



REVISED 13 FEB 2024

DCR/PHOENIX GROUP OF COMPANIES

CONSTRUCTION SUMMARY
Pathways at Findlay Creek - 2588824 Ontario Inc.

PURCHASER: Kiran Beer Kaur Dhillon TEL:

LOT / PHASE 343 / 2	STREET 626 Miikana Road	HOUSE TYPE MADISON ELEV C 3 BEDROOM	CLOSING DATE 19-Jan-23
INV#	QTY	EXTRA / CHANGE	

Cabinetrv

1 0 30Sep22	1 - Delete standard upper above range to accommodate chimney hood and approx 3" off each side of upper either side of range Note:	
2 0 30Sep22	1 - Extend island by 9": Increase 9" cabinet to 18" cabinet to accommodate for recycle center Noteisland will have to shift towards the patio door by approx 10"	
3 0 30Sep22	1 - Increase fridge space to 37"w x 72"h Note:	
4 0 30Sep22	1 - Kitchen: Upgrade drawers to soft close (per drawer) Note:	
5 0 30Sep22	1 - Kitchen: Upgrade hinges to soft close (per door) Note:	
6 0 30Sep22	1 - S/I - Recycle center BERENSON QPAM15228C C/W 2 LIDS (18" CAB) located in island as per plan Note:	
7 0 03Oct22	1 - Add - Oil and spice Pull-out rack with 2 chrome baskets (18") with ptional Spice tray - located to right of stove as per plan Notecabinets to right of stove will become 18" + 24" + 24"	

Carpet

8 0 30Sep22	1 - S/I - Level 2 (9lb) viscopro carpet underpad in lieu of standard on main staircase, upper hall/loft, master bedroom, bedroom #2, bedroom #3, bedroom #4 Note:	
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Ceramic

9 0 30Sep22	1 - S/I - Level 3 3x12 ceramic wall tile in lieu of standard in master ensuite Note:	
10 0 13Jul23	1 - Extend kitchen backsplash up and behind chimney hood wall to ceiling Note:	
11 0 13Feb24	1 - Kitchen Floor Tile – CERATEC - Glamour 12” x 24” Matte / Pattern – stacked vertical from patio door / Grout – Frost Note:	
12 0 13Feb24	1 - Powder Room Shower Wall Tile – CERATEC - Glamour 12” x 24” Matte / Pattern – stacked vertical / Grout – Frost Note:	

Electrical

13 0 19Jul22	1 - S/I - Gas BBQ line - as per plan Note:	
14 0 19Jul22	1 - S/I - Gas stove line w/ 110 v outlet Note:	



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15 0 19Jul22	1 - S/I - Make-up air system for Kitchen hood fan above 300 CFM Note:	
16 0 30Sep22	1 - Delete standard undermount Kitchen hoodfan Note:	
17 0 30Sep22	1 - Home has (3) standard CAT6 data outlets throughout Note:	
18 0 30Sep22	1 - Reinforce existing light outlet for heavier fixture - foyer Note:	
19 0 30Sep22	1 - S/I - Cyclone Alito SCB51430 550CF 30" chimney hood in lieu of standard in kitchen Note:	

Granite

20 0 30Sep22	1 - S/I - Level A Silestone quartz in lieu of standard granite in kitchen w/ upgraded sink and NO 4" backsplash Note:	
21 0 30Sep22	1 - S/I - Level A Silestone quartz in lieu of standard laminate in Main bathroom w/ 4" backsplash and (1) standard undermount sink Note:	
22 0 30Sep22	1 - S/I - Level A Silestone quartz in lieu of standard laminate in master ensuite w/ 4" backsplash and (1) standard undermount sink Note:	
23 0 30Sep22	1 - S/I - Level A Silestone quartz in lieu of standard laminate in powder room w/ 4" backsplash and (1) standard undermount sink Note:	

Hardwood

24 0 19Jul22	1 - S/I - Twelve oaks level A pre-finished engineered hardwood in lieu of standard in living room/dining room, main floor bedroom, great room and lower hall Note:	
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Miscellaneous

25 0 19Jul22	1 - Add - One (1) 3-piece rough-in for future bathroom in the basement, Location as per plan Note:As per B-1	
26 0 19Jul22	1 - Add - One (1) rough-in for future bar sink, as per plan Note:As per B-1	
27 0 19Jul22	1 - Add - One (1) rough-in for laundry in basement, as per plan Note:As per B-1	
28 0 19Jul22	1 - Add - Optional 4th bedroom with loft Note:As per b-1	



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INV#	QTY	EXTRA / CHANGE
29 0 19Jul22	1 - Office/powder room redesign - turn office into bedroom w/ (1) standard closet,powder room turns into 3 piece bathroom with builder std 3x4 acrylic shower insert, and laundry gets relocated to basement Note:	
30 0 30Sep22	1 - Shift Kitchen island towards patio door approx 10" Note:	

Paint

31 0 30Sep22	1 - S/I - Flat ceilings in lieu of stipple - throughout Note:	
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Plumbing

32 0 19Jul22	1 - S/I - (1) Contract Cali one piece toilet (4710BOV) lined tank in lieu of standard in bedroom #5 ensuite Note:	
33 0 19Jul22	1 - S/I - Ceramic tiled shower enclosure w/ 3x4 acrylic base in lieu of standard 3x4 shower stall - standard sliding door remains - bedroom #5 ensuite Note:	
34 0 30Sep22	1 - S/I - Bristol B926 single bowl stainless steel kitchen sink in lieu of standard Note:	
35 0 30Sep22	1 - S/I - Fridge water line Note:	

Railings

36 0 19Jul22	1 - Upgrade to 3 1/2" oak Newel Posts w/ cap & Spindles to Oak Modern in lieu of standard oak colonial Note:	
37 0 30Sep22	1 - DELETE** Upgrade to 3 1/2" oak newel post w/ cap & spindles to oak modern in lieu of standard oak colonial Note:	

Stairs

38 0 19Jul22	1 - S/I - Oak nosing under spindles where applicable Note:	
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Trim

39 0 19Jul22	1 - Upgrade closet doors from standard sliding vinyl to mirrored in bedroom #5, bedroom #4 and bedroom #3 Note:	
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INV#	QTY	EXTRA / CHANGE
1A Offer Worksheet	Add - One (1) 3-piece rough-in for future bathroom in the basement, in standard location. Note:	
2A Offer Worksheet	Add - One (1) rough-in for laundry, as per attached. Note:	
3A Offer Worksheet	Add - One (1) rough-in for future bar sink, as per attached. Note:	
4A Offer Worksheet	Add - Optional 4 bedroom with loft. Note:	

This Document is Extremely Time Sensitive - Printed 13 Feb 24 at 12:27