

CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Register Plan Number: Municipal Address: Closing: **14-May-21**

CABINETRY

Inv.214	1 - KITCHEN: INSTALL LEVEL 6 CABINETS THROUGHOUT
30	
Line 3669	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL UPGRADE 2 HARDWARE THROUGHOUT KITCHEN (03G)
31	
Line 3670	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: CHANGE COLOUR OF ISLAND (40J)
32	
Line 3671	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL FRIDGE ENCLOSURE WITH 1 GABLE (04H)
33	
Line 3672	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL DECORATIVE HOOD CABINET (10H)
34	
Line 3673	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL WALL OVEN UNIT (19H)
35	
Line 3674	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL COOKTOP CABINET WITH POT DRAWERS BELOW (24H)
36	
Line 3675	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL LARGE RECYCLING BIN 60 CM (20B)
37	
Line 3676	Note:
30Oct20 / 13Nov20	
Inv.214	32 - KITCHEN: INSTALL STACKED CABINETS (03A) NO GLASS
39	
Line 3677	Note:
30Oct20 / 13Nov20	
Inv.214	3 - KITCHEN: INSTALL ADDITIONAL 3' OF 66CM PANTRY, BESIDE WALL OVEN, WHERE DESK WAS (03C)
45	
Line 3678	Note:
30Oct20 / 13Nov20	
Inv.214	1 - MASTER ENSUITE: INSTALL LEVEL 8 CABINETS
48	
Line 3679	Note:
30Oct20 / 13Nov20	
Inv.214	1 - KITCHEN: INSTALL CROWN ON KITCHEN CABINETS
40	
Line 3723	Note:
30Oct20 / 13Nov20	

CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.214 41 Line 3724 30Oct20 / 13Nov20	4 - KITCHEN: INSTALL FOUR (4) CLEAR GLASS DOORS IN STACKED UPPERS. SEE SKETCH FOR LOCATIONS Note:
Inv.214 38 Line 3726 30Oct20 / 13Nov20	1 - KITCHEN: INSTALL SPICE RACK (21B) Note:
Inv.214 43 Line 3727 30Oct20 / 13Nov20	4 - KITCHEN: INSTALL FOUR (4) CLEAR GLASS DOORS IN UPPER CABINETS ON EITHER SIDE OF STOVE, 2 ON EACH SIDE. SEE SKETCH FOR LOCATIONS Note:
Inv.214 44 Line 3728 30Oct20 / 13Nov20	1 - KITCHEN: INSTALL BASE PIE-CUT CORNER CABINET WITH SHELF (26B) Note:
Inv.214 46 Line 4757 30Oct20 / 13Nov20	1 - KITCHEN: INSTALL LIGHT VALANCE IN KITCHEN Note:
Inv.214 59 Line 4762 30Oct20 / 13Nov20	1 - MAIN BATH: INSTALL ONE BANK OF DRAWERS (11D) Note:
Inv.214 60 Line 4763 30Oct20 / 13Nov20	1 - MASTER ENSUITE: INSTALL ONE BANK OF DRAWERS (12D) - LEVEL 8 CABINETS Note:
Inv.214 61 Line 4764 30Oct20 / 13Nov20	1 - MASTER ENSUITE: INSTALL HUTCH, NO GLASS, ON MASTER VANITY Note:

CEILING

Inv.110 3 Line 1517 4Jun20 / 4Jun20	1 - CORNICE MOULDING THROUGHOUT MAIN FLOOR AS PER BUILDER STANDARD SAMPLES WAFFLE BOX DEILING IN GREAT ROOM Note:
--	---

CERAMIC TILE

Inv.214 62 Line 3691 30Oct20 / 13Nov20	1 - MAIN BATH: INSTALL UPGRADE 2 TILE ON MAIN BATH FLOOR Note:
Inv.214 63 Line 3692 30Oct20 / 13Nov20	1 - MAIN BATH: INSTALL UPGRADE 2 TILE ON MAIN BATH SHOWER WALL Note:
Inv.214 64 Line 3693 30Oct20 / 13Nov20	1 - BASEMENT BATH: INSTALL UPGRADE 2 TILE ON BASEMENT BATH FLOOR Note:

CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.214	1 - ENSUITE 3: INSTALL UPGRADE 2 TILE ON ENSUITE 3 FLOOR	
65		
Line 3694	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - MASTER ENSUITE: INSTALL UPGRADE 6 TILE ON MASTER ENSUITE FLOOR	
66		
Line 3695	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - MASTER ENSUITE: INSTALL UPGRADE 6 TILE ON MASTER ENSUITE SHOWER WALL	
67		
Line 3696	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - MASTER ENSUITE: INSTALL UPGRADE 6 TILE ON MASTER ENSUITE SHOWER FLOOR	
68		
Line 3697	Note:	
30Oct20 / 13Nov20		

CONSTRUCTION

Inv.181	1 - MASTER ENSUTE SHOWER: INSTALL SHOWER NICHE IN ENSUITE SHOWER	
28		
Line 2459	Note:	
28Sep20 / 6Oct20		
Inv.110	1 - RELOCATE MAIN FLOOR LAUNDRY ROOM TO 2ND FLOOR AS PER SKETCH INSTALL BENCH SEAT IN LIEU OF LAUNDRY ROOM ON MAIN FLOOR AS PER SKETCH INSTALL 2 ROOMS IN BASEMENT AS PER SKETCH	
Line 1515	Note:	
4Jun20 / 4Jun20		
Inv.166	1 - GREAT ROOM/ DINING ROOM: INSTALL A FULL WALL BETWEEN THE GREAT ROOM AND DINING ROOM. SEE FLOOR PLAN	
19		
Line 2107	Note:	
1Sep20 / 23Sep20		

COUNTERTOP

Inv.110	1 - GRANITE COUNTERTOPS IN ALL BATHROOM VANITIES EXCEPT POWDER ROOM AS PER BUILDER STANDARD SAMPLES	
4		
Line 1518	Note:	
4Jun20 / 4Jun20		
Inv.214	1 - KITCHEN: COOKTOP CUTOUT ON STONE COUNTER	
47		
Line 4759	Note:	
30Oct20 / 13Nov20		

ELECTRICAL

Inv.214	1 - KITCHEN: INSTALL ELECTRICAL FOR LIGHT VALANCE IN KITCHEN	
70		
Line 4758	Note:	
30Oct20 / 13Nov20		
Inv.214	4 - KITCHEN: INSTALL CABINET LIGHTING - PUCK LIGHT FOR CABINETS (EACH)- TO GO IN 4 CABINETS IN THE STACKED UPPERS. SEE KITCHEN SKETCH FOR LOCATIONS	
42		
Line 3725	Note:	
30Oct20 / 13Nov20		

CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.166 5 Line 2093 ISep20 / 23Sep20	1 - BELL AND CABLE LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS Note:
Inv.110 2 Line 1516 4Jun20 / 4Jun20	1 - 8 POT LIGHT PACKAGE LOCATION TO BE DETERMINED BY PURCHASER AT TIME OF DECOR CENTRE APPOINTMENT Note:
Inv.166 7 Line 2095 ISep20 / 23Sep20	1 - GREAT ROOM: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE ABOVE FIREPLACE FOR FUTURE TV Note:
Inv.166 12 Line 2100 ISep20 / 23Sep20	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN 30 - 40 AMP 220 VOLT FOR AC UNIT FOR FUTURE WALL OVEN. SEE FLOOR PLAN FOR LOCATION Note:
Inv.166 13 Line 2101 ISep20 / 23Sep20	1 - KITCHEN: INSTALL RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTABLE FOR GAS STOVE Note:
Inv.166 15 Line 2103 ISep20 / 23Sep20	1 - KITCHEN: INSTALL CEILING LIGHT ROUGH IN - FOR 1 CEILING LIGHT - ON SEPARATE SWITCH (DOES NOT INCLUDE FIXTURE) TO GO ABOVE ISLAND. LOCATION MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS Note:
Inv.166 16 Line 2104 ISep20 / 23Sep20	1 - KITCHEN: INSTALL CEILING LIGHT ROUGH IN - FOR 1 CEILING LIGHT, ON EXISTING SWITCH (DOES NOT INCLUDE FIXTURE) TO GO ABOVE ISLAND, ON SAME SWITCH AS OTHER ROUGH-IN. LOCATION MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS Note:
Inv.166 17 Line 2105 ISep20 / 23Sep20	1 - GREAT ROOM: NOTE STANDARD 8 POT LIGHTS - 4" LED NON-INSULATED CEILINGS, GIVEN IN APS ARE TO GO IN EACH SQUARE WITH THE STANDARD LIGHT IN THE CENTRE SQUARE OF THE WAFFLE CEILING Note:
EXTERIOR DOORS	
Inv.214 69 Line 3743 30Oct20 / 13Nov20	1 - SIDE DOOR: INSTALL DOOR FROM SIDE YARD INTO HOUSE. **WHERE GRADE PERMITS** Note:
HARDWOOD FLOORING	
Inv.214 52 Line 3685 30Oct20 / 13Nov20	1 - GREAT ROOM: INSTALL LEVEL 1 HARDWOOD Note:
Inv.214 53 Line 3686 30Oct20 / 13Nov20	1 - DINING ROOM/ MAIN HALL: INSTALL LEVEL 1 HARDWOOD Note:

CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.214	1 - KITCHEN/BREAKFAST AREA: INSTALL LEVEL 1 HARDWOOD	
54		
Line 3687	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - UPPER HALL: INSTALL LEVEL 1 HARDWOOD	
55		
Line 3688	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - ENTRY: INSTALL LEVEL 1 HARDWOOD IN LIEU OF STANDARD TILES	
56		
Line 3689	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - LANDINGS: INSTALL LEVEL 1 HARDWOOD	
57	***DO NOT INSTALL SANDED LANDINGS***	
Line 3690	Note:	
30Oct20 / 13Nov20		

HVAC

Inv.166	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR AIN FLOOR - STOVE -	
14	UP TO 3/4 INCH LINE	
Line 2102	Note:	
1Sep20 / 23Sep20		
Inv.166	1 - AIR CONDITIONER AND FLOW - THROUGH HUMIDIFIER AND MEDIA FILTER - ANX13 -	
24	13 SEER - R - 410A - 3.0 TON - WITH FLOW THRU HUMIDIFIER AND 5 INCH MEDIA FILTER	
Line 2284	Note:	
1Sep20 / 23Sep20		

INTERIOR DOORS & TRIM

Inv.166	1 - BEDROOM 4: INSTALL OPTIONAL DOOR IN BED #4 TO MAKE ENSUITE	
20		
Line 2279	Note:	
1Sep20 / 23Sep20		
Inv.214	1 - MASTER ENSUITE: INSTALL FRAMELESS SHOWER ENCLOSURE	
49		
Line 3682	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - ENSUITE 3: INSTALL FRAMELESS SHOWER ENCLOSURE	
50		
Line 3683	Note:	
30Oct20 / 13Nov20		
Inv.214	1 - INSTALL 7 1/4" STEP BEVEL TRIM THROUGHOUT	
51		
Line 3684	Note:	
30Oct20 / 13Nov20		
Inv.166	18 - 2ND FLOOR: UPGRADE TO EXTENDED HEIGHT DOORS ON 2ND FLOOR. EIGHTEEN (18)	
23	DOORS IN TOTAL	
Line 2282	Note:	
1Sep20 / 23Sep20		

MISCELLANEOUS

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.181	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
29	Extra Form are subject to a minimum administration fee
Line 2460	Note:
28Sep20 / 6Oct20	
Inv.214	1 - BONUS PACKAGE: \$7500.00 WORTH OF UPGRADES FROM VALERY HOMES DECOR
71	CENTRE IS BEING APPLIED TOWARD THE COLOUR APPOINTMENT.
Line 3698	Note:
30Oct20 / 13Nov20	
Inv.214	1 - Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional
72	upgrades and accepts and acknowledges that there will be no further structural
	changes/additions/deletions to be made
Line 3699	Note:
30Oct20 / 13Nov20	
Inv.214	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
73	Extra Form are subject to a minimum administration fee
Line 3700	Note:
30Oct20 / 13Nov20	
Inv.166	1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional
25	upgrades and accepts and acknowledges that there will be no further structural
	changes/additions/deletions to be made upon signing
Line 2286	Note:
1Sep20 / 23Sep20	
Inv.166	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
26	Extra Form are subject to a minimum administration fee
Line 2287	Note:
1Sep20 / 23Sep20	
Inv.181	1 - ADMINISTRATIVE FEE FOR LATE EXTRA.
27	
	PRICE APPROVED BY AV
Line 2458	Note:
28Sep20 / 6Oct20	

PAINT

Inv.214	1 - STAIN TWO SETS OF STAIRS.
58	
Line 3701	Note:
30Oct20 / 13Nov20	

PLUMBING

Inv.166	1 - MASTER ENSUITE: INSTALL HANDHELD SHOWER
21	CHATEAU POSI-TEMP SHOWER ONLY WITH 3 FUNCTION TRANSFER VALVE/TRIM AND
	SLIDE BAR W/HAND SHOWER
	MODEL: TL182EP/ 3372/ T4171/ 62320/ 3669EP/ A725
Line 2280	Note:
1Sep20 / 23Sep20	
Inv.166	1 - KITCHEN: INSTALL POT FILLER
22	MOEN MODERN TWO HANDLE POT FILLER FAUCET WITH DUAL SHUT OFFS
	NOTE** PURCHASER TO CONFIRM FINISH AT THE TIME OF COLOURS AND PAY
	DIFFERENCE IF APPLICABLE
Line 2281	Note:
1Sep20 / 23Sep20	



CONSTRUCTION SUMMARY

North Oakville - 80 - 1 - SPARROW (38-01) Elev B

Registere Plan Number: Municipal Address: Closing: 14-May-21

Inv.166	1 - MASTER ENSUITE: INSTALL PLUMPING FOR RAINSHOWER HEAD
9	
Line 2097	Note:
ISep20 / 23Sep20	
Inv.166	1 - MASTER ENSUITE: INSTALL SHOWER HEAD - RAINSHOWER HEAD (MOEN)
10	
	12" SQUARE FLAT/THIN RAINSHOWER
	MODEL# S1004
Line 2098	Note:
ISep20 / 23Sep20	
Inv.166	1 - KITCHEN: INSTALL EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF
11	
Line 2099	Note:
ISep20 / 23Sep20	
Inv.166	1 - MASTER ENSUITE: INSTALL SHOWER SEAT
18	
Line 2106	Note:
ISep20 / 23Sep20	

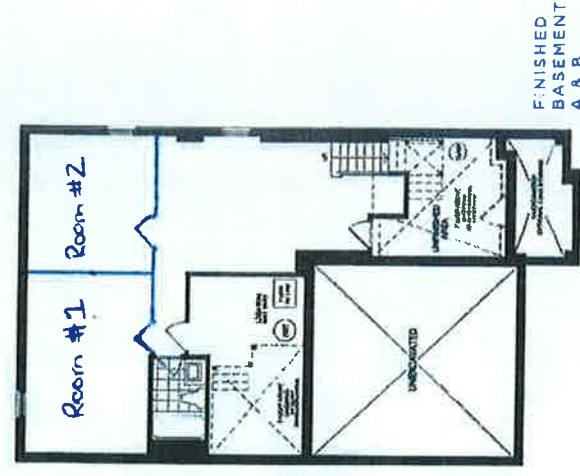
VACCUM/BELL

Inv.166	1 - KITCHEN - GREAT ROOM - DINING ROOM - MASTER BEDROOM: INSTALL FOUR (4)
8	ZONE HOME AUDIO ROUGH-IN SPEAKER WIRES (X8), CAT-5E CABELS (X2), 6.5 INCH
	SPEAKER BRACKETS (X4 PAIRS)
	SEE FLOOR PLAN FOR LOCATIONS. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST
	LOCATIONS
Line 2096	Note:
ISep20 / 23Sep20	
Inv.166	1 - GREAT ROOM: INSTALL CONDUIT - 1 1/4" ORANGE FLEX CONDUIT APPROX. 35FT FOR
6	FIREPLACEN FOR FUTURE TV
Line 2094	Note:
ISep20 / 23Sep20	



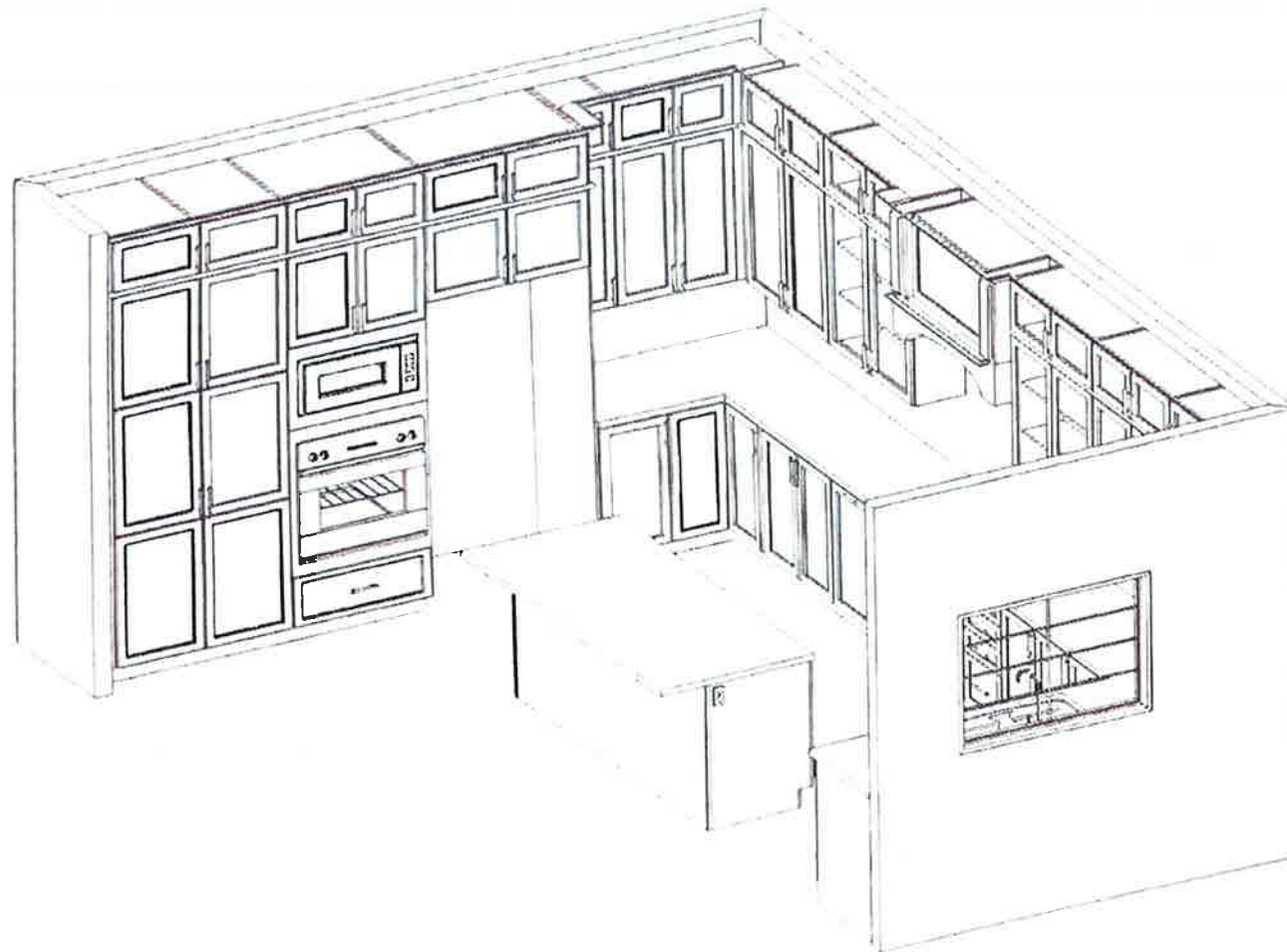

3,158 SQ. FT.
INCLUDES 671 SQ. FT. FINISHED BASEMENT

*18 Extended Height Doors

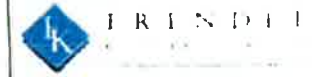


All dimensions are approximate and subject to normal construction variances. Dimensions may extend the usable floor area. Sizes and specifications subject to change without notice. Furniture is displayed for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Sinks and toilet installations, battery and incandescent violations may apply. Contact a sales representative for further details. E&E Energy Homes 2010. All rights reserved.

SEP 23 2020



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.



VALERY HOMES
NORTH OAKVILLE
LOT 80

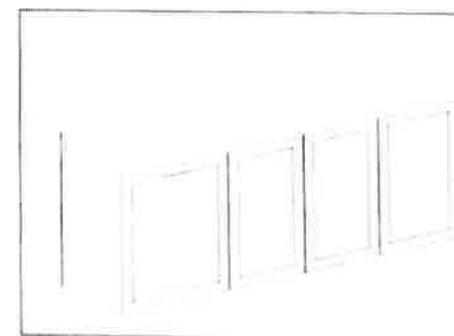
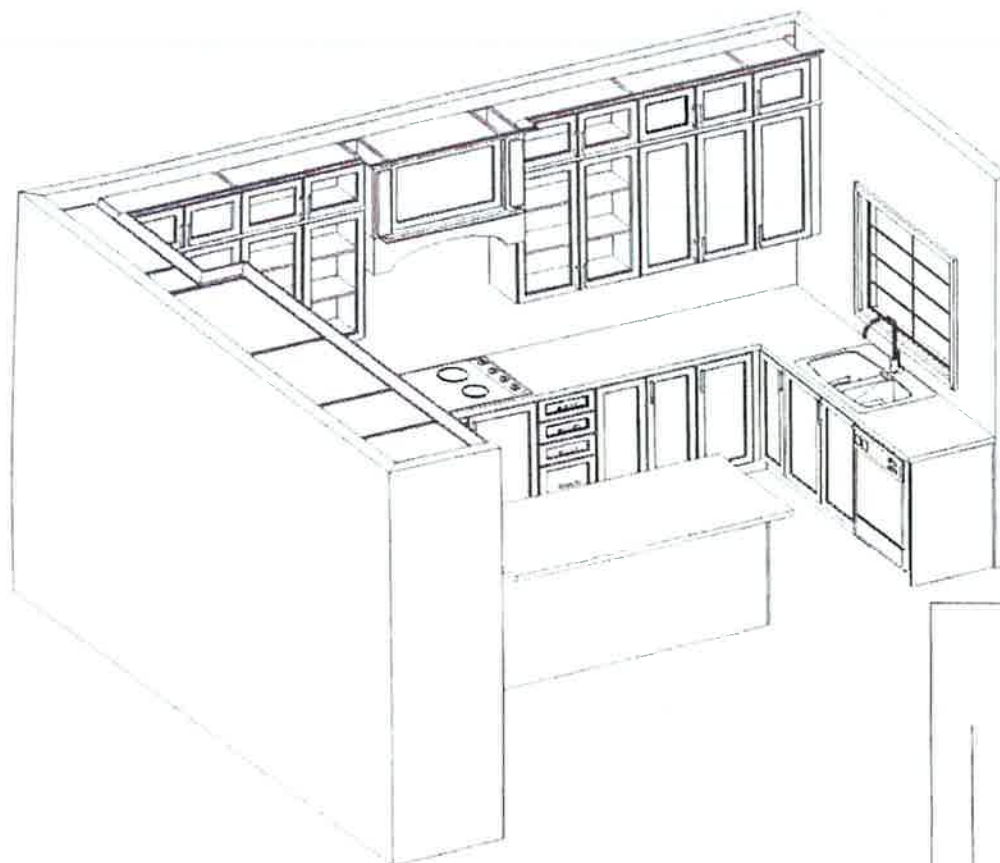
E-o

Ave

Drawn By:
Date: November 4, 2020
Scale: Not To Scale

Approved By Builder:

Date



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.



VALERY HOMES
NORTH OAKVILLE
LOT 80

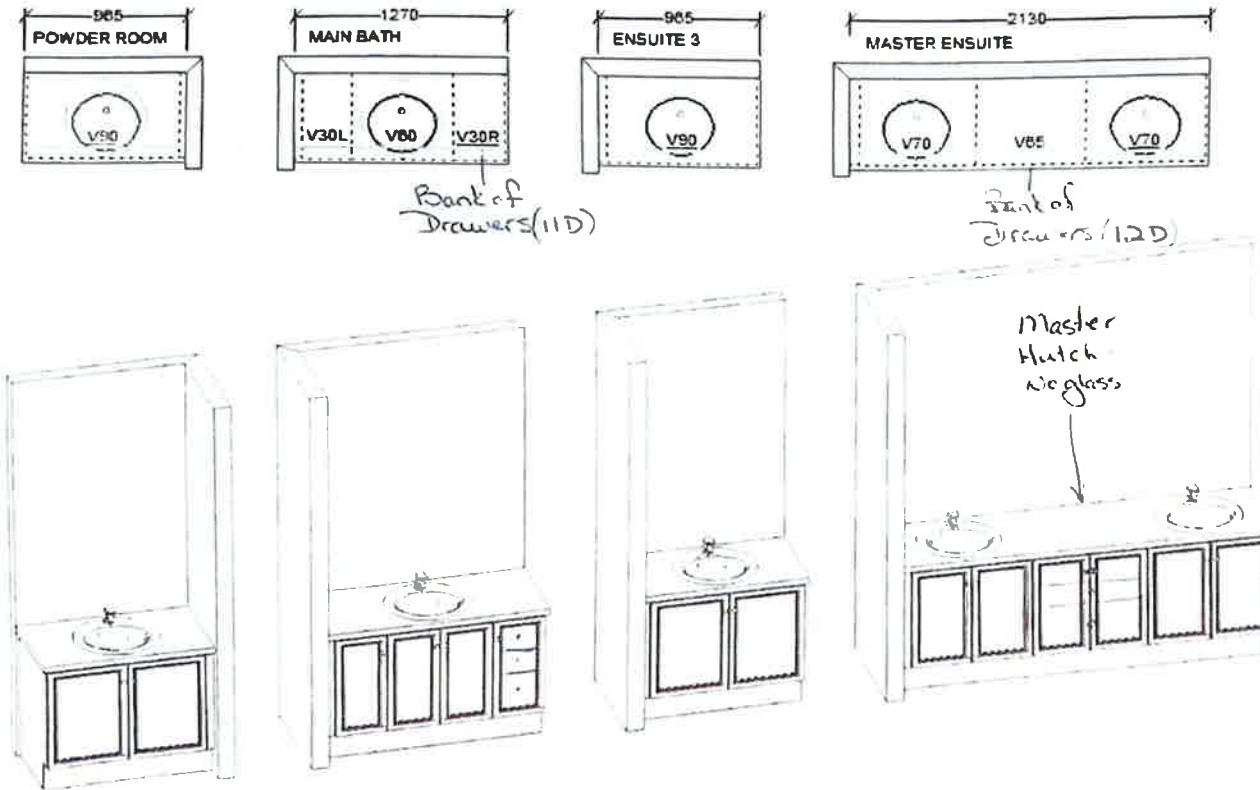


Drawn By
Date: November 4, 2020
Scale: Not To Scale

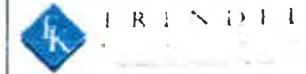
Approved By Builder

Date:

Baths



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.



VALERY HOMES
NORTH OAKVILLE
381 - SPARROW

STANDARD FEATURES

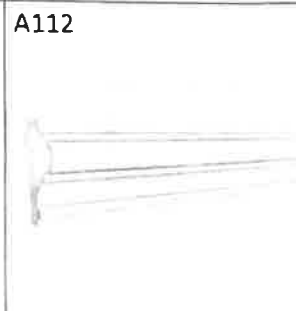
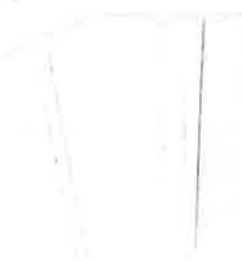
- 100cm Upper cabinets
- Ceiling strip to underside of bulkhead in Kitchen
- Backing on Kitchen and Bath cabinets
- Kitchen countertops by others
- Post-form laminate countertops in baths and Laundry

P.C. NO

Drawn By
Date: February 20, 2020
Scale: Not To Scale

Approved By Builder:

Date:

A109	A110	A111	A112
			
A113	A114	A115	A116
			

Σ.ο Ν.ο

10:21 4

subzero-wolf.com



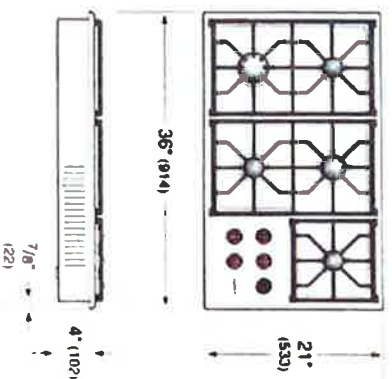
Lot 86

RNER8

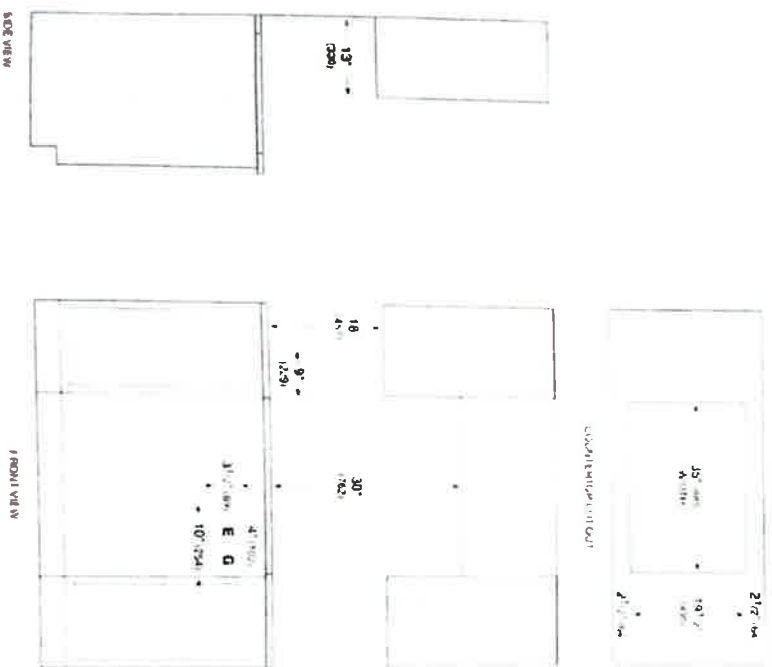


E-0 A-2

DIMENSIONS



STANDARD INSTALLATION



SIDE VIEW

FRONT VIEW

NOTE: Shaded areas denote requirements and allow minimum clearance to cooktop below built-in combination cooktops cannot be installed within this area. Electrical and gas supply locations only applies to installations with built-in units.

Pot Fillers

Traditional | Transitional | Modern

Convenient flow control over a cooktop.

Dual joints allow for maximum reach and dual shut-off valves mean never reaching over a hot surface to turn it off.

Traditional Two Handle Pot Filler Faucet with Dual Shut-Offs ±

Model S664

Chrome - \$963.47
Other - \$1,346.94



Modern Two Handle Pot Filler Faucet with Dual Shut-Offs ±

Model S665

Not available in ORB finish

Chrome - \$963.47
Other - \$1,346.94
Black Stainless \$1,099.17



FINISH OPTIONS:

To order, combine the model number with one of these finish letter(s):

Spot Resist™ Stainless (SRS), Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Matte Black (BL) & Brushed Gold (BG)

To order Chrome (C) models, use model number only.

± Single hole installation only

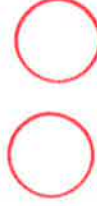


C SRS NL ORB BL BG

RECEIVED

SEP 23 2020

Lot 80

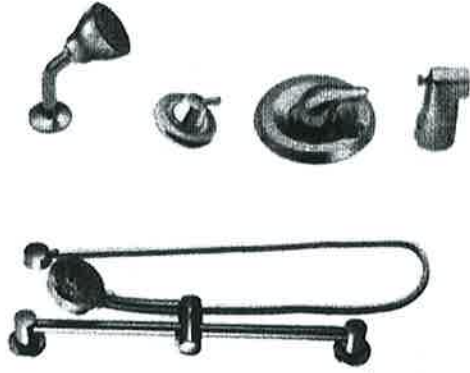
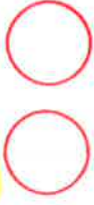


Chateau®

Traditional | Transitional | Modern

The Chateau collection delivers Moen performance and reliability with a simple understated appeal.

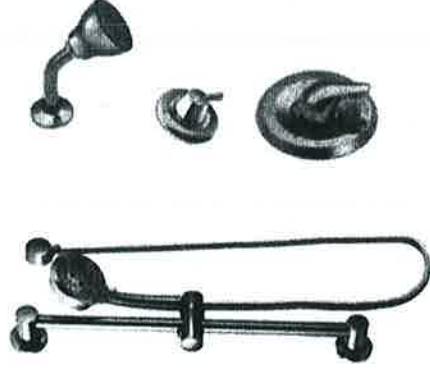
Lot 80



**Posi-Temp® Tub/Shower Faucet
with 3 Function Transfer Valve/Trim and
Slide Bar with Hand Shower ***

Model TL183EP / 3372 / 128284 / T4171 /
62320 / 3669EP / A725
Not available in BC

Chrome - \$1,096.18



**Posi-Temp® Shower only
with 3 Function Transfer Valve/Trim
and Slide Bar with Hand Shower ***

Model TL182EP / 3372 / T4171 / 62320 /
3669EP / A725
Not available in BC

Chrome - \$1,027.18

Master Ensuite

FINISH OPTIONS:

To order, combine the model number with one of these finish letter(s):
Brushed Chrome (BC). To order Chrome (C) model, use model number only.

* Please see vertical spa guide for installation #700106



C BC

RECEIVED

SEP 23 2020

Lot 80

Rainshowers

Master Ensuite



12" Square Flat/Thin Rainshower
Model S1004

Chrome - \$573.10



10" Square Flat/Thin Rainshower

Model S1003

Chrome - \$573.10



8" Square Flat/Thin Rainshower

Model S1006

Chrome - \$509.45



12" Round Flat/Thin Rainshower

Model S1002

Chrome - \$547.63



10" Round Flat/Thin Rainshower

Model S1001

Chrome - \$515.78



8" Round Flat/Thin Rainshower

Model S1005

Chrome - \$483.98

FINISH OPTIONS:



C

Chrome (C) finish is only available on these models.

* To order the Eco-Performance (EP) version, use EP suffix in addition to the model number

RECEIVED

SEP 23 2020