



CONSTRUCTION SUMMARY

White Tail Ridge - DCR Phoenix Development Corporation

PURCHASERS: Allison Lyn Landon and Ian Charles Mockett TEL:

LOT / PHASE 126 / 4	STREET 136 Frank Fisher Crescent	HOUSE TYPE KINGSWOOD ELEV R 4 BED	CLOSING DATE 21-Jan-25
INV#	QTY	EXTRA / CHANGE	

Electrical

1 0 10Jan24	1 - Front Exterior Porch: Relcoate coach light outlet to soffit and supply and install RTJB4CC in lieu of standard Fixture Note:	
2 0 10Jan24	1 - Front Exterior: S/I (5) Black Exterior Soffit PotLight 2nd Floor (Connected to Existing Switch) located as per plan Note:	
3 0 10Jan24	1 - Front Exterior: S/I (9) Black Exterior Soffit PotLight 1st Floor (Complete with a New Switch) located as per plan Note:	
4 0 10Jan24	1 - Kitchen: S/I (1) Std Electrical Outlet for future wine fridge located as per plan Note:	
5 0 10Jan24	1 - Main Staircase open to below: Reinforced Existing Light Outlet for Future Heavier Fixture Note:	
6 0 10Jan24	1 - Primary Ensuite: S/I 4" LED Slim Shower Recessed Light White (AFR4-0930-WH) on its Own Switch Note:	
7 0 10Jan24	1 - Rear Exterior: S/I a Gas BBQ Line located as per plan Note:	
8 0 10Jan24	1 - S/I Make-up Air System for Kitchen Hood Fan Above 300 CFM up to 600 CFM Note:	

Fireplace

9 0 10Jan24	1 - Family Room: Raise Std Fireplace Box 12in Above Finished Floor Note:	
10 0 10Jan24	1 - Family Room: S/I Fireplace Blower to Std Fireplace Only Note:	

Hardwood

11 0 10Jan24	1 - S/I Twelve Oaks Engineered hardwood (std level) in solarium, family room, study, main hall, dining room, and living room Note:As per standard spec	
12 0 10Jan24	1 - S/I Twelve Oaks Engineered hardwood (std level) in upper hall/loft, primary bedroom and optional bonus loft Note:	

Miscellaneous

13 0 10Jan24	1 - Bedroom #2: S/I Optional door to Main Bathroom Note:	
14 0 10Jan24	1 - Family Room: Bump Std Fireplace into the Room Approx 8 inches. Bump to be 5ft 6inches Wide and goes to approx 9ft ceiling Note:	



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15 0 10Jan24	1 - Garage: S/I Finsished garage (includes 3rd garage bay) with insulation and drywall (1 coat) Note:		
16 0 10Jan24	1 - Garage: S/I Insulated garage doors (includes 3rd garage bay) Note:		
17 0 10Jan24	1 - Jack & Jill: Delete standard shelving and wall beside vanity - vanity increased Note:		
18 0 10Jan24	1 - Main Hall/mudroom: Relocate closet to mudroom, create walk-in closet in lieu and reconfigure powder room as per plan Note:		
19 0 10Jan24	1 - Mudroom: Delete standard door and surrounding trim Note:		
20 0 10Jan24	1 - Optional Upgrade - 3rd Car Garage Bay (Subject to Engineering Approval and Site Conditons. Not available for all lots) Note:As per B-1		
21 0 10Jan24	1 - Optional Upgrade - 9 Foot Basement Foundaton Pour (Subject to Site Conditons and Availability for your Chosen Model) Note:As per B-1		
22 0 10Jan24	1 - Optional Upgrade - 9 Foot Second Floor Option Note:As per B-1		
23 0 10Jan24	1 - Optional Upgrade - Basement Plumbing Rough-In 3-Piece Rough-In (Future Sink, Tub, Toilet) Note:As per B-1		
24 0 10Jan24	1 - Optional Upgrade - Garage Man Door (Subject to Site Conditons and Availability for your Chosen Model) Note:As per B-1		
25 0 10Jan24	1 - Optional Upgrade #2- Bonus Loft (Fills in Open to Below Area Above Foyer/Living Room   Adds 315 sq.f) Note:As per B-1		
26 0 10Jan24	1 - Optional Upgrade #4 - Open/Finished Stairs to Basement (Complete with Standard Carpet   Railings   Spindles and Finished Vestbule in Basement) Note:As per B-1		
27 0 10Jan24	1 - Optional Upgrade #6 - Second Floor Laundry (Laundry Relocated from Main Floor and Utlity Sink Relocated to Basement) Note:As per B-1		
28 0 10Jan24	1 - Primary Ensuite: Delete standard door to ensuite, redesign as per plan, standard free-standing tub deleted, water closet and linen closet relocated Note:Makeup area to be priced in colours appointment - millwork through spectrum and countertop through phoenix		
29 0 10Jan24	1 - Primary Ensuite: S/I (1) shower niche Note:		



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30 0 10Jan24	1 - Primary Ensuite:U/G to 3x5 ceramic shower with acrylic base and Maax Halo Shower doors (Black trim) in lieu of std 3x4 ceramic shower Note:	
31 0 10Jan24	1 - Seperate Kitchen Appointment with Specrum Kitchens Note:	
32 0 10Jan24	1 - Upper hall: Flip orientation of linen closet and enlarge as per plan Note:	

Paint

33 0 10Jan24	1 - S/I Flat Ceilings throughout NoteSTD spec	
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Plumbing

34 0 10Jan24	1 - Jack & Jill Bathroom: Additional Builder Std Vanity Sink and Faucet (where applicable) Includes Larger Mirror and 1 Light Over Each Sink In Countertop. Note:	
35 0 10Jan24	1 - Mudroom: S/I Rough in Bar Sink (Must Select Sink and Faucet from Builder Will Not Just Leave As Rough In) NoteLocation to be confirmed in final millwork drawings	
36 0 10Jan24	1 - Primary Ensuite: Additional Builder Std Vanity Sink and Faucet (where applicable) Includes Larger Mirror and 1 Light Over Each Sink In Countertop. Note:	
37 0 10Jan24	1 - S/I Fridge Water Line NoteSTD spec	

Railings

38 0 10Jan24	1 - Main Floor and Second Floor: Metal spindles (black, all plain) (TL-12-40) in lieu of standard Oak Modern Note:	
39 0 10Jan24	1 - Main staircase, loft and main floor open to below basement: S/I 5" Oak boxed newel posts w/ inset in lieu of standard Oak 3-1/2" Modern Note:	

Stairs

40 0 10Jan24	1 - Basement Staircase: Upgrade Staircase to Oak Note:	
41 0 10Jan24	1 - Main staircase: Upgrade Staircase to Oak Note:	

Trim

42 0 10Jan24	1 - All Interior Doors: U/G std handle to lever Matte Black (Vega, Square rosette) Note:	
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43 0 10Jan24	1 - Main Floor and Second Floor: U/G door to 96" high (includes all closets) Note:	

1A Offer Worksheet	Optional Upgrade #2- Bonus Loft (Fills in Open to Below Area Above Foyer/Living Room   Adds 315 sq.ft) Note:	
2A Offer Worksheet	Optional Upgrade #4 - Open/Finished Stairs to Basement (Complete with Standard Carpet   Railings   Spindles and Finished Vestibule in Basement) Note:	
3A Offer Worksheet	Optional Upgrade #6 - Second Floor Laundry (Laundry Relocated from Main Floor and Utility Sink Relocated to Basement) Note:	
4A Offer Worksheet	Optional Upgrade - 9 Foot Second Floor Option Note:	
5A Offer Worksheet	Optional Upgrade - Basement Plumbing Rough-In 3-Piece Rough-In (Future Sink, Tub, Toilet) (Subject to Site Conditions and Availability for your Chosen Model) Note:	
6A Offer Worksheet	Optional Upgrade - Garage Man Door (Subject to Site Conditions and Availability for your Chosen Model) Note:	
7A Offer Worksheet	Optional Upgrade - 3rd Car Garage Bay Starting at (Subject to Engineering Approval and Site Conditions. Not available for all lots) Note:	
8A Offer Worksheet	Optional Upgrade - 9 Foot Basement Foundation Pour (Subject to Site Conditions and Availability for your Chosen Model) Note:	
9A Offer Worksheet	Purchaser acknowledges that no further foundation changes will be permitted after this point Note:	

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