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CONSTRUCTION SUMMARY				
Red Oaks on Bayview - Trinimont Developments Inc.			RECEIVED	
PURCHASER: ZIYI HU			AUG 11 2023	TEL:
LOT / PHASE	REG. PLAN #	HOUSE TYPE		
145 / 1	65M-4737	Elm 3 Elev C		

CABINETRY ACCESSORIES

1 - KITCHEN CABINETY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD LEVEL CABINETY	
05Jul23 Note: PURCHASER ACKNOWLEDGES AND ACCEPTS THAT HIS FUTURE FREESTANDING FRIDGE WILL PROTRUDE FROM THE CABINETY.	

CERAMIC TILE

1 - TILE - UPGRADE 1 FLOOR TILE - PRIMARY ENSUITE - FLOOR	
STANDARD STACKED INSTALLATION ***SEE SKETCH FOR ORIENTATION OF TILE***	
10Aug23 Note: STANDARD GREY GROUT	
1 - TILE - UPGRADE 2 FLOOR TILE - MUD ROOM	
STANDARD STACKED INSTALLATION ***SEE SKETCH FOR ORIENTATION OF TILE***	
10Aug23 Note: STANDARD GREY GROUT	
1 - TILE - UPGRADE 2 FLOOR TILE - KITCHEN/BREAKFAST	
STANDARD STACKED INSTALLATION ***SEE SKETCH FOR ORIENTATION OF TILE***	
10Aug23 Note: STANDARD GREY GROUT	
1 - TILE - UPGRADE 2 FLOOR TILE - POWDER ROOM	
STANDARD STACKED INSTALLATION ***SEE SKETCH FOR ORIENTATION OF TILE***	
10Aug23 Note: STANDARD GREY GROUT	
1 - TILE - UPGRADE 2 FLOOR TILE - FOYER	
STANDARD STACKED INSTALLATION ***SEE SKETCH FOR ORIENTATION OF TILE***	
10Aug23 Note: STANDARD GREY GROUT	

CONSTRUCTION

1 - TUB TO SHOWER CONVERSION - 5 FOOT SHOWER WITH SLIDING GLASS CHROME FRAMED DOORS IN LIEU OF TUB -- *INCLUDES SHOWER POT LIGHT	
ENSUITE BATH 4	
05Jul23 Note: ***TOE TESTER TO REMAIN INSTALLED ***	

ELECTRICAL

1 - NOTE: TUB TO SHOWER CONVERSION ***INSTALL SHOWER LIGHT***	
ENSUITE BATH #4	
05Jul23 Note:	
1 - CONDUIT TUBE ROUGH-IN PROVISION - FOR FUTURE ELECTRIC VEHICLE (CONDUIT TUBE ONLY - FROM BASEMENT INTO JUNCTION BOX IN GARAGE WITH PULL STRING. NO WIRE)	
05Jul23 Note: PURCHASER ACKNOWLEDGES AND ACCEPTS LOCATION TO BE AT VENDORS DISCRETION	
6 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE	
6 POTLIGHTS ON 1 SWITCH AT UPPER SOFFIT - SEE SKETCH FOR APPROXIMATE LOCATION.	
05Jul23 Note: PURCHASER ACKNOWLEDGES AND ACCEPTS POTLIGHT LOCATIONS CANNOT BE EXACTLY GUARANTEED. SHOULD THERE BE ANY INTERFERENCES WITH REQUESTED LOCATION, PURCHASER ACCEPTS LOCATION OF POT LIGHTS AT VENDORS SOLE DISCRETION.	



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LOT / PHASE 145 / 1	REG. PLAN # 65M-4737	HOUSE TYPE Elm 3 Elev C		
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HARDWOOD FLOORING

1 - HARDWOOD - GROUP C SERIES 5 INCH - IN LIEU OF 3 1/4 INCH NATURAL RED OAK - FIRST FLOOR IN STANDARD HARDWOOD AREAS 10Aug23    Note:	
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MISCELLANEOUS

1 - Purchaser hereby warrants that all Colour Selections and Finishes have been individually reviewed as documented. Purchaser further acknowledges that all selections, codes and descriptions are correct and has instructed the Vendor to proceed accordingly. 10Aug23    Note: The purchaser (s) hereby acknowledges, understands, and accepts that once this document has been signed and executed by all parties hereto, it will be Final. Absolutely no further requests for additions, changes, deletions and/or alterations, will be permitted or entertained, other than reselection due to unavailability.	
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PLUMBING

1 - NOTE: TUB TO SHOWER CONVERSION - ***TOE TESTER TO REMAIN INSTALLED***  ENSUITE BATH #4 SHOWER 05Jul23    Note:	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 05Jul23    Note:	

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER PER PE DATED MAY 3/23. 05Jul23    Note:	
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REDEEMED

STAIRS AND RAILINGS

2 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 10Aug23    Note: PURCHASER ACKNOWLEDGES, UNDERSTANDS AND ACCEPTS THAT THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.	
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EXTRAS AS PER OFFER

The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Five Hundred Dollars (\$500.00) for the purchase of the following items: Worksheet    Note:	
EXTERIOR BRICK SELECTION: The Purchaser(s) acknowledge that the Vendor will make every effort to accommodate the Purchaser's first choice brick selection. In the event of a colour conflict, we will automatically proceed to your second or third choice. Worksheet    Note:	
1st Choice: Exterior Colour Scheme 6 - Old Chicago Worksheet    Note:	
2nd Choice: Exterior Colour Scheme 3 - Churchill Worksheet    Note:	

This Document is Extremely Time Sensitive - Printed 10 Aug 23 at 12:03



Purchaser: ZIYI HU

Property: 145

Telephone Res. / Bus: /

Project: Trinimont Developments Inc.

Decor Advisor: Julia Caivano

Model and Elevation: Elm 3 Elev C

Lock Date: 10-Aug-23

10-Aug-23

Plan #: 65M-4737

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	DORAL W500 WHITE	226SA
Laundry Room	N/A - TUB ON LEGS	N/A
Powder Room	MONACO 1048 FLAX	225SA
Master Ensuite Bathroom	DORAL W500 WHITE	226SA
Ensuite 2/3	MONACO 350 PLATINUM SILVER	225SA
Ensuite 4	DORAL W500 WHITE	226SA

Appliances:

Built In Appliances ☐ Yes ☒ No

Dishwasher Cabinet

☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

Vendors Standard

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

Fridge Opening

Vendors Standard

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	GRANITE-NERO IMPALA	#300 ROUND EDGE
Laundry Room	N/A	N/A
Powder Room	LAMINATE-CARRARA BIANCO 6696-46	
Master Ensuite Bathroom	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite 2/3	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite 4	LAMINATE-CARRARA BIANCO 6696-46	

\*\* Refer to Construction Summary

Initial:

24 H



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ZIYI HU

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Decor Advisor:

Julia Caivano

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Property:

145

Project:

Trinimont Developments Inc.

Model and Elevation:

Elm 3 Elev C

Plan #:

65M-4737

3. Ceramic Flooring

		At a 45 Threshold-If App.	
Entrance Vestibule	TILE- STONE WHITE 12 1/4 x 24 1/4 / STD GREY GROUT	<input type="checkbox"/>	STACKED INSTALL*SEE SKETC
Main Hall	N/A	<input type="checkbox"/>	Metal Strip Where Applic.
Kitchen / Breakfast	TILE- STONE WHITE 12 1/4 x 24 1/4 / STD GREY GROUT	<input type="checkbox"/>	STACKED INSTALL*SEE SKETC
Laundry Room	TILE - CONCRETE WHITE 13X13	<input type="checkbox"/>	STANDARD STACKED INSTALL
Powder Room	TILE- STONE WHITE 12 1/4 x 24 1/4 / STD GREY GROUT	<input type="checkbox"/>	STACKED INSTALL*SEE SKETC
Master Ensuite Bathroom	TILE - CARRARA MARMORE 12X24 / STD GREY GROUT	<input type="checkbox"/>	STACKED INSTALL*SEE SKETC
Master Ens Shower Floor	2x2 WHITE SHOWER FLOOR TILE / STD GREY GROUT	<input type="checkbox"/>	Standard Installation
Ensuite 2/3	FRIGIA WHITE 13X13 / STD GREY GROUT	<input type="checkbox"/>	STANDARD STACKED INSTALL
Ensuite 4	FRIGIA WHITE 13X13 / STD GREY GROUT	<input type="checkbox"/>	STANDARD STACKED INSTALL
MUD ROOM	TILE- STONE WHITE 12 1/4 x 24 1/4 / STD GREY GROUT	<input type="checkbox"/>	STACKED INSTALL*SEE SKETC
		<input type="checkbox"/>	

\*\* Refer to Construction Summary \*\*\*\*\*NOTE: SEE SKETCH FOR ORIENTATION OF TILE\*\*\*\*\*

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE - EXTRA WHITE/GREY (722) 8X16 / STD Grey Grout	HORIZONTAL STACKED INSTALLATION
Bathtub Enclosure Walls	N/A	
Master Ens Shower Floor	N/A	
Ensuite 2/3	CONCEPT NEVE MATTE 8X16 / STD GREY GROUT	HORIZONTAL STACKED INSTALLATION
Ensuite 4	CONCEPT NEVE MATTE 8X16 / STD GREY GROUT	HORIZONTAL STACKED INSTALLATION
MUD ROOM	N/A	N/A
Kitchen Backsplash	N/A	N/A

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

\*\*\* ALL SHOWER THRESHOLDS/JAMBS - QUARTZ WHITE (WHERE APPLICABLE AS PER PLAN).

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

N/A

☐ Yes

☒ No

Dishwasher Rough-In

☒ Yes

☐ No

Waterline for Fridge

☒ Yes

☐ No

\*\* Refer to Construction Summary

6. Trim Carpentry

Interior Doors	As Per Construction Specifications
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

\*\* Refer to Construction Summary

Initial: 

214



Purchaser:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

ZIYI HU

/

Julia Caivano

10-Aug-23

Property: 145

Project: Trinimont Developments Inc.

Model and Elevation: Elm 3 Elev C

Plan #: 65M-4737

7. Other Flooring		
Main Hall	HARDWOOD- MIRAGE SWEET MEMORIES- CAROUSEL WHITE OAK CHARACTER BRUSHED DURAMATT - 5"	
Living Room	N/A	
Dining Room	HARDWOOD- MIRAGE SWEET MEMORIES- CAROUSEL WHITE OAK CHARACTER BRUSHED DURAMATT - 5"	
Family Room	HARDWOOD- MIRAGE SWEET MEMORIES- CAROUSEL WHITE OAK CHARACTER BRUSHED DURAMATT - 5"	
Den / Library / Study	N/A	
Basement Landing(If Applies)	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Lower Landing (If Applies)	HARDWOOD- MIRAGE SWEET MEMORIES- CAROUSEL WHITE OAK CHARACTER BRUSHED DURAMATT - 5"	
Upper Landing	HARDWOOD- MIRAGE SWEET MEMORIES- CAROUSEL WHITE OAK CHARACTER BRUSHED DURAMATT - 5"	
Upper Hall	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Master Bedroom	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Bedroom #2	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Bedroom #3	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Bedroom #4	LAMINATE - LEXINGTON W - KORTEMARK OAK - TL LW1312 - PEFC	
Bedroom #5	N/A	
	N/A	
	N/A	
	N/A	
Underpad	Type	Area
	N/A	N/A

\*\* Refer to Construction Summary-THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS & RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS

8. Railings and Pickets			
Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE -CAROUSEL
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE -CAROUSEL
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE -CAROUSEL
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE -CAROUSEL
Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No	

\*\* Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

9. Wall Paint Flat Finish			
Main & Upper Hall	43 BIRCH WHITE	Master Bedroom	43 BIRCH WHITE
Living Room	N/A	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	N/A
Powder Room	43 BIRCH WHITE	Master Ensuite	43 BIRCH WHITE
Laundry Room	43 BIRCH WHITE	Ensuite 2/3	43 BIRCH WHITE
Den/Library	N/A	Ensuite 4	43 BIRCH WHITE
Trim Paint-Semi Gloss	BIRCH WHITE	MUD ROOM	43 BIRCH WHITE
		Basement LandingArea	43 BIRCH WHITE
Smooth Ceilings First Floor <input type="radio"/> Yes		<input checked="" type="radio"/> No	

\*\* Refer to Construction Summary

Initial: 284



Purchaser:

ZIYI HU

Telephone Res. / Bus:

/

Decor Advisor:

Julia Caivano

Lock Date:

10-Aug-23

Property:

145

Project:

Trinimont Developments Inc.

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Elm 3 Elev C

Plan #:

65M-4737

10. Plaster Mouldings and Medallions

Entrance Vestibule	N/A		Kitchen/Breakfast	N/A	
Main Hall	N/A		Den/Library	N/A	
Ljving Room	N/A		Lower Landing	N/A	
Dining Room	N/A			N/A	
Family Room	N/A				

\*\* Refer to Construction Summary

11. Fireplace

Living Room	Family Room	Other Room - Specify	
<div><div>Purchased</div><div>As Per Plan</div><div>N/A</div></div>	<div><div>Purchased</div><div>As Per Plan</div><div>N/A</div></div>	<div><div>Purchased</div><div>As Per Plan</div><div>N/A</div></div>	
<div><div><input type="radio"/></div><div><input type="radio"/></div><div><input checked="" type="radio"/></div></div>	<div><div><input type="radio"/></div><div><input checked="" type="radio"/></div><div><input type="radio"/></div></div>	<div><div><input type="radio"/></div><div><input type="radio"/></div><div><input checked="" type="radio"/></div></div>	
Fireplace Type	N/A	FLAT ON WALL CABINET	N/A
Mantle Type	N/A	MANTLE M1-STANDARD	N/A
Colour / Stain	N/A	BIRCH WHITE	N/A
Surround	N/A	BIANCO	N/A
Hearth	N/A	N/A	N/A

\*\* Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	N/A	Gas Provisions Stove	N/A
Gas Provisions Dryer	N/A	Gas Provisions Barbecue	N/A

Comment

\*\* Refer to Construction Summary

13. Electrical

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

\*\* Refer to Construction Summary

14. General Comments

\*\* Refer to Construction Summary

Disclaimers and Notes

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 agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature:

Ziyi Hu

Date:

Aug 10/23

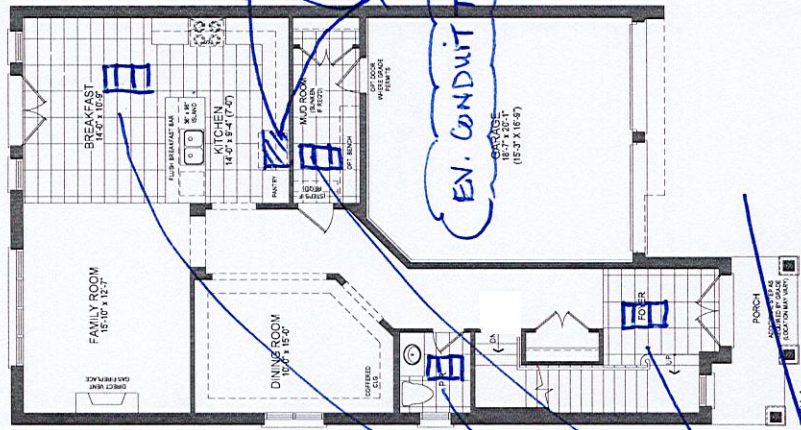


LOT 145  
TRINIMONT  
ELM 3 ELEV. C.  
(ziyi hu).

274  
July 5/23

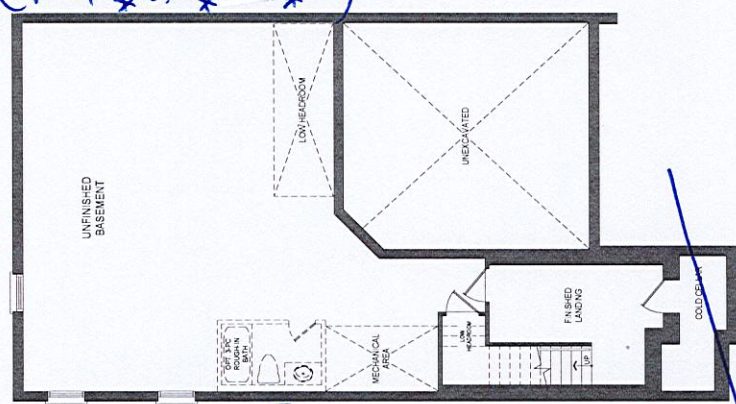
Floor  
X-TILE ORIENTATION  
@ Foyer  
POUNDER  
MUD ROOM  
KITCHEN

274  
Aug 10/23

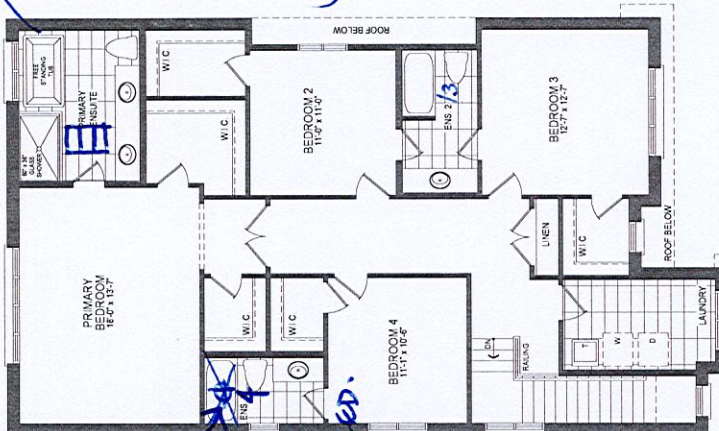


Full  
DEPTH  
FRIDGE UPERS.  
WATERLINE FOR  
FRIDGE

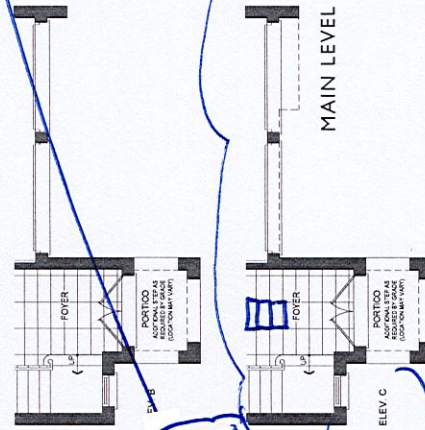
EN. CONDUIT TUBE



ENS 4  
\*TUB TO  
SHOWER CONVERSION  
\*TOE TESTER  
TO REMAIN INSTALLED.  
\*INSTALL  
SHOWER LIGHT

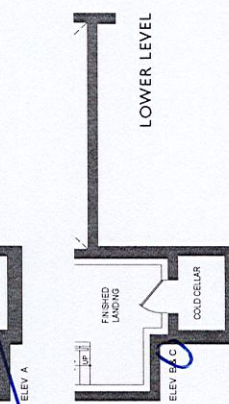


Floor  
TILE ORIENTATION  
@ PRIMARY ENS.  
274  
Aug 10/23



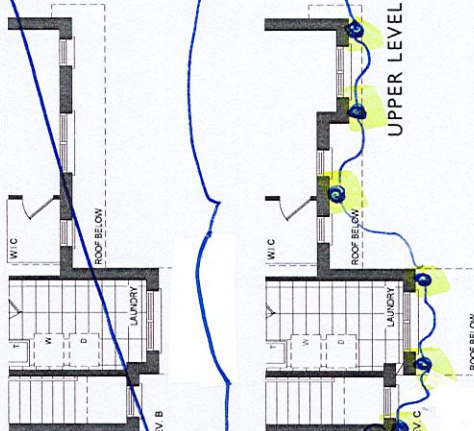
Floor  
X-TILE ORIENTATION  
@ Foyer  
POUNDER  
MUD ROOM  
KITCHEN

274  
Aug 10/23



Floor  
X-TILE ORIENTATION  
@ Foyer  
POUNDER  
MUD ROOM  
KITCHEN

274  
Aug 10/23



\*6 EXTERIOR  
POTLIGHTS ON  
1 SWITCH  
- UPPER SOFFIT  
\* See exterior  
brochure plan

The Elm 3 ELEV. A • 2,908 SQ.FT. | ELEV. B • 2,887 SQ.FT. | ELEV. C • 2,988 SQ.FT.

Includes 120 sq.ft. of finished lower level area.

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 areas. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & O. E. June 2022.



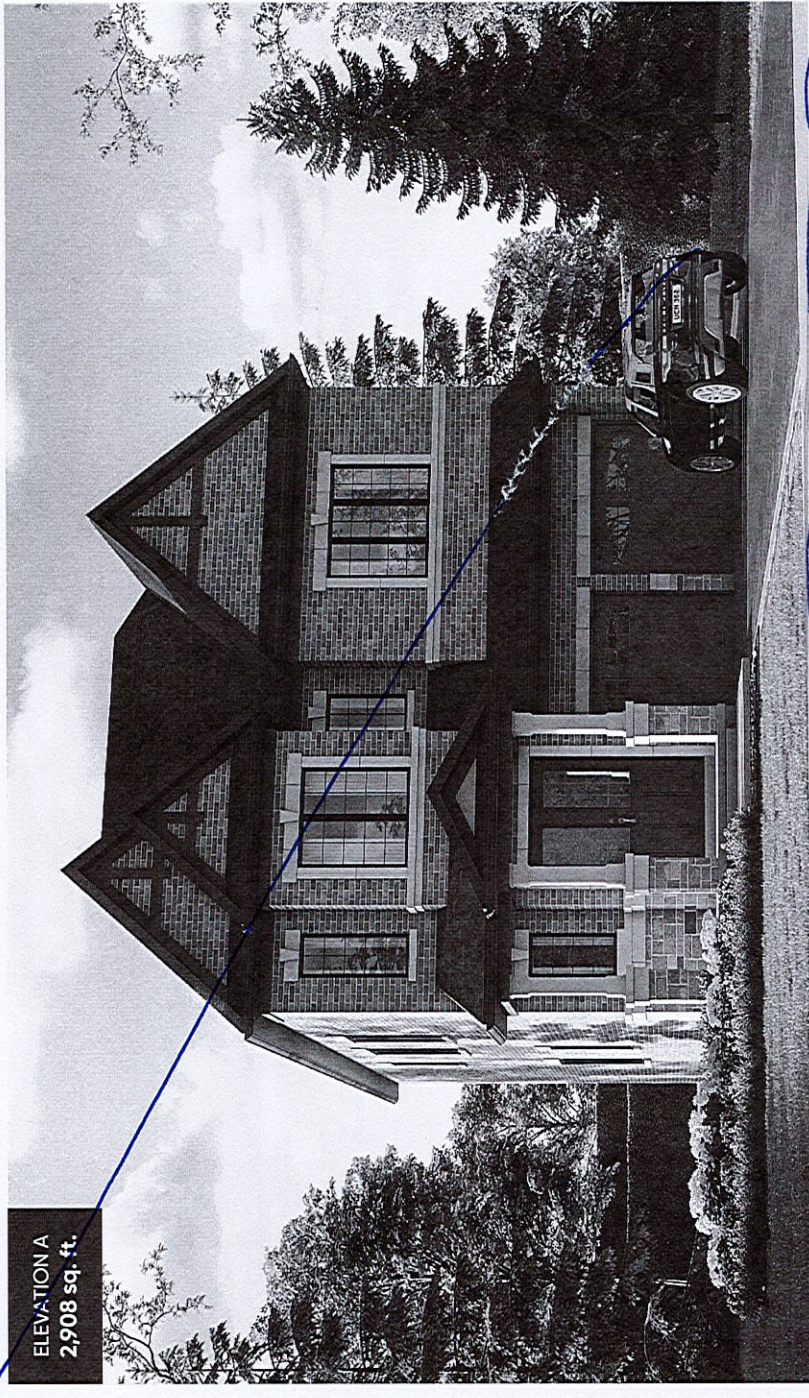
LOT 145 TRINIMONT  
ELM 3 ELEV C.  
(Ziqi Hu)

2114

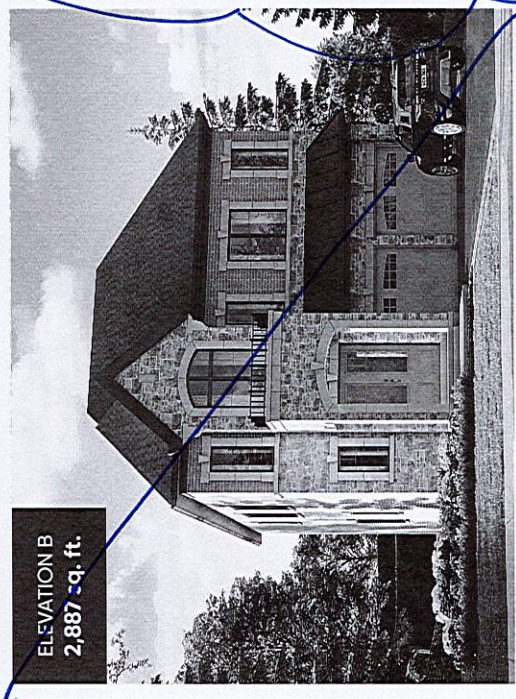
JULY 5/23

# The Elm 3

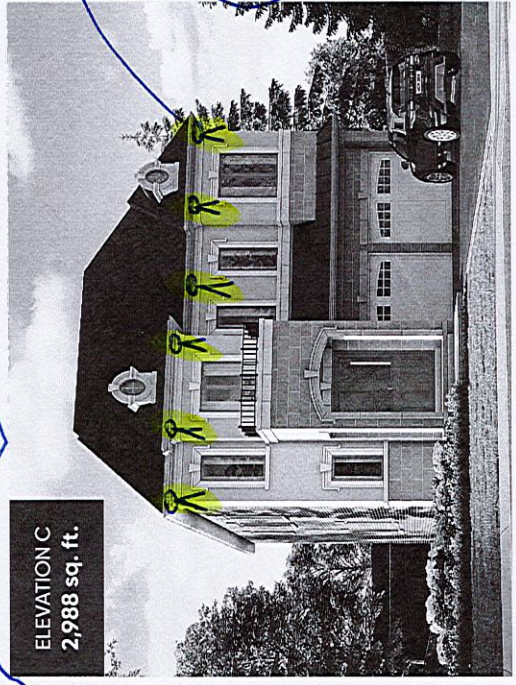
38' LOT



ELEVATION A  
2,908 sq. ft.



ELEVATION B  
2,887 sq. ft.



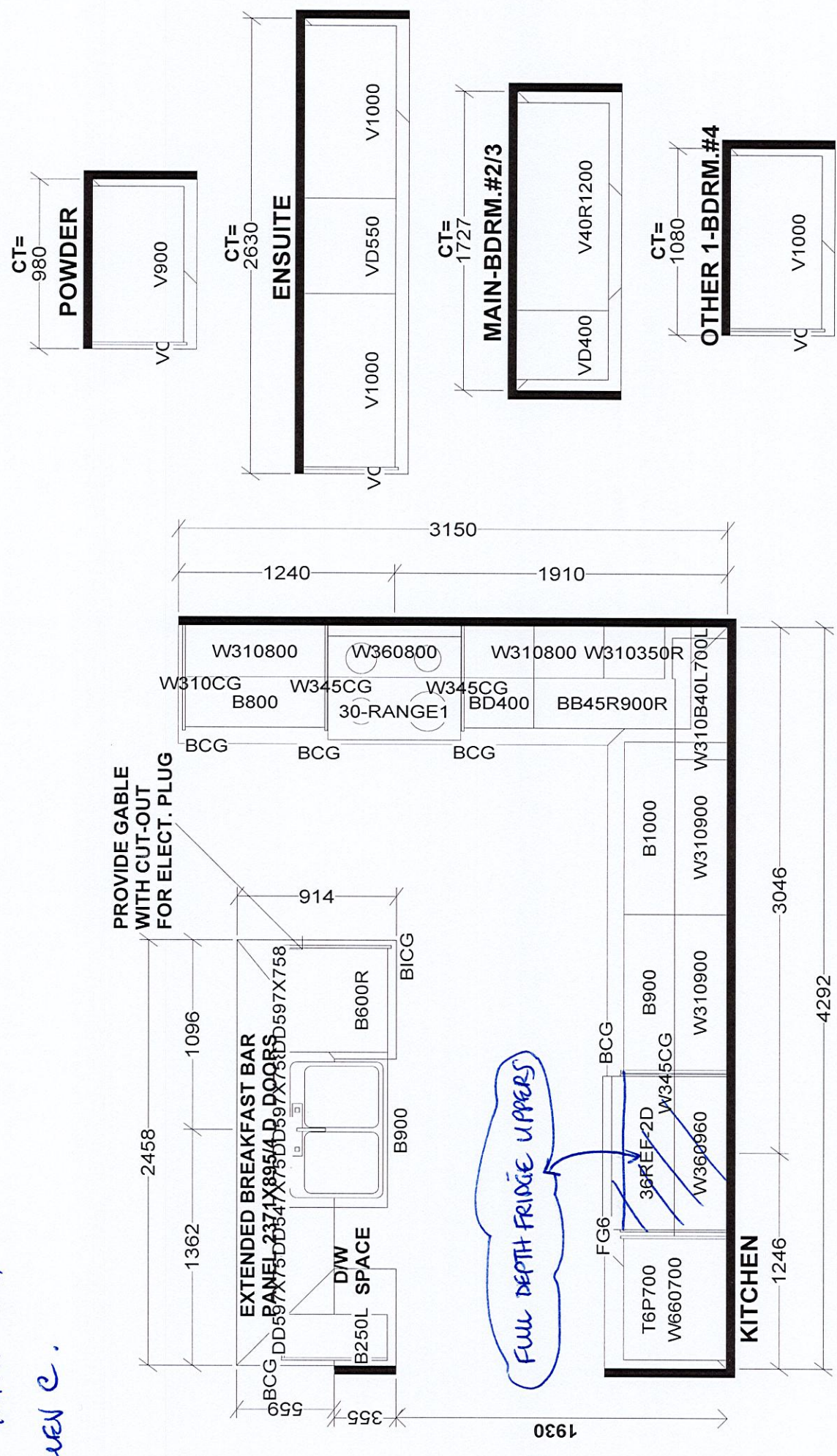
ELEVATION C  
2,988 sq. ft.

6 POTLIGHTS (EXTERIOR)  
ON 1 SWITCH  
@ UPPER SOFFIT

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 areas. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & O. E. June 2022.



LOT 145 TRINIMONT  
ELM 3 EVER C.



Selba Industries		J #
W WIDTH	W HGT	W CNT
FLOOR HGT	DOOR HGT	
ST CENT	2X4	VENT BOX COVER
This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.		JOB NUMBER:
DESIGNER: KS		BUILDER: TRINITY POINT DEV.
DATE: JUNE 7 22		SITE: TRINIMONT DEV., Richmond Hill
		MODEL: 38-3X <u>ELM 3 EL A,B,C</u>
		LOT #: