

SUMMARY OF PRICING INVESTMENT				DATE:	
PROJECT: DEERFIELD VILLAGE 2		LOT NO: A05			
Reg'd Plan #: 4M-1290		MODEL: 120 Huntley Std. W/O End			
Name(s): Portobello Partnership					
Name(s):					
BASE PRICE DWELLING:				\$405,337.08	
LOT PREMIUM:				\$15,000.00	
END LOT PREMIUM:				\$13,500.00	
NET TOTAL COST OF UPGRADES:				\$40,162.92	
CREDITS:					
SUBTOTAL:				\$68,662.92	
TOTAL:				\$474,000.00	
No Tax or Rebate					
TOTAL INCLUDING ALL APPLICABLE HST (No Rebate):					
PURCHASER OFFER:				\$474,000.00	
DIFFERENCE:				\$474,000.00	
4 Pce Luxury Ensuite Bonus					
Basic Stainless Steel Appliance Package Bonus					
Walk out & End lot premiums					
B1A #1 Dated March 30-21 - \$28,571.92					
B1A #2 Dated September 7-21 - \$11,591.00					
Revised Sept 8-21 by Lisa Ballard					
PURCHASER OFFER HST BREAKDOWN					
	OFFER PRICE EXCLUDING HST:			\$419,469.03	
	OFFER TOTAL INCLUDING ALL APPLICABLE HST:			\$474,000.00	
COMMENTS:					
*EXPECTED DATE OF CLOSING:			August 31, 2022		
1455 YOVILLE DRIVE, #210, ORLEANS, ONT. K1C 6Z7 - TEL: (613) 837-1104 / FAX: (613) 837-5901					



GST/HST New Housing Rebate Application for Houses Purchased from a Builder

Use this form to claim your rebate if you bought a new house (including a residential condominium unit or a duplex) or a share of the capital stock of a co-operative housing corporation (co-op). **Do not use** this form if you built your house or hired someone to build it or purchased it as a rental property. Instead, use Form GST191, *GST/HST New Housing Rebate Application for Owner-Built Houses*, or Form GST524, *GST/HST New Residential Rental Property Rebate Application*.

**Note**  
GST/HST registered builders claiming a Type 1A or 1B rebate can choose to file their application online along with their GST/HST return using GST/HST NETFILE at [canada.ca/gst-hst-netfile](https://canada.ca/gst-hst-netfile) or by using the "File a return" online service in My Business Account at [canada.ca/my-cra-business-account](https://canada.ca/my-cra-business-account). The rebate can also be filed online on its own using the "File a rebate" online service in My Business Account. Representatives can access these online services in Represent a Client at [canada.ca/taxes-representatives](https://canada.ca/taxes-representatives). If you choose to file your application online, **do not send** us this form.

For more information, including instructions, required documentation for rebate application Types 2, 3, and 5, and the definition of a house, see "General information" on page 4 of this form. Your claim may be delayed or denied if this form is not completed in full, the rebate calculation is not correct, or the required documentation is not submitted with your application.

<b>Section A – Claimant information</b>					
Claimant's legal name (one name only, even if the house is purchased by several individuals) Last name, first name, and initial(s) <b>Portobello Partnership</b>				Business number (if applicable) <b>8 6 7 2 7 1 2 0 7 R T 0 0 0 1</b>	
If more than one individual purchased the house, list all of the other purchaser(s). Attach a separate sheet if you need more space.					
Last name, first name, and initial(s) of other purchaser			Last name, first name, and initial(s) of other purchaser		
Address of the house you purchased (Unit No. – Street No. Street name, RR) <b>508 Fawn Valley Private</b>					
City <b>Ottawa</b>			Province or territory <b>Ontario</b>		Postal code <b>K 1 T 0 W 5</b>
Home telephone number	Daytime telephone number <b>613-837-1104</b>	Extension	Language preference <input checked="" type="checkbox"/> English <input type="checkbox"/> French		
Mailing address of claimant	<input checked="" type="checkbox"/> As above or Unit No – Street No Street name, PO Box, RR <b>210 - 1455 Youville Drive</b>				
City <b>Orleans</b>	Province/Territory/State <b>Ontario</b>		Postal/ZIP code <b>K1C 6Z7</b>		Country <b>Canada</b>
<b>Section B – House information</b>					
Did you purchase the house for use as your, or your relation's, primary place of residence? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			Date purchase agreement was signed by both you and the builder (if the agreement was signed on different dates, use the later date): Year Month Day		
If you purchased this house as a rental property, you do <b>not</b> qualify for this rebate. You may qualify for the New Residential Rental Property Rebate instead. To apply for that rebate, you (not the builder) may use Form GST524, <i>GST/HST New Residential Rental Property Rebate Application</i> .					
Date ownership of the house or the share in the co-op was transferred to you: Year Month Day			Date possession of the house was transferred to you: Year Month Day		
Legal description of property – Lot, plan, concession, range, parcel, section, etc. You will find the description on your deed, or another land transfer document available from your provincial land registry office. Where applicable, use the strata lot for the lot number.					
Lot No: <b>A05</b>		Plan No: <b>4M-1290</b>		Other: <b>City of Ottawa</b>	
If a mobile home, state: Manufacturer:		Model:		Serial number:	

<b>FOR INTERNAL USE ONLY</b>									
IC						NC			

Section C – Housing and application Type

Type of housing (tick one box)

☒ House (including condominium unit)

☐ Mobile home (including modular home)

☐ Floating home

☐ Bed and breakfast

☐ Duplex

Application Type (tick one box). See Guide RC4028, GST/HST New Housing Rebate, to verify that you meet the conditions to claim the rebate. In all cases the builder or co-op must complete Section D.

Rebate applications filed by the builder – Where the builder pays the amount of the rebate directly to you or credits it against the total amount payable for a new house (including a mobile home or a floating home). Give the completed application to your builder.

1A

☐

When you buy both the house and land from the same builder or you buy a mobile home. (Do not tick Type 1A if you bought a mobile home and you lease land that is not a site in a residential trailer park from the vendor of the home. Tick Type 1B in this case.) Complete Part I of Section F to calculate the rebate.

1B

☐

When you buy a house and lease the land from the same builder. (Do not tick Type 1B if you bought a mobile home from a vendor that also leases to you a site in a residential trailer park. Tick Type 1A in this case.) The lease must provide you with an option to buy the land, or must be for a term of at least 20 years. Complete Part II of Section F to calculate the rebate.

Rebate applications you file directly with us – Where we pay the rebate directly to you for a new house (including a mobile home or a floating home).

2

☐

When you buy both the house and land from the same builder or you buy a mobile home. (Do not tick Type 2 if you bought a mobile home and you lease land that is not a site in a residential trailer park from the vendor of the home. Tick Type 5 in this case.) Complete Part I of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments.

3

☐

When you buy a share of the capital stock of a co-op. Complete Part III of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments.

5

☐

When you buy a house and lease the land from the same builder. (Do not tick Type 5 if you bought a mobile home from a vendor that also leases to you a site in a residential trailer park. Tick Type 2 in this case.) The lease must provide you with an option to buy the land, or must be for a term of at least 20 years. Complete Part II of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments (or invoice in the case of a mobile home).

Section D – Builder or co-op information

Builder's or co-op's legal name

Business number (if applicable)

Valecraft Homes Limited

888876273RT0001

Address (Unit No. – Street No. Street name, PO Box, RR)

City

210-1455 Youville Dr.

Orleans

Province/Territory/State

Postal/ZIP code

Country

Telephone number

Extension

Ontario

K1C 6Z7

Canada

613-837-1104

Did the builder either pay the amount of the rebate directly to the purchaser or credit it against the total amount payable for the house?

☐ Yes

☐ No

If yes, the builder has to send this completed form, including any applicable provincial rebate schedule, to us. For more information and instructions, see page 4.

For Type 1A or 1B, enter the reporting period covered by the GST/HST return in which a deduction is taken by the builder. The builder must take the deduction in the reporting period during which the amount of the rebate is paid or credited to the purchaser.

From

Year

Month

Day

to

Year

Month

Day

Signature of builder or authorized official

Name (print)

Year

Month

Day

Portobello Partnership

2021

12

21

Section E – Claimant's Certification

I certify that the information given in this application, including any accompanying provincial rebate schedule and all supporting documents, is, to the best of my knowledge, true, correct, and complete in every respect. I have not previously claimed the "Total rebate amount," or any part of that amount, and I am eligible to claim this total rebate amount. I am not filing a second time for additional work or extras done on the house. I also certify that the house is my, or one of my relation's, primary residence and is not intended as a rental property.

Signature of the claimant

Name (print)

Year

Month

Day

Portobello Partnership

2021

12

21



Section F – Rebate calculation (complete only one of Parts I, II, or III, whichever applies)

You are **not** entitled to claim a GST/HST new housing rebate for some of the GST or federal part of the HST and you **do not complete** Section F if any of the following apply to you:

- your application type is 1A or 2 and the purchase price of the house is \$450,000 or more;
- your application type is 1B or 5 and the fair market value of the house (building and land) when possession was transferred to you was \$517,500 or more (in some cases a lower value may apply to restrict the rebate); or
- your application type is 3 and the total amount paid for the share in the co-op is \$517,500 or more (in some cases a lower value may apply to restrict the rebate).

If the above situations **do not apply** and you meet all of the other GST/HST new housing rebate conditions, you may be entitled to claim a GST/HST new housing rebate. Complete Section F. You will need to complete Form RC7190-WS, *GST190 Calculation Worksheet*, to calculate the amounts you have to enter in Section F.

**Note**  
If you paid the HST on your purchase of a house located in a province that offers a provincial new housing rebate, you may be entitled to claim a rebate for some of the provincial part of the HST you paid on the purchase. A provincial new housing rebate may be available even if a GST/HST new housing rebate is not. For more information, see the appropriate provincial rebate schedule.

Part I – Rebate calculation for Application Type 1A or 2

GST paid or the federal part of the HST paid on the purchase of the house (enter the amount from line 1 of Form RC7190-WS). (If the purchase and sale agreement for the house was assigned to you and you paid the GST or the federal part of the HST on assignment, also include that tax paid on line A.)	<div></div>	A
Enter the purchase price of the house ( <b>do not include</b> GST or HST). (If the purchase and sale agreement for the house was assigned to you and you paid the GST or the federal part of the HST on the assignment, also include the purchase price for the assignment on line B.)	<div></div>	B
GST/HST new housing rebate amount (enter the amount from line 4 of Form RC7190-WS).	<div></div>	C
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line C of that schedule.	<div></div>	D
Total rebate amount including any provincial rebate (line C plus line D).	<div></div>	E

Part II – Rebate calculation for Application Type 1B or 5

Total purchase price for the house ( <b>do not include</b> amounts for the lease of the land or the option to purchase the land).	<div></div>	F
Fair market value of the house (including the land and the building) when possession was transferred to you.	<div></div>	G
GST/HST new housing rebate amount (enter the amount from line 8 of Form RC7190-WS).	<div></div>	H
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line F of that schedule.	<div></div>	I
Total rebate amount including any provincial rebate (line H plus line I).	<div></div>	J

Part III – Rebate calculation for Application Type 3

Total purchase price for the share of the capital stock in the co-op. (If you purchased any other interest in the corporation, complex, or unit, also include the purchase price for that interest on line K.)	<div></div>	K
GST/HST new housing rebate amount (enter the amount from line 11 of Form RC7190-WS).	<div></div>	L
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line H of that schedule.	<div></div>	M
Total rebate amount including any provincial rebate (line L plus line M).	<div></div>	N

Section G – Direct deposit request (complete only if you are filing a Type 2, 3, or 5 rebate application)

To have your refund deposited directly into your bank account, complete the information area below **or** attach a blank cheque with the information encoded on it and "VOID" written across the front.

Branch number	Institution number	Account number
<div></div>	<div></div>	<div></div>

Name of the account holder

Personal information is collected under the *Excise Tax Act* to administer tax, rebates, and elections. It may also be used for any purpose related to the administration or enforcement of the Act such as audit, compliance and the payment of debts owed to the Crown. It may be shared or verified with other federal, provincial/territorial government institutions to the extent authorized by law. Failure to provide this information may result in interest payable, penalties or other actions. Under the *Privacy Act*, individuals have the right to access their personal information and request correction if there are errors or omissions. Refer to Info Source at [canada.ca/cra-info-source](https://canada.ca/cra-info-source), Personal Information Bank CRA PPU 241.



General information

Who should complete this form?

Use this form to claim your new housing rebate if you bought a new house (including a residential condominium unit or a duplex) or a share of the capital stock of a co-operative housing corporation (co-op). The house must be the primary place of residence for you or a relation. If more than one individual owns the house or share, only one individual can claim the rebate. Partnerships (even if all the partners are individuals) and corporations that buy new houses are not entitled to claim this rebate. An individual cannot claim this rebate if a partnership or a corporation is also an owner of the house.

**Do not use** this form if you built or substantially renovated your house or hired someone to do so. Instead, use Form GST191, *GST/HST New Housing Rebate Application for Owner-Built Houses*.

If you purchased this house as a rental property, use *Form GST524, GST/HST New Residential Rental Property Rebate Application*.

For more information on the conditions that apply for each rebate type, see Guide RC4028, *GST/HST New Housing Rebate*.

If the application is signed by someone other than the claimant, you must attach a properly executed power of attorney to this form.

If your house is located in a province that offers a provincial new housing rebate for some of the provincial part of the HST and you qualify for that rebate, you also need to complete the appropriate provincial rebate schedule to claim the provincial new housing rebate.

Note

If you previously purchased a new house and received a new housing rebate you were assigned a business number for tracking purposes (nine digits followed by RT0001). Use the same number for this application.

Documentation required

If your application type is 2, 3, or 5 in Section C, you must send us this form along with the following documents:

- a copy of the statement of adjustments; and
- for a mobile home, a copy of the invoice.

Note

You are not required to submit proof of occupancy with your application. However, you may be asked to provide proof of occupancy later.

**Do not send** us the agreements for the purchase of your house. Keep them for six years in case we ask to see them.

Note

If you choose not to file your application online when claiming a Type 1A or 1B rebate, you must send us a copy of this form. Do not send supporting documents with this form when claiming either of these rebates, but keep them in case we ask to see them later.

When should I file my claim?

Generally, you have two years from the date ownership of the house is transferred to you to claim the rebate.

Where do I send this form?

For an individual claiming this rebate, use the chart below to identify the correct tax centre to send your completed form and any applicable provincial rebate schedule.

If you are a builder and choose **not** to file your application online, use the following chart to find out to which tax centre to send your completed form.

If you are:	Send your form to:
<ul style="list-style-type: none"><li>• an <b>individual</b>, and the property is located in one of the areas indicated below; OR</li><li>• a <b>builder</b> located in one of the areas indicated below, and you have filed your GST/HST return online.</li></ul> <b>Areas:</b> Sudbury/Nickel Belt, Toronto Centre, Toronto East, Toronto West, Toronto North, or Barrie.	Sudbury Tax Centre 1050 Notre Dame Avenue Sudbury ON P3A 5C1
<ul style="list-style-type: none"><li>• an <b>individual</b>, and the property is located anywhere in Canada, other than the areas mentioned above; OR</li><li>• a <b>builder</b> located anywhere in Canada, other than the areas mentioned above, and you have filed your GST/HST return online.</li></ul>	Prince Edward Island Tax Centre 275 Pope Road Summerside PE C1N 6A2
<ul style="list-style-type: none"><li>• a <b>builder</b> who is eligible to file a paper GST/HST return. (In addition to your completed form and any applicable provincial rebate schedule, you have to send your return in which you claimed a deduction.)</li></ul>	The tax centre indicated on your return.

Note

If you are a builder and choose to file your application online, do **not** send us this form.

Definition

**House** – for this rebate, includes a single family home, a residential condominium unit, a duplex, a mobile home, and a floating home. It also includes a bed and breakfast if more than 50% of the house is your primary place of residence. Otherwise, only the part that is your primary place of residence is a house for purposes of this rebate.

What if you need help?

For more information, see Guide RC4028, *GST/HST New Housing Rebate*, go to [canada.ca/gst-hst](https://canada.ca/gst-hst), or call 1-800-959-5525.

Forms and publications

To get our forms and publications, go to [canada.ca/gst-hst-pub](https://canada.ca/gst-hst-pub).

## ACKNOWLEDGEMENT OF RECEIPT

I/We Portobello Partnership

**hereby acknowledge receipt of the Disclosure Statement and attachments for the Deerfield Village 2 Condominium.**

Dated at Ottawa this 16th day of December, 2021

In the presence of:

**WITNESS**

PURCHASER

**WITNESS**

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**PURCHASER**

Dated at Ottawa this 16th day of December, 2021

**VALECRAFT HOMES LIMITED (VENDOR)**

PER:

**Project:** DEERFIELD VILLAGE 2

Lot No: A05

Internal B1A Deerfield 2 - Phase 2			
PURCHASER: Spec Home		Printed: 27-Apr-21 1:53 pm	
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A05	2	120 THE HUNTLEY	March 30, 2021
ITEM	QTY	EXTRA / CHANGE	PRICE
*1 90831	1	- STANDARD - AC UNIT 16 SEER 1.5 TON	\$0.00
31132	Note:	Location to be determined by Head Office	Each
*2 90184	1	- KITCHEN - STANDARD - SLEEVE FOR FUTURE WATERLINE TO FRIDGE	\$0.00
31133	Note:		Each
*3 90183	1	- STANDARD - SOFT CLOSE DOORS AND FULL EXTENSION SOFT CLOSE TRACK ON DRAWERS ON ALL CABINETS THROUGHOUT HOUSE	\$0.00
31134	Note:	Excluding Corner Cabinetry Where Applicable	Each
*4 89034	1	- ENSUITE BATH - BONUS - LUXURY ENSUITE - 4PC ENSUITE WITH TUB AND SEPARATE SHOWER IN BUILDERS STANDARD SELECTIONS	\$0.00
31135	Note:	As per Schedule H Dated March 30th, 2021.	Each
*5 88861	1	- KITCHEN - CABINETS - UPGRADE KITCHEN CABINETS TO LEVEL 1	* \$2,108.00
31136	Note:	Standard Layout	Each
*6 115624	1	- KITCHEN - COUNTERTOP - GRANITE - LEVEL 1 - KITCHEN C/W FLUSH BREAKFAST BAR	* \$5,181.00
31137	Note:	IN STANDARD KITCHEN LAYOUT. COUNTER EDGE PROFILE TO BE SELECTED AT COLOR APPOINTMENT. AS PER SCHEDULE H DATED MARCH 30th, 2021. SEE ITEMS #12 & #13 FOR SINK AND FAUCET	Each
7 91865	1	- RAILING - OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES	\$2,003.00
31138	Note:	MODERN BEVELED POSTS, IN STANDARD AREAS IN LIEU OF STANDARD RAILING, AS PER SCHEDULE H DATED MARCH 30th, 2021.	Each
*8 91428	1	- UPPER HALL - RAILING - OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL IN THE SECOND FLOOR HALLWAY	* \$3,425.00
31139	Note:	MODERN BEVELED POSTS, AS PER SCHEDULE H DATED MARCH 30th, 2021.	Each
*9 91440	1	- GREAT ROOM - RAILING - OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS	* \$2,667.00
31140	Note:	MODERN BEVELED POSTS, AS PER SCHEDULE H DATED MARCH 30th, 2021.	Each
10 31141	1	- SUPPLY AND INSTALL OAK STAIRCASE WITH VENEERED RISERS & STRINGERS AND SOLID TREADS, PER STAIRCASE, IN LIEU OF STANDARD STAIRCASE FROM MAIN FLOOR TO SECOND LEVEL, AS PER SCHEDULE H DATED MARCH 30th, 2021.	\$6,078.00
	Note:	THE PURCHASER ACKNOWLEDGES AND ACCEPTS THAT 3 1/8" ENGINEERED HARDWOOD FLOORING WILL BE INSTALLED ON THE LANDING (WHERE APPLICABLE) TO ENSURE PRODUCT STABILITY, PROPER HUMIDITY LEVELS ARE TO BE MAINTAINED. -See Item 8 and 9	Each
*11 103651	1	- KITCHEN - CABINETS - UPC9-2A - LEVEL 1 CABINETS - STANDARD LAYOUT. INCLUDES UPGRADE TO 42" UPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETS TO STANDARD BULKHEAD	* \$647.00
32148	Note:	As per UPC Sketch Dated March 30th, 2021. Purchaser Acknowledges and accepts that Upper Kitchen cabinetry upgraded wood doors will have center style	Each

Vendor Initials: \_\_\_\_\_ Purchaser Initials: \_\_\_\_\_

PREPARED BY: Simon Clarke  
LOCKED BY: Lisa Ballard  
PE 1,455-1  
InvoiceSQL.rpt 28mar21

CONSTRUCTION SCHEDULING APPROVAL	
PER:	_____
DATE:	_____

Internal B1A

Deerfield 2 - Phase 2

PURCHASER: Spec Home

Printed: 27-Apr-21 1:53 pm

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A05	2	120 THE HUNTLEY	March 30, 2021

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
12 118341	1	KITCHEN - KITCHEN SINK - FRANKE CUBE CUX110-30-CA SINGLE BOWL STAINLESS STEEL 9" DEEP UNDERMOUNT SINK	\$855.00	Each
31144		Note: See Item 6 for solid surface countertop. <i>Added \$225</i>		
*13 88453	1	KITCHEN - KITCHEN FAUCET - DELTA TRINSIC 9159 - BL - DST MATTE BLACK	* \$654.00	Each
31145		Note: See Item 6 <i>Added \$30</i>		
*14 88287	1	- S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH.	* \$4,132.41	Each
31146		Note: AS PER QUOTE #SS4395, DATED 02/16/2021		
*15 88294	1	- ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH.	* \$821.51	Each
31147		Note: AS PER QUOTE #OR5558, DATED 02/16/2021		

Sub Total	\$28,571.92
HST	\$0.00
Total	\$28,571.92

Payment Summary	
<u>Paid By</u>	<u>Amount</u>
<u>Total Payment:</u>	

PURCHASER: \_\_\_\_\_

Spec Home

27-Apr-21

DATE

VENDOR: \_\_\_\_\_

PER: Valecraft Homes Limited

DATE: \_\_\_\_\_

PREPARED BY: Simon Clarke

LOCKED BY: Lisa Ballard

PE 1,455-2

InvoiceSQL.rpt 28mar21

CONSTRUCTION SCHEDULING APPROVAL	
PER:	_____
DATE:	_____





**Internal B1A**  
**Deerfield 2 - Phase 2**

**PURCHASER:** Portobello Partnership

Printed: 7-Sep-21 2:13 pm

LOT NUMBER A05		PHASE 2	HOUSE TYPE 120 THE HUNTLEY	CLOSING DATE 15-Dec-21
ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
*16 90565  36402	1 -	- BONUS - APPLIANCES - 3 BASIC STAINLESS STEEL KITCHEN APPLIANCES INCLUDING MICROWAVE COMBO HOODFAN, AND BASIC TOP LOAD WHITE WASHER AND DRYER.  Note:	\$ 0.00	Each
17 88290  36403	1 -	- FLAT CEILING IN WHOLE HOUSE  Note: Includes Family Room in Basement	\$ 2,245.00	Each
18  36404	1 -	KITCHEN - DELETE ITEM 5 (RE: UPGRADE KITCHEN CABINETRY TO LEVEL 1)  Note:	-\$2,108.00	Each
19  36405	1 -	- DELETE ITEM 7 (RE:OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES)  Note:	-\$2,003.00	Each
20  36408	1 -	- OAK MODERN 3 1/2" WIDE POSTS WITH CAP, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED). IN ALL STANDARD AREAS. Note: In standard areas in lieu of standard railing, as per Schedule H dated September 7, 2021. See items #22 & #24.	\$ 2,347.00	Each
21  36406	1 -	UPPER HALL - DELETE ITEM 8 (RE:OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL IN THE SECOND FLOOR HALL WAY) Note:	-\$3,425.00	Each
22  36409	1 -	UPPER HALL - OAK MODERN 3 1/2" WIDE POSTS WITH CAP, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED) IN LIEU OF THE HALF WALL IN THE SECOND FLOOR HALLWAY. Note: As per Schedule H dated September 7, 2021. See items #20 & #24.	\$ 3,253.00	Each
23  36407	1 -	GREAT ROOM - DELETE ITEM 9 (RE:OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS) Note:	-\$2,667.00	Each
24  36413	1 -	GREAT ROOM - OAK MODERN 3 1/2" WIDE POSTS WITH CAP, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED) IN LIEU OF THE HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS Note: As per Schedule H dated September 7, 2021. See items #20 & #22.	\$ 2,224.00	Each
25  36419	1 -	- DELETE ITEM 10 (RE:SUPPLY AND INSTALL OAK STAIRCASE WITH VENEERED RISERS & STRINGERS AND SOLID TREADS, PER STAIRCASE, IN LIEU OF STANDARD STAIRCASE FROM MAIN FLOOR TO SECOND LEVEL) Note:	-\$6,078.00	Each
26  36420	1 -	KITCHEN - DELETE ITEM 11 (RE:UPC9-2A - LEVEL 1 CABINETRY - STANDARD LAYOUT. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD) Note:	-\$647.00	Each
*27 103637  36421	1 -	KITCHEN - CABINETRY - UPC9-2A - BUILDERS STANDARD CABINETRY - STANDARD LAYOUT. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD Note: As per UPC sketch and Kitchen Sketch dated September 7, 2021. Purchaser Acknowledges and accepts that Upper Kitchen cabinetry upgraded wood doors will have center style	*\$ 488.00	Each

Vendor Initials: \_\_\_\_\_ Purchaser Initials: \_\_\_\_\_

PREPARED BY: Simon Clarke

BOOKED BY: Tricia Oliver

**E 1.685-1**

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**CONSTRUCTION SCHEDULING APPROVAL**

**PER:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

Internal B1A

Deerfield 2 - Phase 2

PURCHASER: Portobello Partnership

Printed: 7-Sep-21 2:13 pm

LOT NUMBER		PHASE	HOUSE TYPE	CLOSING DATE
A05		2	120 THE HUNTLEY	15-Dec-21
ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
28		1 - <i>KITCHEN</i> - DELETE ITEM 12 (RE: FRANKE CUBE CUX110-30-CA SINGLE BOWL STAINLESS STEEL 9" DEEP UNDERMOUNT SINK)	-\$855.00	Each
36423		Note:		
29		1 - <i>KITCHEN</i> - KITCHEN SINK - REGINOX ND1831UA/9 DOUBLE BOWL UNDERMOUNT SINK	\$ 143.00	Each
88544				
36424		Note: See item #6 for solid surface countertops. See item #31 for faucet.		
30		1 - <i>KITCHEN</i> - DELETE ITEM 13 (RE: DELTA TRINSIC 9159 - BL - DST MATTE BLACK)	-\$654.00	Each
36435		Note:		
31		1 - <i>KITCHEN</i> - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS	\$ 358.00	Each
88428				
36439		Note: See item # 6 for solid surface countertops. See item # 29 for sink.		
32		1 - <i>KITCHEN</i> - CLARIFICATION TO ITEM 6: KITCHEN COUNTERTOP AND FLUSH BREAKFAST BAR TO BE EASED EDGE DETAIL.	\$ 0.00	Each
36441		Note: As per countertop edge detail profile sketch dated September 7, 2021		
33		1 - <i>KITCHEN</i> - CABINETRY - EXTEND FRIDGE UPPER TO APPROX. 2FT DEEP (ALL SERIES)	\$ 187.00	Each
90835				
36442		Note: In standard series cabinetry. As per Kitchen Sketch and as per Schedule H dated September 7, 2021		
34		1 - <i>KITCHEN</i> - LOWER CABINETS - LC POTS & PANS C/W 3 DRAWER FRONTS 6/12/12	\$ 704.00	Each
87999				
36443		Note: In standard series cabinetry. To be located between Dining Room and Range. As per Kitchen Sketch and as per Schedule H dated September 7, 2021. See item #35 for upgraded cabinetry hardware.		
35		1 - <i>KITCHEN</i> - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BSAE, IN STANDARD LAYOUT KITCHEN, INCLUDING POTS AND PANS 3 DRWS	\$ 441.00	Each
36444		Note: See item #34.		
36		1 - <i>MAIN BATHROOM</i> - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BSAE, IN MAIN BATHROOM.	\$ 42.00	Each
36445		Note:		
37		1 - <i>ENSUITE BATH</i> - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BSAE, IN 4 PCE ENSUITE BATHROOM.	\$ 84.00	Each
36446		Note: To be installed in 4 Pce Ensuite bathroom (see item 4)		
38		1 - <i>KITCHEN</i> - TILE - WALL - BACKSPLASH - UPGRADE - BRONZE - - KITCHEN - BRONZE	\$ 147.00	Each
127				
36450		Note: To be installed Horizontal 1/3 Staggered, in standard kitchen layout, as per wall tile installation sketch dated September 7, 2021		
39		1 - - CERAMIC TILE - GROUT COLOR PER COLOUR	\$ 75.00	Each
88508				
36454		Note:		

Vendor Initials: \_\_\_\_\_ Purchaser Initials: \_\_\_\_\_

PREPARED BY: Simon Clarke

CHECKED BY: Tricia Oliver

REF: 1.685-2

Source: SQL.rpt 01sept21

CONSTRUCTION SCHEDULING APPROVAL

PER: \_\_\_\_\_

DATE: \_\_\_\_\_

Internal B1A

Deerfield 2 - Phase 2

PURCHASER: Portobello Partnership

Printed: 7-Sep-21 2:13 pm

LOT NUMBER		PHASE	HOUSE TYPE	CLOSING DATE
A05		2	120 THE HUNTLEY	15-Dec-21
ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
40 122	1	MAIN BATHROOM - TILE - WALL - UPGRADE - SILVER - MAIN BATHROOM - SILVER	\$ 779.00	Each
36456		Note: To be installed Horizontal 1/3 Staggered, as per wall tile installation sketch dated September 7, 2021		
41 140	1	ENSUITE BATH - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - TUB SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - SILVER	\$ 377.00	Each
36460		Note: In 4Pce Ensuite Bathroom, (see item 4) includes tub deck and tub backsplash, as per wall tile installation sketch dated September 7, 2021		
42 140	1	ENSUITE BATH - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - APPROXIMATELY 5 FOOT x 3 FOOT CERAMIC SHOWER - SILVER	\$ 1,025.00	Each
36464		Note: In 4Pce Ensuite Bathroom shower, (see item 4) as per wall tile installation sketch dated September 7, 2021		
43	1	FOYER - SUPPLY AND INSTALL TORLYS EVERTILE PREMIER ET24001 CLIFF ISLAND 11-1/2" WIDE x 23-5/8" LONG, FRONT TO BACK AND 1/2 BRICK INSTALLATION.	\$ 0.00	Each
36469		Note: To be installed in Foyer and Powder Room, as per Schedule H and floor tile installation sketch dated September 7, 2021		
44	1	GREAT ROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION. (ALL STANDARD AREAS).	\$ 0.00	Each
36472		Note: To be installed in Great Room, Dining Room, Lower Hallway and Upper Hallway, as per Schedule H dated September 7, 2021		
45	1	KITCHEN - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 0.00	Each
36475		Note: To be installed in Kitchen, as per Schedule H dated September 7, 2021		
46	1	LAUNDRY ROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 0.00	Each
36476		Note: To be installed in Laundry Room, as per Schedule H dated September 7, 2021		
47	1	BEDROOM 2 - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 1,703.00	Each
36478		Note: To be installed in Bedroom 2 , as per Schedule H dated September 7, 2021		
48	1	BEDROOM 3 - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 1,922.00	Each
36481		Note: To be installed in Bedroom 3 and WIC, as per Schedule H dated September 7, 2021		
49	1	MASTER BEDROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 3,088.00	Each
36483		Note: To be installed in Master Bedroom and WIC, as per Schedule H dated September 7, 2021		
50	1	BASEMENT - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 4,755.00	Each
36485		Note: To be installed in Family Room, as per Schedule H dated September 7, 2021		
51	1	ENSUITE BATH - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 0.00	Each
36487		Note: To be installed in the 4pce Ensuite Bathroom, (see item 4) as per Schedule H dated September 7, 2021		

Vendor Initials: \_\_\_\_\_ Purchaser Initials: \_\_\_\_\_

PREPARED BY: Simon Clarke

CHECKED BY: Tricia Oliver

FILE 1.685-3

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CONSTRUCTION SCHEDULING APPROVAL

PER: \_\_\_\_\_

DATE: \_\_\_\_\_



Internal B1A

Deerfield 2 - Phase 2

PURCHASER: Portobello Partnership

Printed: 7-Sep-21 2:13 pm

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A05	2	120 THE HUNTLEY	15-Dec-21

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
52		1 - MAIN BATHROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW-23024 SIERRA 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALLATION.	\$ 0.00	Each
36489		Note: To be installed in Main Bathroom, as per Schedule H dated September 7, 2021		
53		1 - - SUPPLY AND INSTALL QUOTE LEVEL CARPET BEAULIEU SILEX II BROADLOOM CARPET, PAMPA BEIGE 16320, IN STAIRS TO BASEMENT.	\$ 1,500.00	Each
36492		Note: As per Schedule H dated September 7, 2021		
54		1 - - SUPPLY AND INSTALL QUOTE LEVEL CARPET BEAULIEU SILEX II BROADLOOM CARPET, PAMPA BEIGE 16320, IN STAIRS TO SECOND LEVEL.	\$ 1,500.00	Each
36494		Note: As per Schedule H dated September 7, 2021		
*55 107		*1 - - UNDERPAD - UPGRADE - LEVEL 1 -- BASEMENT STAIRCASE - LEVEL 1	*\$ 94.00	Each
36496		Note: To be installed in stairs to basement, as per schedule H dated September 7, 2021		
*56 107		*1 - - UNDERPAD - UPGRADE - LEVEL 1 -- UPPER STAIRCASE - LEVEL 1	*\$ 100.00	Each
36497		Note: To be installed in Main Floor stairs to upper level, as per schedule H dated September 7, 2021		
57 88441		1 - ENSUITE BATH - BATHROOMS - ZITTA NICHE 12X12 STAINLESS STEEL	\$ 447.00	Each
36499		Note: To be installed on small wall in shower opposite of shower head in 4 Pce Ensuite Bathroom. Top of niche to be installed approximately 5' -0" from floor and centered, as per Schedule H dated September 7, 2021. See item #4		

Sub Total

\$11,591.00

HST

\$0.00

Total

\$11,591.00

Payment Summary	
<u>Paid By</u>	<u>Amount</u>
APS	\$11,591.00
<u>Total Payment:</u>	<u>\$11,591.00</u>

PURCHASER: 

Portobello Partnership

7-Sep-21  
DATE

VENDOR: 

PER: Valecraft Homes Limited

DATE:

PREPARED BY: Simon Clarke

CHECKED BY: Tricia Oliver

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CONSTRUCTION SCHEDULING APPROVAL

PER: \_\_\_\_\_

DATE: \_\_\_\_\_