



REVISED 12-5-2022
CROWN MOLDING IN KITCHEN
DELETED

DCR/PHOENIX GROUP OF COMPANIES

CONSTRUCTION SUMMARY

White Tail Ridge - DCR Phoenix Development Corporation

PURCHASERS: Farooq Khan and Asma Patel TEL:

LOT / PHASE 38 / 3	STREET 252 Antler Court	HOUSE TYPE PLATINA (512) ELEV E 4 BED	CLOSING DATE
INV#	QTY	EXTRA / CHANGE	

Cabinetry

1 0 28Feb22	1 - Accommodate for built-in cook top (add base cabinet) - Line 3 (NEED SPECS) Note:	
2 0 28Feb22	1 - Accommodate for Built-in Wall oven & MW (replace std upper and base cab with tall oven cabinet) - Line 3 (NEED SPECS) Note:	
3 0 28Feb22	1 - Add 2 extra top drawers - Island - Line 3 Note:	
4 0 28Feb22	1 - Add pull-out recycle centre - Berenson QPAM 15228C c/w 2 bins with lids - right of sink Note:	
5 0 28Feb22	1 - Add top drawer above recycle center - Line 3 Note:	
6 0 28Feb22	1 - Add top drawer left of cooktop - Line 3 Note:	
7 0 28Feb22	1 - Delete upper above range to accommodate Chimney Style hood fan (Hood fan upgrade by builder) Line 3 Note:	
8 0 28Feb22	1 - Ensuite - add one extra bank of 3 drawers - Line 2 Note:	
9 0 28Feb22	1 - Increase depth of fridge upper to 24"d and add 2 side panels Note:	
10 0 28Feb22	1 - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter) - Line 3 Note:	
11 0 28Feb22	1 - Island - increase cabinets by approx. 6". - Line 3 (Note: eating counter overhang eliminated on end. Phoenix to provide waterfall ends) Note:	
12 0 28Feb22	1 - Move standard bank fo drawers to right of cooktop Note:	
13 0 28Feb22	1 - Replace 2 door cabinet below cooktop with one false top drwr+ 2 pot/pan drawers. Line 3 NoteMUST upgrade to soft close due to size (included in #15 below)	
14 0 28Feb22	1 - Upgrade all drawers in kitchen to soft close (X 11 drawers) Note:	
15 0 28Feb22	1 - Upgrade all hinges in kitchen to soft close (X 21 doors) Note:	
16 0 28Feb22	1 - Upgrade kitchen cabinets to Line 3 Note:	

Carpet



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17 0 28Feb22	1 - S/I - Level 1 carpet in lieu of standard in Master bedroom, bedroom #2, bedroom #3 and bedroom #4 Note:	
18 0 28Feb22	1 - S/I - Viscopro II (9lb) carpet underpad in lieu of standard in master bedroom, bedroom #2, Bedroom #3 and bedroom #4 Note:	

Ceramic

19 0 28Feb22	1 - S/I - Level B 24x24 Ceramic floor tile in in powder room Note:	
20 0 28Feb22	1 - S/I - Level B 24x24 ceramic floor tile in lieu of standard in Foyer Note:	
21 0 28Feb22	1 - S/I - Level B 24x24 Ceramic floor tile in lieu of standard in Kitchen Note:	
22 0 28Feb22	1 - S/I - Level B 24x24 ceramic floor tile in lieu of standard in Mudroom Note:	
23 0 28Feb22	1 - S/I - Level C 7.5" hexagon floor tile in lieu of standard in Master ensuite Note:	

Doors and Windows

24 0 13Jan22	1 - S/I - (2) Sets of 15 Lite Frosted french doors in lieu of standard in Home office and Master bedroom Note:	
25 0 13Jan22	1 - Upgrade all interior doors including closets to 8'h in lieu of standard on main floor and second floor Note:	

Electrical

26 0 13Jan22	1 - S/I - (1) Vac pan c/w plate, wiring and flex piping - black - located under kitchen sink Note:	
27 0 28Feb22	1 - Home has 3 standard CAT6 Data outlets throughout - standard locations Note:	
28 0 28Feb22	1 - Reinforce existing light outlet for heavier fixture - located in upper hall as per plan Note:	
29 0 28Feb22	1 - Relocate (1) standard light fixture in upper hall as per plan Note:	
30 0 28Feb22	1 - S/I - (1) 15 AMP standard plug outlet- located in unfinished basement as per plan Note:	
31 0 28Feb22	1 - S/I - (1) 4" White shower potlight (AFR4-0930) - connected to new switch - up to 9'h - locatd in main bathroom as per plan Note:	



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32 0 28Feb22	1 - S/I - (1) Capped light outlet connected to new switch - located in family room as per plan Note:	
33 0 28Feb22	1 - S/I - Cooktop wiring (40 amp) Note:	
34 0 28Feb22	1 - S/I - Wall oven wiring (40 amp) Note:	

Fireplace

35 0 13Jan22	1 - Raise fireplace box 12" above finished floor Note:	
36 0 13Jan22	1 - S/I - Fan kit for fireplace Note:	
37 0 13Jan22	1 - S/I - Fireplace wall bump in for 9' ceiling. Approx. 12"d x 5'w - Standard drywall painted - c/w (1) standard mantle Note:	

Granite

38 0 28Feb22	1 - S/I - Level A silestone quartz in lieu of standard w/ (1) standard undermount sink in Kitchen Note:	
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Miscellaneous

39 0 13Jan22	1 - Addition of (1) unfinished garage as per plan Note:	
40 0 13Jan22	1 - Increase second floor ceiling height to 9' Note:	
41 0 13Jan22	1 - S/I - 9' Basement foundation pour Note:	
42 0 13Jan22	1 - S/I - Alternate kitchen Note:As per B-1	
43 0 13Jan22	1 - S/I - Alternate second floor laundry/alternate ensuite #2 Note:As per B-1	
44 0 28Feb22	1 - Hoodfan being purchased by purchasers after close - no hoodfan to be installed Note:	
45 0 28Feb22	1 - Seperate Kitchen appointment - Spectrum Kitchens Note:	

Paint

46 0 28Feb22	1 - S/I - (1) Paint colour throughout – Dulux Diamond Matt Note:	
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Plumbing

47 0 13Jan22	1 - S/I - (1) Maax Jazz 66x36 freestanding tub in lieu of standard Maax Sax 60x32 in Ensuite Note:	
48 0 13Jan22	1 - S/I - 3 Piece rough-in * Future tub, toilet and sink - location as per plan Note:As per B-1	
49 0 13Jan22	1 - S/I - Ceramic tiled shower enclosure w/ 3x4 acrylic base and Maax Halo sliding doors (chrome handle and hinges) in lieu of standard 3x4 shower stall - located in ensuite Note:	
50 0 28Feb22	1 - S/I - Water line for fridge Note:	

Stairs

51 0 28Feb22	1 - S/I - Stain on stairs, railing, spindles, post and mantle Note:	
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Trim

52 0 28Feb22	1 - S/I - Taymor Ashfored door handle set in lieu of standard on all exterior doors Note:	
53 0 28Feb22	1 - S/I - Taymor Vega interior door handles in matte black - All interior doors Note:	

1A Offer Worksheet	Client is participant in referral program. Referred by, Faiza Khan and Seerat Gondal, 214 Rover Street, Stittsville Fernbank Crossing lot 88. Note:	
2A Offer Worksheet	3 Piece Rough-in *future tub, toilet and sink Note:	
3A Offer Worksheet	Alternate kitchen Note:	
4A Offer Worksheet	Alternate second floor laundry/alternate ensuite 2 Note:	
5A Offer Worksheet	Purchaser acknowledges that no further foundation changes will be permitted after this point Note:	
6A Offer Worksheet	The Purchases acknowledge having received the Agreement of Purchase and Sale electronically and further understand that the Agreement of Purchase and Sale must be executed and returned to the Builder no later than 48 hours from date of receipt. Should th Note:	
7A Offer Worksheet	This Agreement may be executed in any number of counterparts and each counterpart shall for all purposes constitute one Agreement binding on all parties hereto, notwithstanding that all parties are not signatories to the same counterpart, provided that e Note:	

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