

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2020-10-30 / 2:38 PM / Page 1 of 1

Site: WASAGA

Lot: 140-4

Model: BEACH TH-05 (A) \*\*4TH BEDROOM

Purchaser: SHABINA SADIA KHAN

Phone/Email: 416-655-5014



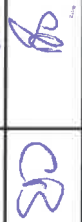


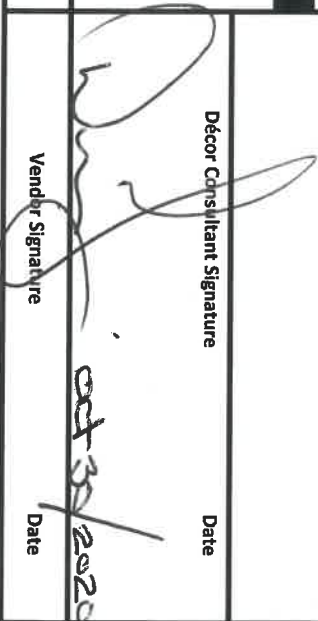
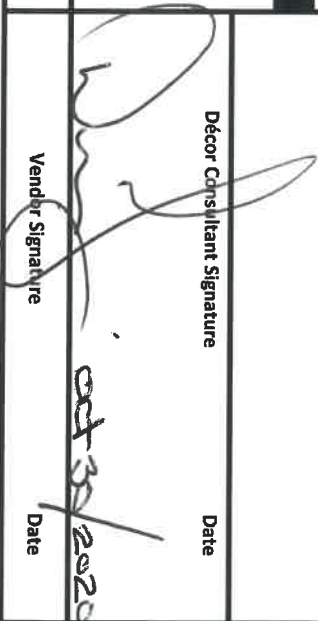
DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE WASHER & DRYER		INCLUDED IN APS
BONUS PACKAGE: STAINLESS STEEL HOOD FAN		INCLUDED IN APS
#1	ELECTRICAL - ADD (1) CAPPED LIGHT IN KITCHEN ABOVE ISLAND (ON SEP SWITCH FROM STD)	OCT 20 2020
#2	FIREPLACE - ELECTRICAL DIMPLEX FIREPLACE BLF3451(34 INCH LINEAR) **INSTALL APPROX 28 INCHES AFF **BUILT OUT TO BE APPROX 10 INCHES DEEP 70 INCHES WIDE FLOOR TO CEILING	OCT 20 2020
#3	WATERLINE TO FRIDGE	OCT 20 2020
#4	ELECTRICAL - ADD PLUG ABOVE FIREPLCAE FOR FUTURE TV **BESIDE CABLE ROUGH-IN	OCT 20 2020
#5	AIR CONDITIONING UNIT (COMPLETE)	OCT 20 2020
#6	KITCHEN - ADD PANTRY 36 INCHES X 12 INCHES DEEP	OCT 20 2020
#7	LAMINATE - UPGRADE COLOUR ON MAIN FLOOR	OCT 20 2020
#8	STAIN STAIRS TO MATCH AS CLOSE AS POSSIBLE	OCT 20 2020
#9	LAMINATE - IN ALL BEDROOMS IN LIEU OF CARPET	OCT 20 2020
#10	MASTER ENSUITE - UPGRADE SHOWER FLOOR (ONTARIO SERIES HEX DARK GREY GLOSSY)	OCT 20 2020
#11	KITCHEN BACKSPLASH - UPGRADE 1 **STACKED (COLOURS & DIMENSIONS 3 X 6 STERLING GREY BRIGHT) *STACKED	OCT 20 2020
#12	TILES CLARIFICATION FOR COLOUR CHART:	OCT 20 2020
	MASTER ENSUITE FLOOR - GENESIS DARK GREY 12 X 24 BRICK	OCT 20 2020
	MASTER ENSUITE SHOWER - CINQ BLACK 8 X 10	OCT 20 2020
#13	TILES - GROUT COLOUR - REQUESTING DARK GROUT TO MATCH AS CLOSE AS POSSIBLE FOR FLOOR TILES ON MAIN FLOOR, KITCHEN BACKSPLASH, SHOWER FLOOR & MASTER ENSUITE SHOWER WALL	OCT 20 2020

ZANCOR HOMES COLOUR CHART

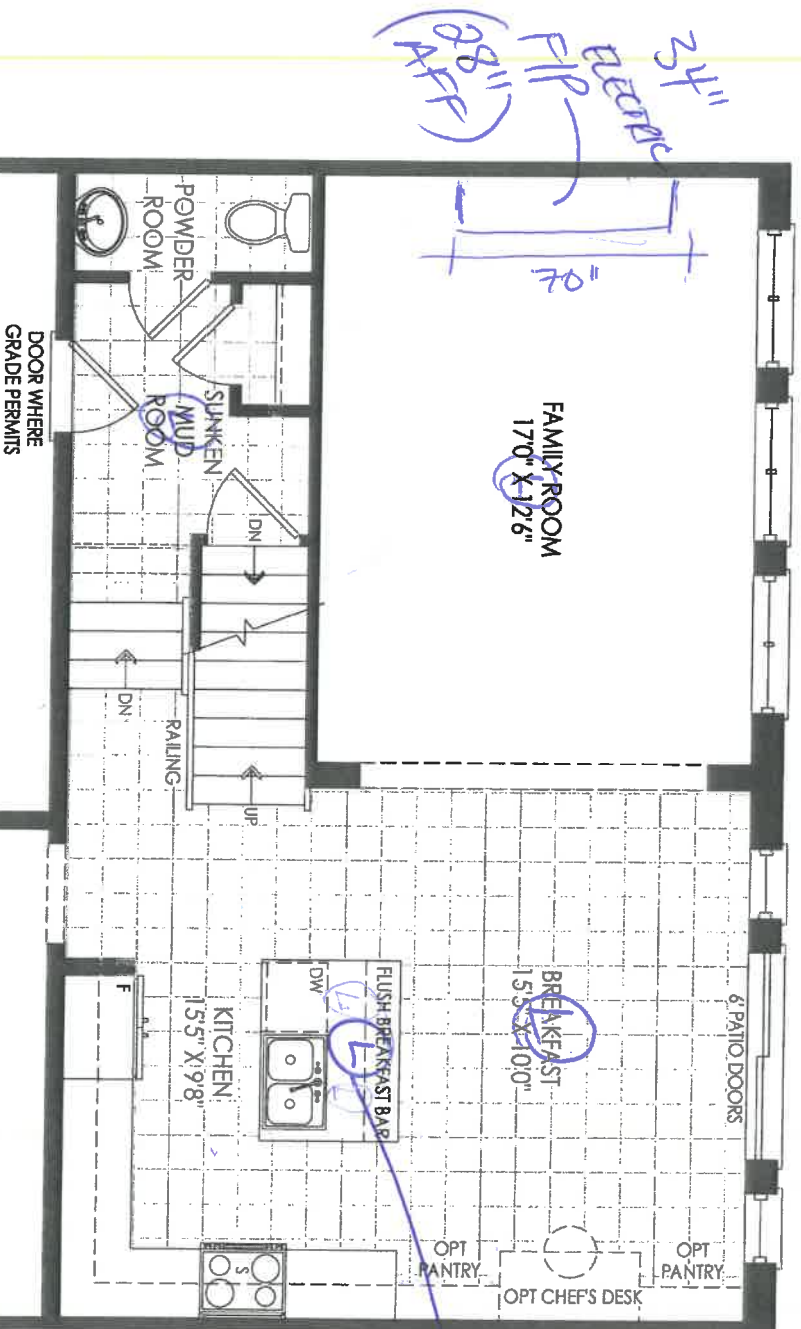
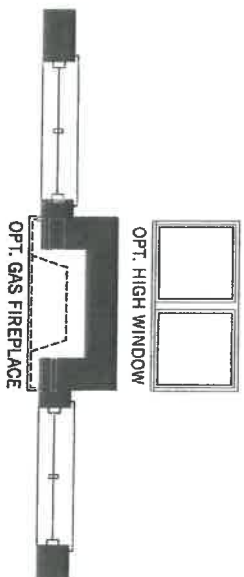
CABINETRY / COUNTERTOPS				
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE
Kitchen	EURO - OLMA CARISMA ✓	H800BC	LAMINATE - PEARL SEQUOIA 5001K-07 ✓	
Island	EURO - OLMA CARISMA ✓	H800BC	LAMINATE - PEARL SEQUOIA 5001K-07 ✓	
Powder Room	PEDESTAL		N/A	
Master Ensuite	SIERRA PVC - WHITE ✓	H500C	LAMINATE - ELEMENTAL CONCRETE 8830-58 ✓	
Main Bath	EURO BLACKWOOD ✓	H500C	LAMINATE - 4925K-07 ✓	
Laundry	N/A			
TILES				
Main Foyer		LOFT ASH 12 X 24 *BRICK ✓		
Mud Room		LOFT ASH 12 X 24 *BRICK ✓		
Powder Room		LOFT ASH 12 X 24 *BRICK ✓		
Kitchen		LOFT ASH 12 X 24 *BRICK ✓		
Breakfast		LOFT ASH 12 X 24 *BRICK ✓		
Kitchen Bk.Splash	CPD Sterling Grey Bright	N/A	3X6 (10) *Stacked	
Laundry		GENESIS DARK GREY 12 X 24 **BRICK		
Mstr Ensuite Floor	GENESIS DK. GREY ✓	NEW BYZANTINE ASSURO 12 X 24 *BRICK ✓	12x24 BACK	
Mstr Ensuite Shower WALL	CINQ BRICK 8X10	UNIWALL-WHITE 8 X 10 ✓	* DARK GROUT	
Master Shower Floor	OUTRADO HEX DARK GREY (10)	WHITE 2X2 ✓	* DARK GROUT	
Master Shower JAMB		BIANCO CARRARA ✓		
Main Bath Floor		GENESIS DARK GREY 12 X 24 **BRICK ✓		
Main Bath Wall		CINQ GREY 8 X 10 ✓		
HARDWOOD / CARPET				
TILE				
TILE				
Kitchen				
Breakfast				
Dining Room				
Family Room				
Upper Hall				
Master Bedroom				
Bedroom 2				
Bedroom 3				
Bedroom 4				
FIREPLACES				
LOCATION	FAMILY ROOM - ELECTRIC BLF3451 (DIMPLEX PRISM)	MANTLE	N/A	
MIRRORS & ACCESSORIES				
MIRRORS	YES	Opt. Crown Moulding	NO	
Bathroom Accessories	DATE MASTER ONLY	Location	NO	
Purchaser has reviewed the colour chart				
***FOR TRADE USE***			SITE & LOT	
			WASAGA	140-4
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

See colour chart for notes on tiles

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	STAIN TO MATCH LAMINATE AS CLOSE AS POSSIBLE ✓		
Main to Basement Railing Details:	STANDARD METAL - SINGLE COLLAR WITH ALT PLAIN; TURNED OAK POST; OVAL OAK HANDRAIL ✓		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD		
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	
Powder room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Main Bath	STANDARD	STANDARD	
Laundry	STANDARD	STANDARD	
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
GAS LINE TO STOVE	UPG (SEE PES)	DECLINED	NOTES
	NO		
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			
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.			
SITE:	WASAGA	LOT: 140-4	
PURCHASER(S):	SHABINA SADIA KHAN		OCT 20 2020
HOME #/CELL #	416-655-5014		
EMAIL:	SHABINA.KHAN84@GMAIL.COM		OCT 20 2020
DÉCOR NOTES			
***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			
*** PAGE 2 OF 2 ***		Décor Consultant Signature Date	
		 OCT 30 / 2020	
		Vender Signature Date	
		 OCT 30 / 2020	





Handwritten notes:

- 3'4" BEAMS
- FIR
- (28" AFF)
- 10'7"

Handwritten note:

- ADD C419023

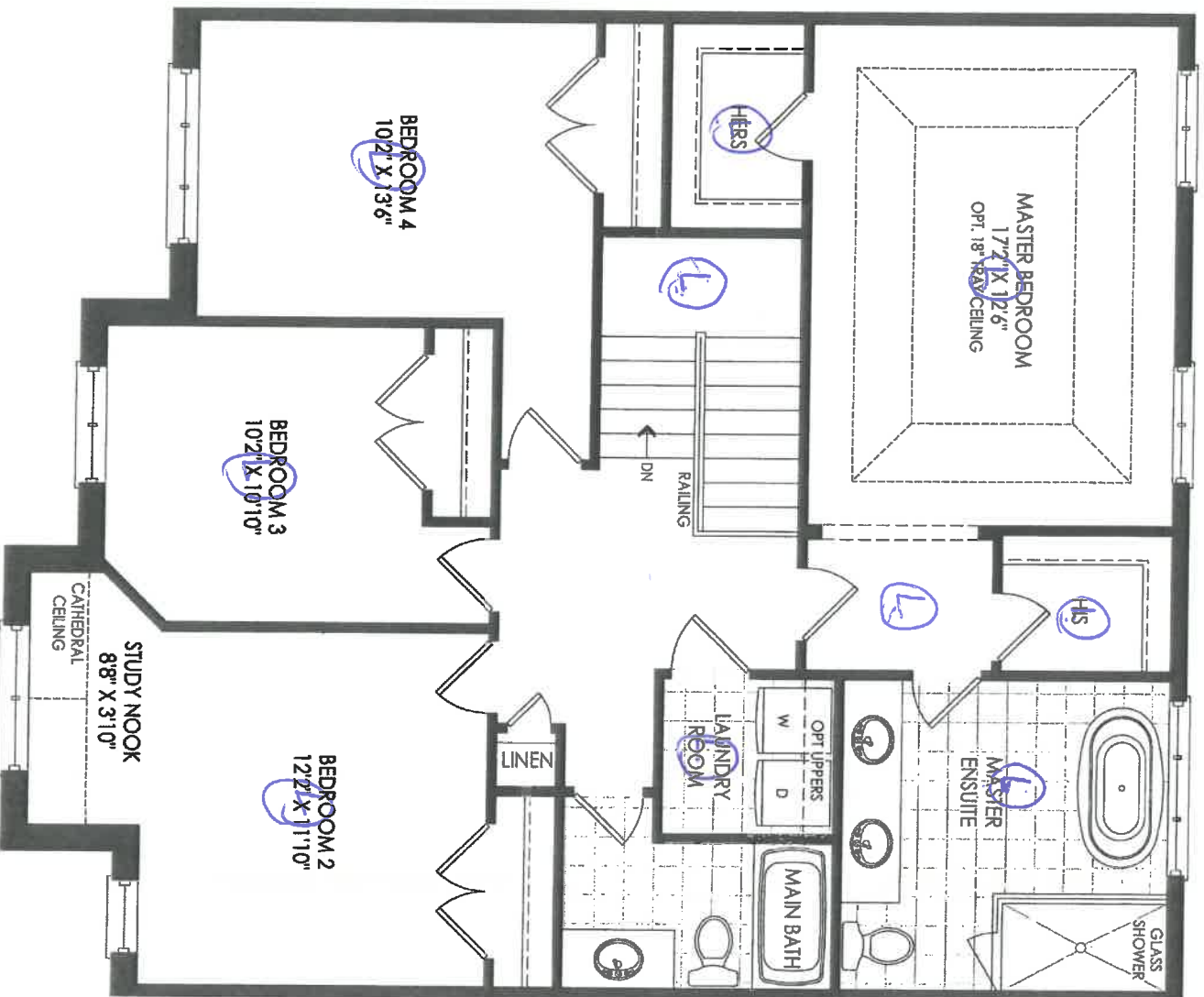
GROUND FLOOR EL. A

THE BEACH TH-05

140-4

(4th Bedroom)





OPT. 4 BEDROOM SECOND FLOOR EL. A

ALL CLIMATE

*[Handwritten signature]*

(4th Bedroom)

140-4

THE BEACH TH-05









THE  
GALLERY  
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 Purchasers 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:

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:

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

HOMEOWNER INITIALS

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

HOOD FAN &  
VENT  
☒ Under Cabinet (Standard)  
☐ Chimney (centre vent)  
☐ Insert / Liner  
☒ 6 Inch (Standard)  
☐ 8 Inch  
☐ 10 Inch

WALL OVEN &  
MICRO  
☐ Single Oven  
☐ Double Oven  
☐ Steam Oven  
☐ Warming Drawer  
☐ Over the Range Microwave  
☐ Built-in Microwave (\*trim kit required)

DATE 07/20/20 SITE Walsgar LOT 140-4

\*\*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.

ZANCOR

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



THE  
**GALLERY**  
BY ZANCOR

RELEASE FORM  
BRICK/Joint PATTERN INSTALLATION

LOT / SITE:

HOMEOWNERS:

DATE:

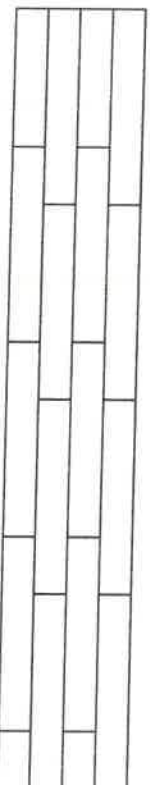
140-4 Wassa  
Blair/Blair  
OCT 20/20

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

Large tiles installation for floor and wall) – ½ 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 ½ brick pattern, to try to avoidlippage. Attached with this letter, you will find a layout of the ½ brick installation that has been recommended.



Locations:

All tiles

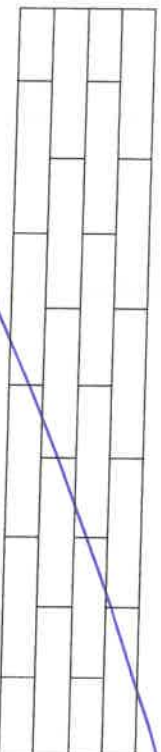
Please understand, even in using this ½ brick installation, there may still be minimal lippage which cannot fully be eliminated.

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

Homeowner(s) Initial

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.



Locations:

Homeowner(s) Initial

ZANCOR

THE  
**GALLERY**  
BY ZANCOR

**HOME AUTOMATION**  
(Cable, CAT5, Telephone)

**LOT / SITE:**

140-4

**HOMEOWNERS:**

Blair/Knap

**DATE:**

Oct 20/20

**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:** Smart-Tech Systems Ltd.

**Phone:** (905) 761-6469

**Rep:** KRIS

**Location:** 200 Millway Avenue, Unit #8  
Concord, Ont L4K 5K8

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

**ZANCOR**

THE  
**GALLERY**  
BY ZANCOR

**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\*\***

DATE 05/20/20

SITE Wassauga

LOT 140-4

**ZANCOR**