

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2019-12-11 / 3:43 PM / Page 1 of 1

Site:

Lot:

Model:

Purchaser:

Phone/Email:

COOKSTOWN

33

50-06 ASCOTT (B) w/LOFT

THI NHANH LE & HUNG BA HUYEN

647-321-9766 / HUNG\_KFBC@YAHOO.CA



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE TOP LOAD WASHER & DRYER		INCLUDED IN APS
BONUS PACKAGE: STAINLESS STEEL HOOD FAN		INCLUDED IN APS
#1	LARGER BASEMENT WINDOWS TO 30 X 24	NOVEMBER 7 2019
#2	WATERLINE TO FRIDGE	NOVEMBER 7 2019
#3	ELECTRICAL - INSTALL PLUG ABOVE FIREPLACE FOR FUTURE TV (5'5" aff)	NOVEMBER 7 2019
#4	8 FOOT INTERIOR DOORS ON MAIN FLOOR (9 DOORS, SEE PLAN)	NOVEMBER 7 2019
#5	ELECTRICAL - LED STRIP LIGHTING IN KITCHEN	NOVEMBER 7 2019
#6	N/A	NOVEMBER 7 2019
#7	HARDWOOD - UPGRADE 1	NOVEMBER 7 2019
#8	STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE	NOVEMBER 7 2019
#9	RAILINGS - UPGRADE TO OAK SQUARE POSTS	NOVEMBER 7 2019
#10	TRIM - UPGRADE TO 2-3/4" X 4-1/4" STEP STYLE	NOVEMBER 7 2019

ZANCOR HOMES COLOUR CHART

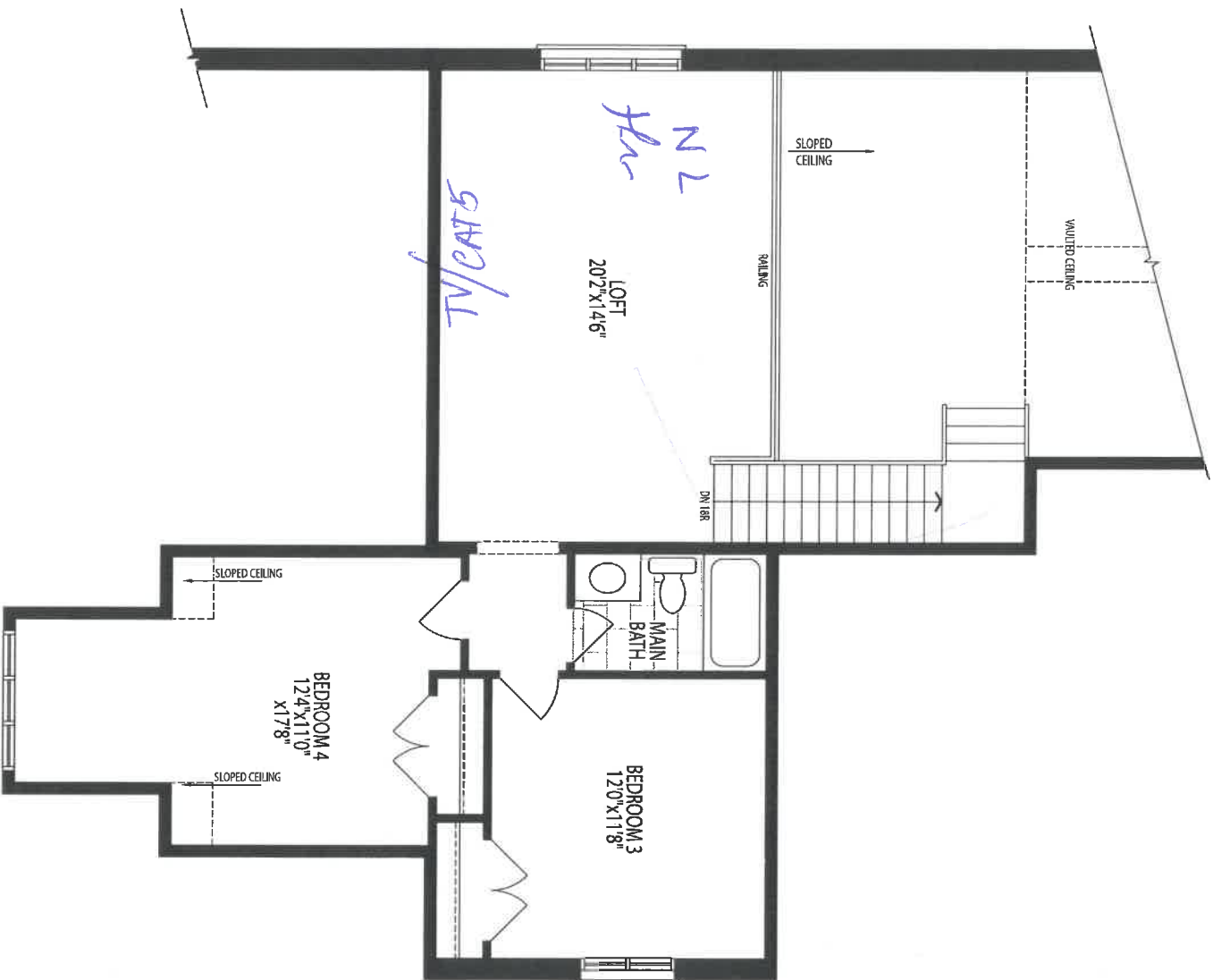
CABINETRY / COUNTERTOPS					
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE	
Kitchen	1022 MEL CHIOSTRO (CAT 1)	DH00010	BIANCO SARDO GRANITE (STD)		
Island	1022 MEL CHIOSTRO (CAT 1)	DH00010	BIANCO SARDO GRANITE (STD)		
Servery	1022 MEL CHIOSTRO (CAT 1)	DH00010	BIANCO SARDO GRANITE (STD)		
Powder Room	1022 MEL OLMO CARISMA (CAT 1)	DH00010	4925K-07		
Master Ensuite	1022 MEL OLMO CARISMA (CAT 1)	DH00010	SWISS BLANCO QTZ (STD)		
Ensuite 2	1022 MEL OLMO CARISMA (CAT 1)	DH00010	4925K-07		
Loft Bath	1022 MEL OLMO CARISMA (CAT 1)	DH00010	4925K-07		
Laundry	N/A		N/A		
TILES					
Main Foyer		LIVORNO 18 X 18			
Basement Foyer		N/A			
Powder Room		LIVORNO 18 X 18			
Mud Room		N/A			
Kitchen		LIVORNO 18 X 18			
Breakfast		LIVORNO 18 X 18			
Kitchen Bk.Splash		N/A			
Laundry		LIVORNO 18 X 18			
Mstr Ensuite Floor		LIVORNO 18 X 18			
Mstr Ensuite Shower WALL		CINQ GREY 8 X 10			
Master Shower Floor		WHITE 2 X 2			
Master Shower JAMB		BIANCO CARRARA			
Ensuite 2 Floor		LIVORNO 18 X 18			
Ensuite 2 Shower Wall		CINQ GREY 8 X 10			
Ensuite 2 Shower Floor		WHITE 2 X 2			
Ensuite 2 Shower Jamb		BIANCO CARRARA			
Loft Bath Floor		LIVORNO 18 X 18			
Loft Bath Tub Wall		CINQ GREY 8 X 10			
HARDWOOD / CARPET					
		TILE			
Kitchen/ Breakfast		TILE			
Servery/Pantry		TILE			
Family Room		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Dining Room		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Main hall		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Library		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Loft		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Master Bedroom		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Bedroom 2		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Bedroom 3 LOFT		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
Bedroom 4 LOFT		VINTAGE OAK - GOTHAM SMOOTH 3-1/4" (1)			
FIREPLACES					
LOCATION	GREAT ROOM	MANTLE	NE15		
MIRRORS & ACCESSORIES		PLASTER MOULDING			
Mirrors	YES	Opt. Crown Moulding	N/A		
Bathroom Accessories	YES	Location	N/A		
Purchaser has reviewed the colour chart				SITE & LOT	
***FOR TRADE USE***				COOKSTOWN 33	
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.				H.N.	N.L.
** PAGE 1 OF 2 **				Purchaser Initial	Vendor

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN						
Stair Stain / Species:	STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE					
Main to LOFT Railing Details:	STANDARD METAL - SINGLE COLLAR WITH ALT. PLAIN, OVAL HANDRAIL **UPGRADE OAK SQUARE POST					
Main to Basement Railing Details:	N/A					
TRIM						
Casing/Baseboards	UPGRADE TO - STEP STYLE - 2-3/4" X 4-1/4"					
Interior Doors	STANDARD **SOME DOOR ON MAIN FLOOR ARE 8 FEET HIGH - SEE PLAN					
Interior Door Hardware	STANDARD					
Exterior Door Hardware	STANDARD					
PAINT						
THROUGHOUT	WARM GREY					
PLUMBING- UPGRADES TO BE DETAILED ON PES						
	FIXTURES	FAUCETS	NOTES			
Kitchen	STANDARD	STANDARD				
Island	STANDARD	STANDARD				
Powder room	STANDARD	STANDARD				
Master Ensuite	STANDARD	STANDARD				
Ensuite 2	STANDARD	STANDARD				
Loft Bath	STANDARD	STANDARD				
Laundry	STANDARD	STANDARD				
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES						
Appliance Package received in 'Schedule E'						
		UPG (SEE PES)	DECLINED	NOTES		
GAS LINE TO STOVE		NO		STD TO BBQ		
WATERLINE to Fridge		YES				
Hood Fan Venting SIZE		6 INCH				
ELECTRICAL for Built-in Oven		NO				
ELECTRICAL for Built-in Micro / OTR		NO				
ELECTRICAL for Gas Stove / Cooktop		NO				
ELECTRICAL for Bar Fridge		NO				
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				H-n		
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs				H-n		
Purchaser has checked and acknowledged accuracy of colour and selections before signing.				H-n		
SITE:	COOKSTOWN	LOT:	33			
PURCHASER(S):	THI NHANH LE HUNG BA HUYEN		NOV 7 2019			
HOME #/CELL #	647-321-9766		Purchaser Signature			
EMAIL:	HUNG.KFCB@YAHOO.CA		Date			
DÉCOR NOTES			Purchaser Signature			
			Date			
			D décor Consultant Signature			
				Date		
				Vendor Signature		
				Date		

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.

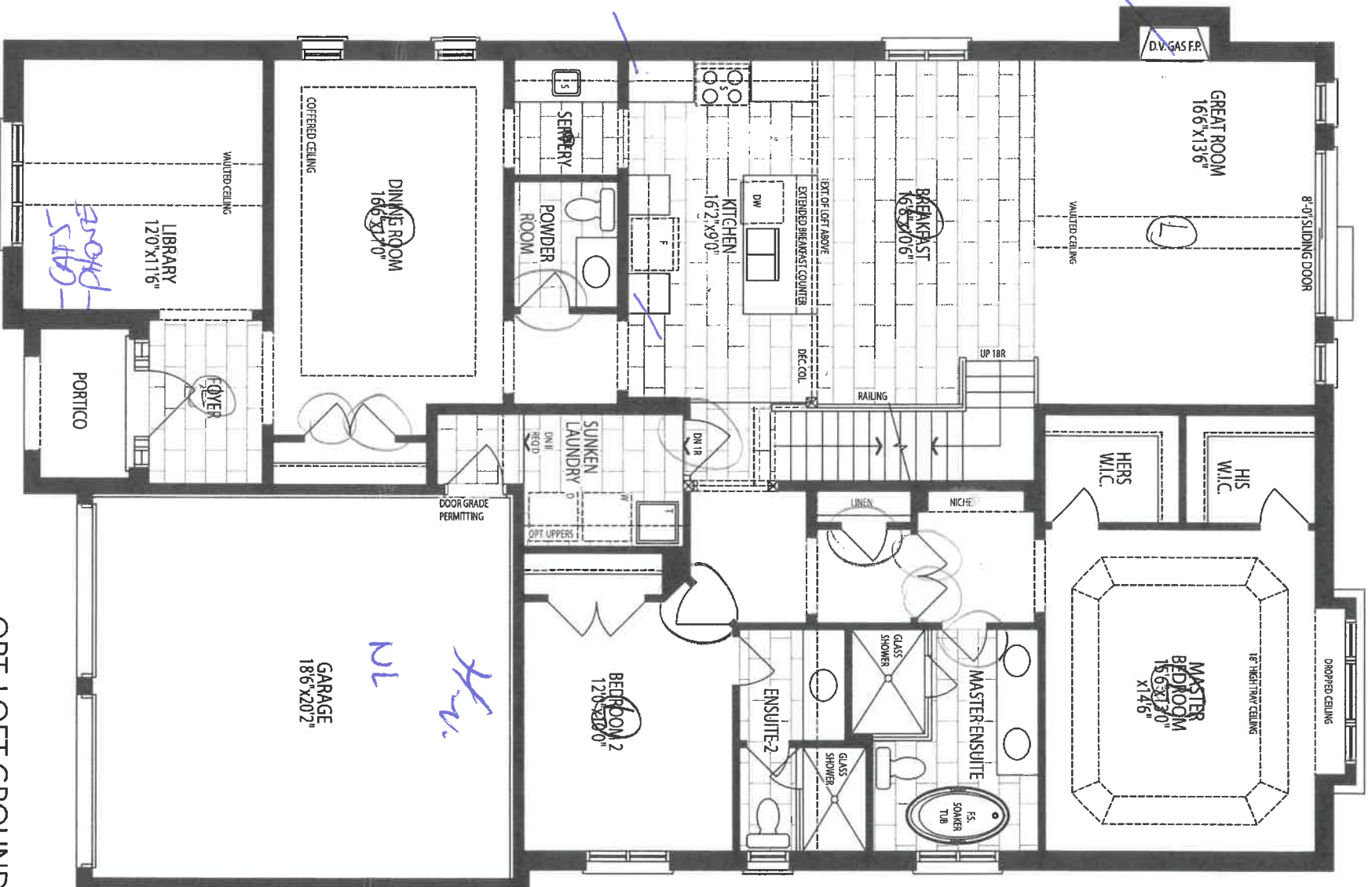




OPT. LOFT  
FLOOR PLAN, EL. 'A' & 'B'

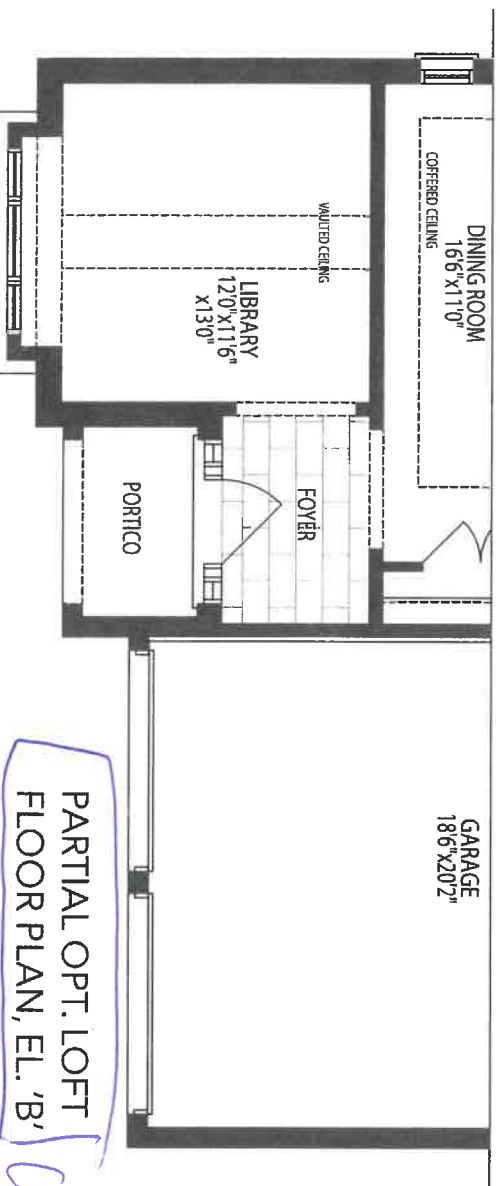
LOT 33 Cocksfoot  
NOV 07 2019





- See O for 8th Doors-  
(total 9)

OPT. LOFT GROUND  
FLOOR PLAN, EL. 'A'



PARTIAL OPT. LOFT  
FLOOR PLAN, EL. 'B'

LOT 33

NOV 07 2019

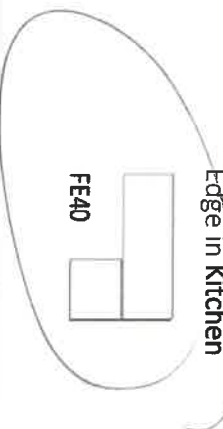
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THE  
GALLERY  
BY ZANCOR

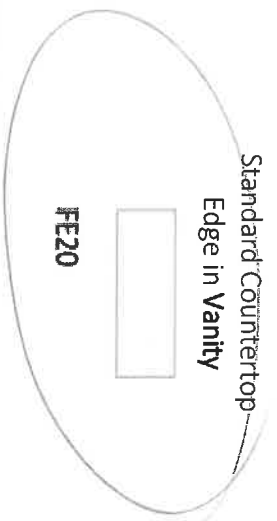
Stone Countertop Edge Profiles (Aurivia)

\*\*Where applicable as per site specifications\*\*

Standard Countertop  
Edge in Kitchen

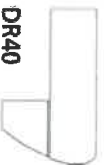


Standard Countertop  
Edge in Vanity



Upgrade 1 – Countertop Edges

Optional Edge in  
Kitchen – See book for  
model specific pricing

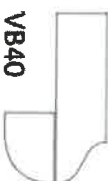
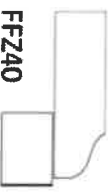
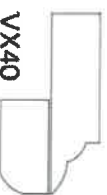
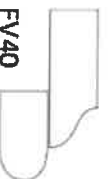


Optional Edge in  
Vanity – See book for  
model specific pricing



Upgrade 2 – Countertop Edges

Option 2 Edge in  
Kitchen – Custom \$\$



Option 2 Edge in  
Vanity – Custom \$\$



DATE NOV 07 2019 SITE Cookstown LOT 30

Hu NL  
Homeowner(s) Initials

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 \* T: (905) 738.7010 F: (905) 738.5948

THE  
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BY ZANCOR

HOME AUTOMATION  
(Cable, CAT5, Telephone)

LOT / SITE:

HOMEOWNERS:

DATE:

30 COOKSTON

LE

NOV 07 2019

OPTION 1

I/we the Homeowner(s) have chosen to contact the Home Automation Company to select the locations of the rough-ins for Cable, CAT5, Telephone as included in our Agreement of Purchase Sale.

I/we the Homeowner(s) will contact the trade within 4 weeks of the date of this release to select locations of the standard rough-ins review other optional products for purchase.

Trade: Artistic Smart Homes

Phone: (905) 850-9386

Location: 8601 Jane St.

Vaughan, Ont. L4K 5N9

Should the homeowner not make these selections within the sufficient time provided, the rough-ins as mentioned above will be installed in locations at the Vendor's discretion.

Homeowner(s) Initial

OPTION 2

I/we the Homeowner(s) have chosen to not contact the home automation company. I/we the Homeowner(s) have selected the locations for the standard rough-ins for Cable, CAT5, Telephone that are included in the Agreement of Purchase and Sale directly with a décor rep.

Homeowner(s) Initial

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BY ZANCOR  
APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne @ Coast Appliances (905) 303-6909 / 1748 Credit Stone Circle, Vaughan

- NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
  - ▶ It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance where it exceeds the standard openings. Zancor Homes will not be responsible for appliances not fitting due to late changes.
  - ▶ 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.
  - ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

STANDARD OPENINGS ACCEPTED BY PURCHASER:

*CH NL*  
HOMEOWNER INITIALS

Fridge Opening	▶ 36" (+/-) x 74" (+/-)	**Space above the fridge is required due to proper air flow
Stove Opening	▶ 30"	Hood Fan Opening ▶ 30"
Dishwasher Opening	▶ 24"	Hood Fan Vent ▶ 6"

Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE (if not received during appointment)

\*\*\*Specs that require changes/modifications after this date will not be accepted\*\*\*

UPGRADE APPLIANCE OPENING REQUIREMENTS:

*CH NL*  
HOMEOWNER INITIALS

FRIDGE	<input type="checkbox"/> Built-In	<input type="checkbox"/> Flush Inset
	<input type="checkbox"/> Paneled / Integrated	<input type="checkbox"/> Water Line Required

RANGE	<input type="checkbox"/> 36"	<input type="checkbox"/> Cooktop (Apron front)
	<input type="checkbox"/> 48"	<input type="checkbox"/> Cooktop (Dropin)
	<input type="checkbox"/> Gas	**Countertop Cut-out charge required for cooktop
	<input type="checkbox"/> Induction	

HOOD FAN & VENT	<input checked="" type="checkbox"/> Under Cabinet (Standard)	<input checked="" type="checkbox"/> 6 Inch (Standard)
	<input type="checkbox"/> Chimney (centre vent)	<input type="checkbox"/> 8 Inch
	<input type="checkbox"/> Insert / Liner	<input type="checkbox"/> 10 Inch

WALL OVEN & MICRO	<input type="checkbox"/> Single Oven	<input type="checkbox"/> Warming Drawer
	<input type="checkbox"/> Double Oven	<input type="checkbox"/> Over the Range Microwave
	<input type="checkbox"/> Steam Oven	<input type="checkbox"/> Built-in Microwave (*trim kit required)

NOV 07 2019

*COOKSTOVE*

*30*

DATE

SITE

LOT

\*\* Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.

\*\*It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.

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INTERIOR FINISHES ACKNOWLEDGEMENT / 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.

**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.**

**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 tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections 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 / LAMINATE FLOORING:** Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, 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 / LAMINATE 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\*\***

NOV 07 2019

DATE

SITE

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