

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2019-08-13 / 10:31 AM / Page 1 of 1

Site: STAYNER

Lot: 36

Model: GEORGIAN 50-02 (B) MODIFIED

Purchaser: LYNDA E. ANDERSON

Phone/Email: 705-441-3693 / LYNDAEANDERSON@HOTMAIL.COM



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	
BONUS PACKAGE: 16 FT SINGLE GARAGE DOOR IN LIEU OF TWO DOORS	INCLUDED IN APS	
#1 CATHEDRAL CEILING IN GREAT ROOM ✓	JULY 8 2019	
#2 COFFER CEILING IN DINING ROOM ✓	JULY 8 2019	
#3 OAK STAIRS IN LIEU OF CARPET GRADE ✓	JULY 8 2019	
#4 RAILINGS (STD) IN LIEU OF HALF WALL AT DINING ROOM LOOKING OVER TO FOYER ✓	JULY 8 2019	
#5 SMOOTH CEILINGS ON MAIN FLOOR ✓	JULY 8 2019	
#6 SMOOTH CEILINGS IN BASEMENT ✓	JULY 8 2019	
#7 BASEMENT WINDOW - ADD 40"W X 30"H AS PER LOCATION ON SKETCH, IF POSSIBLE ✓	JULY 8 2019	
#8 FINISHED AREA IN BASEMENT AS PER DRAWING, INCLUDES STANDARD CARPET AND ELECTRICAL AS REQUIRED ✓	JULY 8 2019	
#1C HARDWOOD - UPGRADE 1 IN LIEU OF LAMINATE IN FAMILY ROOM AND DINING ROOM ✓	AUGUST 1 2019	
#2C STAIN STAIRS TO MATCH AS CLOSE AS POSSIBLE **SEE COLOUR CHART FOR ADDITIONAL NOTES ✓	AUGUST 1 2019	
#3C MASTER ENSUITE - SHIFT OVER SINK CLOSEST TO SHOWER AND ADD BANK OF DRAWERS ✓	AUGUST 1 2019	
#4C KITCHEN - STONE COUNTERTOP WITH UNDERMOUNT SINK ✓	AUGUST 1 2019	
#5C WATERLINE TO THE FRIDGE ✓	AUGUST 1 2019	
#6C CARPET - UPGRADE UNDERPAD TO GREY GOOSE IN BASEMENT ONLY (BEDROOM, FOYER & REC) ✓	AUGUST 1 2019	
#7C ELECTRICAL - 3 LED POTLIGHTS IN KITCHEN, MOVE STANDARD LIGHT OVER ISLAND ✓	AUGUST 1 2019	
#8C AIR CONDITIONING UNIT - SIZED ACCORDING TO HVAC CALCS ✓	AUGUST 1 2019	
#9C PANTRY - ADD AT END OF CABINETS CLOSEST TO THE BREAKFAST AREA ✓	AUGUST 1 2019	

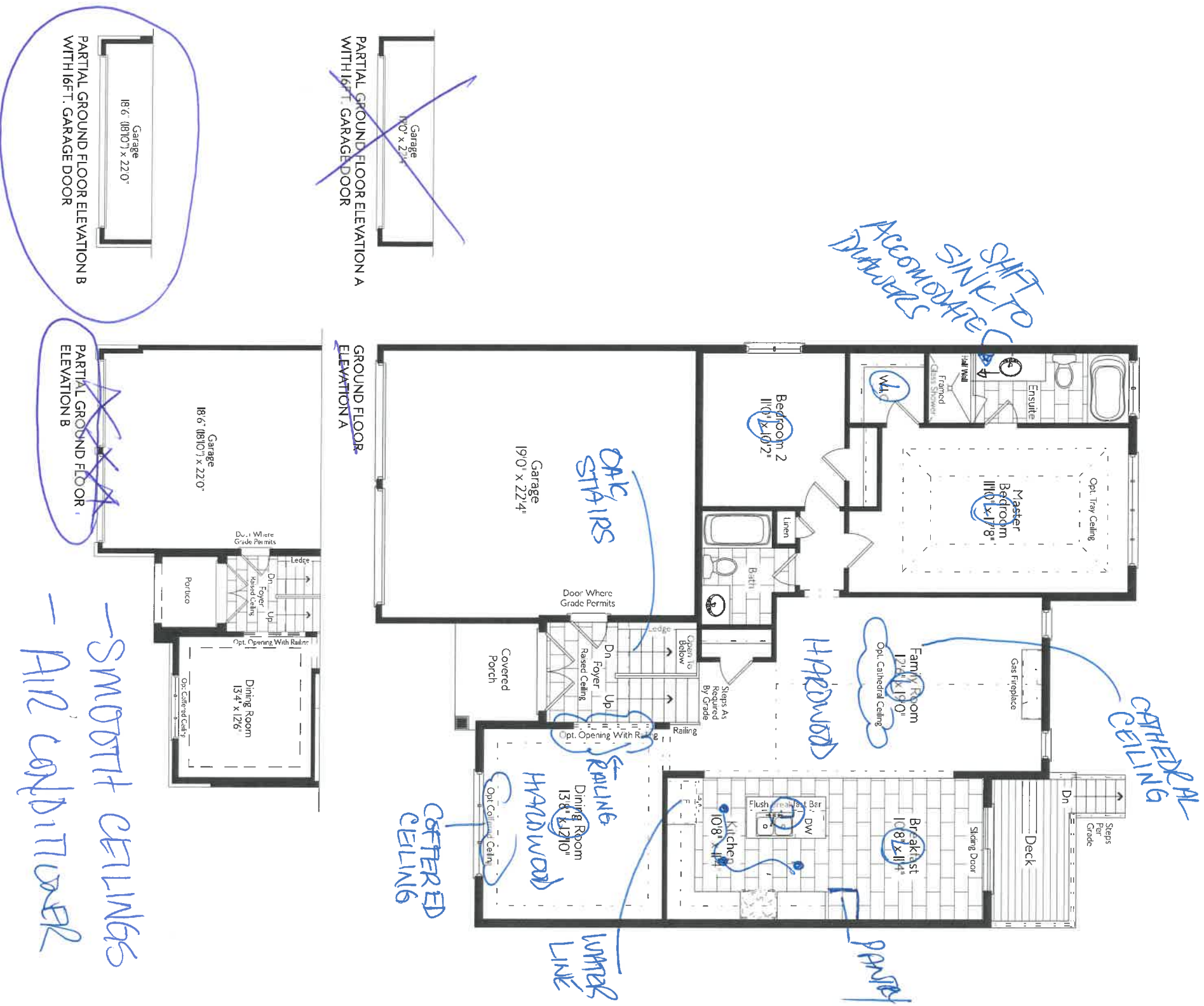
ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS					
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE	
Kitchen	400 SERIES MEL - WHITE ✓	H500P ✓	CAESARSTONE SHITAKE (3)		
Island	400 SERIES MEL - WHITE ✓	H500P ✓	CAESARSTONE SHITAKE (3)		
Master Ensuite	CAMBRIDGE OAK - ESPRESSO (STAIN) ✓	H500BC ✓	1877K-52 ✓		
Main Bath	EURO LARICE BIANCO ✓	H500BC ✓	1877K-52 ✓		
BASEMENT BATH	EURO LARICE BIANCO ✓	H500BC ✓	1877K-52 ✓		
TILES					
Main Foyer	NEW BYZANTINE GREY 12 X 24 ** BRICK ✓				
Basement Foyer	CARPET				
Kitchen	NEW BYZANTINE GREY 12 X 24 ** BRICK ✓				
Breakfast	NEW BYZANTINE GREY 12 X 24 ** BRICK ✓				
Kitchen Bk.Splash	N/A				
Laundry	N/A				
Mstr Ensuite Floor	GENESIS TAUPE MATTE 13 X 13 (1) ✓				
Mstr Ensuite Shower WALL	UNIWALL IVORY 8 X 10 ✓				
Master Shower Floor	WHITE 2 X 2 ✓				
Master Shower JAMB	PERLATO ✓				
Main Bath Floor	GENESIS TAUPE MATTE 13 X 13 (1) ✓				
Main Bath Wall	UNIWALL IVORY 8 X 10 ✓				
Basement Bath Floor	GENESIS TAUPE MATTE 13 X 13 (1) ✓				
Basement Bath Wall	UNIWALL IVORY 8 X 10 ✓				
HARDWOOD / CARPET					
		TILES			
Kitchen/ Breakfast	VINTAGE OAK 3-1/4" SMOOTH - BUCKINGHAM				
Family Room	VINTAGE OAK 3-1/4" SMOOTH - BUCKINGHAM				
Dining Room	VINTAGE OAK 3-1/4" SMOOTH - BUCKINGHAM				
Main hall	VINTAGE OAK 3-1/4" SMOOTH - BUCKINGHAM				
Master Bedroom	CARPET - OPENING NIGHT - COLOUR T04 w/STANDARD UNDERPAD				
Bedroom 2	CARPET - OPENING NIGHT - COLOUR T04 w/STANDARD UNDERPAD				
Bedroom 3 BASEMENT	CARPET - OPENING NIGHT - COLOUR T15 w/UPGRADE GREY GOOSE UNDERPAD				
FOYER BASEMENT	CARPET - OPENING NIGHT - COLOUR T15 w/UPGRADE GREY GOOSE UNDERPAD				
REC ROOM BASEMENT	CARPET - OPENING NIGHT - COLOUR T15 w/UPGRADE GREY GOOSE UNDERPAD				
FIREPLACES					
LOCATION	FAMILY ROOM	MANTLE	RIVERSIDE ✓		
MIRRORS & ACCESSORIES					
Mirrors	YES	Opt. Crown Moulding	N/A		
Bathroom Accessories	YES	Location	N/A		
Purchaser has reviewed the colour chart			SITE & LOT		
FOR TRADE USE			STAYNER	36	
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	

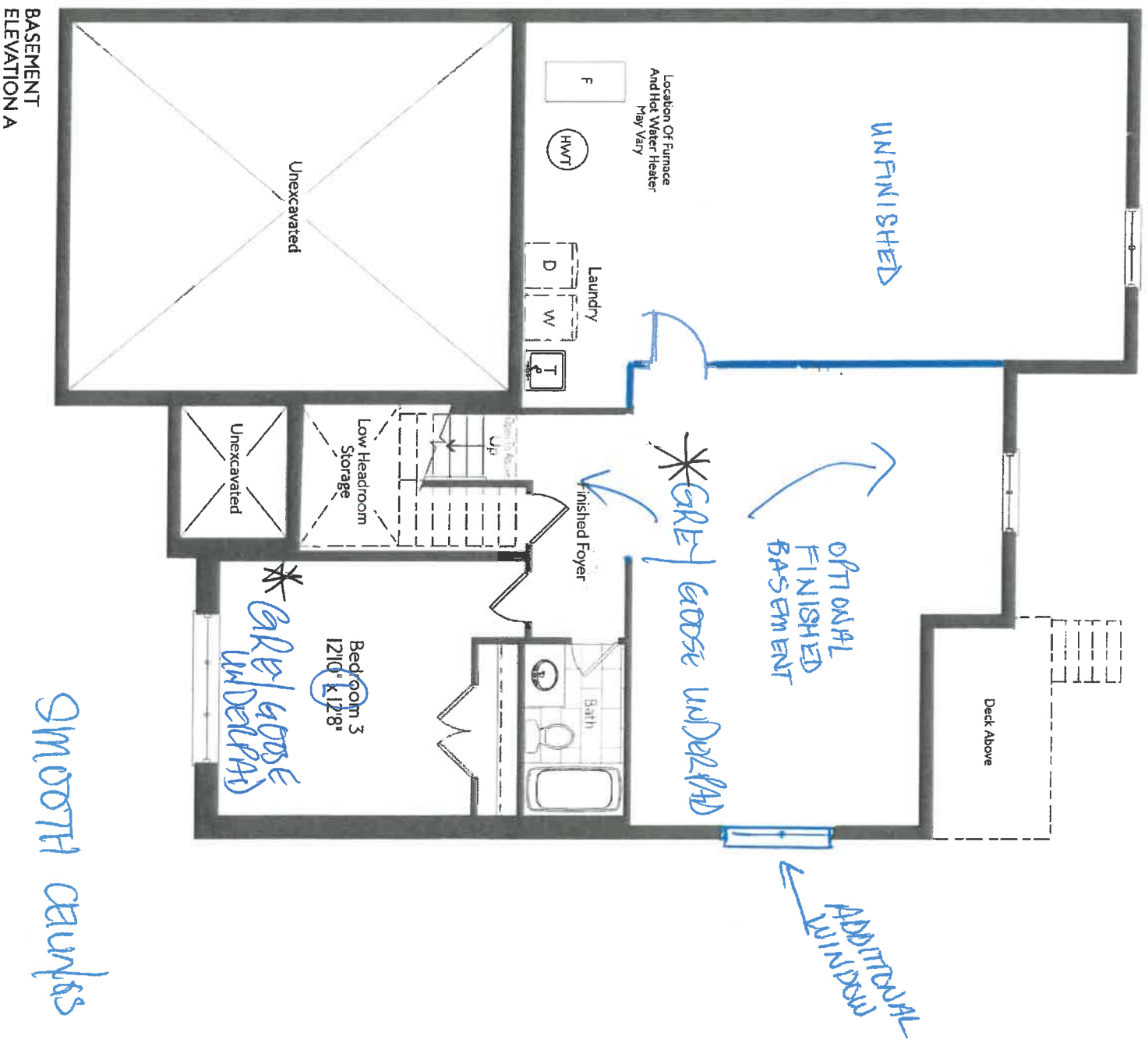
ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN				
Stairs (Oak or Carpet)	OAK STAIRS			
Stain:	STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE **PURCHASER REQUESTING TO HAVE THE STAIN MORE TOWARDS THE LIGHTEST COLOUR OF THE FLOOR			
Main to Basement Railing Details:	STANDARD			
TRIM				
Casing/Baseboards	STANDARD			
Interior Doors	STANDARD			
Interior Door Hardware	STANDARD			
Exterior Door Hardware	STANDARD			
PAINT				
THROUGHOUT	OYSTER WHITE			
PLUMBING- UPGRADES TO BE DETAILED ON PES				
	FIXTURES	FAUCETS	NOTES	
Kitchen	UNDERMOUNT	STANDARD		
Master Ensuite	STANDARD	STANDARD		
Main Bath	STANDARD	STANDARD		
Basement Bath	STANDARD	STANDARD		
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES				
Appliance Package received in 'Schedule E'		YES / NO Package Name:		
GAS LINE	UPG (SEE PES)	DECLINED	NOTES	
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			JCA	
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			JCA	
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			JCA	
SITE:	STAYNER	LOT:	LOT 36	
PURCHASER(S):	LYNDA E. ANDERSON		AUGUST 1 2019	
HOME #/CELL #	705-441-3693 / 705-445-9212		Purchaser Signature	
EMAIL:	LYNDAEANDERSON@HOTMAIL.COM		Date	
DÉCOR NOTES			Purchaser Signature	
FOR TRADE USE			Date	
Any upgrades in the colour chart must be accompanied with a PES.			DÉcor Consultant Signature	
It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.			Date	
*** PAGE 2 OF 2 ***			Vendor Signature	
			Date	

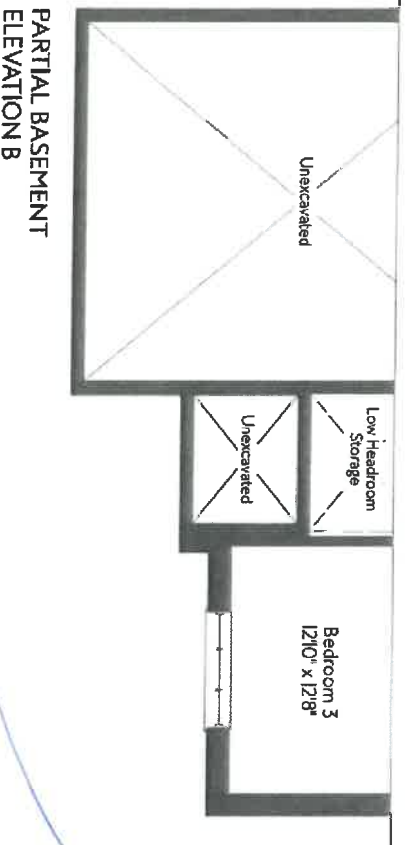
THE GEORGIAN 50-02



THE GEORGIAN 50-02



smooth ceilings

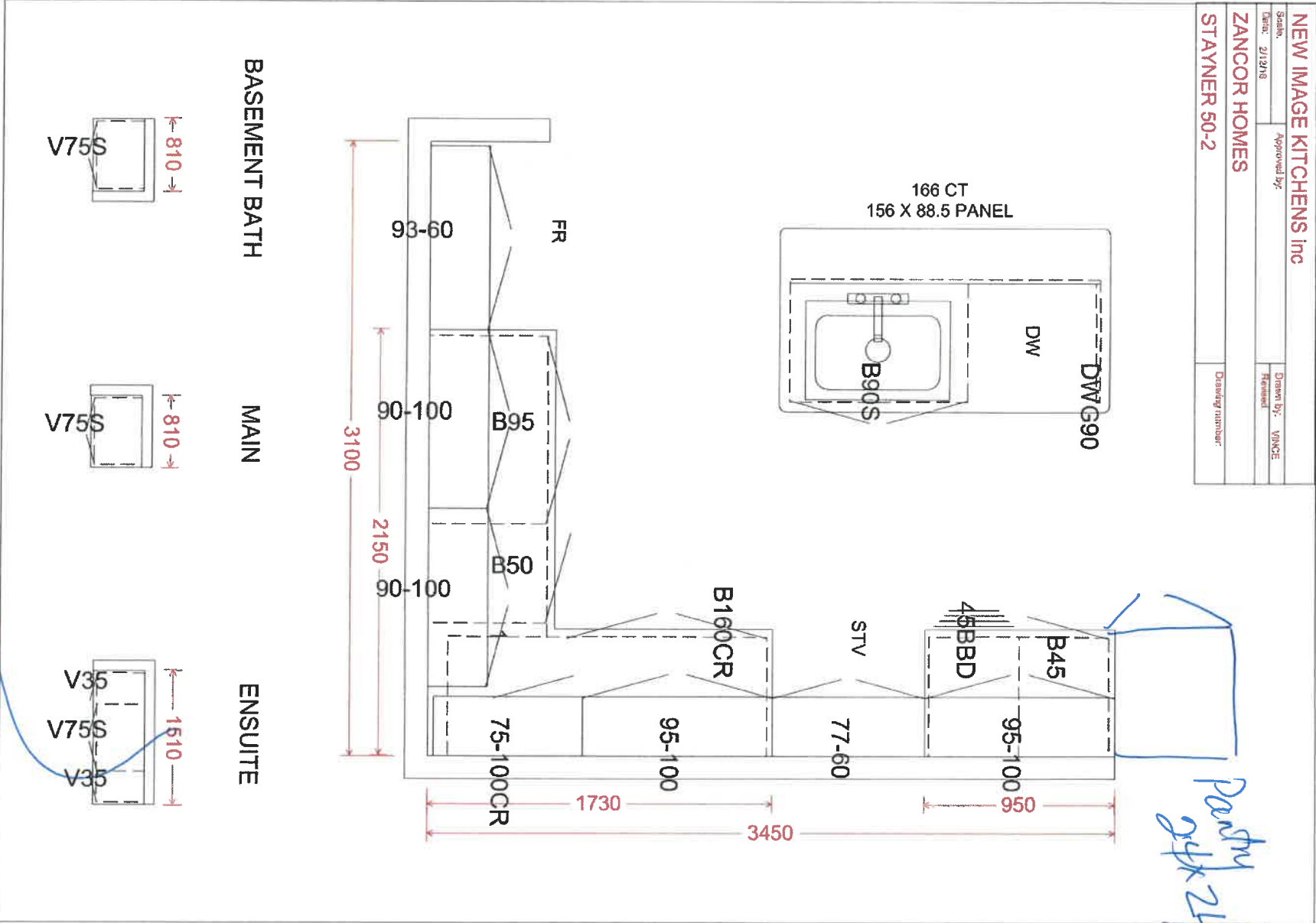


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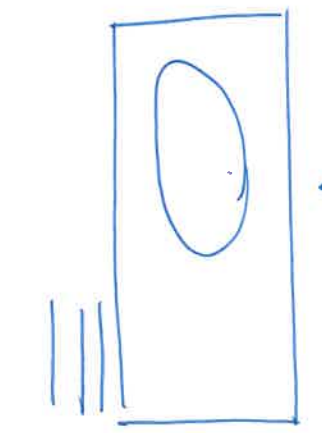
lot 36 stayner

NEW IMAGE KITCHENS inc			
Scale:	Approved by:	Drawn by:	Reviewed:
Date: 21/12/18		VINCE	
ZANCOR HOMES			
STAYNER 50-2			Drawing number:



Pantry
g4x24

FR



Back of
drawers

Lot 36 Stayner

NEW IMAGE KITCHENS INC			
Scale:	Approved by:	Drawn by:	VINCE
Date: 2/12/18		Revised:	
ZANCOR HOMES			
STAYNER 50-2		Drawing number:	

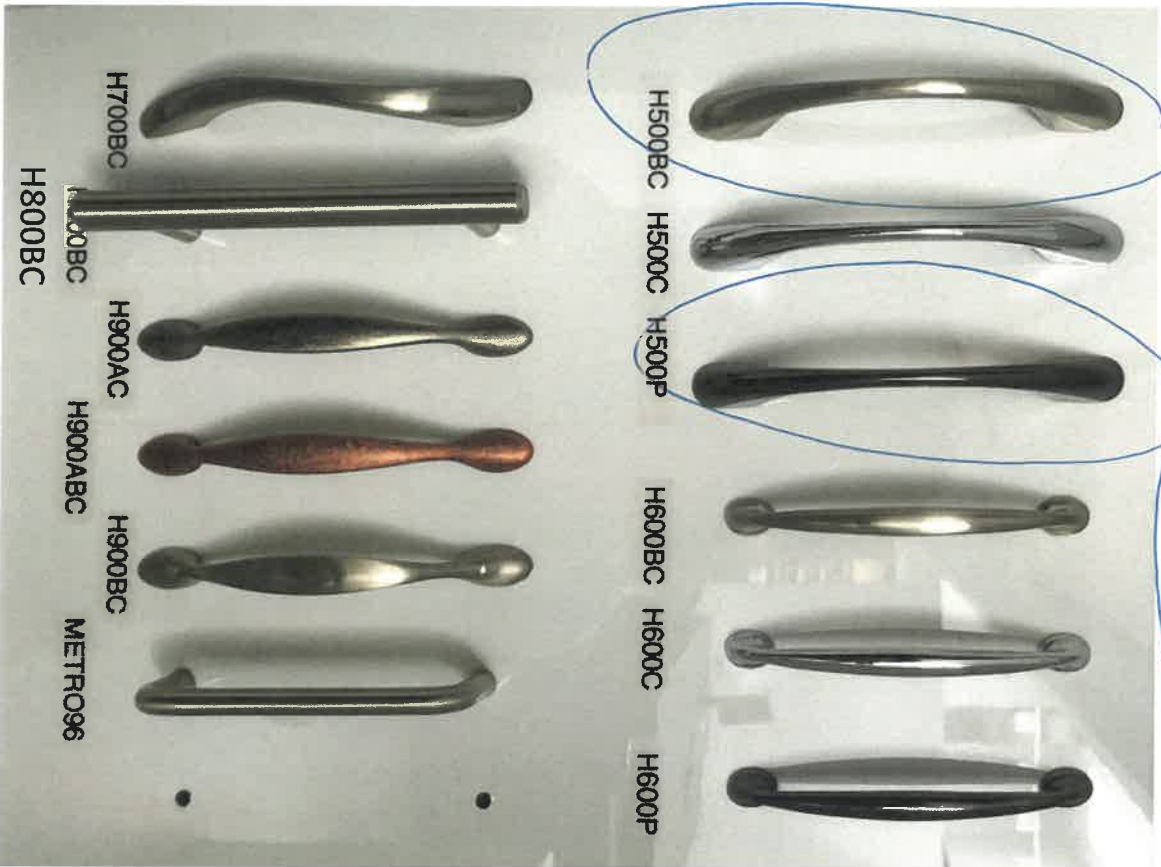


36 Stayner

STANDARD KNOBS & HANDLES (NIK)



Kitchen



Vaultes

jet

*36
Stanger
Aug 1/19*



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:

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"
- Hood Fan Vent** ▶ 6"
- Dishwasher Opening** ▶ 24"

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:

HOMEOWNER INITIALS

FRIDGE

- ☐ Built-In ☐ Flush Inset
- ☐ Paneled / Integrated ☐ Water Line Required

Water line purchased

RANGE

- ☐ 36" ☐ Cooktop (Appl front)
- ☐ 48" ☐ Cooktop (Dropin)
- ☐ Gas ☐ **Countertop Cut-out charge required for cooktop
- ☐ Induction

HOOD FAN &

- ☒ Under Cabinet (Standard) ☒ 6 Inch (Standard)
- ☐ Chimney (centre vent) ☐ 8 Inch
- ☐ Insert / Liner ☐ 10 Inch

WALL OVEN &

- ☐ Single Oven ☐ Over the Range Microwave
- ☐ Double Oven ☐ Built-in Microwave (*trim kit required)

MICRO

- ☐ Steam Oven
- ☐ Warming Drawer

DATE Aug 1/19

SITENER STAYNER

LOT 36

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

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

JKP

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, TARION and/or the Builder in relation to the matter. ****SEE COLOUR CHART FOR LOCATIONS****

STAYNER

36

SITE

LOT

DATE

[Signature]

Aug 1/19

RELEASE FORM
BRICK/JOINT PATTERN INSTALLATION

LOT # 36

PURCHASER'S NAME LYNDA E. ANDERSON

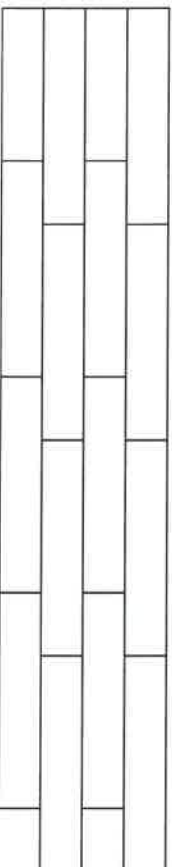
SITE NAME STAYNER

*Brick installation requires an additional charge and will be included on the extras

Large tiles installation for floor and wall) – ¼ Brick

Please be advised it has come to our attention, that due to production, many of the over-sized and odd shaped, man-made tiles (i.e. porcelain & ceramic), have been found to have a slight bow in the tile. It is a standard occurrence with all suppliers and manufacturers.

It is therefore recommended, that if and when a purchaser requests to install one of these tiles in a brick-joint pattern, that it be installed on a ¼ brick pattern, to try to avoidlippage. Attached with this letter, you will find a layout of the ¼ brick installation that has been recommended.



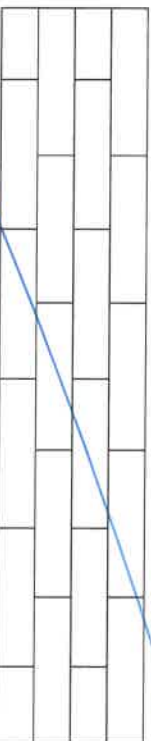
Location(s) Feysel Anderson

Please understand, even in using this ¼ brick installation, there may still be minimal lippage which cannot fully be eliminated.

Hence, when there is a request for brick-joint installation, Zancor Homes and their contractor, cannot be held responsible for this matter.

(Small tile installation for walls) – ½ Brick

Purchaser requests to install small wall tiles on a backsplash or shower wall in a brick-joint pattern, that it be installed on a ½ brick pattern.



Location(s) _____

Homeowner's Signature Lynnda Anderson

Date Aug 11/19

Homeowner's Signature _____

Date _____

Décor Consultant _____

Date _____