

CONSTRUCTION SUMMARY OF EXTRAS

FEB 16 2022

Printed 2022-12-10 10:51 AM / Page 1 of 1



Site: INNISFIL
Lot: 359W
Model: BREAKER 50-05 (A) **OPT. 2ND FLOOR
Purchaser: CHUN C. CHANG
Purchaser: DANYAN ZHANG
Phone: 647-221-6626 / 647-390-8890

Email: EDWARDCHANG13@HOTMAIL.COM / ZHANGDANYAN5@HOTMAIL.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	
STRUCTURALS		
1 200 AMP ELECTRICAL SERVICE		25-Oct-21
2 RELOCATE EXISTING GARAGE MAN DOOR LOCATION AS PER SKETCH **AS CLOSE TO REAR WALL AS POSSIBLE		25-Oct-21
3 DELETE BULKHEAD IN KITCHEN & SERVERY ABOVE CABINETS		25-Oct-21
4 WINDOWS - INCREASE KITCHEN WINDOWS BY 1 FOOT		25-Oct-21
5 WINDOWS - INCREASE SLIDING DOOR TO 8 FEET HIGH		25-Oct-21
STRUCTURALS		
1 ELECTRICAL - ADD CAPPED ROUGHIN IN CEILING IN DEN ON EXISTING SWITCH		25-Oct-21
2 MASTER ENSUITE - TILES - UPGRADE 4 ON FLOOR		25-Oct-21
3 MASTER ENSUITE - TILES - UPGRADE 4 ON SHOWER WALL AND CEILING		25-Oct-21
4 MASTER ENSUITE - TILES - UPGRADE TO MARBLE ON SHOWER FLOOR		25-Oct-21
5 TWIN BATH - TILES - UPGRADE 2 ON FLOOR		25-Oct-21
6 TWIN BATH - TILES - UPGRADE 2 ON TUB WALL		25-Oct-21
7 ENSUITE 4 - TILES - UPGRADE 2 ON FLOOR		25-Oct-21
8 ENSUITE 4 - TILES - UPGRADE 2 ON TUB WALL		25-Oct-21
9 FOYER TILES - UPGRADE 6		25-Oct-21
10 POWDER ROOM TILES - UPGRADE 6		25-Oct-21
11 LAUNDRY ROOM TILES - UPGRADE 1		25-Oct-21
12 MUD ROOM TILES - UPGRADE 1		25-Oct-21
		25-Oct-21
13 HARDWOOD - UPGRADE 2 ON MAIN FLOOR STANDARD AREAS (GREAT RM, DEN, LIVING/DINING, HALL)		25-Oct-21
14 HARDWOOD - UPGRADE 2 IN KITCHEN AND BREAKFAST IN LIEU OF TILE		25-Oct-21
15 STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		25-Oct-21
16 KITCHEN - DELETE CABINETS ABOVE STOVE FOR FUTURE CHIMNEY HOOD FAN **CENTRE VENT		25-Oct-21
17 KITCHEN - STOVE OPENING IS 30 INCHES / HOOD FAN OPENING IS 36 INCHES		25-Oct-21
18 CABINETS HARDWARE - SEE COLOUR CHART		25-Oct-21
19 RAILINGS - UPGRADE TO SQUARE OAK - SEE COLOUR CHART DETAILS		25-Oct-21

FEB 16 2022 -
RAISE FAMILY ROOM WINDOW TO BE IN LINE WITH THE TOP OF THE WINDOW IN THE KITCHEN

ZANCOR HOMES COLOUR CHART

PRINTED 2021-11-05, 1:39 PM

ENTRANCES				
Main Foyer - FLOORING		MAYFAIR STATUARIO 24 X 24 (6)		
Mudroom - FLOORING		LOFT WHITE 12 X 24 (1) *STACKED		
Side Hall - FLOORING		N/A		
Basement Foyer - FLOORING		N/A		
KITCHEN				
Kitchen - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE (in lieu of tile)		
Breakfast - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE (in lieu of tile)		
Kitchen - CABINETS		SIERRA PVC - WHITE (OCT 31 2021)		
Island - CABINETS		SIERRA PVC - WHITE (OCT 31 2021)		
Servery - CABINETS		SIERRA PVC - WHITE (OCT 31 2021)		
Kitchen - HANDLES/KNOBS		H800MB (MATTE BLACK)		
Kitchen - COUNTERTOP		BIANCO SARDO GRANITE		
Island - COUNTERTOP		BIANCO SARDO GRANITE		
Kitchen - BACKSPLASH		N/A		
Kitchen - SINK		STANDARD		
Kitchen - FAUCET		STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE		
Main Hall - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE		
Dining / Living Room - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE		
Library / Den - FLOORING		HARDWOOD - KENTWOOD 5 INCH BRUSHED OAK - MAGPIE		
Basement Rec Room - FLOORING		N/A		
STAIRS				
Railing Details - PICKETS		UPGRADE - 1-5/16" SQUARE OAK		
Railing Details - POSTS		UPGRADE - 2-3/4" SQUARE OAK		
Railing Details - HANDRAIL		UPGRADE - 2-1/2" SQUARE OAK		
Stair Stain - MAIN STAIRS		STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		
Stair Stain - BASEMENT STAIRS (if applicable)		N/A		
Stair Stain - SERVICE STAIRS (if applicable)		N/A		
POWDER ROOM				
Powder Room - FLOORING		MAYFAIR STATUARIO 24 X 24 (6)		
Powder Room - CABINETS		N/A		
Powder Room - COUNTERTOP		N/A		
Powder Room - SINK		PEDESTAL SINK		
Powder Room - FAUCET		STANDARD		
2ND FLOOR				
Upper Hall - FLOORING		CARPET - OPENING NIGHT - COLOUR T20 w/STANDARD UNDERPAD		
Master Bedroom - FLOORING		CARPET - OPENING NIGHT - COLOUR T20 w/STANDARD UNDERPAD		
Bedroom 2 - FLOORING		CARPET - OPENING NIGHT - COLOUR T20 w/STANDARD UNDERPAD		
Bedroom 3 - FLOORING		CARPET - OPENING NIGHT - COLOUR T20 w/STANDARD UNDERPAD		
Bedroom 4 - FLOORING		CARPET - OPENING NIGHT - COLOUR T20 w/STANDARD UNDERPAD		
Bedroom 5 - FLOORING		N/A		
Master Ensuite - FLOORING		ETERNA VOLKAS CALCATTA GREY 12 X 24 (4) *STACKED		
Master Ensuite - SHOWER WALL		ETERNA VOLKAS CALCATTA GREY 12 X 24 (4) *STACKED		
Master Ensuite - SHOWER FLOOR		ORIENTAL WHITE 2 X 4 MARBLE		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		CONTEMPORARY SLAB OAK - NEW GREY		
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		LAMINITE - 1886K-07		
Master Ensuite - SINK(s)	STANDARD	Master Ensuite - FAUCET(s)	STANDARD	
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.		INNISFIL	359W	
PAGE 1 OF 2		PURCHASER INITIALS	VENDOR APPROVAL	

2ND FLOOR CONTINUED...						
Main Bath - FLOORING					N/A	
Main Bath - TUB / SHOWER WALL					N/A	
Main Bath - SHOWER FLOOR					N/A	
Main Bath - SHOWER JAMB					N/A	
Main Bath - CABINETS					N/A	
Main Bath - HANDLES/KNOBS					N/A	
Main Bath - COUNTERTOP					N/A	
Main Bath - SINK(s)					Main Bath - FAUCET(s)	
Shared Bath- FLOORING				VERNAZZO BLANCO 18 X 18 (2)		
Shared Bath- TUB / SHOWER WALL				VERNAZZO BLANCO 18 X 18 (2)		
Shared Bath- SHOWER FLOOR				N/A		
Shared Bath- SHOWER JAMB				N/A		
Shared Bath- CABINETS				EURO HIGH GLOSS WHITE		✓
Shared Bath- HANDLES/KNOBS				H800MB (MATTIE BLACK)		
Shared Bath- COUNTERTOP				LAMINATE 8830-58		
Shared Bath- SINK(s)		STANDARD		Shared Bath - FAUCET(s)		STANDARD
Ensuite Bath - FLOORING				VERNAZZO NERO 18 X 18 (2)		
Ensuite Bath - TUB / SHOWER WALL				VERNAZZO NERO 18 X 18 (2)		
Ensuite Bath - SHOWER FLOOR				N/A		
Ensuite Bath - SHOWER JAMB				N/A		
Ensuite Bath - CABINETS				EURO HIGH GLOSS WHITE		✓
Ensuite Bath - HANDLES/KNOBS				H800MB (MATTIE BLACK)		
Ensuite Bath - COUNTERTOP				LAMINATE 8830-58		
Ensuite Bath - SINK(s)		STANDARD		Ensuite Bath - FAUCET(s)		STANDARD
LAUNDRY						
Laundry - FLOORING		LOFT WHITE 12 X 24 (1) *STACKED		Laundry - HANDLES/KNOBS		STANDARD
Laundry - CABINETS		N/A		Laundry - SINK		STANDARD
Laundry - COUNTERTOP		N/A		Laundry - FAUCET		STANDARD
Laundry - BACKSPLASH		N/A				
TRIM / PAINT						
Casing/Baseboards				STANDARD		
Interior Doors				STANDARD		
Interior Door Hardware				STANDARD		
PAINT - Throughout				COOL WHITE		
FIREPLACE						
Location / Insert / Mantle				36 INCH GAS / NF8 MANTLE		
ACCESSORIES						
Mirrors		YES		BATH ACCESSORIES		DELETE
APPLIANCE REQUIREMENTS						
GAS LINE TO BBQ		N/A		ELECTRICAL for Built-in Oven		N/A
GAS LINE & ELECTRICAL TO STOVE		DECLINED		ELECTRICAL for Built-in Micro		N/A
GAS LINE & ELECTRICAL TO DRYER		N/A		ELECTRICAL for Cooktop		N/A
HOOD FAN VENT SIZE		6 INCH		ELECTRICAL for Bar Fridge		N/A
WATERLINE to Fridge		DECLINED				
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 Vendor's selection must be accepted by the purchaser						
SITE / LOT:		INNISFIL				359W
PURCHASER(S):		CHUN C. CHANG				
PURCHASER(S):		DANYAN ZHANG				
CONTACT:		647-221-6626 / 647-390-8890				
				SIGNATURES / DATE		
Any upgrades in the colour chart must be accompanied with a Extras Form. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.				PURCHASER SIGNATURE		
				PURCHASER SIGNATURE		
				DÉCOR CONSULTANT		
				SIMONE		
PAGE 2 OF 2				Vendor APPROVAL		

8 Foot High
Siding
↓
Door

Increase window
↓
by 1 Foot

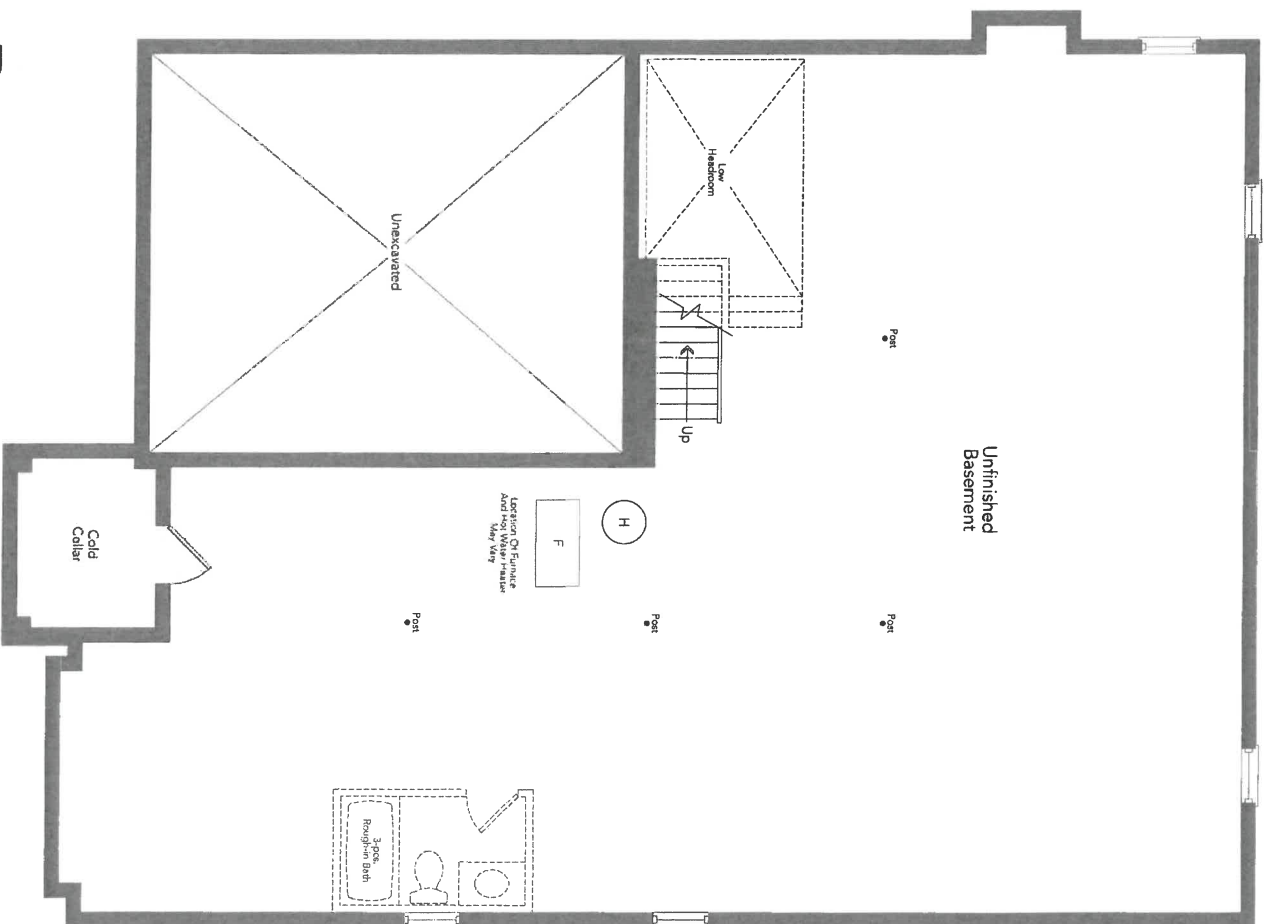


Tile direction:
+ Hardware

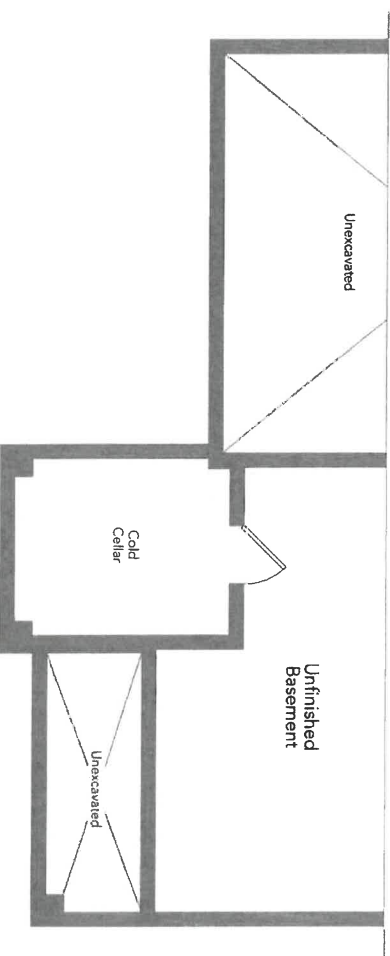


BREAKER 50-05

2



Basement
Elevation A



Partial Basement
Elevation B

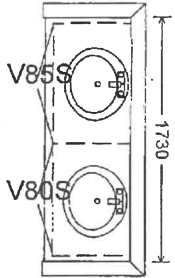
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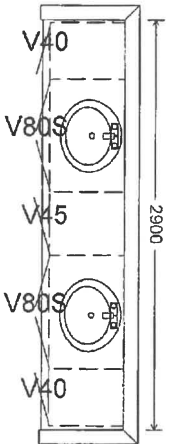
BREAKER 50-05

New Image Kitchens Inc.			
Scale:	Approved by:		Drawn by: MGER
Date: 14/10/15	Reviewed:		Drawing number:
BELLE AIR SHORES, INNISFIL			

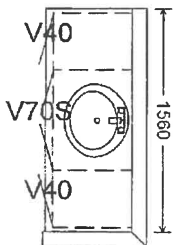
MODEL: 50-05 OPT. SECOND FLOOR
TWIN BDRM 2 & 3



MASTER ENSUITE

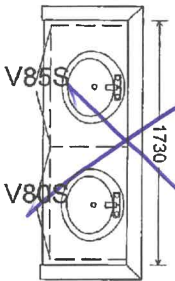


ENSUITE BDRM 4

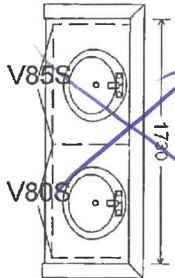


MODEL: 50-05 OPT. 5 BEDROOM SECOND FLOOR

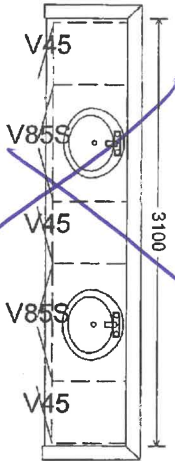
~~TWIN BDRM 2 & 3~~



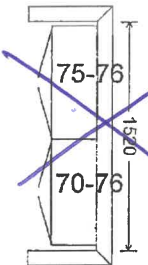
~~TWIN BDRM 4 & 5~~



~~MASTER ENSUITE~~

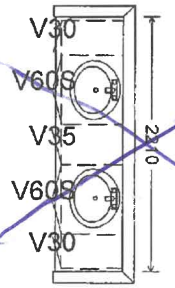


~~LAUNDRY (OPT.)~~



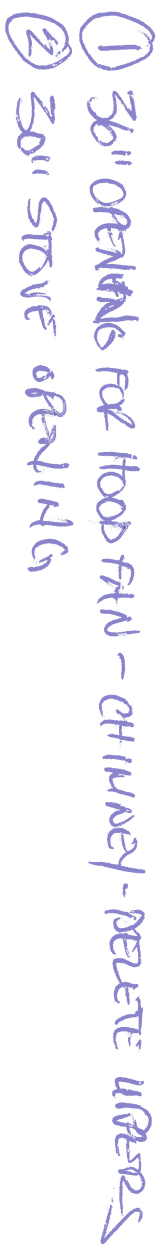
MODEL: 50-05 OPT. 5 BEDROOM PART. PLAN SECOND FLOOR

~~TWIN BDRM 4 & 5~~



359W
C.C

630 4.



APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne - Coast Appliance (905) 303-6909 / wwanemaker@coastappliance.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

cc / m

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.**

cc / m

INITIAL

- Upgraded Appliance Specs are 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 to Fridge

STOVE OPENING 30"

HOOD FAN 36"

RANGE UPGRADE

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

- ☐ Gas Line to Stove
- ☐ 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

**Electrical required

- ☐ 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 11/25/21

SITE INNISFIL

LOT 35910

** 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

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.

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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****

DATE 08/25/21

SITE INNISFIL

LOT 359w

Cc/pm

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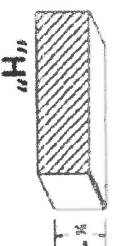
Stone Countertop Edge Profiles
Where applicable as per site specifications

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in Kitchen



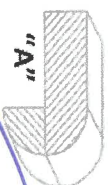
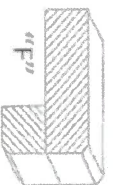
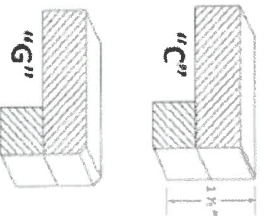
Standard Countertop Edge in Vanity



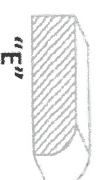
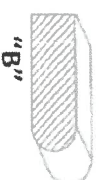
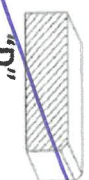
CE / MR
Homeowner(s) Initial

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

Optional Edge in Kitchen



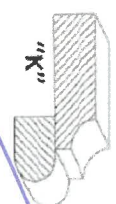
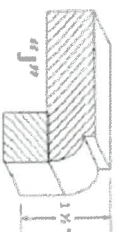
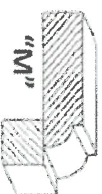
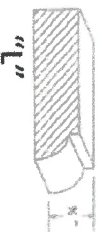
Optional Edge in Bathroom



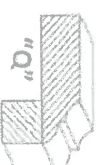
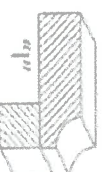
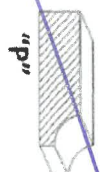
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

04/25/21

INNISFIL

359W

DATE

SITE

LOT

HOME AUTOMATION (Cable, CAT5/6, Telephone)

INCLUDED as per Schedule A:

- Rough-in for Central Vacuum system piped to garage
- Rough-in for telephone (2) location
- Rough-in for cable T.V. (2) location
- Rough-in for network (3) wiring (CAT5)

Trade:

Smart-Tech Home Automation

Rep:

Andrea Chow

Phone:

(905) 761-6469

Email:

andrea@smart-tech.ca

Location:

200 Millway Avenue, Unit 8
Concord, Ont L4K 5K8

ACKNOWLEDGMENT:

- 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.

- 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.

Cc / Mr
Homeowner(s) Initial

DATE Oct 25/21

SITE INNISFIL

LOT 3596