



CONSTRUCTION SUMMARY

Saddle Ridge (G) - Lecco Ridge Developments Inc.

PURCHASERS: Yu Kenny CHEN and Jun Lan LIN

TEL:

LOT / PHASE 103 / 1	REG. PLAN # 20M-1184	HOUSE TYPE Juniper 12 Elev 1		
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CABINETRY

1 - LIGHT VALENCE - KITCHEN 22Mar18 Note:	
1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER STANDARD CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT 22Mar18 Note: TEMPORARY HOOD FAN TO BE INSTALLED FOR OCCUPANCY PURPOSES ONLY - PURCHASER TO SUPPLY OWN CHIMNEY FAN AFTER CLOSING	
1 - DELETE HARDWARE NO HOLES DRILLED 22Mar18 Note: KITCHEN & ALL BATHROOMS	

CABINETRY ACCESSORIES

1 - KITCHEN - MINI STACKED UPPER CABINETS 21Mar18 Note:	
2 - ACCESSORY - GLASS DOOR - GLK340 CORD GLASS - FINISHED INTERIOR - FITS TALL UPPER CABINETS ONLY - PRICE IS PER DOOR - STANDARD 21Mar18 Note:	
2 - KITCHEN CABINETRY UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - STANDARD 21Mar18 Note:	
1 - OVEN CABINET - BUILT-IN - MICROWAVE COMBO - PRICE IS EACH - STANDARD 21Mar18 Note:	
1 - KITCHEN CABINETRY BASE - COOKTOP CABINET FULL HEIGHT DOORS - STANDARD 21Mar18 Note:	
1 - POWDER ROOM - RAISE VANITY HEIGHT TO 36" 21Mar18 Note:	
1 - MASTER ENSUITE BATHROOM - RAISE VANITY HEIGHT TO 36" 21Mar18 Note:	
1 - ENSUITE 4 BATHROOM - RAISE VANITY HEIGHT TO 36" 21Mar18 Note:	
2 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - STANDARD 21Mar18 Note:	
1 - KITCHEN CABINETRY BASE - SPICE WIRE PULLOUT - PRICE IS EACH 21Mar18 Note:	
1 - KITCHEN CABINETRY BASE - POT/PAN DRAWERS (CABINET) - STANDARD 21Mar18 Note:	
1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD 21Mar18 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 21Mar18 Note:	

CERAMIC TILE

2 - MASTER ENSUITE BATHROOM & ENSUITE 4 BATHROOM - MOSAIC BORDERS - UPGRADE 2 - APPROX 6" - LAID AT EYE LEVEL (APPROX 5' FROM FLOOR) 21Mar18 Note:	
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - LAUNDRY ROOM - 2ND FLOOR - FLOOR 21Mar18 Note:	
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - ENSUITE WALL TILE - SHOWER 21Mar18 Note:	

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LOT / PHASE	REG. PLAN #	HOUSE TYPE		
103 / 1	20M-1184	Juniper 12 Elev 1		
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - ENSUITE BATHROOM - FLOOR 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - BATHROOM 4 - SHOWER 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - BATHROOM 4 - FLOOR 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - BATHROOM 2/3 - TUB AREA 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - - BATHROOM 2/3 - FLOOR 21Mar18 Note:				
1 - TILE - UPGRADE 2 FLOOR TILE - - LAUNDRY ROOM - 2ND FLOOR - FLOOR 21Mar18 Note:				
1 - TILE - UPGRADE 2 WALL TILE - - ENSUITE WALL TILE - SHOWER 21Mar18 Note:				
1 - TILE - UPGRADE 2 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 21Mar18 Note:				
1 - TILE - UPGRADE 2 WALL TILE - - BATHROOM 4 - SHOWER 21Mar18 Note:				
1 - TILE - UPGRADE 2 FLOOR TILE - - BATHROOM 4 - FLOOR 21Mar18 Note:				
1 - TILE - UPGRADE 2 WALL TILE - - BATHROOM 2/3 - TUB AREA 21Mar18 Note:				
1 - TILE - UPGRADE 2 FLOOR TILE - - BATHROOM 2/3 - FLOOR 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE AT A 45 DEGREE ANGLE - SIDE ENTRANCE 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE AT A 45 DEGREE ANGLE - POWDER ROOM 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE AT A 45 DEGREE ANGLE - KITCHEN 21Mar18 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE AT A 45 DEGREE ANGLE - FOYER 21Mar18 Note:				
1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 21Mar18 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - SIDE ENTRANCE 21Mar18 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - POWDER ROOM 21Mar18 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - KITCHEN 21Mar18 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - FOYER 21Mar18 Note:				



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1 - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL  
08Dec16 Note:

1 - FIRST FLOOR INCREASE CEILING HEIGHT FROM 9 FEET TO 10 FEET  
08Dec16 Note: The ceiling height is measured from the top of the unfinished subfloor to underside of the unfinished ceiling above before finishes and excluding bulkheads and drop ceilings as per plan.

DOORS AND TRIM

1 - TRIM - UPGRADE 2- 7-¼" BASEBOARD AND 8050 CASING  
21Mar18 Note:

ELECTRICAL

1 - KITCHEN - VALANCE LIGHTING - LED LIGHTING  
22Mar18 Note:

1 - PLUG - ELECTRICAL PLUG  
21Mar18 Note: KITCHEN - ISLAND - FOR FUTURE BEVERAGE CENTRE

1 - BUILT IN OVEN AND COOKTOP PROVISION - PROVISION ONLY - ELECTRICAL ONLY  
21Mar18 Note:

1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED  
13Feb18 Note: MASTER ENSUITE BATHROOM- INSTALLED ABOVE TUB

1 - PLUG - ELECTRICAL PLUG - ADD TO ISLAND  
13Feb18 Note:

1 - PLUG - ELECTRICAL PLUG  
13Feb18 Note: LIVING/DINING ROOM

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE  
13Feb18 Note:

1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND  
13Feb18 Note:

1 - STANDARD DINING ROOM LIGHT TO BE CENTERED BETWEEN LIVING AND DINING ROOM  
13Feb18 Note:

1 - FRONT PORCH - INSTALL STANDARD LIGHT FROM SOFFIT  
13Feb18 Note:

1 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING  
13Feb18 Note:

1 - 200 AMP ELECTRICAL SERVICE  
13Feb18 Note:

HARDWOOD FLOORING

1 - LAMINATE -UPGRADE TO CLASSIC PLUS SERIES IN LIEU OF STANDARD LAMINATE  
21Mar18 Note:

1 - HARDWOOD – GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FIRST FLOOR COMPLETE  
21Mar18 Note:

MIRRORS AND GLASS

1 - FRAMELESS GLASS SHOWER DOOR FOR 5 FOOT PAN  
21Mar18 Note: ENSUITE 4 BATHROOM

2 - SHOWER DOOR HANDLE - CHROME D-RING WITH TOWEL BAR  
21Mar18 Note: MASTER ENSUITE & ENSUITE 4 BATHROOMS

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1 - FRAMELESS GLASS SHOWER ENCLOSURE

13Feb18 Note:

MASTER ENSUITE

MISCELLANEOUS

1 - FURTHER DISCOUNT AS PER VENDOR

21Mar18 Note:

PLUMBING

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY

21Mar18 Note:

1 - MASTER ENSUITE BATHROOM - DELTA VERO ROMAN TUB 4-PIECE FAUCET - CHROME - #T4753 / R4716

21Mar18 Note:

2 - MASTER ENSUITE BATHROOM & ENSUITE 4 BATHROOM - CONTRAC VIERA TOILET - #4792BOV/4791BOVU

21Mar18 Note:

2 - TOE TESTER - ADD TOE TESTER TO SHOWER

13Feb18 Note: ENSUITE 4 & MASTER ENSUITE BATHROOM

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER

08Dec16 Note:

STAIRS AND RAILINGS

1 - STAINED HANDRAIL, TREADS, RISERS AND STRINGER EXCLUDING PICKETS (FOR IRON PICKETS) - STANDARD STAIRCASE  
- PRICE IS PER SET

21Mar18 Note:

1 - V GROOVE HANDRAIL

21Mar18 Note: STAIRCASE - LARGER POST AND HANDRAIL

1 - EUROLINE 1

21Mar18 Note: STAIRCASE - IRON PICKETS - BLACK

EXTRAS AS PER OFFER

The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Ten  
Worksheet Note:

The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase.  
Worksheet Note:

This Document is Extremely Time Sensitive - Printed 22 Mar 18 at 14:12



Purchasers:

Yu Kenny CHEN & Jun Lan LIN

Telephone Res. / Bus:

/

Decor Advisor:

Candace Forza

Lock Date:

22-Mar-18

Property: 103

Project: Lecco Ridge Developments Inc.

Model and Elevation: Juniper 12 Elev 1

21-Mar-18

Plan #: 20M-1184

Layout Changes:

☒ Yes ☐ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	EVEREST WHITE	N/A
Laundry Room	ELISSE	Standard
Powder Room	EVEREST WHITE	N/A
Master Ensuite Bathroom	EVEREST WHITE	N/A
Ensuite Bath - Bedroom 2/3	EVEREST WHITE	N/A
Ensuite Bath - Bedroom 4	EVEREST WHITE	N/A
	N/A	N/A
	N/A	N/A
	N/A	N/A

Appliances:

Built In Appliances

☒ Yes ☐ No

Slide In Stove

☐ Yes ☒ No

Dishwasher Cabinet

☐ Closed ☒ Open

41" Upper Cabinets

☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

\*\* Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-WHITE CARRARA 4924-38	
Laundry Room	N/A	
Powder Room	LAMINATE-CALCUTTA MARBLE 4925K-07	
Master Ensuite Bathroom	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite Bath - Bedroom 2/3	LAMINATE-CALCUTTA MARBLE 4925K-07	
Ensuite Bath - Bedroom 4	LAMINATE-CALCUTTA MARBLE 4925K-07	
	N/A	
	N/A	
	N/A	

\*\* Refer to Construction Summary

Purchasers:Yu Kenny CHEN & Jun Lan LIN

Property: 103

Telephone Res. / Bus: /

Project: Lecco Ridge Developments Inc.

Decor Advisor: Candace Forza

Model and Elevation: Juniper 12 Elev 1

Lock Date: 22-Mar-18

21-Mar-18

Plan #: 20M-1184

3. Ceramic Flooring

Entrance Vestibule	TILE-FM45GL001S GLOSSY WHITE-18X18	<input checked="" type="checkbox"/>	At a 45 Threshold-If App. METAL STRIP
Main Hall	STRIP	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-FM45GL001S GLOSSY WHITE-18X18	<input checked="" type="checkbox"/>	METAL STRIP
Laundry Room	TILE-ARREDO ARGENTO-12X24***LAID STAGGERED**	<input type="checkbox"/>	METAL STRIP
Powder Room	TILE-FM45GL001S GLOSSY WHITE-18X18	<input checked="" type="checkbox"/>	
Master Ensuite Bathroom	TILE-PALAZZO CARRARA-12X24***LAID STAGGERED**	<input type="checkbox"/>	METAL STRIP
Ensuite Bath - Bedroom 2/3	TILE-ARREDO ARGENTO-12X24***LAID STAGGERED**	<input type="checkbox"/>	METAL STRIP
Ensuite Bath - Bedroom 4	TILE-ARREDO ARGENTO-12X24***LAID STAGGERED**	<input type="checkbox"/>	METAL STRIP
SIDE ENTRANCE	TILE-FM45GL001S GLOSSY WHITE-18X18	<input checked="" type="checkbox"/>	
	N/A	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	

\*\* Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE-PALAZZO CARRARA-12X24***LAID STAGGERED**	6" BORDER - PALAZZO CARRARA MOSAIC
Bathtub Enclosure Walls	N/A	
	N/A	
Ensuite Bath - Bedroom 2/3	TILE-ARREDO ARGENTO-12X24***LAID STAGGERED**	
Ensuite Bath - Bedroom 4	TILE-ARREDO ARGENTO-12X24***LAID STAGGERED**	6" BORDER - ARREDO ARGENTO MOSAIC-2X4
	N/A	
	N/A	
Kitchen Backsplash	N/A	

\*\* Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Plumbing Fixtures

All Bathrooms

White

N/A

N/A

N/A

N/A

N/A

Whirlpool

N/A ☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

\*\* Refer to Construction Summary

6. Trim Carpentry

Interior Doors	CLASSIQUE
Interior Trim	8050 BB CASING WITH 7 1/4" BASEBOARD - COLONIAL
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

\*\* Refer to Construction Summary



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103

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Lecco Ridge Developments Inc.

Model and Elevation:

Juniper 12 Elev 1

Plan #:

20M-1184

7. Other Flooring

Main Hall	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Living Room	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Dining Room	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Family Room	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Den / Library / Study	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	N/A	
Upper Landing	STRIP-MIRAGE-ADMIRATION-ENGINEERED-RED OAK-CASHMERE-COFFEE-5"	
Upper Hall	LAMINATE-CLASSIC PLUS - OLD OAK DARK QS-UM1383	
Master Bedroom	LAMINATE-CLASSIC PLUS - OLD OAK DARK QS-UM1383	
Bedroom #2	LAMINATE-CLASSIC PLUS - OLD OAK DARK QS-UM1383	
Bedroom #3	LAMINATE-CLASSIC PLUS - OLD OAK DARK QS-UM1383	
Bedroom #4	LAMINATE-CLASSIC PLUS - OLD OAK DARK QS-UM1383	
Bedroom #5	N/A	
	N/A	
	N/A	
	N/A	
Underpad	Type	Area
	N/A	N/A

\*\* Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	MIRAGE COFFEE
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	As Per Construction Specifications	Colour	MIRAGE COFFEE
Treads	As Per Construction Specifications	Colour	MIRAGE COFFEE
Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No	

\*\* Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2/3	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE	SIDE ENTRANCE	22 WARM GREY
	N/A		N/A
	N/A		N/A

Smooth Ceilings First Floor ☐ Yes ☒ No

\*\* Refer to Construction Summary



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21-Mar-18

Plan #: 20M-1184

10. Plaster Mouldings and Medallions

Entrance Vestibule	N/A	N/A	Kitchen/Breakfast	N/A	N/A
Main Hall	N/A	N/A	Den/Library	N/A	N/A
Living Room	N/A	N/A	Lower Landing	N/A	N/A
Dining Room	N/A	N/A		N/A	N/A
Family Room	N/A	N/A			

\*\* Refer to Construction Summary

11. Fireplace

Living Room			Family Room			Other Room - Specify		
Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type	N/A		FLAT ON WALL			N/A		
Mantle Type	N/A		MANTLE M2-STANDARD			N/A		
Colour / Stain	N/A		AS PER CONSTRUCTION SPECIFICATIONS			N/A		
Surround	N/A		BIANCO			N/A		
Hearth	N/A		NO			N/A		

\*\* Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	NO
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

\*\* Refer to Construction Summary

13. Electrical

Plugs and Switches	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes <input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	<input checked="" type="radio"/> Yes <input type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave
	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No
Dishwasher Rough-in	Yes			

\*\* Refer to Construction Summary

14. General Comments

\*\* Refer to Construction Summary

Disclaimers and Notes

1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

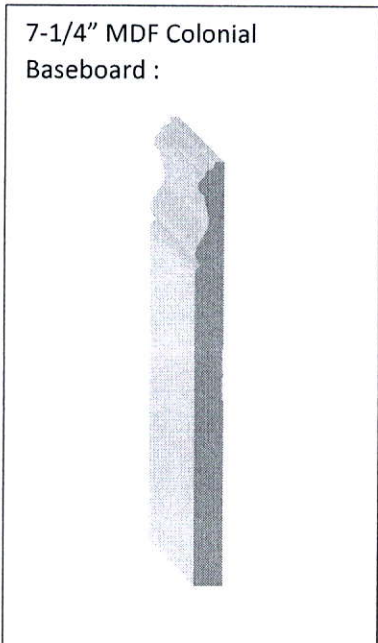
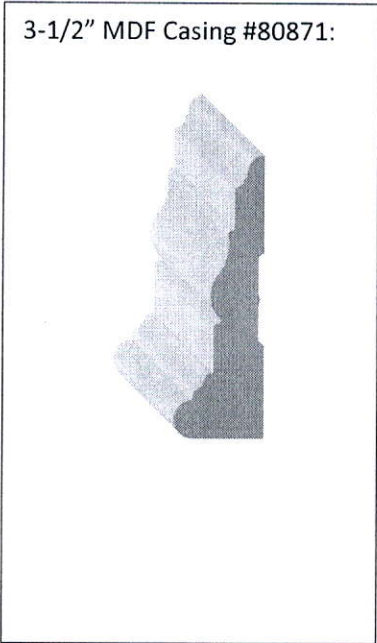
3) The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_



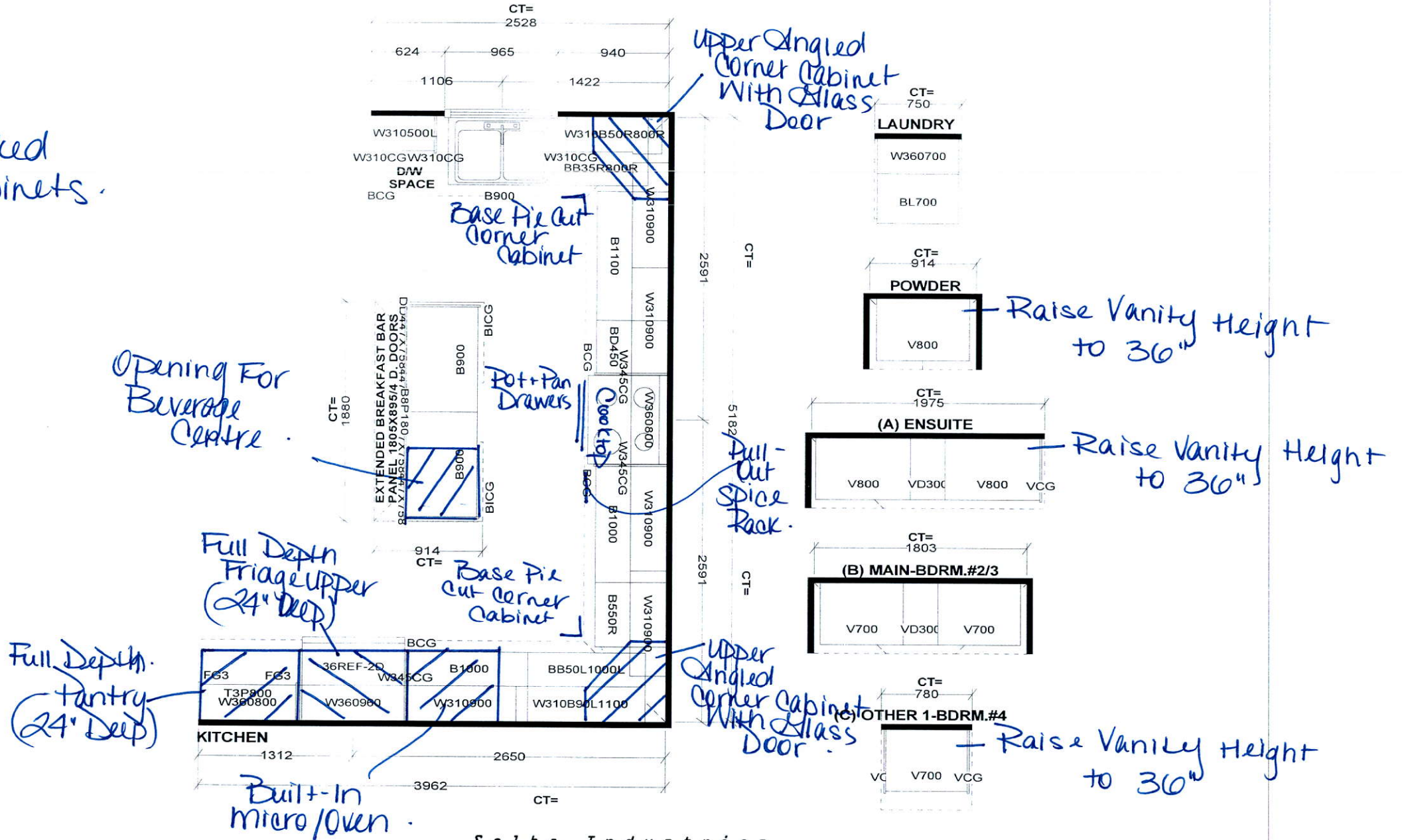
Lecco Ridge - 103 Upgrade Trim Profile



✓

# Kitchen

- Mini Stacked Upper Cabinets.



Selba Industries

KC

<p>STANDARD FEATURES:</p> <ul style="list-style-type: none"> <li>9' CEILINGS WITH D/C BOX</li> <li>1040MM HIGH UPPER CABINETS</li> <li>DISHWASHER SPACE</li> <li>DUMMY DOORS ON EXPOSED BACKS</li> <li>LAMINATE KITCHEN &amp; VANITY COUNTERTOPS</li> </ul>	<p>This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.</p>	<p>JOB NUMBER:          BUILDER: GREENPARK HOMES          SITE NAME: LECCO RIDGE, Milton          MODEL: JUNIPER 12X ELEV 1,2          LOT #:          DESIGNER: KS          DATE: FEB 13 17</p>
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