



INTERIOR COLOUR SCHEME

*** NOTE: This is not an approved document. Document must be locked ***

Purchasers: SHAWN TRAILL & ASHLEY KATHERINE TRAILL Property: 48 Phase-1 Plan - S-C-2014-0001
Telephone Res. / Bus: (905) 628-9815 / Project: South Bowmanville Ltd.
Decor Advisor: Angela Meagher Model and Elevation: Emerson 3 Elev B Opt Second Floor

Layout Changes: ☒ Yes ☐ No Sketch Attached: ☒ Yes ☐ No Exterior Colour Scheme: _____

1. Cabinetry

	Style and Colour	Counter	Hardware
Kitchen / Breakfast	Urban MDF Glacier White	Quartz Reflections w/ upg edge	229
Kitchen Island			
Laundry Room			
Powder Room	Pedestal White		
Main Bathroom			
Master Ensuite	Charleston Thermofol Cotton	4757-80 Mystique Moonlight	116
Second Ensuite	Charleston Thermofol Iron	8522-58 Perlato Granite	116
Ensuite 3/4	Charleston Thermofol Cotton	4757-80 Mystique Moonlight	116
Breakfast Bar	☐ No ☒ Flush ☐ Raised		
Dishwasher Cabinet			
Hood Fan	☐ STD ☐ OTR ☐ Chimney	Exhaust Opening ☒ 5" ☐ 8"	
Comment			

2. Stairs and Railings

Railing Type	Upg D 3" Traditional Oak	Picket Colour	White
Stringer / Riser	Paint Grade	Treads	Oak
Spindle Type	Upg D 1 3/4" Colonial Paint	Oak Stairs	☒ Yes ☐ No
Comment		Stain Stairs	Forlys Old Town Oak

Split Finish Oak Treads
Paint Grade Stringer & Risers

3. Floor Tile

	Selection	Upgrade
Foyer	12x12 Galla Gris 30 7421	Grout Snowwhite
Main Hall		
Kitchen / Breakfast		
Breakfast		
Laundry Room	12x12 Galla Gris 30 7421	Grout Snowwhite
Powder Room	12x12 Galla Gris 30 7421	Grout Snowwhite
Main Bathroom		
Master Ensuite Bathroom	12x12 Galla Gris 30 7421	Grout Snowwhite
Skirt and Deck		
Second Ensuite	13x13 Prato Anthracite 8766	Grout Pewter Grey
Bathroom (If Applicable)		
Lower Landing (If Applicable)		
Ensuite 3/4	12x12 Galla Gris 30 7421	Grout Snowwhite
Delete Ceramic Accessories	☒ Yes ☐ No	Shower Jamb ☒ Gray ☐ Beige
		Shower Floor ☒ White ☐ Other
Comment		



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4. Wall Tile

	Selection	Listello/Inserts	Describe
Main Bathroom		☐ Yes ☐ No	
Master Ensuite Bathroom		☐ Yes ☐ No	
Tub Splash	8x10 Metro White	☐ Yes ☒ No	
Shower Stall	8x10 Metro White	☐ Yes ☒ No	
Bath Walls		☐ Yes ☐ No	
Second Ensuite Bathroom	8x10 Malena Ice 10261	☐ Yes ☒ No	
Bathroom (If Applicable)		☐ Yes ☒ No	
Ensuite 3/4	8x10 Metro White	☐ Yes ☒ No	
Kitchen Backsplash	☐ Yes ☒ No	Laundry Room Backsplash	☐ Yes ☒ No
Comment			

5. Carpeting

	Upgrade	Description
Main Hall	☐	
Living Room	☐	
Dining Room	☐	
Family Room	☐	
Den/Library/Office	☐	
Upper Hall	☐	
Computer Loft	☐	
Master Bedroom	☐	40 oz Sweet Memories T-04
Bedroom #2	☐	40 oz Sweet Memories T-04
Bedroom #3	☐	40 oz Sweet Memories T-04
Bedroom #4	☐	40 oz Sweet Memories T-04
Bedroom #5	☐	
Upper Landing (If Applicable)	☐	
Lower Landing (If Applicable)	☐	
Type Area		
Upgrade Underpad	Standard	All
Carpet on Stairs	Capped	Runner - Upgrade
Comment		Not Standard

6. Plumbing Fixtures

Kitchen	Undermount sink/Faucet	Powder Room	Standard
Main Bath	Standard	Other Washroom	Standard
Master Ensuite Bathroom	Standard		
3PC Rough-in Basement	☐ Yes ☒ No		
Comment			



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7. Hardwood Flooring

Type and Stain		Type and Stain	
Main Hall	Torlys Old Town Oak	Upper Landing	Torlys Old Town Oak
Kitchen / Breakfast	Torlys Old Town Oak	Upper Hall	Torlys Old Town Oak
Living Room		Computer Loft	
Dining Room	Torlys Old Town Oak	Master Bedroom	
Family Room	Torlys Old Town Oak	Bedroom #2	
Den/Library/Office		Bedroom #3	
Foyer		Bedroom #4	
Lower Landing (If Applicable)	Torlys Old Town Oak	Bedroom #5	
Comment			

8. Walls

Walls Paint Colour: Warm Grey
Trim and Doors Paint Colour: Standard White
Smooth Ceilings First Floor and upper hallways only: ☒ Yes ☐ No
Comment: Smooth ceilings on main floor only

9. Trim Carpentry

Interior Doors: Standard/Upgrade
Interior Trim: Standard
Interior Door Handles: Standard
Exterior Front Door Handle: Standard
Comment:

10. Plaster Mouldings

Foyer		Kitchen/Breakfast	
Main Hall		Den/Library/Office	
Living Room		Lower Landing	
Dining Room		Master Bedroom	
Family Room		Master Ensuite	
Upper Hallway			
No Plaster Mouldings ☒			
Comment:			

11. Fireplace

Living Room: ☐ Purchased ☐ Per Plan ☒ N/A
Family Room: ☒ Purchase ☐ Per Plan ☐ N/A
Fireplace Type: Standard
Mantle Type: PF 1
Colour / Stain: White
Surround 3 PC: Not Standard
Comment:



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12. Heating and Air Conditioning

Air Conditioning	N/A	Gas Provisions Stove	N/A
Humidifier	N/A	Gas Provisions Barbecue	N/A
Comment			

13. Electrical

Plugs and Switches	☐ STD ☒ Decora	Kitchen Valance Lighting	☐ Yes ☒ No
Hood Fan	☐ White ☒ Other	Pot Lights	☒ Yes ☐ No
Appliances	☒ Built in Cooktop ☐ Built in Oven	Gas Stove	☐ Yes ☒ No
Comment	☐ Yes ☒ No	Microwave	☒ Yes ☐ No

14. Miscellaneous

Cold Cellar	☐ Yes ☒ No	Larger Basement Windows	☐ Yes ☒ No
Exterior Basement Door (as per plan)	☐ Yes ☒ No	Exterior Side Door (as per plan)	☐ Yes ☒ No
Garage Door to House (as per plan)	☒ Yes ☐ No	Delete All Bathroom Mirrors	☒ Yes ☐ No
Glass Shower Enclosure	☒ Yes ☐ No	Glass Shower Door	☐ Yes ☒ No
Appliance Package	☒ Yes ☐ No	Garage Door Opener	☐ Yes ☒ No

15. Additional Comments

16. Disclaimers and Notes

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser acknowledges that after Interior Colour Selection is signed and dated, no further changes, deletions or alterations will be permitted or entertained other than re-selection due to unavailability.
- The Purchaser acknowledges reading and accepting the "Del Park Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

Artificial Countertop Waiver:

Purchaser acknowledges that counter tops are susceptible to damage/wear from standing water. Care must be taken to ensure that countertops are kept free of standing water at joints and openings at sinks and faucets. Deformation can also occur caused by excessive heat from appliances and cooking equipment. Therefore, the vendor assumes no responsibility for these conditions if caused by the Purchaser's negligence.

Granite/Marble Waiver:

As granite/marble is a natural product, Purchaser is aware that the actual piece of stone from which their countertop will be made, will not have the exact same colour/blend or veining as the sample they chose from in the Design Studio.

Hardwood Floor/Stair Waiver:

Purchaser acknowledges and accepts that the hardwood flooring is pre-finished in a factory in a controlled environment and that the rails are finished on site. The vendor will do their best to match the colour between the stairs and the floor, but it is not possible to have an identical match and that there may be shade differences.

Patterned Stairs Carpet Waiver:

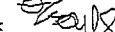
As with all loop carpet, seams may be visible and cut or seamed ends may unravel. On stairs as the use of the samples is an industry standard for the installation of carpet runners and they may be visible. Patterned stairs are not recommended for carrying staircases.

Hardwood Floor Waiver:

Hardwood floors installed by the Vendor will be fully warranted for one full year against any defects in workmanship, due to improper installation.

The Purchaser acknowledges and understands that the Vendor will not be responsible to repair the natural drying out of wood that may cause shrinkage.

This Interior Colour Selection is final and approved by:

Signature:  Date: DEC 18 2017 Signature:  Date: DEC 18 2017