

CONSTRUCTION SUMMARY

Mountainview Heights (G) - Russell Gardens Building Ltd.

PURCHASERS: RAHIM RAJANI and SHAMSA RAJANI

TEL: RES.: 416-841-6841

LOT / PHASE	REG. PLAN #	HOUSE TYPE		
168 / 2	62M-1238	Sawmill 1 Elev 1		

CABINETRY

1 - KITCHEN- SHIFT FRIDGE AND PANTRY OVER APPROX 30INCHES TO ACCOMODATE BUILT INS- SEE SKETCH 13Jun19 Note:	
1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT - PURCHASER TO SUPPY OWN FAN AFTER CLOSING (TEMP. FAN MA 13Jun19 Note:	

CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY BASE - RECYCLE PULLOUT 2 BIN - PRICE IS EACH 13Jun19 Note:	
1 - KITCHEN CABINETRY BASE - COOKTOP CABINET WITH POT DRAWERS (2 DRAWERS) - STANDARD - 36" 13Jun19 Note: Specs. Attached	
1 - KITCHEN CABINETRY - BUILT-IN MICROWAVE/OVEN COMBO - STANDARD 13Jun19 Note: Specs. Attached	
2 - KITCHEN CABINETRY UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - STANDARD 13Jun19 Note:	
1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD 13Jun19 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 13Jun19 Note:	

CERAMIC TILE

1 - TILES - UPGRADE 2- FOYER 13Jun19 Note:	
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COUNTER TOP

1 - HARD SURFACE COUNTERTOP - KITCHEN ***MAJESTIC TO CONTACT PURCHASER DIRECTLY TO SELECT SLAB AT TIME OF ORDER**** 13Jun19 Note:	
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ELECTRICAL

1 - BUILT IN OVEN AND COOKTOP PROVISION - PROVISION ONLY - ELECTRICAL ONLY 13Jun19 Note:	
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM 22May19 Note:	
1 - LIGHT - EXTERIOR WITH INTERIOR SWITCH 22May19 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 22May19 Note:	
1 - 200 AMP ELECTRICAL SERVICE 22May19 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 13Jun19 Note:	
1 - GAS LINE ROUGH-IN FOR BARBECUE - FIRST FLOOR 13Jun19 Note:	

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HARDWOOD FLOORING

I - HARDWOOD- KITCHEN- PROMO 3 1/4 HARDWOOD IN LIEU OF TILES 13Jun19 Note:	
I - HARDWOOD- PROMO- 3 1/4 IN LIEU OF 2 1/4 NATURAL - FIRST FLOOR COMPLETE 13Jun19 Note:	

PLUMBING

I - SHARED ENSUITE- IN LIEU OF STANDARD SHOWER HEAD- ADD- MOEN ENGAGE ECO PERFORMANCE 6 FUNCTION HANDSHOWER WITH MAGNETIX DOCKING- CHROME #26100EP 13Jun19 Note:	
I - SINK - UNDERMOUNT SINK - BLANCO ESSENTIAL U2 #400008 13Jun19 Note:	
I - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 13Jun19 Note:	

PROMOTIONAL

I - FURTHER VENDOR DISCOUNT 13Jun19 Note:	
I - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 13Jun19 Note:	
I - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$1,505 BALANCE FORWARD \$20,995 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$22,500 AS PER SCHEDULE PE 22May19 Note:	

STAIRS AND RAILINGS

I - STAINED STAIRS, RAILING AND PICKETS – STANDARD STAIRCASE - PRICE IS PER SET 13Jun19 Note:	
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Property: 168

Telephone Res. / Bus: (416) 841-6841 /

Project: Russell Gardens Building Ltd.

Decor Advisor: Natalie Mancuso

Model and Elevation: Sawmill 1 Elev 1

Lock Date: 13-Jun-19

13-Jun-19

Plan #: 62M-1238

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	EVEREST WHITE	446SA
Laundry Room	ELISSE	Standard
Powder Room	MONACO W823XZ4	447SA
Master Ensuite Bathroom	MODENA CHOCOLATE	431SA
Ensuite Bath - Bedroom 2/3	EVEREST WHITE	410SA

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	GRANITE- TITANIUM BLACK	#300- CLIENT TO SELECT SLAB***
Laundry Room	N/A	
Powder Room	LAMINATE-CALCUTTA MARBLE 4925K-07	
Master Ensuite Bathroom	LAMINATE-CALCUTTA MARBLE 4925K-07	
Ensuite Bath - Bedroom 2/3	LAMINATE-CARRARA BIANCO 6696-46	

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3. Ceramic Flooring

Entrance Vestibule

TILE-VERSAILLES CHATEAUX IVORIES BRILL 12X24

☐

At a 45 Threshold-If App.

Metal Strip Where Applic.

Main Hall

HARDWOOD

☐

Kitchen / Breakfast

HARDWOOD

☐

Laundry Room

TILE- CEMENTI WHITE 12X12

☐

Powder Room

TILE- ESSENZE GRIGIO 13X13

☐

Master Ensuite Bathroom

TILE- SN PASTELLO WHITE 13X13

☐

Ensuite Bath - Bedroom 2/3

TILE- RAINBOW LIGHT GREY 13X13

☐

SIDE HALL

TILE- ESSENZE GRIGIO 13X13

☐

☐

☐

☐

\*\* Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall		
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE- BLANCO LUCIDO 8X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2/3	TILE- LUC 09 AFRICA 8X16	
SIDE HALL		
Kitchen Backsplash		

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

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

\*\* Refer to Construction Summary

6. Trim Carpentry

Interior Doors

CLASSIQUE

Interior Trim

3" BB CASING WITH 5 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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7. Other Flooring

Main Hall	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Living Room	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Dining Room	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Family Room	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Den / Library / Study	
Basement Landing(If Applies)	
Lower Landing (If Applies)	TILE- ESSENZE GRIGIO 13X13
Upper Landing	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Upper Hall	LAMINATE-MANHATTAN - EARL GREY OAK TL-15012
Master Bedroom	LAMINATE-MANHATTAN - EARL GREY OAK TL-15012
Bedroom #2	LAMINATE-MANHATTAN - EARL GREY OAK TL-15012
Bedroom #3	LAMINATE-MANHATTAN - EARL GREY OAK TL-15012
Bedroom #4	
Bedroom #5	
KITCHEN / BREAKFAST	HARDWOOD- MIRAGE 3 1/4 MAPLE- CHARCOAL- SEMI GLOSS
Underpad	TypeArea

\*\* Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE- CHARCOAL
Picket Type	1 3/4 PICKETS COLONIAL	Colour	MIRAGE- CHARCOAL
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE- CHARCOAL
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE- CHARCOAL
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	
Family Room	22 WARM GREY	Bedroom #5	
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			
Trim Paint-Semi Gloss	BIRCH WHITE		

Smooth Ceilings First Floor ☐ Yes ☒ No

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**10. Plaster Mouldings and Medallions**

Entrance Vestibule

Main Hall

Living Room

Dining Room

Family Room

Kitchen/Breakfast

Den/Library

Lower Landing

\*\* Refer to Construction Summary

**11. Fireplace**

Living Room

Purchased

As Per Plan

N/A

Family Room

Purchased

As Per Plan

N/A

Other Room - Specify

Purchased

As Per Plan

N/A

Fireplace Type

Mantle Type

Colour / Stain

Surround

Hearth

FLAT ON WALL

MANTLE M1-STANDARD

AS PER CONSTRUCTION SPECIFICATIONS

BIANCO

NO

\*\* Refer to Construction Summary

**12. Heating and Air Conditioning**

Air Conditioning

NO

Gas Provisions Stove

YES

Gas Provisions Dryer

NO

Gas Provisions Barbecue

YES

Comment

\*\* Refer to Construction Summary

**13. Electrical**

Plugs and Switches

● White

DECOR

Hood Fan

STANDARD WHITE

Appliances

Built in Cooktop

● Yes

○ No

Built in Oven

● Yes

○ No

Above Kitchen Cabinet Light

○ Yes

● No

Below Kitchen Cabinet Light

○ Yes

● No

Gas Stove

● Yes

○ No

Microwave

● Yes

○ 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.

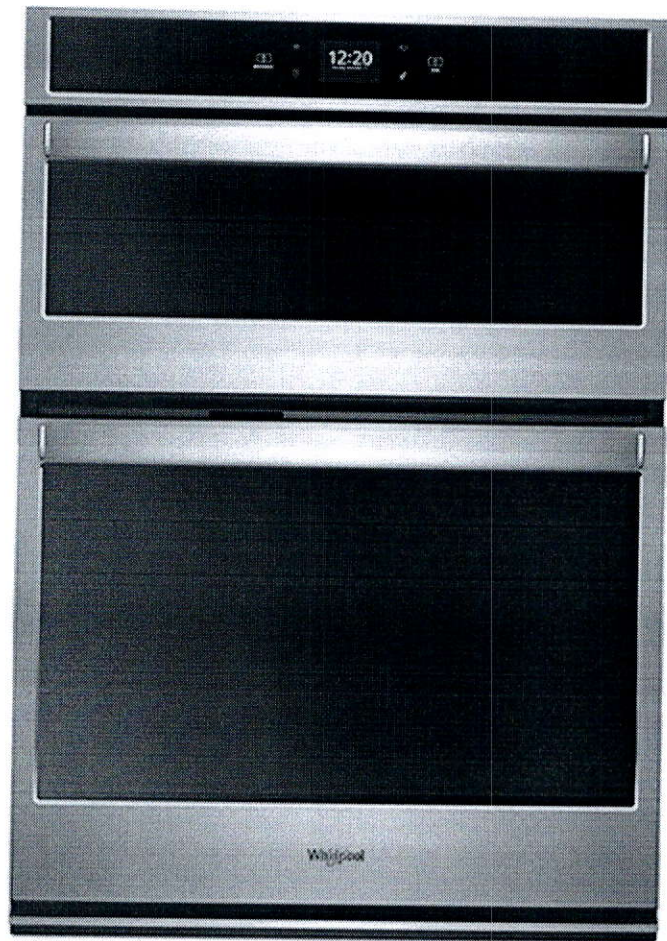
Signature: 

Date: 6/13/19

Signature: 

Date: 6/13/19

168  
Russell



**Whirlpool®**

**6.4 cu. ft. Smart Combination Wall Oven with Touchscreen**

Model #: WOC54EC0HS



## Dimensions

- **Depth**  
67.31 cm, 26-1/2 in
- **Depth Closed Excluding Handles**

62.23 cm, 24-1/2 in

- **Depth With Door Open 90 Degree**

118.74 cm, 46-3/4 in

- **Height**

108.11 cm, 42-9/16 in

- **Microwave Capacity**

39.62 l, 1.4 cu. ft.

- **Oven Capacity**

141.50 l, 5.0 cu. ft.

- **Width**

76.20 cm, 30.0 in

## Certifications

- **CUL**

Yes

- **Fuel Type**

Electric

- **Oven Type**

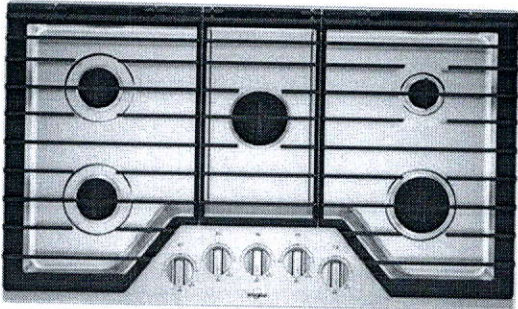
Combination

- **Size**

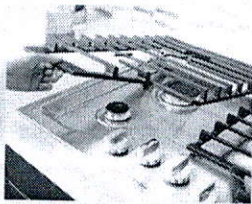
76.20 cm, 30 in



WCG55US6H  
GAS COOKTOP



EZ-2-LIFT™ HINGED CAST-IRON GRATES



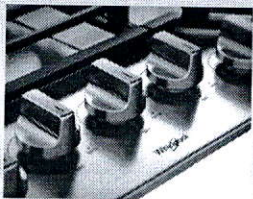
Get quick access to spills on the cooktop with our industry-first EZ-2-Lift™ hinged cast-iron grates. The hinged design lets you wipe up underneath without removing them. For a more thorough clean, the grates are also dishwasher safe.

UPSWEPT SPILLGUARD™ COOKTOP



Clean up faster with a cooktop that has raised edges to help contain spills.

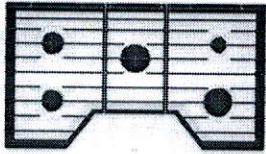
DISHWASHER-SAFE KNOBS



Make cleanup easy by washing knobs right in the dishwasher.

OTHER FEATURES

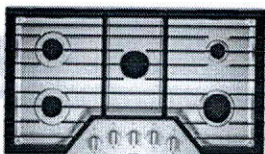
- Upswept SpillGuard™ cooktop
- SpeedHeat™ burner
- ccuSimmer® burner
- Fifth Burner
- Sealed burners
- Full width grates
- Wall oven compatible



White (W)



Black (B)



Silver (S)

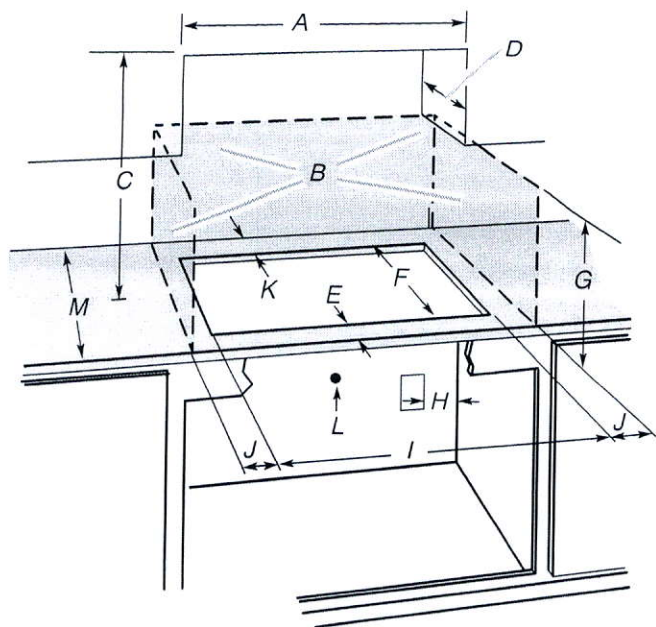
MODEL	WCG55US6HW	WCG55US6HB	WCG55US6HS
Max height (in)	4-1/8"	4-1/8"	4-1/8"
Width (in)	36"	36"	36"
Depth (in)	21"	21"	21"

36"

Whirlpool®



## Cabinet Dimensions



- A. 30" (76.2 cm) on 30" models; 36" (91.4 cm) on 36" models
- B. Combustible area above countertop (shown by dashed box above)
- C. 30" (76.2 cm) minimum clearance between top of cooktop platform and bottom of uncovered wood or metal cabinet (24" [61 cm] minimum clearance if bottom of wood or metal cabinet is covered by not less than 1/4" [0.6 cm] flame retardant millboard covered with not less than No. 28 MSG sheet steel, 0.015" [0.04 cm] stainless steel, or 0.024" [0.06 cm] aluminum or 0.020" [0.05 cm] copper)
- D. 15" (38.1 cm) maximum upper cabinet depth
- E. 2 1/8" (5.4 cm)
- F. 19" (48.3 cm)
- G. 18" (45.7 cm) minimum clearance from upper cabinet to countertop within minimum horizontal clearances to cooktop
- H. Grounded outlet - locate within 24" (61 cm) of right rear corner of cutout
- I. 29" (73.7 cm) on 30" models; 35 1/4" (89.5 cm) on 36" models
- J. 8 3/8" (21.3 cm) minimum distance to nearest left and right side combustable surface
- K. 2 7/8" (7.3 cm) minimum distance to rear combustable surface
- L. Gas line opening - Wall: anywhere 5" (12.7 cm) below underside of countertop. Cabinet floor: anywhere within 6" (15.2 cm) of rear wall is recommended
- M. 24" (61 cm) minimum countertop depth is required

**NOTES:** After making the countertop cutout, some installations may require notching down the base cabinet side walls to clear the cooktop base. To avoid this modification, use a base cabinet with sidewalls wider than the cutout.

If cabinet has a drawer, a 4" (10.2 cm) depth clearance from the countertop to the top of the drawer (or other obstruction) in base cabinet is required. The drawer depth may need to be shortened to avoid interfering with the regulator.

## Electrical Requirements

### ⚠ WARNING



#### Electrical Shock Hazard

Plug into a grounded 3 prong outlet.

Do not remove ground prong.

Do not use an adapter.

Do not use an extension cord.

Failure to follow these instructions can result in death, fire, or electrical shock.

**IMPORTANT:** The cooktop must be electrically grounded in accordance with local codes and ordinances, or in the absence of local codes, with the National Electrical Code, ANSI/NFPA 70 or Canadian Electrical Code, CSA C22.1.

This cooktop is equipped with an electronic ignition system that will not operate if plugged into an outlet that is not properly polarized.

If codes permit and a separate ground wire is used, it is recommended that a qualified electrical installer determine that the ground path is adequate.

A copy of the above code standards can be obtained from:

National Fire Protection Association  
1 Batterymarch Park  
Quincy, MA 02169-7471  
CSA International  
8501 East Pleasant Valley Road  
Cleveland, OH 44131-5575

- A 120-volt, 60 Hz., AC-only, 15-amp fused, electrical circuit is required. A time-delay fuse or circuit breaker is also recommended. It is recommended that a separate circuit serving only this cooktop be provided.
- Electronic ignition systems operate within wide voltage limits, but proper grounding and polarity are necessary. Check that the outlet provides 120-volt power and is correctly grounded.
- The wiring diagrams are provided with this cooktop. See "Wiring Diagrams" section.



# INSTALLATION REQUIREMENTS

## Tools and Parts

Gather the required tools and parts before starting installation. Read and follow the instructions provided with any tools listed here.

### Tools Needed

- Level
- Drill with 1<sup>1</sup>/<sub>4</sub>" (3.2 cm), 1<sup>1</sup>/<sub>8</sub>" (3.2 mm), and 5<sup>1</sup>/<sub>16</sub>" (7.9 mm) drill bits
- Pencil
- Wire stripper or utility knife
- Tape measure or ruler
- Pliers
- Caulking gun and weatherproof caulking compound
- Vent clamps
- Jigsaw or keyhole saw
- Flat-blade screwdriver
- Metal snips
- Phillips screwdriver

### Parts Needed

- Home power supply cable
- 1/2" (12.7 mm) UL listed or CSA approved strain relief
- 3 UL listed wire connectors

### For Vented Installations, You Will Also Need:

- 1 wall or roof cap
- Metal vent system

### For Non-Vented (Recirculating) Installations, You Will Also Need:

- Recirculation Kit Part Number W10294733 for non-vented (recirculating) installations only. See "Assistance or Service" section to order.
- 6" (15.2 cm) diameter round metal vent duct - length required is determined by ceiling height.

### Parts Supplied

Remove parts from packages. Check that all parts are included.

- Hood canopy assembly with blower, LED lights and canopy glass already installed
- Vent transition with back draft dampers installed
- Vent cover support bracket
- Metal grease filter
- Mounting template
- 2-piece vent cover
- 2 - 3.5 x 9.5 mm mounting screws (Phillips)
- 4 - 4.2 x 8 mm screws (T20<sup>†</sup> drive)
- 6 - 5 x 45 mm mounting screws (#2 Phillips)
- 4 - 5.4 x 75 mm screws (Phillips) (for 10 x 60 mm wall anchors)
- 2 - 8 x 40 mm wall anchors
- 4 - 10 x 60 mm wall anchors
- T20<sup>®</sup> Torx<sup>®†</sup> adapter

## Location Requirements

**IMPORTANT:** Observe all governing codes and ordinances.

Have a qualified technician install the range hood. It is the installer's responsibility to comply with installation clearances specified on the model/serial/rating plate. The model/serial/rating plate is located behind the left filter on the rear wall of the vent hood.

Canopy hood location should be away from strong draft areas, such as windows, doors, and strong heating vents.

Cabinet opening dimensions that are shown must be used. Given dimensions provide minimum clearance.

This range hood is recommended for use with cooktops with a maximum total rating of 60,000 BTUs or less.

Grounded electrical outlet is required. See "Electrical Requirements" section.

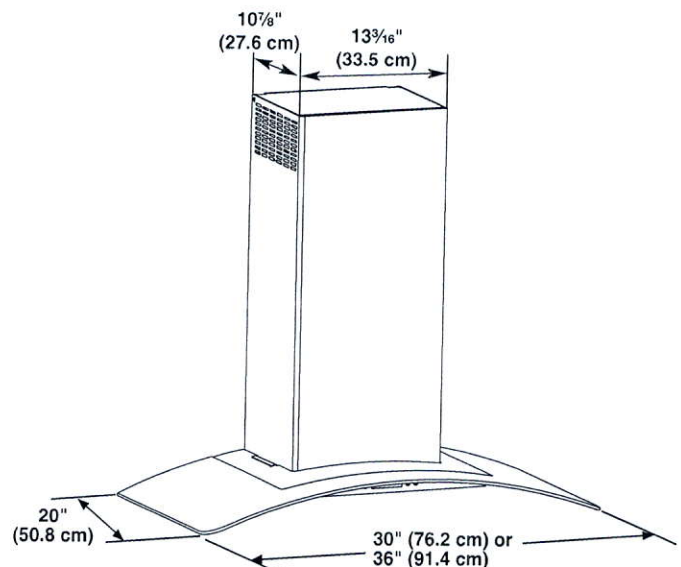
The canopy hood is factory set for venting through the roof or wall. For non-vented (recirculating) installation, see "For non-vented (recirculating) installation only" in the "Connect Vent System" section. Recirculation Kit Part Number W10294733 is available from your dealer or an authorized parts distributor.

All openings in ceiling and wall where canopy hood will be installed must be sealed.

### For Mobile Home Installations

The installation of this range hood must conform to the Manufactured Home Construction Safety Standards, Title 24 CFR, Part 328 (formerly the Federal Standard for Mobile Home Construction and Safety, Title 24, HUD, Part 280) or, when such standard is not applicable, the standard for Manufactured Home Installation 1982 (Manufactured Home Sites, Communities and Setups) ANSI A225.1/NFPA 501A, or latest edition, or with local codes.

### Product Dimensions

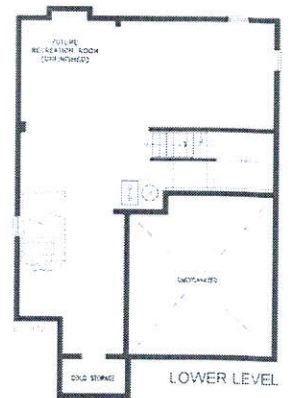
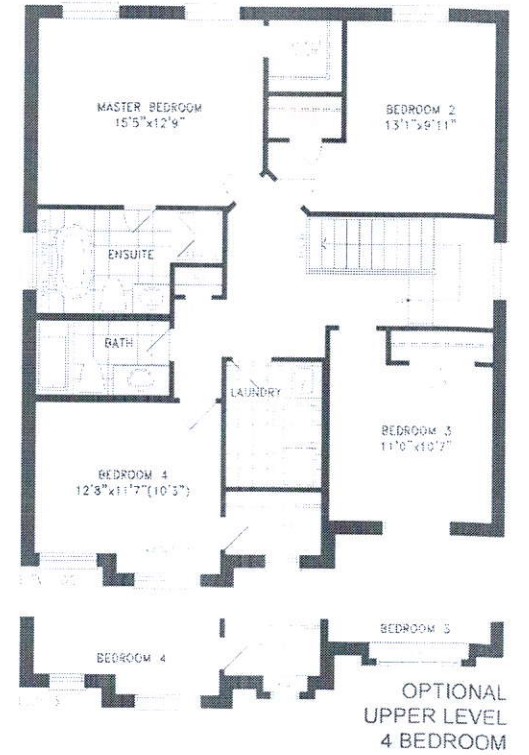
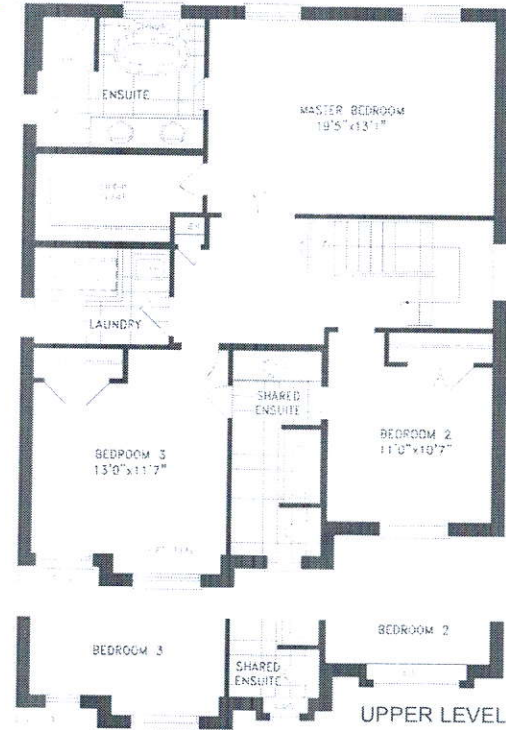
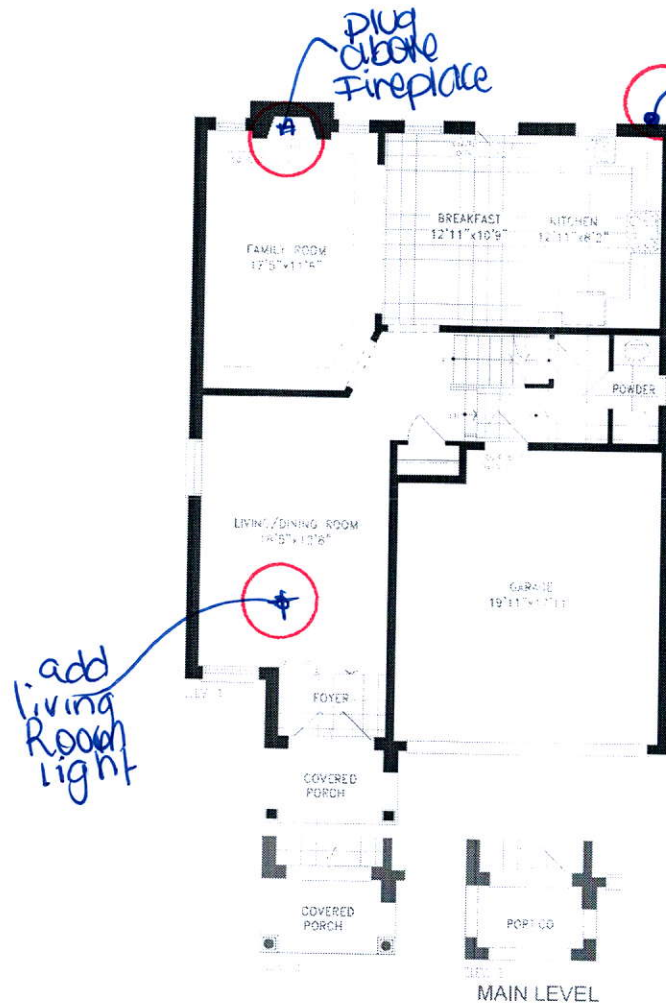


36"

<sup>†</sup>TORX and T20 are registered trademarks of Acument Intellectual Properties, LLC.







**SAWMILL 1**  
2,247 SQ.FT.

