

CONSTRUCTION SUMMARY

Georgian Estate Collection - Tiburtino Buildup Corp.

PURCHASERS: Anthony George AMBERSLEY and Monique D. AMBERSLEY

TEL: RES.: 416-802-7084 BUS.: 647-967-5523

LOT / PHASE 2 / 1	REG. PLAN # 20M-1210	HOUSE TYPE Georgian Two Elev B		
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CABINETRY ACCESSORIES

10 - KITCHEN CABINETRY BASE - BASE AND STANDARD COUNTER - PRICE IS PER FOOT - UPGRADE 1 09Jan20 Note: BASEMENT BAR CABINETS - JUST BASE NO UPPERS	
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CONSTRUCTION

1 - MASTER ENSUITE- ADD A SEAT IN SHOWER 09Jan20 Note:	
1 - ADD A BOILER FOR HEATED FLOOR IN BASEMENT--- 09Jan20 Note:	
1 - BASEMENT- STEAM ROOM IN THE GYM ROOM-STEAMCORE SPA11-SSB PACKAGE- 09Jan20 Note:	
1 - BASEMENT- ADD A WET BAR PLUMBING AND ELECTRICAL 09Jan20 Note:	
1 - ADD R.I. FOR 10" -vent- INSTALL A REDUCER-NO CHARGE 09Jan20 Note: Kitchen	

DOORS AND TRIM

1 - ADD GLASS DOOR IN STUDY INLIU OF SINGLE DOOR 09Jan20 Note:	
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ELECTRICAL

1 - BUILT IN OVEN AND COOKTOP PROVISION - PROVISION ONLY - ELECTRICAL ONLY 09Jan20 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 09Jan20 Note: IN FAMILY ROOM	
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED 09Jan20 Note: add above island	
15 - ADD EXTRA 15 POT LIGHTS - LED - FIRST FLOOR INSTALLATION 09Jan20 Note:	

FIREPLACE AND ACCESSORIES

1 - BASEMENT ADD A GAS FIREPLACE 09Jan20 Note:	
1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 09Jan20 Note:	

MISCELLANEOUS

1 - further vendor discount. 09Jan20 Note:	
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PLUMBING

1 - BASEMENT- ADD RECICURLATING HOT WATER LINE 09Jan20 Note:	
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### EXTRAS AS PER OFFER

Vendor to supply and install elevator, location as per attached plan, dated November 12, 2019. <i>Worksheet</i> Note:	
Vendor to supply and install heated floors in all washrooms. <i>Worksheet</i> Note:	
Vendor to supply and install following, as per attached plan dated November 12, 2019: <ul style="list-style-type: none"> <li>- Move laundry from second floor to basement, with standard finishes as per Schedule GP</li> <li>- Move walk-in closet in Bedroom 3</li> <li>- Changes in shared ensuite</li> </ul> <i>Worksheet</i> Note:	

**This Document is Extremely Time Sensitive - Printed 9 Jan 20 at 10:23**

# SPA II SERIES SSB PACKAGE

Exclusive XTREME™ technology works to maintain a more consistent temperature throughout your steam bathing session. The Two-Tank technology optimizes performance compared to conventional single-tank systems, resulting in more even temperatures and continuous steam for greater efficiency.


## SSB PACKAGE FEATURES:

### (5) User Mode Setting

Auto-Power On (7 Day Setting)


LCD In Shower – Ultra Slim Keypad

(External Sensor Optional Upgrade)


 Bluetooth technology to connect to any smart device to listen to music with the supplied marine grade speakers and extension cables.

 Clear LED light activation from the keypad, with option of adding a CHROMA LED light.

 Clock display while in standby mode. User sets date and time.

 All components such as speakers, keypad, clear light, and Chroma color light come with 28ft extension cables for easy placement in steam shower or bathroom area.

 One of the most reliable and advanced steam generators on the market that is CSA CERTIFIED.

 Available option (contact for more info).  
Simple add on for SSB Package Keypad.

Low Voltage.  
Easy plug and play WiFi module box.  
Simple APP download & setup.  
Control your steam generator through smart device.



Steam Generator (Auto drain included)



SSB LCD in-shower keypads  
(Black or White)



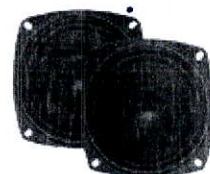
SQ-Square Steam head  
(Black, White, Matt Black  
and Chrome)



Clear LED light included,  
Chroma LED light  
(Optional upgrade)



Speaker covers (Chrome or White)



Marine Grade Speakers (Pair)

## STEAM ROOM CONSTRUCTION

### Steam bath Generator Sizing and Selection

Measure the length, width and height (in feet) of the steam shower. Multiply the three measurements together to get the basic volume in cubic feet.

$L \times W \times H = \text{CUBIC FEET} \times \% \text{ (wall finish)}$

Add the cubic footage to one of the wall finishes:

Ceramic Tile 25%  
Natural Stone 100%  
Fiber Glass/Acrylic 0%  
Steam Line 50ft+ 20%  
Glass Block Wall 10%  
Steam Line Subject to Freezing 25%  
Glass Wall 10%

### Example:

A ceramic steam shower with the dimensions 7ft length by 5ft wide and 7ft high (7ft x 5ft x 7ft = 245), is 245 Cubic ft. Since the steam shower has ceramic wall finishes, it then requires a 25% cubic footage increase. (Ceramic tile) 25% x (steam shower) 245 = 61.25 ft

The wall finish cubic feet is then added to the original dimensions to calculate the total cubic footage, which in this case is 306.25 ft. (ceramic tile) 61.25 + (steam shower) 245 = 306.25 ft.

Now select the next size of Steamcore model generator which exceeds the calculated room cubic feet. This case the KWS (9000 watts) generator is required. If there is doubt in size, it is recommended to choose the next larger size.

### Locating the Steam Bath Generator

Plan the location for mounting your steam generator.

Do not install generator inside steam room.

Do not install generator outdoors.

Do not install generator near combustible or corrosive materials or chemicals.

Place the generator in a dry and easy accessible location for future periodic maintenance. Locate steambath generator preferably within 20 feet of the steam room.

Never locate a unit that may be exposed to frost, fire, or high moisture. Do not install steambath generator in unheated attic or basement where water could freeze.

A gravity drain will be necessary for all units.

The unit must be located on a solid and flat level surface.

Install generator in an upright position only.

Steam line, and drain valve become hot during operation.

Provide appropriate protection.

Control can be located inside the steam room or outside of the steam room. See separate control installation and operation instruction for specific details.

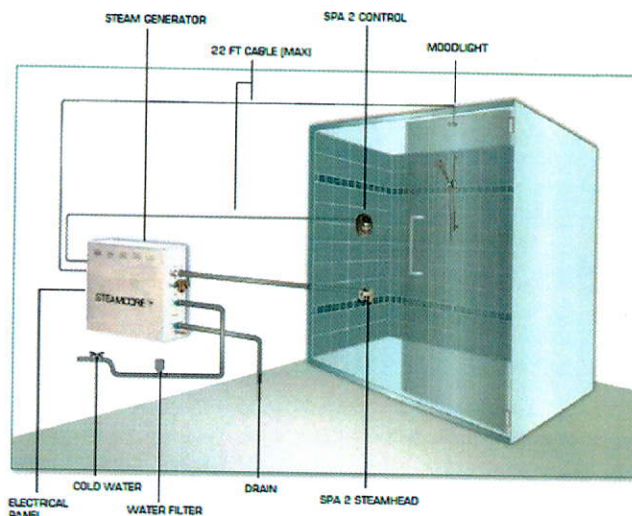
Install anti-water hammer device if required.

Provide access to the steambath generator for servicing.

For steam room design and construction visit Tile USA

#### Convenient Installation of the Steam Generator

OPTION 1 (TYPICAL 6000 WATTS)



### Laticrete Steam Room Construction

Download / View

#### PRODUCT VIDEOS



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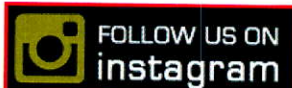
#### TESTIMONIALS

"I really appreciate the high-quality heater and top-notch customer service while putting together our new sauna."

Robert Herz, CO

[VIEW ALL TESTIMONIALS](#)

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#### SAUNACORE BROCHURES



[VIEW/DOWNLOAD BROCHURES](#)

DURABILITY

- Industrial incoloy 800 series or stainless elements.
- Elements are more corrosive-resistant than copper.
- Insulation is used to insulate the boiler tank, making the machine more efficient and, in turn, keeping the exterior body of the unit cool to touch.
- An "Auto Flush" and "Auto Rinse" are located at the lower side of the tanks and helps reduce from buildup of limestone and calcium, and fresh water, clean steam every time.
- Dual tank and boiler is made with Stainless Steel.
- The exterior body is stainless steel.
- Boiler is tick-welded to prevent any kind of leaks.
- The exterior body is built with louvers for air circulation.
- Brass Filling/Drain solenoid valve.
- Water connection: 1/2"
- Modular "snap-in" connections.
- Full port drain valve.
- Electronic 3 level water control system.
- Shielded control cable minimize electro interference from other electrical wires.

SAFETY

- As commonly accepted in the medical field for sanitary objectives, Steamcore™ uses stainless steel boiler tanks to avoid oxidation or corrosion.
- Steamcore™ has a dual built-in "High Limit" which prevents the unit from overheating.
- Steamcore™ units use three levels of water sensors (stainless steel probes) to prevent the unit from activating the elements without water and to intake minimal water to create steam.
- Insulation is used in the steam generator for fireproofing safety.
- All Saunacore™ products are approved to CSA, UL and CE standards. Best of all, you can be ensured that you'll receive a product that you can trust and rely on thanks to our high quality and performance.
- Low voltage controls and Serviceable heating elements.
- Dual drain on large units (manual and auto).

INSTALLATION COMPONENTS

- Built-in magnetic contactor when required.
- All steam bath generators have steam heads with aroma oil reservoir.
- Solenoid with a strainer.
- Filtration or softeners are not required for installation.
- Steamcore™ is functional and durable even in hard water.
- Steamer runs super quiet.
- "Elegance" 3/4" thread steam heads with aroma reservoir (variety of finishes).

BENEFITS OF STEAM BATHING

- Relieves pain and stiffness from arthritis.
- Beautifies, cleanses, clears skin and complexion.
- Helps to burn calories and lose weight.
- Sharpens senses.
- Boosts immune systems.
- Eliminates harmful toxins trapped in the skin.
- Relieves stress and anxieties.
- Revitalizes the mind and body.
- Energizes the body.
- Moist heat opens the pores of your skin leaving it soft and supple.
- Improved breathing and sense of cleanliness.
- Feel refreshed, revitalized and rejuvenated.
- Improves cardiovascular system, breathing and adds a sense of purity.
- Removes impurities from the body through natural perspiration.
- Relieve tired and aching muscles as heat soothes the body.
- Aroma oils will enhance your steambath experience.
- A warm shower will promote a good nights sleep.
- Feelings of relaxation and rejuvenation.

EASY ON-SITE SERVICE

- Steamcore™ units make it easy to test any components.
- Our silver solder elements are bolted into the tanks, making them easy to service.
- All components can be serviced or tested on-site.
- Limited lifetime warranty on generator

# STEAMCORE™ SPA II SERIES

Pamper yourself with a steam generator that delivers superior comfort through reliable, consistent temperature control.

Enjoy the exceptional comfort and soothing steam that comes with reliable Steamcore™ engineering. Discover absolute comfort with the Steamcore Spa II™, engineered for quiet and highly efficient operation.

Exclusive Xtreme™ technology works to maintain a more consistent temperature throughout your steam bathing. Two-Tank technology optimizes performance compared to conventional single-tank systems, resulting in more even temperatures, continuous steam and greater efficiency.

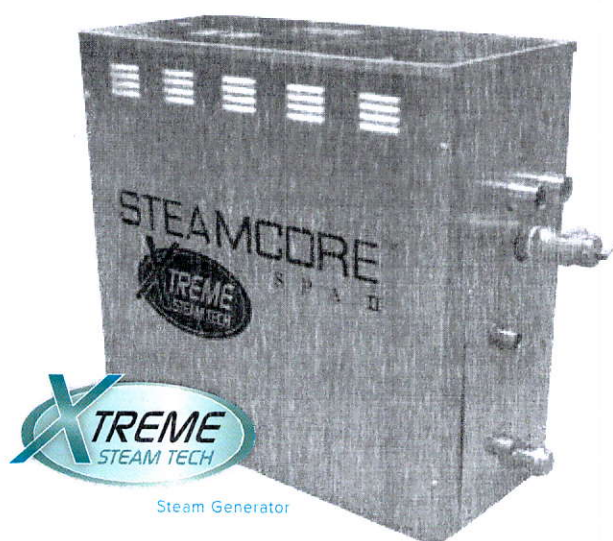
Steamcore™ steam generators are engineered with quality and durable components to provide you the comfort of knowing they will perform in creating soothing steam each and every time. Simply we are one of the best names in the industry with a reputation for quality, dependability, and innovative designs to complement any steam shower.

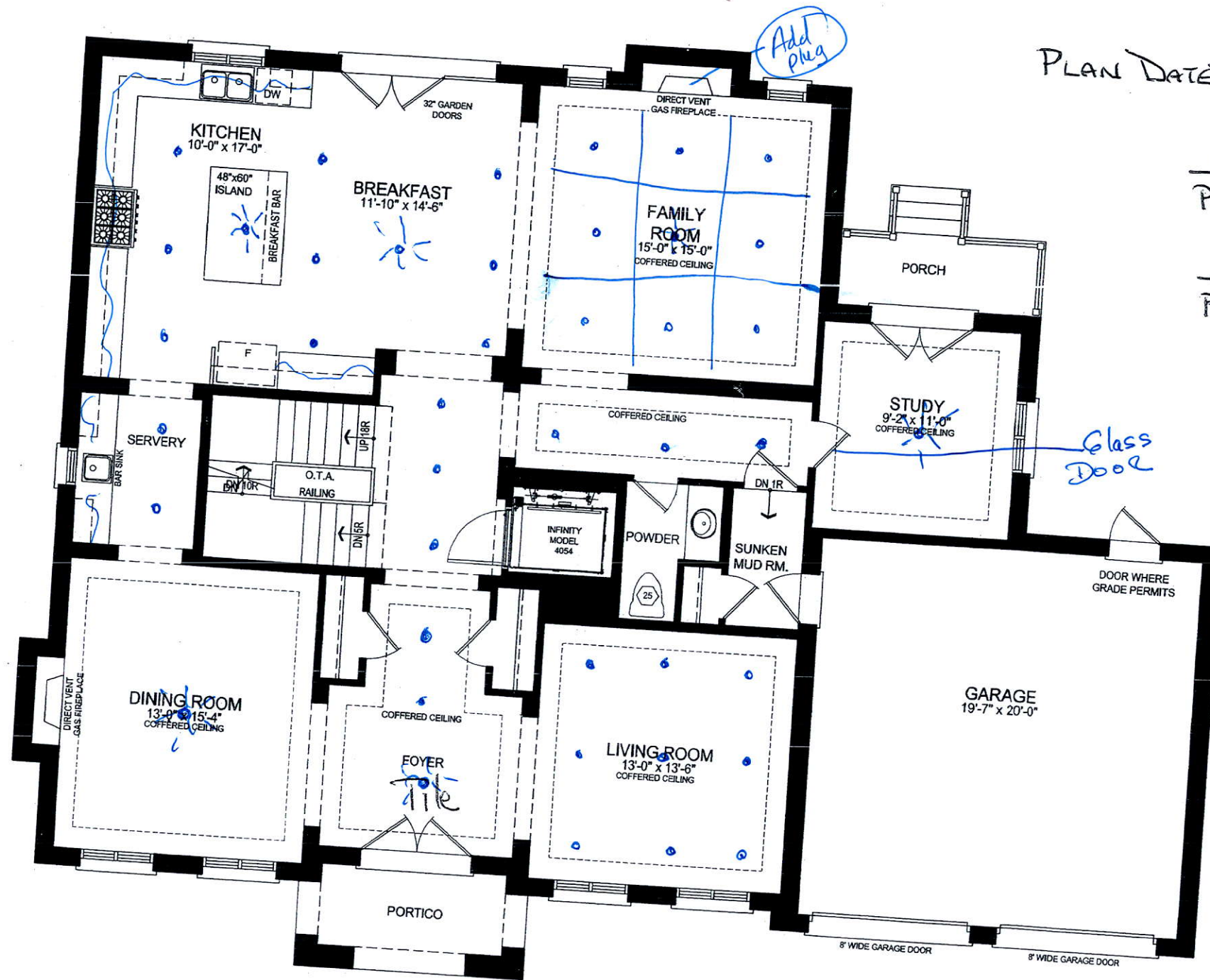
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## Dimensions

KWS 6, 7.5, 9	18.5" L x 13.5" H x 6.5" D
KWS 10.5, 12, 15, 18	20" L x 15.5" H x 8.5" D

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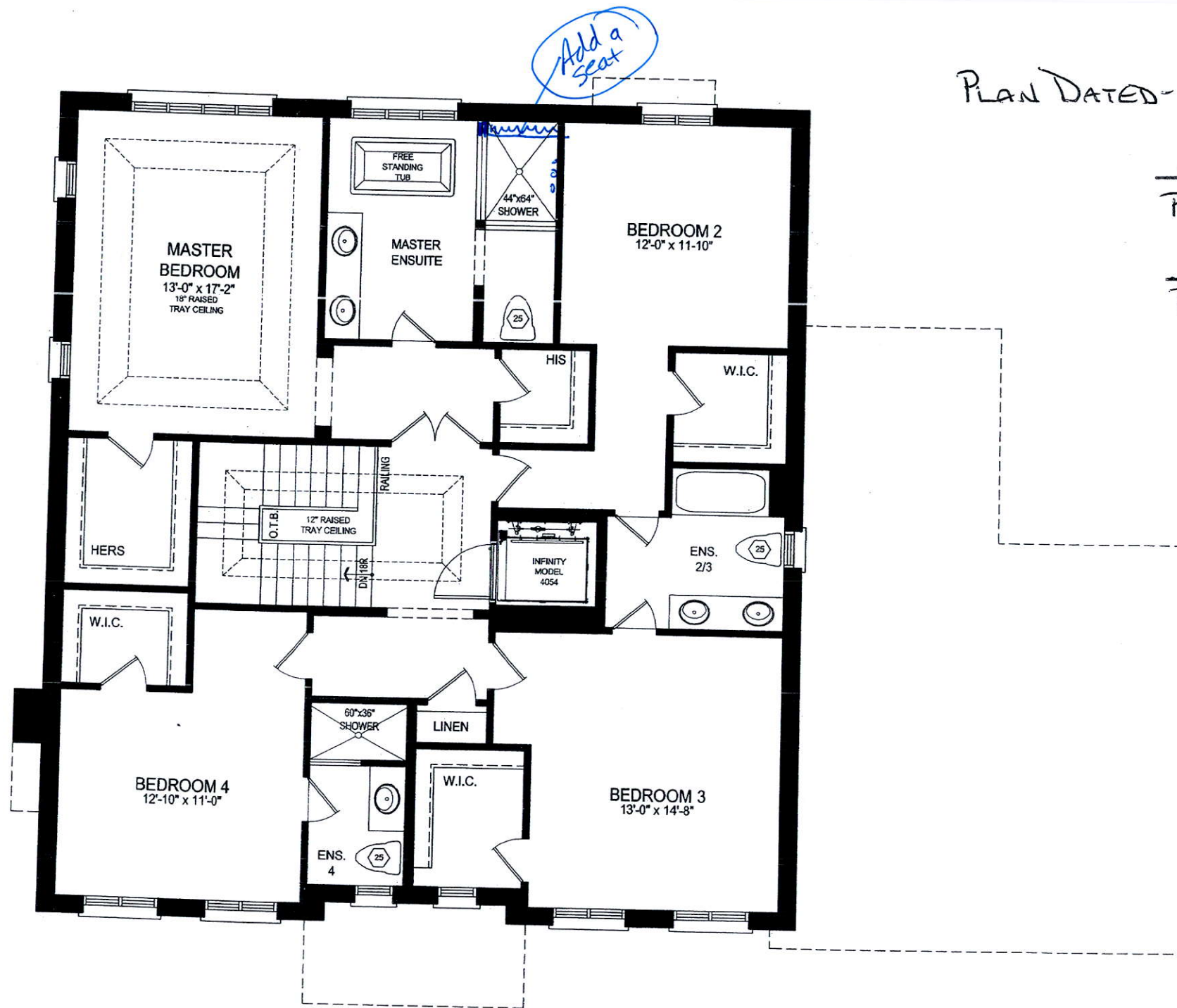


PLAN DATED - November 12, 2002

Anthony Kelly  
PURCHASER

W. Ambroseley  
PURCHASER

LOT 2 - GROUND FLOOR PLAN

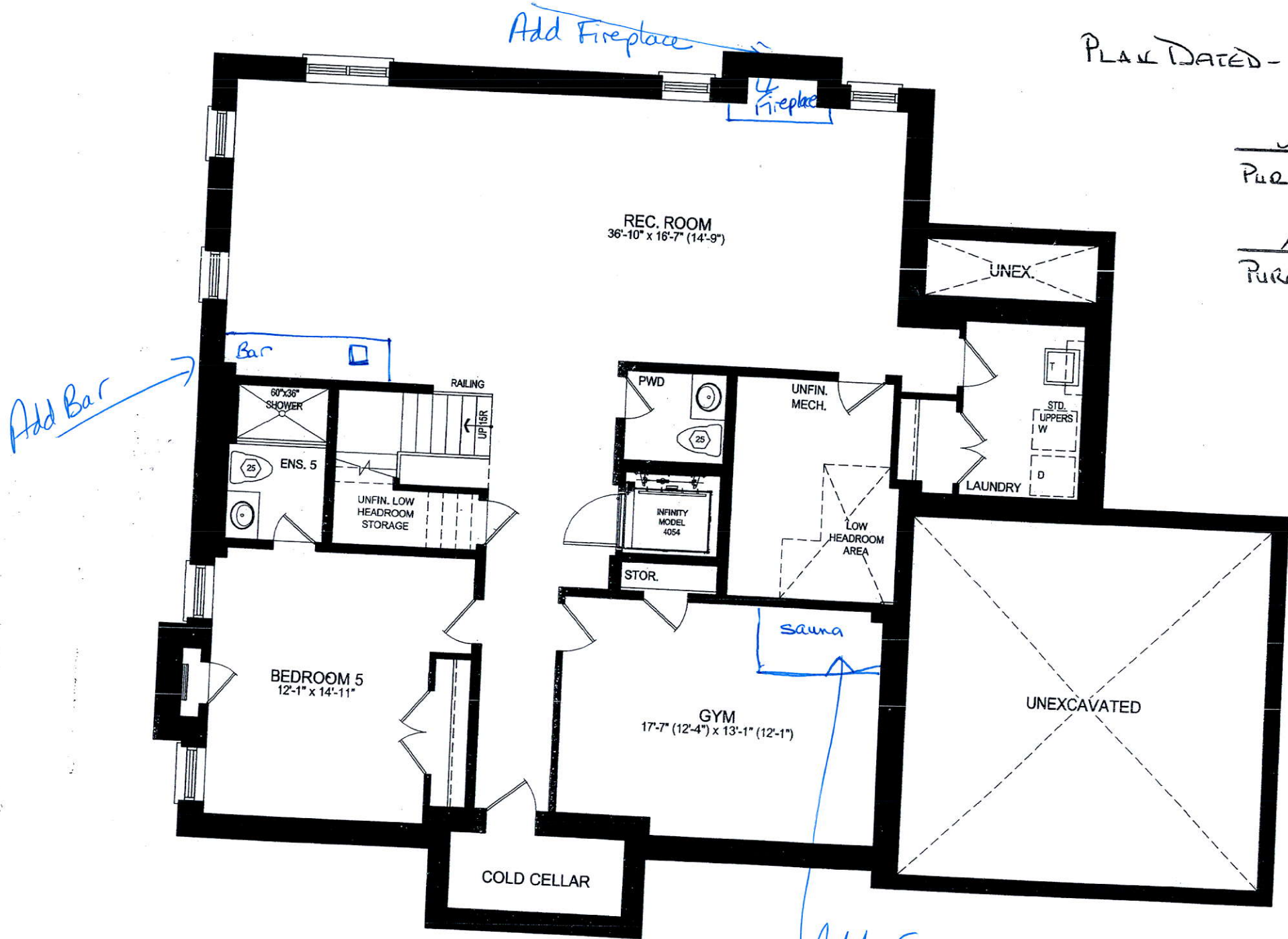


PLAN DATED - November 12, 201

Arthur Kelly  
PURCHASER

W. Ambersley  
PURCHASER

LOT 2 - SECOND FLOOR PLAN



PLAN DATED - November 12, 2019

Scott Wiley  
PURCHASER

M. Ambersley  
PURCHASER

LOT 2 - FINISHED BASEMENT

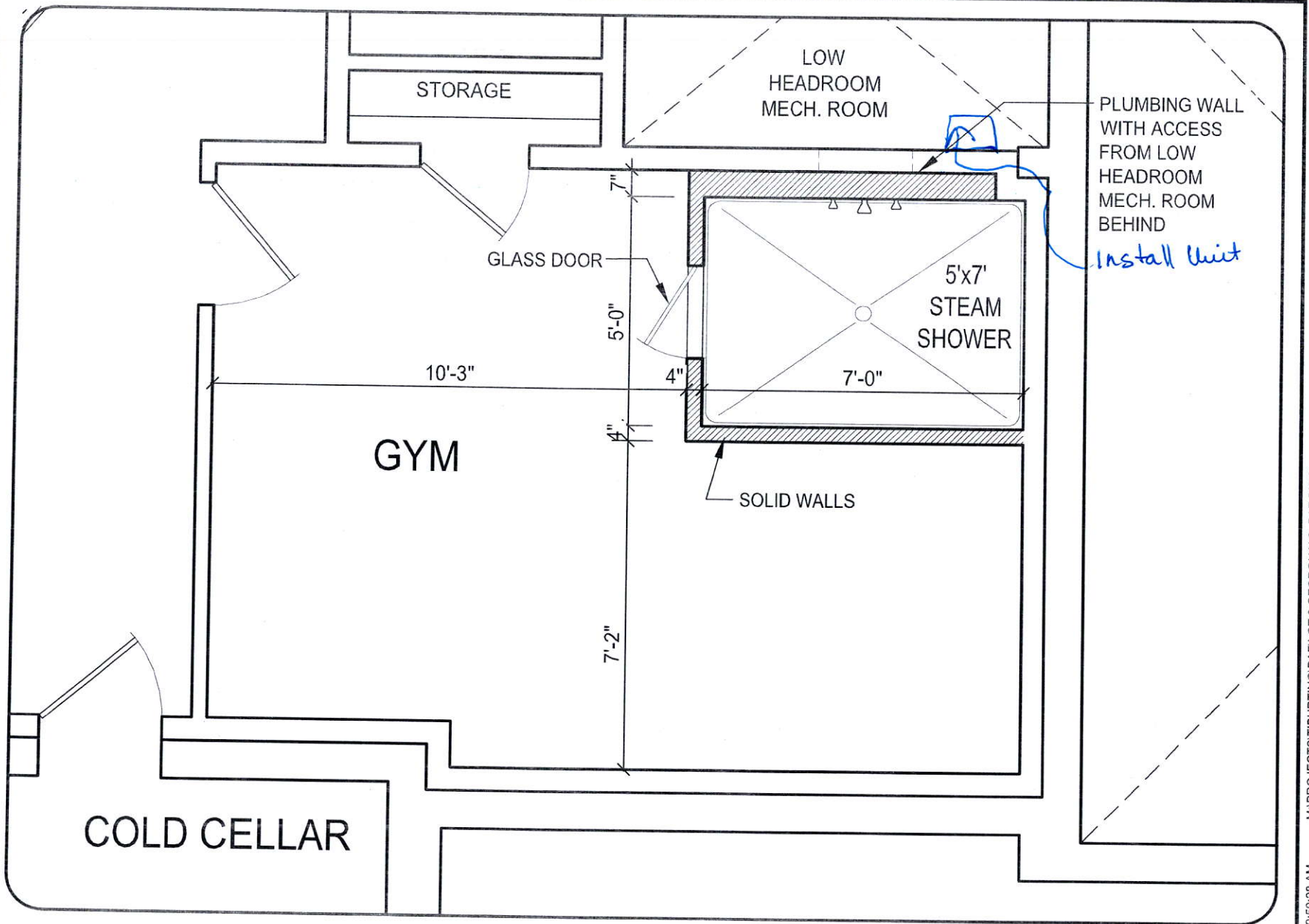
# LOT #2 TIBURTINO

GEORGIAN ESTATES COLLECTION  
TOWN OF OAKVILLE

## GEORGIAN 2 ELEVATION B

### REVISIONS:

ADD 5'x7' ~~GLASS~~ STEAM  
SHOWER TO GYM.



LOWER LEVEL

**DISCLAIMERS:** SKETCH NOT TO SCALE. DIMENSIONS, SPECIFICATIONS AND ARCHITECTURAL DETAILS SUBJECT TO MODIFICATION BY THE VENDOR. SKETCH IS ONLY FOR THE PURPOSE OF ILLUSTRATING REVISIONS REQUESTED BY THE PURCHASER AND ALL REVISIONS ARE SUBJECT TO VENDOR'S FINAL APPROVAL. ONLY REVISIONS ACCEPTED IN WRITING BY THE PURCHASER AND VENDOR ON A PURCHASER'S EXTRA SHEET WILL BE INCORPORATED INTO THE PLANS FILED WITH THE MUNICIPALITY. E. & O.E.

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INC.

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1 OF 1

