

Enrollment:
Purchaser Name: Anthony SANSANO
 Marina BIANCHI
Phone: (647) 227-2032
Phone:
Closing Date: December 07, 2021
Inspector: Chris Bergman



Vendor/Builder No.: 39348
Vendor: Lormel Developments (Bradford) Ltd
Lot/Phase: Part 16, Block 163 / 2A
Address: 280 Chelsea Crescent
Municipality:
Inspection Date: November 30, 2021

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any (substitutions) of items referred to in, or to be selected under, the Agreement of Purchase and Sales (APS). Please initial all changes and deletions. As a minimum, check the following:

DAMAGED, INCOMPLETE OR MISSING

- Windows, side lights and other glazing. Window and door screens
- Bathtub sinks and toilets
- Bathroom accessories if provided
- Mirrors, counter tops and cabinetry
- Flooring (hardwood, vinyl, ceramic tiles, carpeting)
- Interior finished and trim carpentry
- Furnace
- Hot water heater, if provided (not rental)
- Exterior finished, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors. Door locks
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms) if provided
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Hot water heater, if provided (not rental)
- Air conditioning system, if provided and if conditions permit

EXTERIOR SEASONAL

GARAGE DOORS	REMOVE PLASTIC FROM WINDOWS	_____	_____
PORCH	HOME OWNER NOT HAPPY WITH COLOUR OF FRONT STAIRS.	_____	_____

GENERAL COMMENTS

NOTE:	ALL FLOOR VENT AND COLD AIR RETURNS GRILLS MISSING	_____	_____
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KITCHEN

COUNTERTOPS	INSTALL COUNTERTOPS	_____	_____
SINK/FAUCET/PLUMBING	INSTALL FAUCET AND DRAIN AND SINK	_____	_____
CABINETS	PLEASE REVIEW MICROWAVE SIZING OF OPENING	_____	_____
	UPPER CABINETS REVIEW MARKS ON DOORS .	_____	_____
WALLS/DOORS	TRIM CUT SHORT AT BOTTOM OF COUNTER	_____	_____
FLOORING	CHIP IN FLOOR RIGHT OF STOVE,	_____	_____
	TWO BOARDS DAMAGED RIGHT OF SLIDING DOOR.	_____	_____
NOTE:	SLIDING DOOR BOTTOM TRACK AND SCREEN DAMAGED	_____	_____

STAIRS

STRINGER	FINISH STAIN ON STRINGER ,RISERS AND PICKETS	_____	_____
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POWDER ROOM

TOILET	INSTALL TOILET	_____	_____
SINK/FAUCET/PLUMBING	INSTALL FAUCET AND DRAIN AND SINK	_____	_____
NOTE:	INSTALL COUNTERTOPS AND CABINETS	_____	_____
	PAINT TOUCH UPS DOOR FRAME AND BASEBOARDS	_____	_____
MIRROR	INSTALL MIRROR	_____	_____

LAUNDRY ROOM

SINK/FAUCET/PLUMBING	INSTALL SINK AND FAUCET AND DRAIN	_____	_____
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LAUNDRY ROOM			
WALLS/DOORS	PAINT TRIM AT MAN DOOR.	_____	_____
NOTE:	FINISH STAIN ON STAIRS RISERS AND STRINGER	_____	_____
	REMOVE PAINT ON LIGHT	_____	_____
MASTER ENSUITE BATH			
SHOWER ENCLOSURE	INSTALL SHOWER GLASS	_____	_____
FAUCETS/PLUMBING	INSTALL ALL FAUCETS AND SINK AND SHOWER HEAD.	_____	_____
COUNTERTOPS	INSTALL COUNTERTOP.	_____	_____
NOTE:	PAINT TOUCH UP BOTTOM WINDOW FRAME.	_____	_____
	ADJUST LOCK	_____	_____
TOILET	INSTALL TOILET	_____	_____
VANITY CABINETS	BOTTOM RIGHT DOOR AND BOTTOM DRAW MARKET.	_____	_____
MASTER BEDROOM			
WALLS/DOORS	PAINT TOUCH UP WINDOW FRAME	_____	_____
FLOORING	BOARD DAMAGED 8 AND 17 BOARD FROM EAST WALL.	_____	_____
	FLOORING NOT LEVEL IN FRONT OF WASHROOM DOOR	_____	_____
WALK IN CLOSET	PAINT TOUCH UPS BASEBOARDS.	_____	_____
BEDROOM #2			
WALLS/DOORS	PAINT TOUCH UPS WINDOW FRAME.	_____	_____
	CLOSET DOOR FRAME AND MAIN DOOR PAINT TOUCH UP	_____	_____
WALK IN CLOSET	CLOSET DOOR DAMAGED AT LATCH	_____	_____
FLOORING	FLOOR BOARDS DAMAGED 7 AND 15 FROM WEST WALL.	_____	_____
BEDROOM #3			
WALLS/DOORS	PAINT TOUCH UP CLOSET DOOR FRAME AND WINDOW FRAME.	_____	_____
	PAINT TOUCH UP BASEBOARDS.	_____	_____
FLOORING	FLOOR BOARD DAMAGED 6 AND 9 FROM EAST WALL-SIX SPOTS DAMAGED	_____	_____
BEDROOM #4			
WALLS/DOORS	PAINT TOUCH UPS BASEBOARDS AND WINDOW FRAME AND CLOSET , MAIN DOOR FRAME.	_____	_____
FLOORING	BOARDS 8 AND 13 FROM EAST WALL DAMAGED, 3 SPOT TOTAL.	_____	_____
	BOARDS 3 AND 11 DAMAGED IN 2 SPOTS FROM WEST WALL.	_____	_____
	PAINT ON FLOORING 5 SPOTS	_____	_____
WALK IN CLOSET	PAINT TOUCH UPS INSIDE FRAME AND WALL.	_____	_____
MAIN BATHROOM			
COUNTERTOPS	INSTALL COUNTERTOP	_____	_____
TOILET	INSTALL TOILET	_____	_____
	INSTALL ALL SINKS AND FAUCETS AND DRAIN	_____	_____
FAUCETS/PLUMBING	INSTALL FAUCET AND DRAIN AND SINK	_____	_____

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MAIN BATHROOM			
NOTE:	INSTALL TRIM AT VANITY.	_____	_____
	PAINT TOUCH UP EDGE OF WALL, BASEBOARDS AND WINDOW FRAME.	_____	_____
	DOOR DAMAGED AT LATCH.	_____	_____
UPPER HALL			
WALLS/DOORS	PAINT TOUCH UPS BASEBOARDS AND DOOR FRAMES.	_____	_____
NOTE:	INSTALL SHELVING IN CLOSET.	_____	_____
CENTRAL VAC	INSTALL PLATES.	_____	_____
FLOORING	FLOORING NOT LEVEL IN FRONT OF ROOMS 3 AND 4.	_____	_____
	CHIP IN FLOOR OUT SIDE BEDROOM 3	_____	_____
FOYER/HALL			
FRONT DOORS	ADJUST FRONT DOOR CLOSING.	_____	_____
NOTE:	PAINT TOUCH UPS BASEBOARDS AND DOOR TRIM.	_____	_____
	PAINT TOUCH UP BASEBOARDS. AND CLOSET DOOR AND FRAME	_____	_____
ELECTRICAL/LIGHTING	INSTALL LIGHT IN HALL	_____	_____
FLOORING	GROUT HAS PIN HOLES AT FRONT DOOR FOUR SPOTS.	_____	_____
DINING ROOM			
WALLS/DOORS	PAINT TOUCH UPS DOOR TRIM AND BASEBOARDS	_____	_____
FLOORING	REMOVE PAINT ON FLOOR.	_____	_____
FAMILY ROOM			
WALLS/DOORS	PAINT TOUCH UPS AROUND FIRE PLACE AND BASEBOARDS AND WINDOW TRIM.	_____	_____
FLOORING	REMOVE PAINT ON FLOOR IN FRONT OF FIRE PLACE.	_____	_____
	FLOOR NOT LEVEL AT CORNER	_____	_____
BASEMENT			
STAIRS	FINISH PAINT ON STAIRS	_____	_____

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THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS.

** Purchasers or owners who intend to designate someone to conduct the PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.*

I have inspected my new home and I agree that the description of the items listed on this form are accurate.

Anthony SANSANO

Purchaser's Name (print)

A handwritten signature in black ink, appearing to be "MB", written over a horizontal line.

Purchaser's Signature

Marina BIANCHI

Purchaser's Name (print)

Purchaser's Signature

Designate's Name (print)

Date (YYYY/MM/DD)

Designate's Signature

2021/11/30

Chris Bergman

Inspector's Name (print)

November 30, 2021

Inspector's Signature

A handwritten signature in black ink, appearing to be "CB", written over a horizontal line.