



INTERIOR COLOUR SCHEME

Purchasers: DAVID PERKINS & SARAH TATE

Telephone Res. / Bus: (613) 558-6739 /

Decor Advisor: Trish Ward

Project: New Heritage Hills - Fernbank

Lot: 27 - 456 Cavesson Street

Model and Elevation: PLATINA (512) ELEV A 4 BED

4. Plumbing Fixtures

Main Bathroom	WHITE	Other Room - Specify	Powder Room	WHITE
Master Ensuite Bathroom	WHITE	ENSUITE #2	Other Washroom	WHITE

5. Wall Tile

Main Bathroom	Selection
Listello	EURO 10x16 PASHA ROMANCE WHITE (GROUT: STANDARD WHITE)
Master Ensuite	CENTURA 12x12 CASA ITALIA STRIP SLATE BLUE CAO720012 (GROUT: STANDARD WHITE)
Tub Deck	CERATEC 13x13 BRAVO FOREVER DUSK (GROUT: SMOKE)
Tub Walls	CERATEC 10x16 BRAVO FOREVER DUSK (GROUT: SMOKE)
Tub Listello	N/A
Shower Walls	CERATEC 10x16 BRAVO FOREVER DUSK (GROUT: SMOKE)
Shower Floor	N/A
Shower Listello	AVENUE MOSAIC CONFECTIONS TOFFEE TWIST (GROUT: SMOKE)
Ensuite #2 / Other	EURO 10x16 PASHA ROMANCE WHITE (GROUT: STANDARD WHITE)
Listello	MIDGLEY WEST BOHEMIA TAUPE GEOMETRIC MOSAIC (GROUT: STANDARD WHITE)
Kitchen Backsplash	SEE COMMENTS BELOW
Comment	

KITCHEN: OLYMPIA 3x6 COLOUR & DIMENSION TENDER GREY MATTE W/ CERATEC 11.75x12.6 LIFESTYLE DOLOMITE ESCARPEMENT LIGHT (GROUT: STANDARD WHITE)

6. Fireplace

	Living Room			Family Room		
	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
Fireplace Type	☐	☐	☒	☐	☒	☐
Mantle Type				GAS W/ PEWTER TRIM		
Colour / Stain				MODEL 500		
Surround				WHITE MDF		
Hearth				SILVER PEARL		
Insert				SILVER PEARL		
Comment				N/A		

7. Trim Carpentry

Interior Doors	2-PANEL ARCH TOP	Door Handles	BRISTOL MATTE BLACK LEVER
Interior Trim	LEVEL 1 BASEBOARDS AND CASINGS		
Comment			

8. Paint

SW 7036	ACCESSIBLE BEIGE

9. Additional Comments

BASEMENT BATH: CENTURA 8x10 PANGA SERIES LIGHT GREY W/ CONFECTIONS LICORICE DROP (GROUT: WHITE)

10. 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 form is signed and dated, no further changes will be permitted other than re-selection due to unavailability.  Purchaser's Initials
- The Purchaser acknowledges reading and accepting the "Phoenix Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

This Interior Colour Selection is not final until signed by the Vendor. This form is final and approved by:

 Date: Mar. 3/14

 Date: Mar. 3/14

Signature:  Date: Mar. 3/14

Signature:  Date: Mar. 3/14



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Layout Changes: ☐ Yes ☐ No Sketch Attached: ☐ Yes ☐ No

1. Cabinetry

Style and Colour	Counter	Hardware
Kitchen / Breakfast LINE 4 COLOGNE MAPLE EBONY	WHITE GALAXY	KN-51(DRS)/HU-120(DRWRS)
Laundry Room LINE 2 MISSION THERMOFOIL MATTIE BLACK	MINERAL AG381-N	HU-120 HANDLE
Powder Room PEDESTAL SINK		
Main Bathroom LINE 3 MALIBU MAPLE EBONY	PERLATO 3522-58	HU-70 HANDLE
Ensuite Bathroom LINE 4 COLOGNE MAPLE TIMBERLAKE	BIANCO ANTICO	HU-120 HANDLE
ENSUITE #2 LINE 3 MALIBU MAPLE EBONY	PERLATO 3522-58	HU-70 HANDLE
Basement LINE 2 MISSION THERMOFOIL BISCUIT	SOAPSTONE 4882-38	HU-70 HANDLE

Cabinet Valence	☒ Yes ☐ No	Hood Fan	CHIMNEY	Valence Electrical	☒ Yes ☐ No
Appliances	Built in Cooktop	Built in Oven	Slide in Stove	Gas Stove	Micro-Hood
☒ Yes ☐ No	☐ Yes ☐ No	☒ Yes ☐ No	☐ Yes ☒ No	☒ Yes ☐ No	☐ Yes ☒ No
Fridge Standard	☐ Yes ☒ No		Opening Standard	☐ Yes ☒ No	36"W x 72"H

Comment

2. Flooring

	Selection
Foyer	CERATEC 12x24 VISUALS SENSATION DESERT (GROUT: SMOKE)
Main Hall	SYMMETRY 3-1/2"x3/4" PRE-FINISHED ENGINEERED OAK CHOCO BROWN
Kitchen / Breakfast	CERATEC 13x13 VISUALS SENSATION DESERT (GROUT: SMOKE)
Laundry Room	CERATEC 13x13 VISUALS SENSATION EARTH (GROUT: SMOKE)
Powder Room	CERATEC 13x13 VISUALS SENSATION EARTH (GROUT: SMOKE)
Main Bathroom	CERATEC 13x13 VISUALS LUGANO LIGHT GREY (GROUT: STANDARD GREY)
Master Ensuite Bathroom	CERATEC 13x13 BRAVO FOREVER DUSK (GROUT: SMOKE)
Finished Basement	ORGANICS II (3661 MUSHROOM)
Other Room - Specify	ENSUITE #2 - CERATEC 13x13 VISUALS LUGANO DARK GREY (GROUT: SMOKE)
Living Room	SYMMETRY 3-1/2"x3/4" PRE-FINISHED ENGINEERED OAK CHOCO BROWN
Dining Room	SYMMETRY 3-1/2"x3/4" PRE-FINISHED ENGINEERED OAK CHOCO BROWN
Family Room	SYMMETRY 3-1/2"x3/4" PRE-FINISHED ENGINEERED OAK CHOCO BROWN
Den / Library / Study	W6461 SPIREA (H1376 EVENING WHITE)
Basement Stairs	ORGANICS II (3661 MUSHROOM)
Stairs	OAK W/ W6461 SPIREA (H1376 EVENING WHITE) CARPET RUNNER
Upper Hall	W6461 SPIREA (H1376 EVENING WHITE)
Master Bedroom	W6461 SPIREA (H1376 EVENING WHITE)
Bedroom #2	W6461 SPIREA (H1376 EVENING WHITE)
Bedroom #3	W6461 SPIREA (H1376 EVENING WHITE)
Bedroom #4	W6461 SPIREA (H1376 EVENING WHITE)
Bedroom #5	N/A
BASEMENT BATH	CERATEC 13x13 GRANISER PIAGGIO ANTRACITE (GROUT: STANDARD GREY)

Upgrade Underpad	Type: 9MM (7LB)	Area: THROUGHOUT
Comment		

3. Railings and Spindles

Railing Package	UPGRADED NEWEL POST - SEE SUMMARY		
Railing Colour	SYMMETRY OAK CHOCO BROWN	Spindle Colour	METAL - SEE BELOW
Wood Stairs	☐ No ☒ Oak ☐ Maple	Tread Colour	SYMMETRY OAK CHOCO BROWN

Comment

METAL SPINDLES TO ALTERNATE (2) PLAIN, (1) TL106-2-40



Phoenix Homes Décor Centre Disclaimers

Lot#: 27 Model: PLATINA (512) ELEV A 4 BED in New Heritage Hills - 2287420 Ontario Inc.

PURCHASERS: DAVID PERKINS and SARAH TATE

TEL: RES.: 613-558-6739

Through years of doing business, we at Phoenix Homes have encountered issues beyond our control. The following disclaimers apply to all instances of Purchaser's Extras forms and all Interior Colour Scheme forms.

Fireplaces

Fireplace Marble: Due to the many variables that can affect the pattern and/or design, frequently the marble installed on the fireplace will not be identical to the samples. We will make every attempt to come as close to the samples as possible, but cannot be responsible for results which differ from the samples.

Ceramic Floor Tile

Many variables including variegation can affect tile colour, pattern and/or design which mean installed tiles may not be identical to the samples. We will make every attempt to come as close as possible, but cannot be responsible for results which differ from the samples.

Hardwood Flooring

The purchaser is advised that cupping and shrinkage are characteristics of hardwood flooring normally appearing after installation, especially when humidity levels are not regulated, and no warranty is provided by the flooring supplier with respect to such cupping and shrinkage. Furthermore, hardwood floors may also heave and warp when located at or close to entrance points of the home, where rain could make its way to the flooring. The vendor agrees to install any hardwood flooring ordered by the purchaser in a good and workmanlike manner, but shall not be responsible for, and is hereby released by the purchaser from responsibility and liability for cupping, shrinkage, heaving and warping of hardwood flooring in the above mentioned circumstances.

Stain Colours

Due to the many variables that can affect the outcome of a stain colour on wood, staircases, railings, and fireplaces, the colour may not be identical to samples. Factors such as density, age, humidity, air temperature, and the uniqueness of each piece of wood can result in wide variations in darkness or lightness. We will make every attempt to come as close to the sample as possible, but cannot be responsible for results which differ from the samples.

Stain on pre-finished hardwood floors will not be an exact match to the stain colours available on stairs, pickets and rails. The purchaser is responsible for choosing the stain on these areas to their satisfaction.

Appliances

All fridge openings are set to builder's standard width. Please advise Décor Centre at time of colour appointment if custom sizing of cabinets is required for any built - in appliances. The purchaser is responsible for costs and fees associated with changes to pre-manufactured kitchens made subsequent to colour appointments.

Kitchen Cabinets

The kitchen you order/purchase will undoubtedly contain slight colour variations. The degree of these variations is virtually impossible to determine before the kitchen is installed in its intended location. The amount of and type of lighting will also affect various highlights in the finish. Note: No two pieces of wood are identical. Variations in colour tone and grain patterns make a perfect colour match virtually impossible. It is generally agreed that these variations add to the natural beauty of a wood kitchen.

Plaster Mouldings and Medallions

Plaster mouldings will not be installed in open to above areas or areas with 2 storey elements.

Built In Appliances

All built in appliance provision orders must be accompanied by specifications at time of provision purchase.

Reselections

It is not uncommon for flooring, such as tile, to become discontinued prior to its installation. Therefore it may be necessary to make a reselection of your flooring choice sometime during the build process. We cannot assure you that another choice approximating your selection will be available.

Granite

Granite is a naturally occurring product, and as such will have variations in colour and pattern and may not match the sample. We will make every attempt to come as close to the samples as possible, but cannot be responsible for results which differ from the samples.

House Exteriors

Variations in subcontractors across different sites and varying site conditions may result in house exteriors that differ from the artist renderings. We cannot be responsible for results which differ from the artists renderings of elevations.

In-wall Conduit for Audio/Video Cables

It is important to note that due to the variation in framing requirements in different parts of your home, conduit lengths and routing can vary. In virtually all instances of ground floor installation (i.e. above a fireplace), conduit will first travel down into the basement below the floor joists, over to the termination point and back up into the main floor. As a result, it is best to measure the length of the conduit after occupancy with a "pull wire" before purchasing your cables. For above-fireplace installations, the conduit wall plate will be installed approximately 10" above the Fireplace Mantle, unless otherwise specified in the Construction Summary.

Plans

Plans are subject to change without notice. Actual usable floor space may vary from the stated floor area. Layout for kitchen, furnace, HWT and laundry tub may vary from plan. Vertical and horizontal bulkhead, which are not shown on plan, may be required for plumbing and heating runs. E.& O.E.

I hereby acknowledge reading and understanding the above copy and will not hold Phoenix Homes responsible for any issues in relation to above.

Purchaser's Signature(s) 

 Date: Mar. 3/14