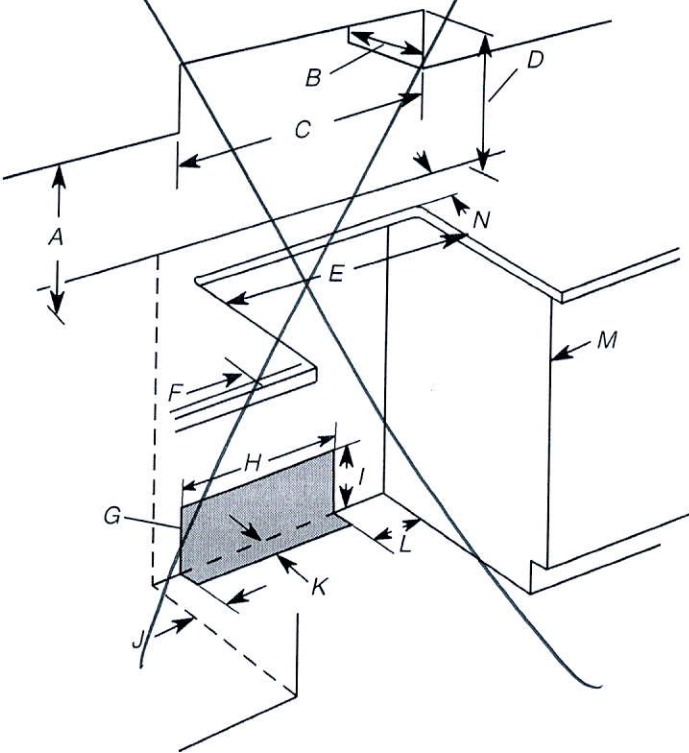
Cabinet opening dimensions shown are for 25" (64.0 cm) countertop depth, 24" (61.0 cm) base cabinet depth and 36" (91.4 cm) countertop height.

IMPORTANT: If installing a range hood or microwave hood combination above the range, follow the range hood or microwave hood combination installation instructions for dimensional clearances above the cooktop surface.

Range may be installed next to combustible walls with zero clearance.

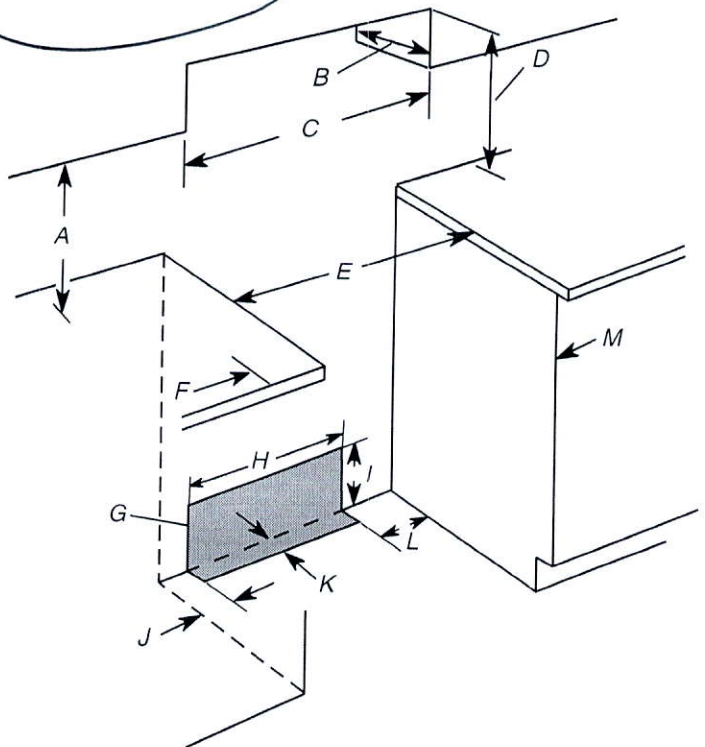
NOTE: When installed in a slide-in cutout, the front of oven door may protrude beyond the base cabinet.

Slide-In Cutout



- A. 18" (45.7 cm) upper side cabinet to countertop
- B. 13" (33 cm) max. upper cabinet depth
- C. 30" (76.2 cm) min. opening width
- D. For minimum clearance to top of cooktop, see NOTE*.
- E. 30" (76.2 cm) min. opening width
- F. 3" (7.6 cm) min. clearance from both sides of range to side wall or other combustible material
- G. The shaded area is recommended for installation of rigid gas pipe and grounded outlet.
- H. 13 1/8" (33.3 cm)
- I. 7 1/16" (19.5 cm)
- J. 4 13/16" (12.2 cm)
- K. 3 1/16" (9.4 cm) plus measurement of N
- L. 12" (30.5 cm)
- M. Cabinet door or hinges should not extend into the cutout.
- N. Remaining counter depth should not exceed 2 1/4" (5.7 cm).

Freestanding Cutout



- A. 18" (45.7 cm) upper side cabinet to countertop
- B. 13" (33 cm) max. upper cabinet depth
- C. 30" (76.2 cm) min. opening width
- D. For minimum clearance to top of cooktop, see NOTE*.
- E. 30" (76.2 cm) min. opening width
- F. 3" (7.6 cm) min. clearance from both sides of range to side wall or other combustible material
- G. The shaded area is recommended for installation of rigid gas pipe and grounded outlet.
- H. 13 1/8" (33.3 cm)
- I. 7 1/16" (19.5 cm)
- J. 4 13/16" (12.2 cm)
- K. 3 1/16" (9.4 cm)
- L. 12" (30.5 cm)
- M. Cabinet door or hinges should not extend into the cutout.

***NOTE:** 24" (61.0 cm) minimum when bottom of wood or metal cabinet is shielded by not less than 1/4" (0.64 cm) flame retardant millboard covered with not less than No. 28 MSG sheet steel, 0.015" (0.4 mm) stainless steel, 0.024" (0.6 mm) aluminum or 0.020" (0.5 mm) copper.

30" (76.2 cm) minimum clearance between the top of the cooking platform and the bottom of an uncovered wood or metal cabinet.

INSTALLATION INSTRUCTIONS

Unpack Range

⚠ WARNING

Excessive Weight Hazard

Use two or more people to move and install range.
Failure to do so can result in back or other injury.

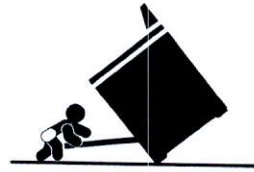
1. Remove shipping materials, tape and film from the range. Keep cardboard bottom under range. Do not dispose of anything until the installation is complete.
2. Remove oven racks and parts package from oven and shipping materials.
3. To remove cardboard bottom, first take 4 cardboard corners from the carton. Stack one cardboard corner on top of another. Repeat with the other 2 corners. Place them lengthwise on the floor behind the range to support the range when it is laid on its back.
4. Using 2 or more people, firmly grasp the range and gently lay it on its back on the cardboard corners.
5. Remove cardboard bottom.

The leveling legs can be adjusted while the range is on its back. See the "Adjust Leveling Legs" section.

NOTE: To place range back up into a standing position, put a sheet of cardboard or hardboard on the floor in front of range to protect the flooring. Using 2 or more people, stand range back up onto the cardboard or hardboard.

Install Anti-Tip Bracket

⚠ WARNING



Tip Over Hazard

A child or adult can tip the range and be killed.

Install anti-tip bracket to floor or wall per installation instructions.

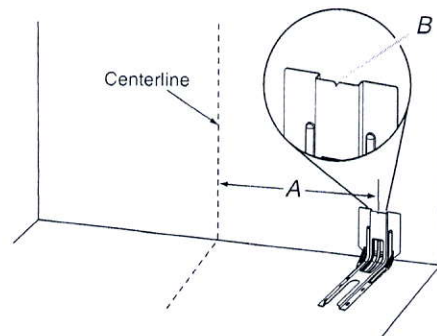
Slide range back so rear range foot is engaged in the slot of the anti-tip bracket.

Re-engage anti-tip bracket if range is moved.

Do not operate range without anti-tip bracket installed and engaged.

Failure to follow these instructions can result in death or serious burns to children and adults.

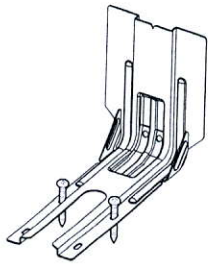
1. Remove the anti-tip bracket from the inside of the oven.
2. Determine which mounting method to use: floor or wall.
If you have a stone or masonry floor, you can use the wall mounting method. If you are installing the range in a mobile home, you must secure the range to the floor.
This anti-tip bracket and screws can be used with wood or metal studs.
3. Determine and mark centerline of the cutout space. The mounting bracket can be installed on either the left-hand or right-hand side of the cutout. Position mounting bracket against the wall in the cutout so that the V-notch of the bracket is 12½" (31.8 cm) from centerline, as shown.



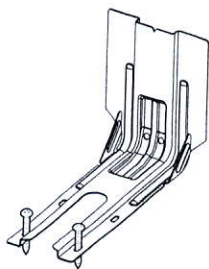
A. 12½" (31.8 cm)
B. Bracket V-notch

4. Drill two $\frac{1}{8}$ " (3 mm) holes that correspond to the bracket holes of the determined mounting method. See the following illustrations.

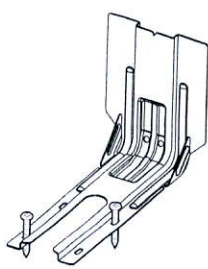
Floor Mounting



Rear position

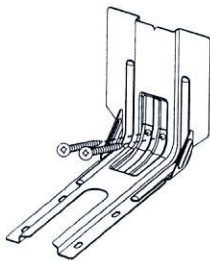


Front position

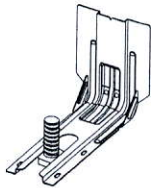


Diagonal (2 options)

Wall Mounting



5. Using the two #10 x $1\frac{1}{8}$ " (4.1 cm) Phillips-head screws provided, mount anti-tip bracket to the wall or floor.
6. Move range close enough to opening to allow for final electrical connections. Remove shipping base, cardboard or hardboard from under range.
7. Move range into its final location, making sure rear leveling leg slides into anti-tip bracket.



8. Move range forward onto shipping base, cardboard or hardboard to continue installing the range, using the following installation instructions.

Adjust Leveling Legs

1. If range height adjustment is necessary, use a wrench or pliers to loosen the 4 leveling legs.

This may be done with the range on its back or with the range supported on 2 legs after the range has been placed back to a standing position.

NOTE: To place range back up into a standing position, put a sheet of cardboard or hardboard in front of range. Using 2 or more people, stand range back up onto the cardboard or hardboard.

⚠ WARNING



Tip Over Hazard

A child or adult can tip the range and be killed.

Install anti-tip bracket to floor or wall per installation instructions.

Slide range back so rear range foot is engaged in the slot of the anti-tip bracket.

Re-engage anti-tip bracket if range is moved.

Do not operate range without anti-tip bracket installed and engaged.

Failure to follow these instructions can result in death or serious burns to children and adults.

2. Measure the distance from the top of the counter to the floor.
3. Measure the distance from the top of the cooktop to the bottom of the leveling legs. This distance should be the same. If it is not, adjust the leveling legs to the correct height. The leveling legs can be loosened to add up to a maximum of 1" (2.5 cm). A minimum of $\frac{3}{16}$ " (5 mm) is needed to engage the anti-tip bracket.

NOTE: If height adjustment is made when range is standing, tilt the range back to adjust the front legs, and then tilt forward to adjust the rear legs.

4. When the range is at the correct height, check that there is adequate clearance under the range for the anti-tip bracket. Before sliding range into its final location, check that the anti-tip bracket will slide under the range and onto the rear leveling leg prior to anti-tip bracket installation.

NOTE: If a Trim Kit will be used, the top of the cooktop should be higher than the counter. See the Installation Instructions included with the Trim Kit for the correct height.

Mobile Home - Additional Installation Requirements

The installation of this range must conform to the Manufactured Home Construction and Safety Standard, Title 24 CFR, Part 3280 (formerly the Federal Standard for Mobile Home Construction and Safety, Title 24, HUD Part 280). When such standard is not applicable, use the Standard for Manufactured Home Installations, ANSI A225.1/NFPA 501A or with local codes.

In Canada, the installation of this range must conform with the current standards CAN/CSA-A240-latest edition, or with local codes.

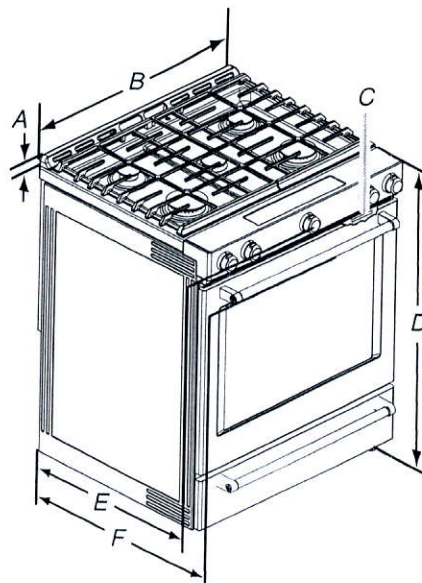
Mobile Home Installations Require:

- When this range is installed in a mobile home, it must be secured to the floor during transit. Any method of securing the range is adequate as long as it conforms to the standards listed above.

Product Dimensions

This manual covers several models. Your model may appear different from the models depicted. Dimensions given are maximum dimensions across all models.

Model KSGB900



A. $1\frac{3}{8}$ " (3.0 cm) height from cooktop to top of vent

B. $29\frac{7}{8}$ " (75.9 cm)

C. Model/serial/rating plate (located behind the oven door on the top right-hand side of the oven frame)

D. 36" (91.4 cm) height to top of cooktop edge with leveling legs screwed in all the way*

E. $28\frac{5}{8}$ " (71.9 cm) max. depth from front of console to back of range

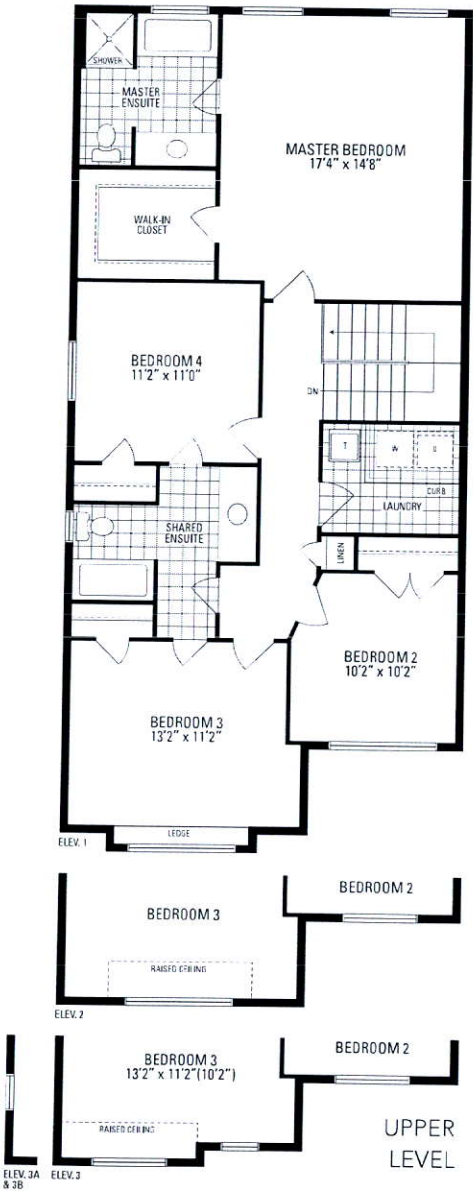
F. $28\frac{7}{8}$ " (73.3 cm) max. depth from handle to back of range

IMPORTANT: Range must be level after installation. Follow the instructions in the "Level Range" section. Using the cooktop as a reference for leveling the range is not recommended.

*Range can be raised approximately 1" (2.5 cm) by adjusting the leveling legs.

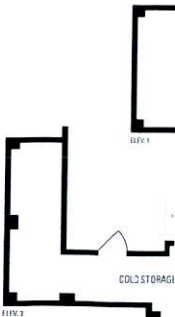
HIGHGROVE 5E 2,264 SQ.FT.

AVAILABLE IN BLOCK: 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 216, 217 & 218



HIGHGROVE 5E 2,264 SQ.FT.

AVAILABLE IN BLOCK: 200 & 201



Orientation of home may be reversed and purchaser agrees to accept the same. Steps and porches may vary at any exterior entrance ways due to grading variance. Actual usable floor space may vary from the stated floor area. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to minor modifications. Final location of sump pump is based on site conditions. Roofline and adjoining model types may vary due to siting. E & O.E. LEC Highgrove 5E • Copyright Sept. 2017

Orientation of home may be reversed and purchaser agrees to accept the same.