



WASAGA - PHASE 2

Lot 12 - WASAGA PHASE 2 Model & Elevation: 50-14 CURRANT ELEV B Purchasers Names : LINDSAY AND MICHAEL ROBINSON			
Item #		DATE	NOTE
	3 STAINLESS STEEL APPLIANCES WITH WHITE WASHER AND DRYER		INCL. IN OFFER
1/	FIREPLACE IN GREAT ROOM COMPLETE WITH STANDARD PAINT GRADE MANTLE INCLUDES BUMP OUT FOUNDATION. WINDOW WILL BE ADJUSTED TO ACCOMMODATE	7-Mar-17	COLOURS
2/	BASEMENT - 3 PCE ROUGH-IN	7-Mar-17	COLOURS
3/	PLUMBING - WATER LINE TO FRIDGE	7-Mar-17	COLOURS
4/	ELECTRICAL - LED POTLIGHTS AS FOLLOWS	7-Mar-17	COLOURS
	(5) KITCHEN ON SEPARATE SWITCH		
	(4) MAIN FLOOR HALLWAY ON SAME SWITCH **DELETE STANDARD LIGHT		
	(4) GREAT ROOM ON SAME SWITCH **DELETE STANDARD LIGHT		
5/	ELECTRICAL - ADD ELECTRICAL 15 AMP ON SEPARATE CIRCUIT FOR OTR MICROWAVE	7-Mar-17	COLOURS
6/	GARAGE MAN DOOR, IF GRADE PERMITS	7-Mar-17	COLOURS
7/	ELECTRICAL - ADD WATERPROOF POTLIGHT IN MASTER ENSUITE SHOWER	7-Mar-17	COLOURS
8/	ELECTRICAL - RELOCATE THE STANDARD KITCHEN LIGHT TO BE OVER ISLAND AND ADD (1) CAPPED LIGHT WITH IT - TO BE ON SAME SWITCH **SPACE EVENLY	7-Mar-17	COLOURS
9/	ELECTRICAL - ADD LED STRIP LIGHTING UNDER KITCHEN CABINET UPPERS	7-Mar-17	COLOURS
10/	HVAC - ADD GAS LINE TO STOVE INCLUDES 15AMP AND STANDARD ELECTRICAL TO REMAIN	7-Mar-17	COLOURS
11/	HVAC - ADD 3 TON AIR CONDITIONER (13 AC X)	7-Mar-17	COLOURS
12/	HVAC - ADD LENNOX HUMIDIFIER MODEL WB3-17	7-Mar-17	COLOURS
13/	MASTER ENSUITE - FRAMELESS GLASS SHOWER ENCLOSURE IN LIEU OF STANDARD FRAMED GLASS	7-Mar-17	COLOURS
14/	COFFERED CEILING IN DINING ROOM, INCLUDES SMOOTH CEILING	7-Mar-17	COLOURS
15/	SMOOTH CEILINGS ON MAIN AND SECOND FLOORS	7-Mar-17	COLOURS
16/	PAINTING - STAIN INTERIOR OAK STAIRS AND PAINT PICKETS	7-Mar-17	COLOURS
17/	TILES - DELETE STANDARD BATHROOM ACCESSORIES	7-Mar-17	COLOURS
18/	TILES - UPGRADE #1 KITCHEN TILE BACKSPLASH ***INSTALL STACKED	7-Mar-17	COLOURS
19/	CABINETS - ADD WOOD LIGHT VALANCE	7-Mar-17	COLOURS
20/	CABINETS - ADD EXTENDED UPPERS IN KITCHEN (39-1/2")	7-Mar-17	COLOURS
21/	CABINETS - 24" DEEP UPPER OVER FRIDGE WITH 1 SIDE PANEL	7-Mar-17	COLOURS
22/	CABINETS - ADD FURRING PANEL AND CROWN MOULDING TO CEILING	7-Mar-17	COLOURS
23/	CABINETS - ADD POT AND PAN DRAWERS	7-Mar-17	COLOURS

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24/	CABINETS - ADJUST CABINET ABOVE STOVE TO ACCOMMDATE FOR FUTURE OTR	7-Mar-17	COLOURS
25/	CABINETS - ADD (2) TOP DRAWERS HER MASTER ENSUITE VANITY (2) TOP DRAWERS HIS MASTER ENSUITE VANITY	7-Mar-17	COLOURS
26/	CABINETS - UPGRADE 1 MASTER ENSUITE	7-Mar-17	COLOURS
27/	CABINETS - UPGRADE 1 KITCHEN	7-Mar-17	COLOURS

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	CAMBRIDGE MDF WHITE (1)	H 800 BC	ARGENTO ROMANO 6697-46			
Island	CAMBRIDGE MDF WHITE (1)	H 800 BC	ARGENTO ROMANO 6697-46			
Servery	NA					
Master Ensuite	CAMBRIDGE MDF STONE (1)	H 500 BC	AUTUMN CARNIVAL 1877K-52			
Main	NA					
Twin	SHAKER OAK ESPRESSO STAIN	H 500 BC	BORDEAUX JUPARNA 4929K-52			
Ensuite #4	SHAKER OAK ESPRESSO STAIN	H 500 BC	MADURA GARNET 4921K-52			
Powder Room	NA					
Laundry	NA					
Basement Bath	NA					
TILES				INSERTS	THRESHOLDS	
Main Foyer	MALINA ICE 13 X 13					
Basement Foyer	NA					
Powder Room	MALINA ICE 13 X 13					
Mud Room	MALINA ICE 13 X 13					
Main Hall	NA					
Kitchen Floor	MALINA ICE 13 X 13					
Breakfast Floor	MALINA ICE 13 X 13					
Kitchen Bk.Splash	C & D STERLING GREY BRIGHT UP # 1 NSTALL STACKED					
Laundry	GRECO IVORY 13 X 13					
Mstr Ensuite Floor	NEW ALBION GREY 13 X 13					
Mstr Ensuite Shower	NEW ALBION GREY 8 X 10	NA			BIAN CARR	
Mstr Ens Tub Wall/Deck	NA					
Master Shower Floor	2 X 2 WHITE					
Master Shower Lamb	BIANCA CARRERRA					
Main Bath Floor	NA					
Main Bath Tub Wall	NA					
Twin Bath Floor	GRECO IVORY 13 X 13				BIAN CARR	
Twin Ensuite Tub Wall	KEATON ICE 8 X 10		NA			
Ensuite #4 Bath Floor	GRECO IVORY 13 X 13					
Ensuite # 4Bath Wall	KEATON ICE 8 X 10		NA			
Basement Ensuite Floor	NA					
Basement Ensuite Wall	NA					
HARDWOOD / CARPET						
Living Room		OPENING NIGHT T-15				
Dining Room		OPENING NIGHT T-15				
Family/Great Room		OPENING NIGHT T-15				
Library		OPENING NIGHT T-15				
Kitchen *(Waiver)		NA				
Main Foyer *(Waiver)		NA				
Main Hall		OPENING NIGHT T-15				
Upper Hall		OPENING NIGHT T-15				
Master Bedroom		OPENING NIGHT T-15				
Bedroom 2		OPENING NIGHT T-15				
Bedroom 3		OPENING NIGHT T-15				
Bedroom 4		OPENING NIGHT T-15				
Carpet Underpad		STANDARD				
Basement Foyer		NA				
FIREPLACES						
LOCATION	GREAT ROOM	Opt. Surround	NA	MANTLE		NF 20
MIRRORS & ACCESSORIES				PLASTER MOULDING		
Mirrors	STANDARD	Opt. Crown Moulding			NA	
Bathroom Accessories	DELETE ALL	location			NA	
Purchaser has reviewed the colour chart				SITE & LOT		
FOR TRADE USE				WASAGA 112		

Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.

** PAGE 1 OF 2 **

Purchaser Initial

Vendor

MAC

3/17

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN

Stair Stain / Species:

White Paint Req'd

Main to 2nd Railing Details:

Main to Basement Railing Details:

STAIN TO MATCH MARQUEE HW BRAMBLESIDE , OAK HANDRAIL, STRINGER, TREADS, RISERS POSTS

PAINT PICKETS WHITE

STANDARD

NA

TRIM

Casing/Baseboards

Interior Doors

Interior Door Hardware

Exterior Door Hardware

STANDARD

STANDARD

STANDARD

STANDARD

PAINT

Kitchen/Breakfast

Living Room

Dining Room

Family/Great room

Library

Main/Upper Hall

Laundry

Powder Room

WARM GREY

NA

WARM GREY

WARM GREY

WARM GREY

WARM GREY

WARM GREY

WARM GREY

Master Beds

Bedroom 2

Bedroom 3

Bedroom 4

Master Ens.

Ens # 4

Twin

Basement

WARM GREY

WARM GREY

WARM GREY

WARM GREY

WARM GREY

WARM GREY

WARM GREY

NA

PLUMBING- UPGRADES TO BE DETAILED ON PES

FIXTURES

FAUCETS

NOTES

Kitchen

Powder Room

Master Ensuite

Twin

Ensuite # 4

BASEMENT

Other

STANDARD

STANDARD

STANDARD

STANDARD

STANDARD

NA

STANDARD

STANDARD

STANDARD

STANDARD

STANDARD

ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES

Appliance Package received in 'Schedule E'

YES / NO

Package Name:

UPG (SEE PES)

DECLINED

NOTES

GAS LINE BBQ

WATERLINE to Fridge

Hood Fan Venting SIZE

ELECTRICAL for Built-in Oven

ELECTRICAL for Built-in Micro / OTR

ELECTRICAL for Gas Stove / Cooktop

ELECTRICAL for Bar Fridge

STANDARD

UPGRADE

6" STANDARD

NA

UPGRADE

UPGRADE

NA

DISCLAIMER

INITIALS

Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser

Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs

Purchaser has checked and acknowledged accuracy of colour and selections before signing.

DR

DR

DR

mm

mm

mm

SITE: WASAGA

50-14-B CURRANT

LOT: 12

PURCHASER(S):

HOME #/CELL #

EMAIL:

LINDSAY ELIZABETH ROBINSON

MICHAEL PAUL ROBINSON

705- 888 3020

Purchaser Signature

Date

Purchaser Signature

Date

FOR TRADE USE

Any upgrades in the colour chart must be accompanied with a PES.

It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.

ZANCOR HOMES

Decor Consultant Signature

Date

Vendor Signature

Date

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3/2/2017

Lot 12 50-14 B100 B

MARCH 2, 2017

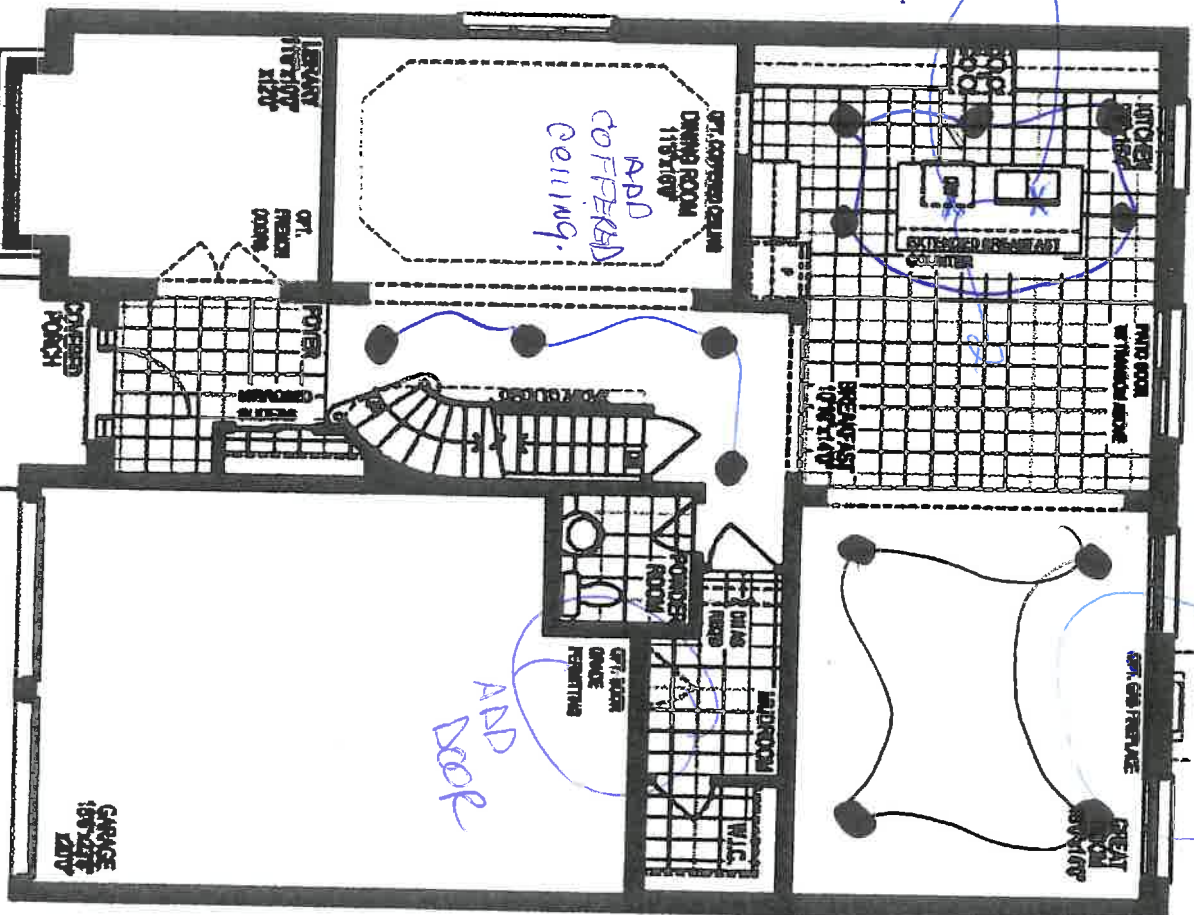
CUREAMB

ADD FIREPLACE

1 cap.
high +
1 stool.

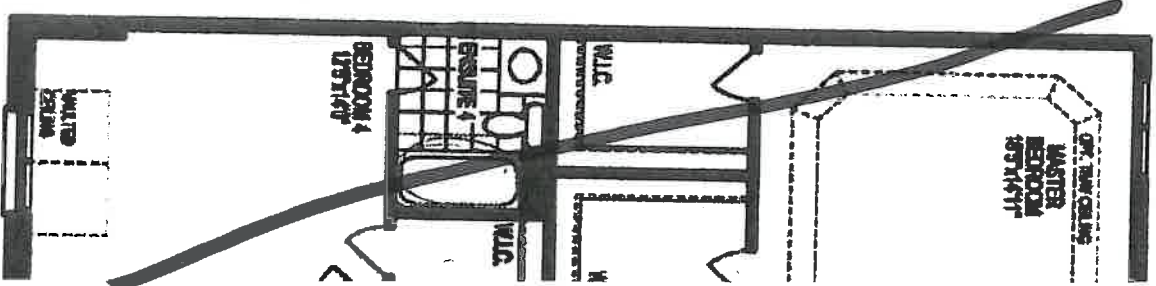
ADD
COFFERED
ceiling.

ADD
DOOR

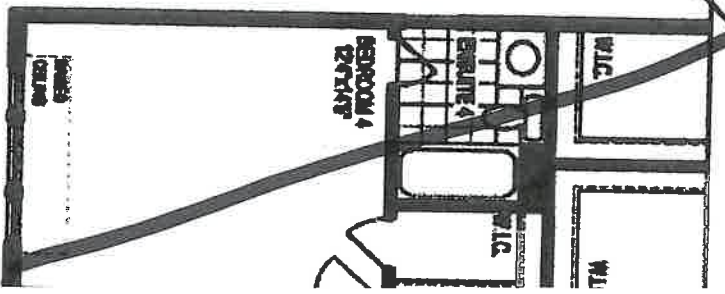


GROUND FLOOR PLAN, E.L. 'N'

PART. GROUND FLOOR PLAN, E.L. 'T'



SECOND FLOOR PLAN



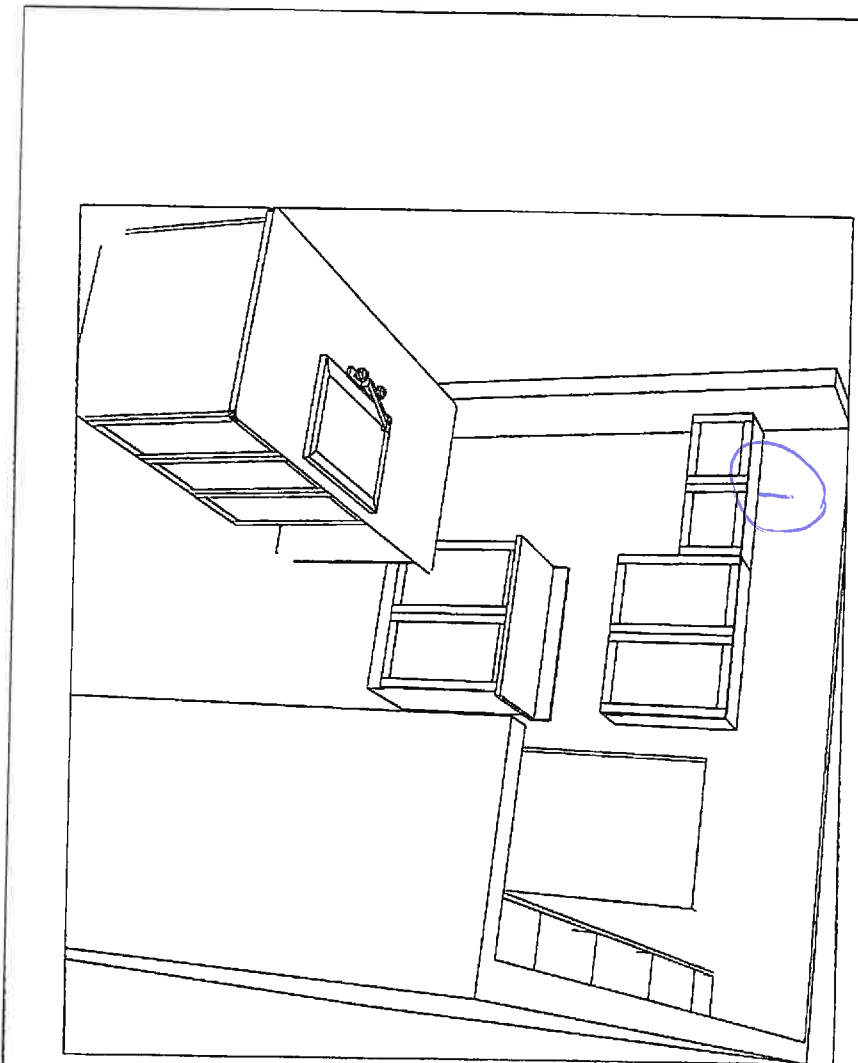
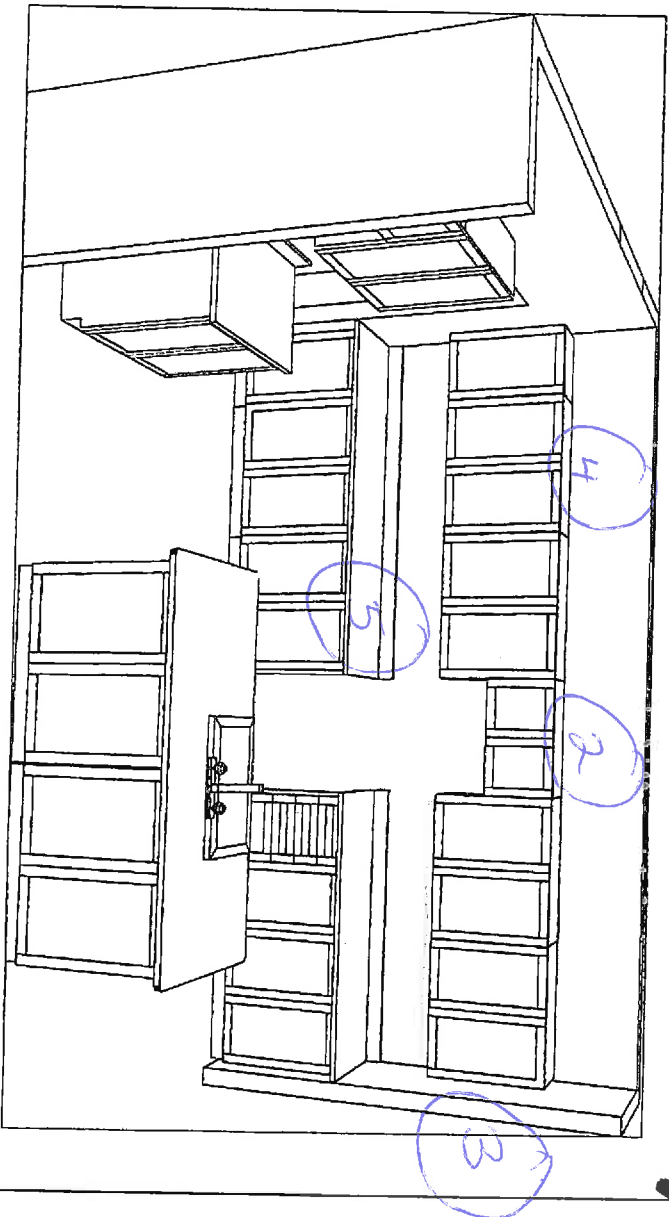
PART. SECOND FLOOR



Lot 12

March 2/17

NEW IMAGE KITCHENS INC	
Scale:	Approved by:
Date: 10/20/16	Drawn by: VANCE
ZANCOR HOMES	
Model 5014 WASAGA	
Drawing number:	



1 24" App over our Frige 1 side panel

2 OTR. microwave

3 Exhausted pliers.

4 Furring panel, screw to ceiling.

5 Pot Pan Drawers

6 Light Valve

[Signature]

APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

Wassaga Lot 12

DATE:

27 June 2017

SITING:

☐ Standard

☐ Reverse

RANGE

☒ 30" (STD)

☐ 36"

☐ 48"

☐ GAS

☐ COOKTOP (APRON)

☐ COOKTOP (DROPIN)

☐ AMPS

☐ AMPS

☐ AMPS

REFRIGERATOR

☒ STANDARD OPENING 36" X 72"

☐ BUILT IN FRIDGE

☐ WATERLINE REQUIRED

☐ PANELLED/INTEGRATED

☐ FLUSH INSET

WALL OVENS

☐ 30"

☐ SINGLE

☐ DOUBLE

☐ STEAM OVEN

☐ WARMING DRAWER

☐ AMPS

☐ AMPS

☐ AMPS

☐ AMPS

MICROWAVES

☐ BUILT IN MICRO

☐ MICRO TRIM KIT

☐ OVER THE RANGE

☒ MICRO SHELF

☐ AMPS

☐ MODEL

☐ AMPS

☒ AMPS

HOOD FANS

☐ CHIMNEY (CENTRE VENT)

☐ UNDER CABINET

☐ FLUSH INSET

☒ 6 INCH (STD)

☐ 8 INCH

☐ 10 INCH

DISHWASHER

☒ 24" (STD SIZE)

LAUNDRY

☐ FRONT LOADING SIDE BY SIDE

☐ STACKABLE

Additional charges may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.

NOTE: It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.

Purchaser acknowledges responsibility for providing correct specification for such appliances. The purchaser agrees to deliver forthwith to the Builder the manufacturer's appliance specifications where the size exceeds the standard openings.

If specs not received, the standard openings as determined by Zancor Homes will be provided. If rework/repair is required due to late specs received, additional costs will be applied.

Appliance Specs are DUE:

2 WEEKS FROM SIGNED DATE BELOW – Specs received after this date, if accepted and changes are required, an administration fee of minimum \$250 will apply

Appliance Specs

RECEIVED

Purchaser Signature

[Signature]

Purchaser Signature

[Signature]

INTERIOR FINISHES ACKNOWLEDGEMENT / HARDWOOD WAIVER

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its' contractual obligations under the Agreement of Purchase and Sale.

PORCELAIN & NATURAL STONES: Due to the properties of natural stones including but not limited to **marble, granite, quartz**, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone should never be cleaned with lemon oil or vinegar. The purchaser acknowledges colour and product variations as well as natural imperfections that may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

STONE COUNTERTOP JOINTS: Purchaser is aware that one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5' x 8'.

CERAMIC TILES: Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

STAIR STAINS: Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there **MAY** be shade differences between the two products.

CABINETRY: Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

UPGRADES/EXTRAS: All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

HARDWOOD FLOORING: Due to the natural properties of wood, many variables can affect the overall look of the finished product. Variations include but not limited to wood type, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

HARDWOOD WAIVER:

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance."

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARIION and/or the Builder in relation to the matter.

****SEE COLOUR CHART FOR LOCATIONS****

SITE WASAQA LOT 12 DATE March 2/19