



REVISED 6-19-2023 - KITCHEN
BACKSPLASH CONTINUED BEHIND
CHIMNEY HOOD TO CEILING

DCR/PHOENIX GROUP OF COMPANIES

CONSTRUCTION SUMMARY

White Tail Ridge - DCR Phoenix Development Corporation

PURCHASERS: Atif Ali Chahal and Maraim Khan TEL:

LOT / PHASE	STREET	HOUSE TYPE	CLOSING DATE
36 / 3	244 Antler Court	PLATINA (512) ELEV B 4 BED	
INV#	QTY	EXTRA / CHANGE	

Cabinetrv

1 0 17Dec21	1 - Accommodate for built-in 36" cooktop (add 39" base cabinet) NoteNEED APPLIANCE SPECS	
2 0 17Dec21	1 - Accommodate for built-in wall oven and microwave (replace standard upper and base cabinet with tall oven cabinet) NoteNEED APPLIANCE SPECS	
3 0 17Dec21	1 - Add 1 glass door with plain frame and clear glass to upper angled corner cabinet Note:	
4 0 17Dec21	1 - Add base cabinet and laminate countertop drop-in laundry sink Note:	
5 0 17Dec21	1 - Add light valance below upper cabinets - 2"h plain recessed - to accommodate under cabinet lighting Note:	
6 0 17Dec21	1 - Add pot/pan drawers - c/w wide false top drawer below cooktop Note:	
7 0 17Dec21	1 - Add shaker style 3" crown moulding to top of upper cabinets Note:	
8 0 17Dec21	1 - Delete upper above range + approx. 6" eaxh side to accommodate 36" chmney hood Note:	
9 0 17Dec21	1 - Increase depth of fridge upper to 24"d and add 2 side panels Note:	
10 0 17Dec21	1 - Increase height of ensuite vanity to 34.5"h + countertop Note:	
11 0 17Dec21	1 - Increase height of uppers to reach 96" (42" uppers installed at 18" above counter) Note:	
12 0 17Dec21	1 - Matching interior for glass cabinet Note:	
13 0 17Dec21	1 - Upgrade (2) pot/pan drawers to soft close Note:	
14 0 17Dec21	1 - Upgrade kitchen cabinets on island to line 5 Note:	
15 0 17Dec21	1 - Upgrade remainder of drawers to soft close (x5) Note:	
16 0 17Dec21	1 - Upgrade to D series cabinet hardware in kitchen Note:	

Ceramic



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17 0 17Dec21	1 - S/I - Level A 12x24 ceramic floor tile in lieu of standard in foyer Note:		
18 0 17Dec21	1 - S/I - Level A 12x24 ceramic floor tile in lieu of standard in mudroom Note:		
19 0 17Dec21	1 - S/I - Level A 12x24 ceramic floor tile in lieu of standard in powder room Note:		
20 0 17Dec21	1 - S/I - Level B 3x12 ceramic wall tile in kitchen in lieu of standard Note:		
21 0 19Jun23	1 - Kitchen backsplash to be continued up and behind chimney hood wall to ceiling Note:		

Doors and Windows

22 0 30Sep21	1 - S/I - (1) Set Mirrored sliding closet doors in lieu of standard vinyl sliders in Laundry room Note:	
23 0 30Sep21	1 - S/I - (3) Sets By-pass closet doors in lieu of standard vinyl sliders in Bedroom #2, #3 and #4 Note:	

Electrical

24 0 30Sep21	1 - S/I - Gas stove line w/ 110 v outlet Note:	
25 0 17Dec21	1 - Home has 3 standard data jacks throughout Note:	
26 0 17Dec21	1 - S/I - (1) Capped light outlet connected to existing switch located in living room as per plan Note:	
27 0 17Dec21	1 - S/I - (4) 15 AMP standard plug outlets in unfinished basement as per plan Note:	
28 0 17Dec21	1 - S/I - (6) LED Under Cabinet Puck Light (CA360A-WH) c/w outlet & driver - connected to separate switch as per plan Note:	
29 0 17Dec21	1 - S/I - Cooktop wiring (40 amp) Note:	
30 0 17Dec21	1 - S/I - Non-direct conduit for audio/video cables w/ wall plates at both ends and (1) additional standard electric outlet at fireplace @ 75" a.f.f located in family room as per plan Note:	
31 0 17Dec21	1 - S/I - Wall oven wiring (40 amp) Note:	

Fireplace



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INV#	QTY	EXTRA / CHANGE
32 0 30Sep21	1 - Delete standard mantle above fireplace Note:	

Granite

33 0 17Dec21	1 - S/I - Bristol B1612 single bowl stainless steel kitchen sink in lieu of standard Note:	
34 0 17Dec21	1 - S/I - Level D Silestone quartz in lieu of standard in kitchen Note:	

Hardwood

35 0 30Sep21	1 - S/I - Torlys LVT flooring in lieu of standard carpet in living room, dining room, lower hall, family room, upper hall(including nosing) and home office Note:	
36 0 17Dec21	1 - S/I - Torlys LVT in lieu of standard ceramic tile in kitchen Note:	

Heating and Air Conditioning

37 0 30Sep21	1 - Purchasers took part of the enercare program Note:As per B-1	
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Miscellaneous

38 0 30Sep21	1 - Alternate second floor laundry/alternate ensuite 2 Note:As per B-1	
39 0 30Sep21	1 - Delete half walls and pillars in living room entrance as per plan Note:	
40 0 30Sep21	1 - S/I - 9' Basement Foundation pour Note:	
41 0 30Sep21	1 - S/I - Alternate Kitchen Note:As per B-1	
42 0 30Sep21	1 - S/I - Optional window seat in Bedroom #2 as per plan Note:	
43 0 17Dec21	1 - S/I - Cyclone SCB31936 36" 300CFM chimney hood with mesh filter in lieu of standard Note:	
44 0 17Dec21	1 - S/I - Standard Acritec 20x20 1/2 stainless steel laundry sink in laundry room as per plan Note:	
45 0 17Dec21	1 - S/I - Standard Waltec two handle 27W431LF chrome faucet in laundry room as per plan Note:	

Paint



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46 0 17Dec21	1 - S/I - (1) Paint colour throughout – Dulux Diamond Matt Note:	

Plumbing

47 0 30Sep21	1 - S/I - 3 Piece rough in *future tub, sink and toilet - location as per plan Note:As per B-1	
48 0 30Sep21	1 - S/I - 3x4 Ceramic tile shower w/ Maax Halo glass sliding shower doors (chrome) in lieu of standard shower stall in Master ensuite Note:	
49 0 30Sep21	1 - S/I - Bar sink rough in - location as per plan Note:	
50 0 30Sep21	1 - Upgrade standard Maax Exhibit 6032 soaker tub in Ensuite to Whirlpool Note:	
51 0 17Dec21	1 - Delete standard laundry tub in laundry room as per plan Note:	
52 0 17Dec21	1 - S/I - Fridge water line Note:	

Railings

53 0 30Sep21	1 - S/I - 3 1/2" Modern newel post w/cap and alternating black metal spindles (patterned) in lieu of standard oak colonial Note:	
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Stairs

54 0 30Sep21	1 - S/I - Oak nosing under spindles where applicable Note:	
55 0 30Sep21	1 - Upgrade main staircase to oak in lieu of standard carpet Note:	
56 0 17Dec21	1 - S/I - Stain on stairs, railing, and post Note:	

Trim

57 0 17Dec21	1 - S/I - Taymor Strait stainless exterior door handles on front doors in main entrance Note:	
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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	Alternate kitchen Note:		
3A Offer Worksheet	Alternate second floor laundry/alternate ensuite 2 Note:		
4A Offer Worksheet	3 Piece Rough-in *future tub, toilet and sink Note:		
5A Offer Worksheet	Purchaser acknowledges that no further foundation changes will be permitted after this point Note:		
6A 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:		
7A Offer Worksheet	The Purchasers 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 t Note:		
8A Offer Worksheet	Extra Garage Bay-10 wide c/w exterior finishes to match elevation, single 8 foot x 7 foot door, exterior and interior light fixtures, unfinished interior Note:		
9A Offer Worksheet	Purchasers to take part in the Enercare Rental Program which includes the equipment indicated in Schedule B Note:		

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