

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2022-02-01 / 2:57 PM / Page 1 of 1

Site: CALEDON (B)

Lot: 99B

Model: FAIRMONT CORNER (38-06) ELEV C, CORNER

Purchaser: MANJINDER SINGH DHILLON

Purchaser: 0

Phone: 647.309.5080

Email: MDHILLON475@GMAIL.COM



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
BONUS PACKAGE: AIR CONDITIONER		AS PER SCH E
STRUCTURALS		
1	SMOOTH CEILING ON MAIN FLOOR	17-Dec-21
2	8 FOOT INTERIOR DOORS ON MAIN FLOOR IN LIEU OF STANDARD. QTY 6- SEE SKETCH	17-Dec-21
3	8 FOOT INTERIOR DOORS ON SECOND FLOOR IN LIEU OF STANDARD- QTY 8- SEE SKETCH	17-Dec-21
4	ELECTRICAL- 50" FIREPLACE, BLF5051- WALL TO BE BUILT INTO ROOM APPROX 8" TO ACCOMMODATE	17-Dec-21
5	ELECTRIC FIREPLACE ACCESSORY- LOG INSERT (LF50DWS-KIT) IN LIEU OF STANDARD	17-Dec-21
6	PLUG FOR FUTURE TV OVER FIREPLACE, INSTALL 65 AFF BESIDE CABLE	17-Dec-21
COLOURS		
1	BANK OF DRAWERS IN MASTER BATH	19-Jan-22
2	WATERLINE FORT FRIDGE	19-Jan-22
3	GASLINE FOR STOVE, INCLUDES 15 AMP. 40 AMP TO REMAIN	19-Jan-22
4	KITCHEN COUNTERTOP- UP 2	19-Jan-22
5	HARDWOOD- GREAT ROOM, DINING ROOM, LIVING ROOM/ MAIN HALL/ UPPER HAL- UP 2	19-Jan-22
6	MASTER SHOWER FLOOR- UP 1	19-Jan-22
7	RAILING- UP 3	19-Jan-22
8	TRIM- UP 3 COLONIAL	19-Jan-22
9	COMFORT HEIGHT X 4- MASTER, POWDER, SHARED, ENSUITE 2	19-Jan-22
10	KITCHEN CABINET- UP 1	19-Jan-22
11	RISER PANEL AND STANDARD CROWN, INSTALLED OVER CABINETS. CROWN INSTALLED AT CEILING	19-Jan-22

ZANCOR HOMES COLOUR CHART

ENTRANCES				
Main Foyer - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED	✓		
Mudroom - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED	✓		
Side Hall - FLOORING	NA			
Basement Foyer - FLOORING	NA			
KITCHEN				
Kitchen - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED	✓		
Breakfast - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED	✓		
Kitchen - CABINETS	CAMBRIDGE MAPLE NEW GREY- UP 1	✓		
Island - CABINETS	CAMBRIDGE MAPLE NEW GREY- UP 1	✓		
Servery - CABINETS	CAMBRIDGE MAPLE NEW GREY- UP 1	✓		
Kitchen - HANDLES/KNOBS	H800BC			
Kitchen - COUNTERTOP	CARRARA WHITE- UP 2	✓		
Island - COUNTERTOP	CARRARA WHITE- UP 2	✓		
Kitchen - BACKSPLASH	DECLINED			
Kitchen - SINK	STD			
Kitchen - FAUCET	STD			
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING	KENTWOOD BRUSHED OAK COHO 5 X 3/4"- UP 2			
Main Hall - FLOORING	KENTWOOD BRUSHED OAK COHO 5 X 3/4"- UP 2			
Dining / Living Room - FLOORING	KENTWOOD BRUSHED OAK COHO 5 X 3/4"- UP 2			
Library / Den - FLOORING	NA			
Basement Rec Room - FLOORING	NA			
STAIRS				
Railing Details- PICKETS	SINGLE COLLAR W/ ALT PLAIN BLACK METAL- UP 3			
Railing Details - POSTS	3 1/4" SQUARE OAK POST W/ REVEAL- UP 3			
Railing Details - HANDRAIL	2 3/4" SQUARE OAK HANDRAIL- UP 3			
Stair Stain - MAIN STAIRS	STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE			
Stair Stain - BASEMENT STAIRS (if applicable)	NA			
Stair Stain - SERVICE STAIRS (if applicable)	NA			
POWDER ROOM				
Powder Room - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED			✓
Powder Room - CABINETS	EURO BLACKWOOD- COMFORT HEIGHT			✓
Powder Room - COUNTERTOP	BIANCO CARRARA			
Powder Room - SINK	STD			
Powder Room - FAUCET	STD			
2ND FLOOR				
Upper Hall - FLOORING	KENTWOOD BRUSHED OAK COHO 5 X 3/4"- UP 2			✓
Master Bedroom - FLOORING	T15 OPENING NIGHT			
Bedroom 2 - FLOORING	T15 OPENING NIGHT			
Bedroom 3 - FLOORING	T15 OPENING NIGHT			
Bedroom 4 - FLOORING	T15 OPENING NIGHT			
Bedroom 5 - FLOORING	NA			
Master Ensuite - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED			✓
Master Ensuite - SHOWER WALL	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED VERTICAL			✓
Master Ensuite - SHOWER FLOOR	ONTARIO HEX SERIES TENDER GREY MATTE- UP 1			✓
Master Ensuite - SHOWER JAMB	PERLATO ROYALE			✓
Master Ensuite - CABINETS	SHAKER V PVC TUXEDO- COMFORT HEIGHT			✓
Master Ensuite - HANDLES/KNOBS	H800BC			✓
Master Ensuite - COUNTERTOP	PERLATO ROYALE			✓
Master Ensuite - SINK(s)	STD	Master Ensuite - FAUCET(s)	STD	
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 <u>PRIOR</u> to installation.		CALEDON 99B ✓	SIGNATURES	
PAGE 1 OF 2			PURCHASER INITIALS	VENDOR APPROVAL

JAN 3 1 2022

ZANCOR HOMES COLOUR CHART

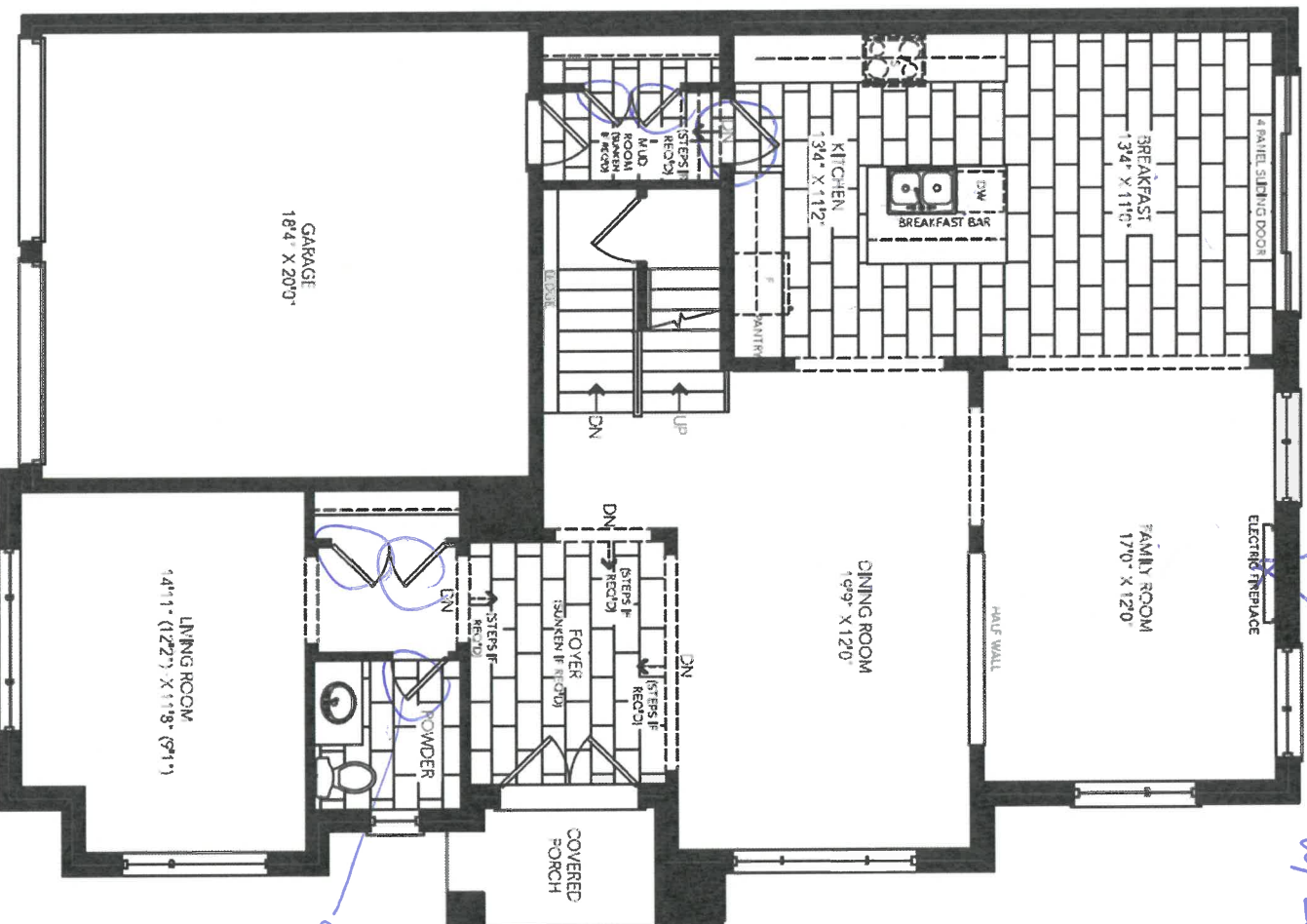
2ND FLOOR CONTINUED...									
Main Bath - FLOORING					NA				
Main Bath - TUB / SHOWER WALL					NA				
Main Bath - SHOWER FLOOR					NA				
Main Bath - SHOWER JAMB					NA				
Main Bath - CABINETS					NA				
Main Bath - HANDLES/KNOBS					NA				
Main Bath - COUNTERTOP					NA				
Main Bath - SINK(s)	NA				Main Bath - FAUCET(s)		NA		
Shared Bath- FLOORING					NEW BYZANTINE PENTELIC GREY 12 X 24- STACKED		✓		
Shared Bath- TUB / SHOWER WALL					NEW BYZANTINE PENTELIC GREY 12 X 24- STACKED VERTICAL		✓		
Shared Bath- SHOWER FLOOR					NA				
Shared Bath- SHOWER JAMB					NA				
Shared Bath- CABINETS					SHAKER V PVC TUXEDO- COMFORT HEIGHT		✓		
Shared Bath- HANDLES/KNOBS					H800BC		✓		
Shared Bath- COUNTERTOP					5011K-22		✓		
Shared Bath- SINK(s)	STD				Shared Bath - FAUCET(s)		STD		
Ensuite Bath - FLOORING					NEW BYZANTINE PENTELIC GREY 12 X 24- STACKED		✓		
Ensuite Bath - TUB / SHOWER WALL					NEW BYZANTINE PENTELIC GREY 12 X 24- STACKED VERTICAL		✓		
Ensuite Bath - SHOWER FLOOR					NA				
Ensuite Bath - SHOWER JAMB					NA				
Ensuite Bath - CABINETS					SHAKER V PVC TUXEDO- COMFORT HEIGHT		✓		
Ensuite Bath - HANDLES/KNOBS					H800BC		✓		
Ensuite Bath - COUNTERTOP					5011K-22		✓		
Ensuite Bath - SINK(s)	STD				Ensuite Bath - FAUCET(s)		STD		
LAUNDRY									
Laundry - FLOORING					NEW BYZANTINE PENTELIC GREY 12 X 24- STACKED		✓		
Laundry - CABINETS	SHAKER V PVC TUXEDO-				✓ Laundry - HANDLES/KNOBS		H800BC		
Laundry - COUNTERTOP	5011K-22				Laundry - SINK		STD		
Laundry - BACKSPLASH	NA				Laundry - FAUCET		STD		
TRIM / PAINT									
Casing/Baseboards					COLONIAL- UP 3		✓		
Interior Doors					8 FOOT INTERIOR DOORS ON MAIN AND 2ND - SEE SKETCH		✓		
Interior Door Hardware					STD				
PAINT - Throughout					COOL WHITE		✓		
FIREPLACE									
Location / Insert / Mantle					50" DIMPLEX W/ LOG INSERT		✓		
ACCESSORIES									
Mirrors	YES				BATH ACCESSORIES		YES		
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ	STD				ELECTRICAL for Built-in Oven		DECLINED		
GAS LINE & ELECTRICAL TO STOVE	YES				ELECTRICAL for Built-in Micro		DECLINED		
GAS LINE & ELECTRICAL TO DRYER	DECLINED				ELECTRICAL for Cooktop		DECLINED		
HOOD FAN VENT SIZE	6" STD				ELECTRICAL for Bar Fridge		DECLINED		
WATERLINE to Fridge	YES								
DISCLAIMER									
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.									
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 Vendors's selection must be accepted by the purchaser									
SITE / LOT:	CALEDON (B)				99B		✓		
PURCHASER(S):	MANJINDER SINGH DHILLON								
PURCHASER(S):	0								
CONTACT:	647.309.5080				MDHILLON475@GMAIL.COM				
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		PURCHASER SIGNATURE		PURCHASER SIGNATURE		MANJINDER SINGH			
		PURCHASER SIGNATURE		PURCHASER SIGNATURE		JILLIAN			
		DÉCOR CONSULTANT		DÉCOR CONSULTANT		JAN 3 1 2022			
PAGE 2 OF 2		Vendor APPROVAL		Vendor APPROVAL					

CALEDON CLUB

38-06 (C) Fairmont

lot 99B
Dec 17/21
Jan 19/22

GROUND FLOOR PLAN
ELEV. 'C'



plug for TV
65" HT
50" electrical
Fireplace
w/ Log kit

qty 6-8'
interior doors

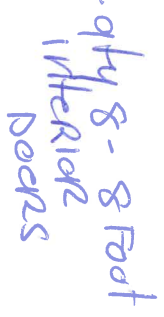
Smooth ceiling

X

B

38-06 (C) Fairmont

Dec 17/21
Jan 19/22



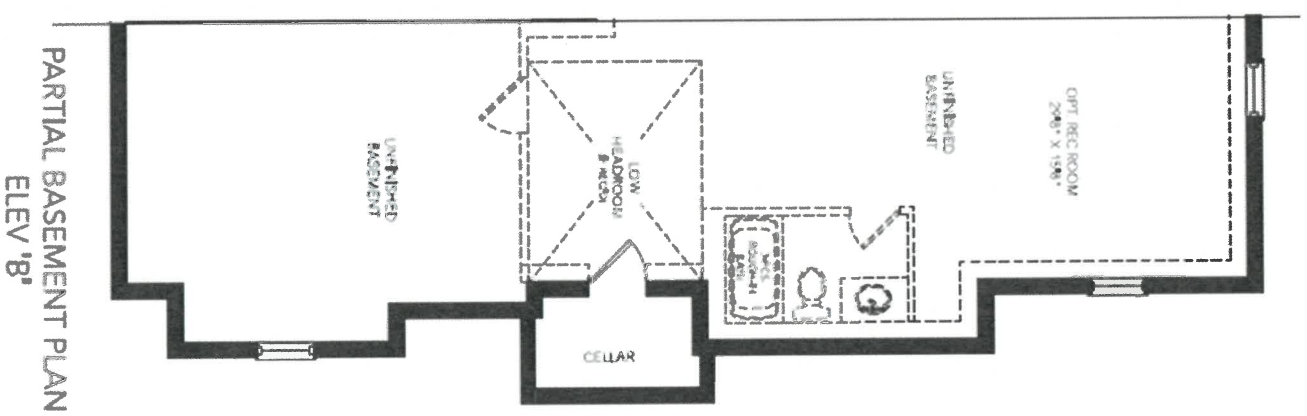
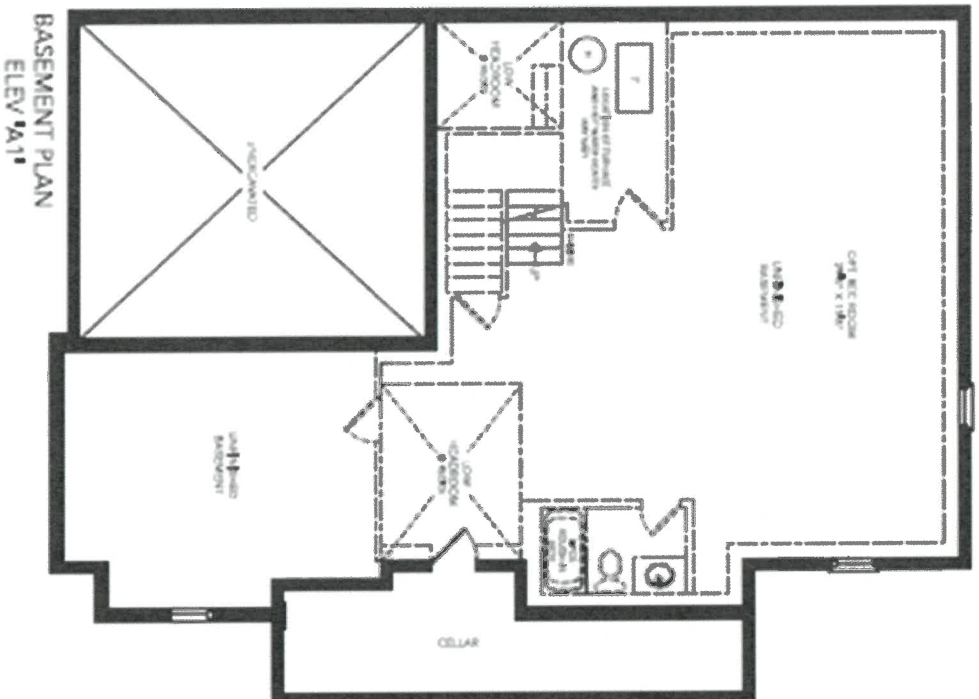
75

CALEDON CLUB

38-06 (C) Fairmont

16499B

Jan 19/22



12



DATE SUBMITTED
12 Jul 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

DRAFTED BY: FERNANDA
COMMENT

PH:
CELL :

P/O #

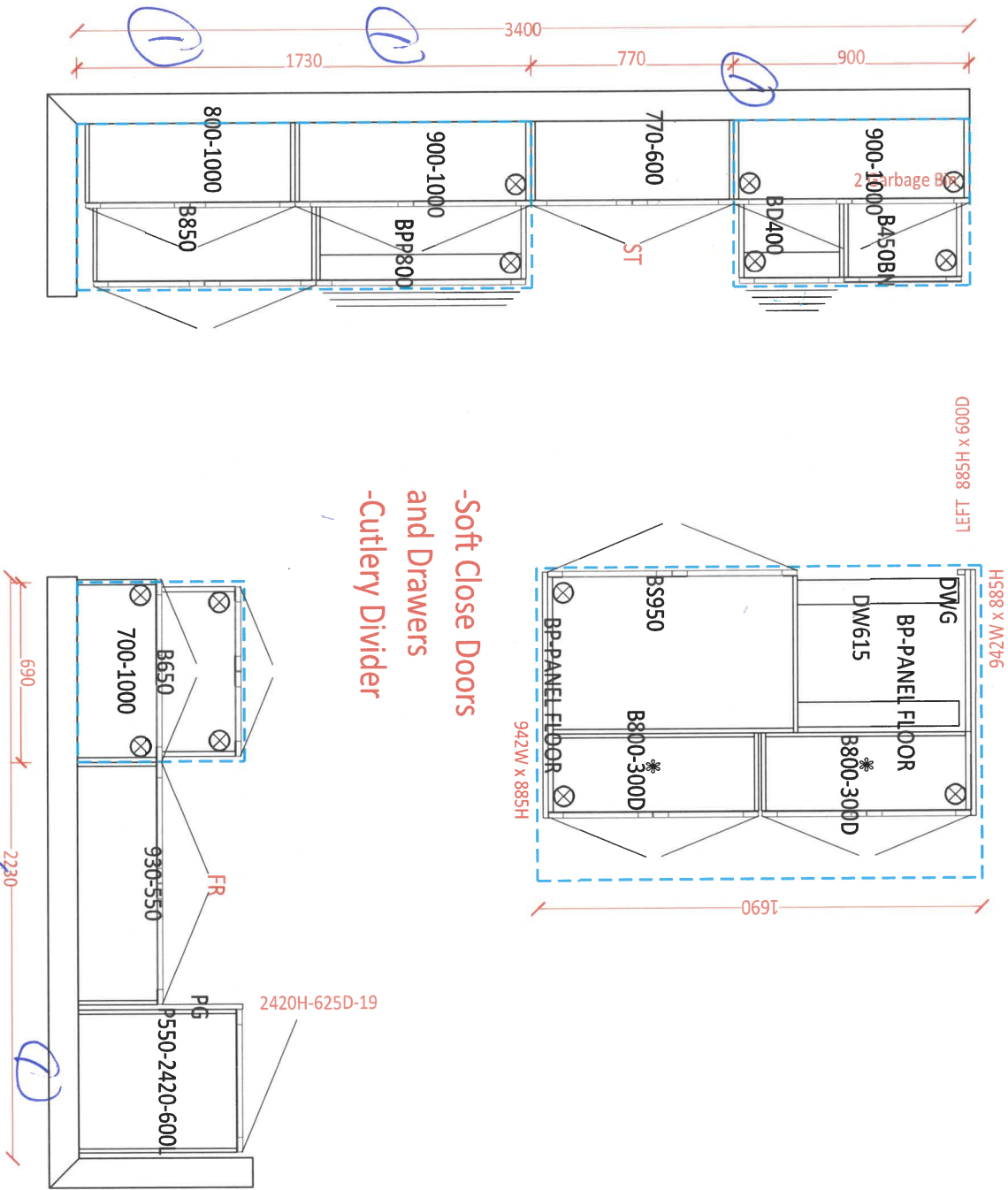
JOB NUMBER

INSTALL DATE:

PAGE
20 of 22

38-6-ELEV A,B,C
KITCHEN

1 of 99B
Jun 19/22



① Riser + Crown over cabinets,
Crown installed at ceiling

12



DATE SUBMITTED
12 Jul 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

PH:
CELL :

DRAFTED BY: FERNANDA
COMMENT

P/O #

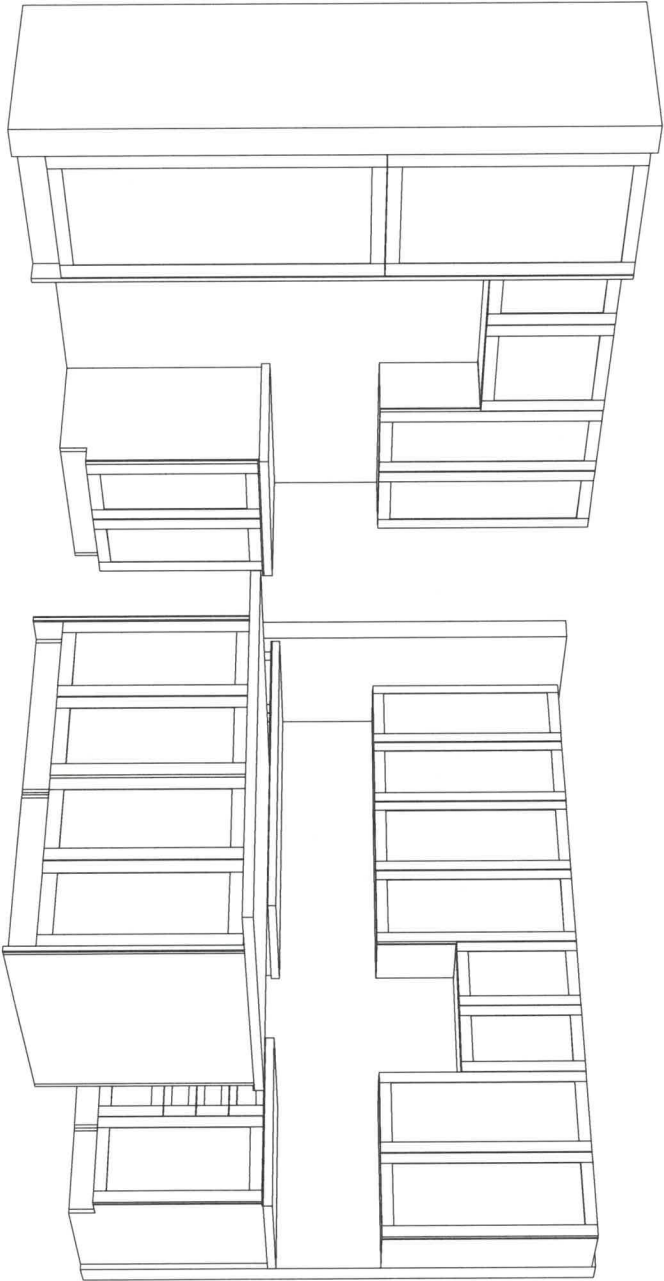
JOB NUMBER

INSTALL DATE:

PAGE

21 of 22

38-6-ELEV A,B,C
KITCHEN



1 of 99B
Jan 19/22

12



DATE SUBMITTED
12 Jul 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO: CALEDON CLUB

PH:
CELL:

DRAFTED BY: FERNANDA
COMMENT

P/O #

JOB NUMBER

INSTALL DATE:

PAGE

22 of 22

38-6-ELEV A,B,C
STD. VANITIES

POWDER

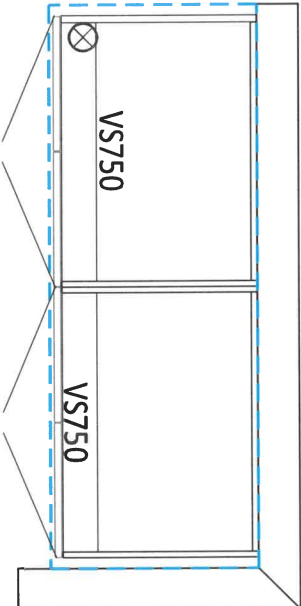
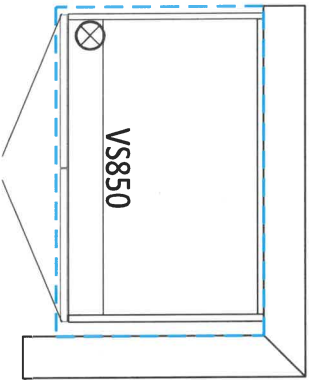
compact height

SHARED

compact height

1 or 19/22

1 of 99B

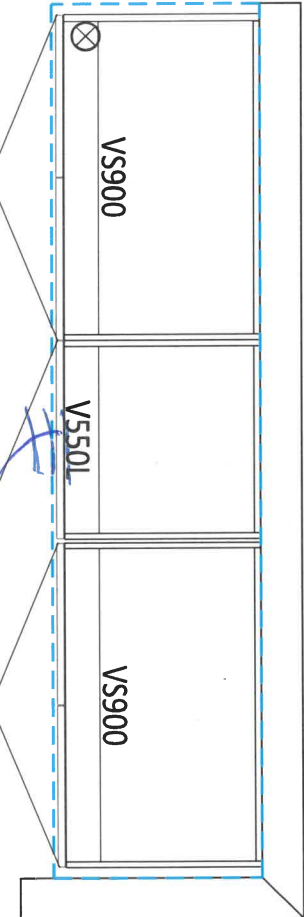
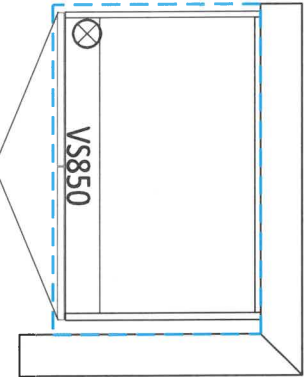


ENSUITE 2

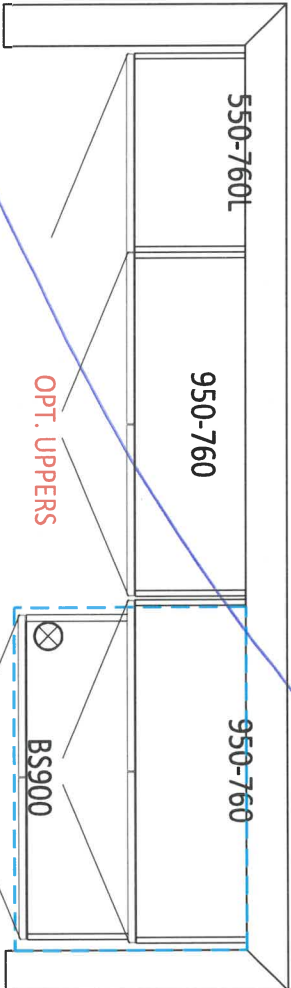
compact height

MASTER ENSUITE

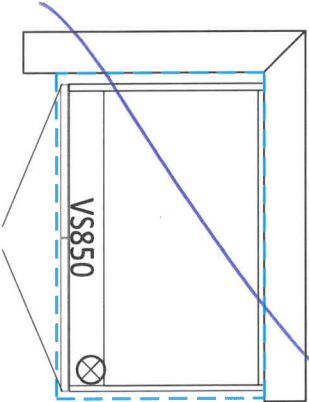
compact height



LAUNDRY ROOM



OPT. BASEMENT BATH



[Signature]

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Steve Miller - Appliance Canada (905) 660-2424 / smiller@appliancecanada.com

- ▶ 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 provided by Zancor:

*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.

- ▶ Fridge Opening 36" x 74"
- ▶ Stove Opening 30"
- ▶ Hood Fan Opening 30"
- ▶ Hood Fan & Vent 6" with Under Cabinet Hood
- ▶ Dishwasher Opening 24"

Accepts Standard
Openings **Initial

OPTIONAL UPGRADED APPLIANCES to be provided by Homeowner:

- ▶ ****Specs/information sheets are required and it is the responsibility of the homeowner to provide this to Zancor Homes by the due date that has been provided. If appliance specs are not submitted, Zancor Homes will not be responsible for any necessary requirements and the standard opening will be built.**



INITIAL

- ▶ **Upgraded Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE OF COLOUR CHART (if not received during appointment)**
- ▶ ***Specs that require changes/modifications after this date will not be accepted***
- ▶ 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.

FRIDGE UPGRADE

- ☐ Built-in
- ☐ Paneled **Panel to match required
- ☐ Integrated / Flush Inset
- ☒ Waterline

RANGE UPGRADE

*Larger hood fan CFM might be required, which need a larger vent

- ☐ 36" **Hood fan opening must be the same size or larger (8" vent might be required)
- ☐ 48" **Hood Fan opening must be the same size or larger (8" or 10" vent required)
- ☒ Gas Range **gas line and electrical required & sold separately
- ☐ Induction **electrical required & sold separately
- ☐ Cooktop (Apron Front) **Countertop Cut-out required & sold separately
- ☐ Cooktop (Drop-in) **countertop Cut-out required & sold separately

HOOD FAN & VENT
UPGRADE

- ☐ 8 Inch **Required for 600 CFM
- ☐ 10 Inch
- ☐ Chimney Hood Fan **Vent must be centred
- ☐ Insert / Liner

WALL OVEN/MICRO
UPGRADE

- ☐ Single Wall Oven **electrical required & sold separately
- ☐ Double Wall Oven **electrical required & sold separately
- ☐ Steam Oven **electrical required & sold separately
- ☐ Warming Drawer **electrical required & sold separately
- ☐ Over Then Range Microwave (OTR)
- ☐ Built-In Microwave **Trim Kit required **electrical required & sold separately

DATE Jun 19/22

SITE CALEDON

LOT 99B

** 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

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

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 Jan 17/22

SITE CALEDON

LOT 998

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

HOME AUTOMATION (Cable, CAT5/6, Telephone)

INCLUDED IN SCHEDULE "A" IN AGREEMENT OF PURCHASE AND SALE:

- Rough-in for Central Vacuum system piped to garage
- Rough-in for Telephone (2) locations
- Rough-in for Cable TV (2) locations
- Rough-in for Cat-6 Network (3) locations

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 Street
Concord, 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) acknowledge that if we do not contact the home automation company, I/we the Homeowner(s) have agreed to the Vendor locations for the standard rough-ins for Cable, CAT6, Telephone that are included in the Agreement of Purchase and Sale.

Homeowner(s) Initial

DATE

SITE

LOT

CALEDON

Stone Countertop Edge Profiles

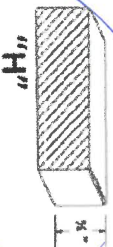
** Where applicable as per site specifications **

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in
Kitchen



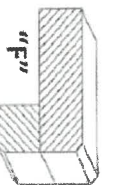
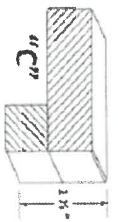
Standard Countertop Edge in
Vanity



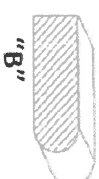
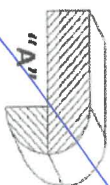
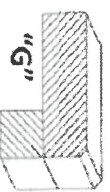
Homeowner(s) Initial *B*

OPTION (1) EDGE FOR KITCHEN & VANITIES \$250

Optional Edge in Kitchen



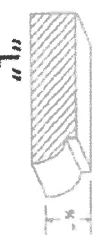
Optional Edge in Bathroom



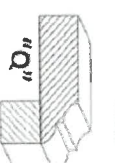
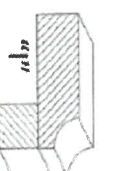
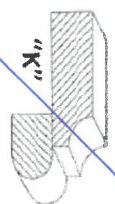
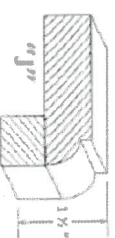
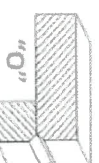
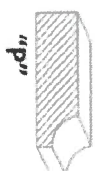
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial *QQR*

DATE

SITE

LOT

den 19/22

CALEDON

QQR